

(O-99-9)

ORDINANCE NUMBER O- 18578 (NEW SERIES)

ADOPTED ON SEP 08 1998

AN ORDINANCE INCORPORATING 91 ACRES GENERALLY BOUNDED ON THE EAST BY OTAY VALLEY ROAD AND ON THE NORTH BY THE SAN DIEGO CITY LIMITS, MORE SPECIFICALLY IDENTIFIED ON MAP B-4107, WITHIN THE ROBINHOOD RIDGE PRECISE PLAN AND THE OTAY MESA COMMUNITY PLAN AREA, IN THE CITY OF SAN DIEGO, CALIFORNIA, FROM A1-10 AND A-1-10/HR INTO R1-5000 AND R-1750 ZONES AS DEFINED BY SAN DIEGO MUNICIPAL CODE SECTIONS 101.0404, 101.0407, AND 101.0454 AND REPEALING ORDINANCE NO. O-10862 (NEW SERIES), ADOPTED JUNE 29, 1972, OF THE ORDINANCES OF THE CITY OF SAN DIEGO INsofar AS IT CONFLICTS HEREWITH TO THIS 91-ACRE SITE.

BE IT ORDAINED, by the Council of The City of San Diego, as follows:

Section 1. In the event that within three years of the effective date of this ordinance conditionally rezoning 91 acres bounded on the east by Otay Valley Road and on the north by the San Diego City limits, more specifically identified on Map B-4107, within the Robinhood Ridge Precise Plan and the Otay Mesa Community Plan area in the City of San Diego, California, from the A1-10 and Hillside Review Overlay (HR) zones to the R1-5000 and R-1750 zones as shown on Zone Map Drawing No. B-4107, the property is subdivided and provision is made for the installation of public utility services and the dedication of streets, alleys and easements for public use, the provisions of San Diego Municipal Code [SDMC] sections 101.0404, 101.0407, and 101.0454 shall attach and become applicable to the subdivided land and the subdivided land shall be incorporated into the R1-5000 and R-1750 zones as defined and described by SDMC sections 101.0404, 101.0407, and 101.0454, the boundary of the zones to be as indicated on Zone Map

Drawing No. B-4107, filed in the Office of the City Clerk as Document No. OO- 18578

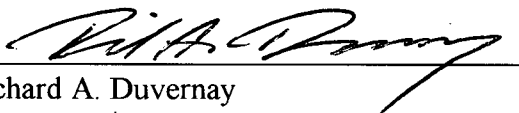
The zoning shall attach only to those areas included in the map as provided in this section.

Section 2. That in the event the zoning restrictions shall attach to the the land described in Section 1 of this ordinance, Ordinance No. O-10862 (New Series), adopted June 29, 1972, shall be automatically repealed insofar as it conflicts with the rezoned uses of the land described herein.

Section 3. This ordinance shall take effect and be in force on the thirtieth day after its passage, and no building permits for development inconsistent with the provisions of this ordinance shall be issued unless application therefor was made prior to the date of adoption of this ordinance.

Section 4. The effective date of the zoning of this ordinance is subject to the recordation of Vesting Tentative Map No. 86-1014 before July 21, 2001.

APPROVED: CASEY GWINN, City Attorney

By 
Richard A. Duvernay
Deputy City Attorney

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