

## Sec. 10-62.5. - Southmoor Park.

- (a) *Adoption of map.* The attached map shall be and hereby is approved and adopted and the portion thereon indicated by shading or crosshatching shall be and hereby is determined to be and is designated as an area necessary for the preservation of a certain panoramic view to accomplish the purposes set forth in section 10-56. The restrictive provisions of this article shall be in full force and effect as to the portion of the attached map indicated by shading or crosshatching.
- (b) *Limitations on construction.* No part of a structure within the area on the attached map indicated by shading or crosshatching shall exceed an elevation of five thousand five hundred forty-eight (5,548) feet above mean sea level plus two (2) feet for each one hundred (100) feet that said part of a structure is horizontally distant from the reference point. Wherever a structure lies partially outside and partially inside of the area on the attached map indicated by shading or crosshatching, the provisions of this section shall apply only to that part of the structure that lies within the area indicated on the map by shading or crosshatching.
- (c) *Reference point.* The reference point is a point having an elevation of five thousand five hundred forty-eight (5,548) feet above mean sea level, which point is identified on the attached map, at which point is located the bronze marker set in concrete in the vicinity of Southmoor Park sign set in concrete and which reference point is located as follows: A line from reference point at Southmoor Park to center line of Quincy Avenue and center line of Happy Canyon Road, along center line of Happy Canyon Road to center lines of Happy Canyon Road, Hampden Avenue and Dahlia Street, north along center line of Dahlia Street to center line of Yale Avenue, east along Yale Avenue to Monaco Street Parkway center line from a point at center line of Monaco Street Parkway and Yale Avenue center line back to reference point at Southmoor Park.
- (d) *Exceptions.*
- (1) Allowable height. Within any district zoned for business a structure which, under the terms of the section 10-62.5 would be limited, may be constructed to a height of forty-two (42) feet above the natural grade.
  - (2) Current uses. Any currently existing structure which would not be in compliance with this section may be replaced as necessary for its current height and use.

(Ord. No. 376-82, § 1, 7-19-82; Ord. No. 341-84, § 1, 7-2-84)

**Editor's note**— Ord. No. 376-82, § 1, adopted July 19, 1982, added § 645.4-6 to the 1950 Code; at

the editor's discretion these provisions have been included as § 10-62.5.