

ORDINANCE NO. 10347 (NEW SERIES)

AN ORDINANCE CHANGING THE ZONING CLASSIFICATION OF CERTAIN PROPERTY WITHIN THE COUNTY OF SAN DIEGO TO INCORPORATE NEW RAMONA VILLAGE CENTER PLAN AND ALPINE VILLAGE CORE REGULATORY REQUIREMENTS AND TO UPDATE THE FALLBROOK VILLAGE ZONE REGULATIONS; POD11-010; POD11-012; REZ14-002

The Board of Supervisors of the County of San Diego ordains as follows:

Section 1. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Use Regulation Changes Map attached hereto as Map AL-UR and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Use Regulation Changes

Sub-Area No.	Old	New
AL-UR-1	RU	AL-V2
AL-UR-2	RV	AL-V2
AL-UR-3	C34	AL-V2
AL-UR-4	C36	AL-V2
AL-UR-5	C37	AL-V2
AL-UR-6	C31	AL-V1
AL-UR-7	C36	AL-V1
AL-UR-8	RU	AL-V1
AL-UR-9	RV	AL-V1
AL-UR-10	C36	AL-CD

Section 2. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Lot Area Regulation Changes Map attached hereto as Map AL-LA and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Lot Area Regulation Changes

Sub-Area No.	Old	New
AL-LA-1	6000	-

Section 3. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Building Type Regulation Changes Map attached hereto as Map AL-BT and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Building Type Regulation Changes

Sub-Area No.	Old	New
AL-BT-1	A	-
AL-BT-2	B	-
AL-BT-3	C	-
AL-BT-4	F	-
AL-BT-5	K	-
AL-BT-6	L	-
AL-BT-7	T	-
AL-BT-8	W	-

Section 4. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Height Regulation Changes Map attached hereto as Map AL-HT and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Height Regulations Changes

Sub-Area No.	Old	New
AL-HT-1	A	-
AL-HT-2	G	-

Section 5. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Setback Regulation Changes Map attached hereto as Map AL-SB and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Setback Regulations Changes

Sub-Area No.	Old	New
AL-SB-1	H	-
AL-SB-2	J	-
AL-SB-3	K	-
AL-SB-4	M	-
AL-SB-5	O	-
AL-SB-6	R	-
AL-SB-7	V	-

Section 6. ALPINE VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Alpine Open Space Regulation Changes Map attached hereto as Map AL-OS and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Open Space Regulations Changes

Sub-Area No.	Old	New
AL-OS-1	A	-

Section 7. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Use Regulation Changes Map identified as Map FBV UR1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Use Regulation Changes

Sub-Area No.	Old	New
FB-UR-1	A70	RMV1

Section 8. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Animal Regulation Changes Map identified as Map FBV AR1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Animal Regulation Changes

Sub-Area No.	Old	New
FB-AR-1	See Ordinance	-

Section 9. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Density Changes Map identified as Map FBV DN1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Density Changes

Sub-Area No.	Old	New
FB-DN-1	See Ordinance	-

Section 10. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Lot Size Changes Map identified as Map FBV LS1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Lot Size Changes

Sub-Area No.	Old	New
FB-LS-1	See Ordinance	-

Section 11. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Building Type Changes Map identified as Map FBV BT1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Building Type Changes

Sub-Area No.	Old	New
FB-BT-1	See Ordinance	-

Section 12. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Height Changes Map identified as Map FBV HT1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Height Changes

Sub-Area No.	Old	New
FB-HT-1	See Ordinance	-

Section 13. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Setback Changes Map identified as Map FBV SB1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Setback Changes

Sub-Area No.	Old	New
FB-SB-1	See Ordinance	-

Section 14. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the

Fallbrook Village Open Space Changes Map identified as Map FBV OS1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Open Space Changes

Sub-Area No.	Old	New
FB-OS-1	See Ordinance	-

Section 15. FALLBROOK VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Fallbrook Village Special Area Regulations Changes Map identified as Map FBV SR1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Special Area Regulations Changes

Sub-Area No.	Old	New
FB-SR-1	See Ordinance	B, C

Section 16. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Use Regulation Changes Map identified as Map RMV UR1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Use Regulation Changes

Sub-Area No.	Old	New
RMV-UR-1	A70	RMV1
RMV-UR-2	A70	RMV2
RMV-UR-3	A70	RMCD
RMV-UR-4	S80	RMCD
RMV-UR-5	A70	RMV3
RMV-UR-6	C36	RMV3
RMV-UR-7	C36	RMV4
RMV-UR-8	C36	RMV5
RMV-UR-9	C36	RMCD
RMV-UR-10	RR	RMV3
RMV-UR-11	RS	RMV4
RMV-UR-12	RV	RMV3
RMV-UR-13	RV	RMV4
RMV-UR-14	RU	RMV4

RMV-UR-15	RU	RMV5
RMV-UR-16	C31	RMV4
RMV-UR-17	C31	RMV5
RMV-UR-18	C34	RMV4
RMV-UR-19	C34	RMV5
RMV-UR-20	C37	RMV5
RMV-UR-21	C37	RMCD
RMV-UR-22	C40	RMV4
RMV-UR-23	C40	RMV5
RMV-UR-24	S86	RMV5
RMV-UR-25	A70	RMV3
RMV-UR-26	RV	RMV1
RMV-UR-27	RS	RMV5
RMV-UR-28	C37	RMV4
RMV-UR-29	C30	RMV4
RMV-UR-30	RV	RMV5
RMV-UR-31	C31	RMV1
RMV-UR-32	C31	RMCD
RMV-UR-33	C37	RMV1
RMV-UR-34	RU	RMV2
RMV-UR-35	RU	RMV1
RMV-UR-36	C37	RMV2

Section 17. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Density Changes Map identified as Map RMV DN1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Density Changes

Sub-Area No.	Old	New
RMV-DN-1	-	14.5

Section 18. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Lot Size Changes Map identified as Map RMV LS1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Lot Size Changes

Sub-Area No.	Old	New
RMV-LS-1	6000	-

Section 19. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Building Type Changes Map identified as Map RMV BT1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Building Type Changes

Sub-Area No.	Old	New
RMV-BT-1	C	-
RMV-BT-2	K	-
RMV-BT-3	L	-
RMV-BT-4	W	-
RMV-BT-5	T	-
RMV-BT-6	A	-
RMV-BT-7	G	-

Section 20. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Height Changes Maps identified as Maps RMVC HT1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Height Changes

Sub-Area No.	Old	New
RMV-HT-1	G	-
RMV-HT-2	A	-

Section 21. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Setback Changes Maps identified as Maps RMVC SB1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Setback Changes

Sub-Area No.	Old	New
RMV-SB-1	C	-
RMV-SB-2	H	-
RMV-SB-3	O	-
RMV-SB-4	T	-
RMV-SB-5	G	-
RMV-SB-6	K	-
RMV-SB-7	J	-
RMV-SB-8	R	-

RMV-SB-9 P -

Section 22. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Open Space Changes Maps identified as Maps RMVC OS1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Open Space Changes

Sub-Area No.	Old	New
RMV-OS-1	G	-
RMV-OS-2	J	-
RMV-OS-3	E	-
RMV-OS-4	F	-

Section 23. RAMONA VILLAGE. The zoning classification of certain real property is hereby changed as set forth below, and more precisely delineated on the Ramona Village Center Special Area Regulation Changes Map identified as Map RMVC SR1 and as on file with the Clerk of the Board of Supervisors of the County of San Diego.

Special Area Regulation Changes

Sub-Area No.	Old	New
RMV-SR-1	B, C, D1, POR F, S	B, C, POR F, S
RMV-SR-2	B, C, D1, POR F	B, C, POR F
RMV-SR-3	B, C, D, D4	B, C, D
RMV-SR-4	B, C, D4	B, C
RMV-SR-5	B, C, F, D2, D3	B, C, F, D2
RMV-SR-6	B, C, D3, D5	B, C
RMV-SR-7	B, C, D3, POR F	B, C, POR F
RMV-SR-8	B, C, D3	B, C
RMV-SR-9	C, D2, POR F	B, C, D2, POR F
RMV-SR-10	C, D2, F	B, C, D2 F
RMV-SR-11	-	B
RMV-SR-12	C	B, C
RMV-SR-13	C, POR F	B, C, POR F

Section 24. This Ordinance shall take effect and be in force thirty (30) days after the date of its passage, and before the expiration of fifteen (15) days after its passage, a summary shall be published once with the names of the members voting for and against the same in the Daily Commerce, a newspaper of general circulation published in the County of San Diego.

PASSED, APPROVED, AND ADOPTED by the Board of Supervisors of the County of San Diego this 30th day of July, 2014.



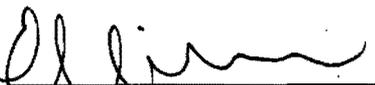
DIANNE JACOB
Chairwoman, Board of Supervisors
County of San Diego, State of California

The above Ordinance was adopted by the following vote:

AYES: Cox, Jacob, D. Roberts, R. Roberts
NOES: Horn

ATTEST my hand and the seal of the Board of Supervisors this 30th day of July, 2014.

THOMAS J. PASTUSZKA
Clerk of the Board of Supervisors

By 
Elizabeth Miller, Deputy



Ordinance No. 10347 (N.S.)

07-30-14 (2)