

RESOLUTION NO. 2006-363

Adopted by the Sacramento City Council

May 23, 2006

AMENDING THE CREEKSIDE PLANNED UNIT DEVELOPMENT (PUD) SCHEMATIC PLAN TO RE-DESIGNATE 7.7±NET ACRES FROM SCHOOL TO RESIDENTIAL FOR THE CREEKSIDE PARCEL 3 PROJECT LOCATED ON THE NORTHEAST CORNER OF NORTH PARK DRIVE AND KANKAKEE DRIVE IN SACRAMENTO, CALIFORNIA. (P05-182) (APN: 225-1780-003; 201-0300-126)

BACKGROUND

The City Council conducted a public hearing on May 23, 2006 concerning the Planned Unit Development (PUD) Schematic Plan, and, based on documentary and oral evidence submitted at the public hearing, the City Council hereby finds:

- A. The proposed project is located on a site no longer deemed necessary by the Natomas School District for development as a school site ; and
- B. The remaining property within the Creekside PUD designated for school purposes is determined to be adequate for future school growth
- C. The PUD Schematic Plan Amendment will bring the PUD designation consistent with the proposed General Plan and Community Plan Amendments.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

Section 1. The Schematic Plan Amendment for the Creekside Planned Unit Development (PUD) (P05-182) is hereby approved as attached hereto as Exhibit A, subject to the following conditions:

1. The applicant shall provide, at its cost, flood insurance for two (2) years, from the time of sale of individual units to homebuyers, for all residential units on the project site, provided that the total cost does not exceed one thousand dollars (\$1,000) per unit.
2. The applicant and or developer shall disclose to all homebuyers the status of flood protection levels in the Natomas area. The applicant and or developer shall specifically disclose to all homebuyers the contents of the Natomas Levee Evaluation Report – Public Review Draft (dated March 2006) prepared by the Sacramento Area Flood Control Agency.

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Exhibit 1: Creekside PUD Schematic Plan Amendment – 1 Page

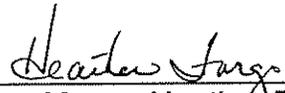
Adopted by the City of Sacramento City Council on May 23, 2006 by the following vote:

Ayes: Councilmembers Cohn, Fong, Hammond, McCarty, Pannell Sheedy,
Tretheway, Waters, and Mayor Fargo.

Noes: None.

Abstain: None.

Absent: None.



Mayor, Heather Fargo

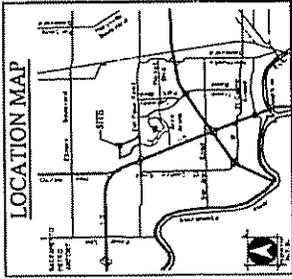
Attest:



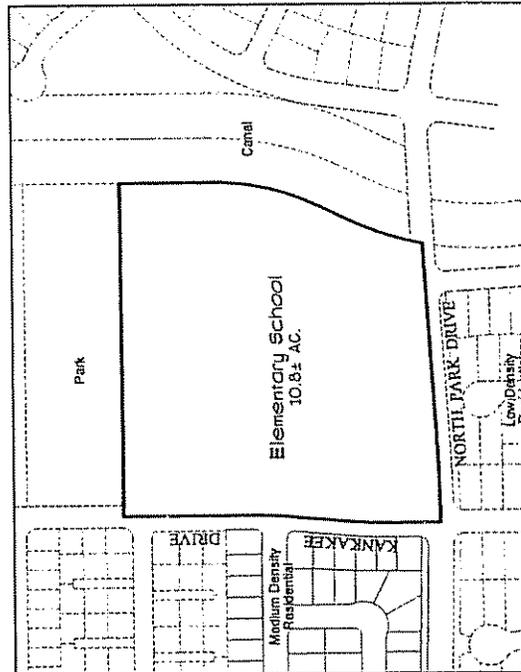
Shirley Concolino, City Clerk

EXHIBIT 1

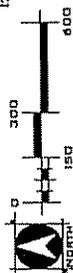
PUD SCHEMATIC PLAN
CREEKSIDE PARCEL 3
 CITY OF SACRAMENTO, CALIFORNIA
 OCTOBER 27, 2005
REVISED JANUARY 14, 2006



Proposed PUD Schematic Plan
WOOD ROGERS
 DEVELOPING INNOVATIVE DESIGN SOLUTIONS
 3525 MARKET STREET, SUITE 100
 SACRAMENTO, CALIFORNIA 95811-2747
 PHONE (916) 441-7790 FAX (916) 441-7747



Existing PUD Schematic Plan



P05-182
 REVISED
 RECEIVED 1-20-06