



SPECIFIC DEVELOPMENT No. 57
AMENDMENT APPLICATION 1040
NS-2136

REL:mb 5/29/91

ORDINANCE NO. NS- 2136

AN ORDINANCE OF THE CITY OF SANTA ANA REZONING CERTAIN PROPERTY LOCATED AT 303-321 SOUTH ORANGE AVENUE AND 309 EAST CHESTNUT AVENUE FROM THE R3 (MULTIPLE-FAMILY RESIDENCE) DISTRICT TO THE R1 (SINGLE-FAMILY RESIDENCE) USE DISTRICT.

WHEREAS, Amendment Application No. 1040 has been filed to make certain changes in the zoning district designation of certain real property located at 303-321 South Orange Avenue and 309 East Chestnut Avenue as hereinafter set forth; and

WHEREAS, this Council, prior to adopting this ordinance, has reviewed the initial environmental study prepared for this project, and has approved the Negative Declaration for this project based thereon; and

WHEREAS, this Council, after duly noticed public hearing has determined that the change in use district designation proposed in the abovesaid Amendment Application is justified by the public necessity, convenience and general welfare;

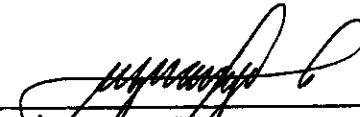
NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SANTA ANA DOES ORDAIN AS FOLLOWS:

1. That parcel of real property designated in Exhibit A, attached hereto and incorporated herein by reference is hereby reclassified from the R3 (Multiple-family residence) District to the R1 (Single-family residence) District.

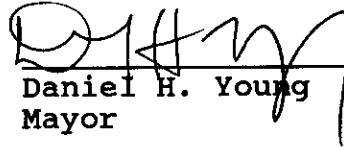
2. Amended Sectional District Map number 18-5-9 showing the above described changes in use district designations are hereby approved.

ADOPTED this 1st day of July, 1991.

ATTEST:



Janice C. Guy
Clerk of the Council



Daniel H. Young
Mayor

COUNCILMEMBERS:

Young Aye
Pulido Aye
Acosta Aye
Griset Absent
McGuigan Aye
Norton Aye
Richardson Aye

APPROVED AS TO FORM:



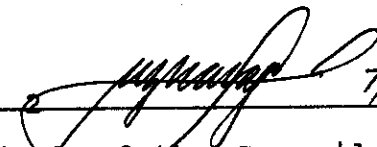
Edward T. Cooper
City Attorney

CERTIFICATE OF ORIGINALITY & PUBLICATION

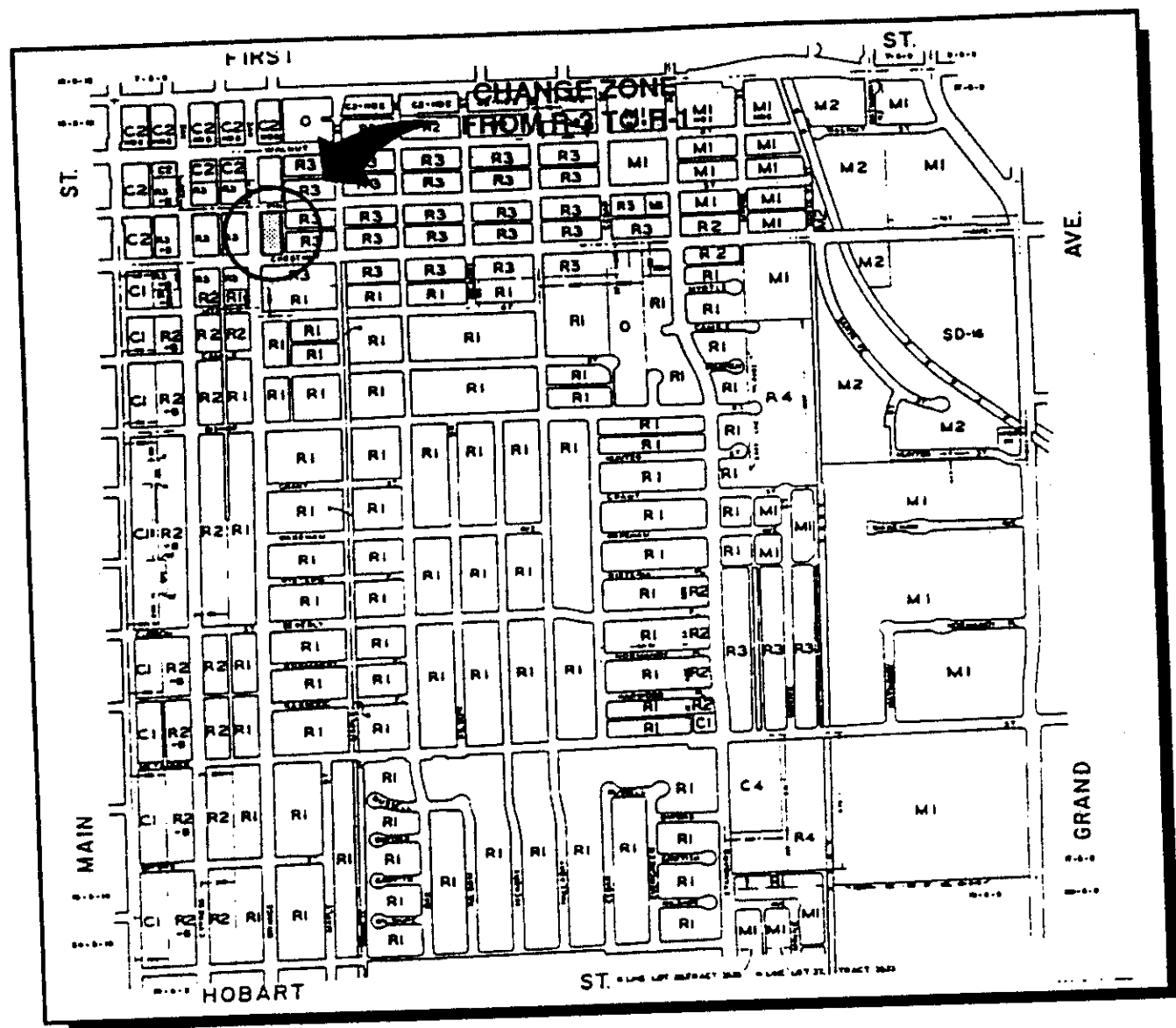
State of California

County of Orange

I, JANICE C. GUY, Clerk of the Council, do hereby certify the attached Ordinance NS-2136 to be the original ordinance adopted by the City Council of the City of Santa Ana on 7-1-91; and that said ordinance was published in accordance with the Charter of the City of Santa Ana.



Clerk of the Council, Date
City of Santa Ana



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|----|------------------------------|----|--------------------------|-------|--------------------------|
| O | OPEN SPACE | LP | LIMITED PROFESSIONAL | LM | LIMITED MANUFACTURING |
| A1 | GENERAL AGRICULTURE | P | PROFESSIONAL | M1 | LIGHT INDUSTRIAL |
| RE | RESIDENTIAL ESTATE | CR | COMMERCIAL RESIDENTIAL | M2 | HEAVY INDUSTRIAL |
| R1 | SINGLE FAMILY RESIDENTIAL | C1 | COMMUNITY COMMERCIAL | -PD | PLANNED DEVELOPMENT |
| R2 | LIMITED MULTIPLE FAMILY RES. | C2 | GENERAL COMMERCIAL | -PRD | PLANNED RESIDENTIAL DEV. |
| R3 | MEDIUM DENSITY MULTIPLE RES | C3 | CENTRAL BUSINESS | -SD | SPECIFIC DEVELOPMENT |
| R4 | SUBURBAN APARTMENT | C4 | PLANNED SHOPPING CENTER | -B | PARKING MODIFICATION |
| CD | CIVIC DEVELOPMENT | C5 | ARTERIAL COMMERCIAL | -HDII | HEIGHT DISTRICT |
| GC | GOVERNMENT CENTER | CM | COMMERCIAL MANUFACTURING | | |

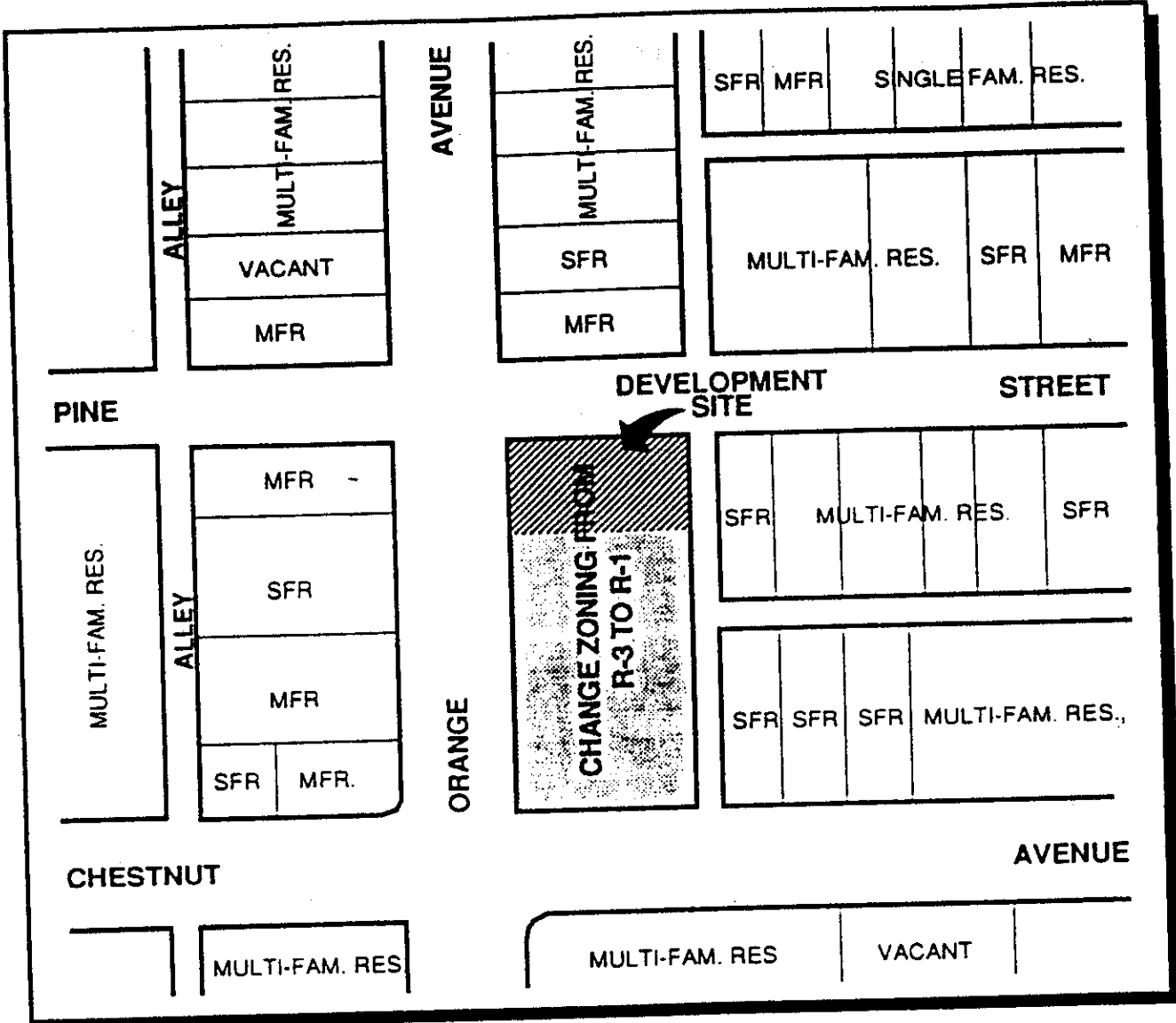


AA 1040



EXHIBIT A

p. 1



AA 1040

CITY OF SANTA ANA HOUSING DIVISION
303-321 SOUTH ORANGE AVENUE AND
309 EAST CHESTNUT AVENUE

