

**ORDINANCE NUMBER 1226**

***AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PERRIS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, APPROVING SPECIFIC PLAN AMENDMENT NO. 07-0058 TO APPLY THE COMMERCIAL LAND USE WITH RESIDENTIAL OVERLAY ZONE TO PARCEL NUMBERS 313-272-003, -004, -005, -006, -015, -016, -020, AND -021 LOCATED BETWEEN 10<sup>TH</sup> AND 11<sup>TH</sup> STREETS, EAST OF "D" STREET IN THE MERCADO DISTRICT OF THE PERRIS DOWNTOWN SPECIFIC PLAN, AND NEGATIVE DECLARATION 2243, AND MAKING FINDINGS IN SUPPORT THEREOF.***

**WHEREAS**, on March 8, 1993, the City Council of the City of Perris approved the Perris Downtown Specific Plan and certifying the Specific Plan Environmental Impact Report to establish land use designations and development standards as a means of implementing the vision for downtown Perris as set forth in the General Plan; and,

**WHEREAS**, on February 26, 2007, the applicant applied to amend the Perris Downtown Specific Plan; and,

**WHEREAS**, said Specific Plan Amendment is consistent with the General Plan; and,

**WHEREAS**, on July 18, 2007 the Planning Commission conducted a duly, noticed public hearing on the proposed Specific Plan Amendment, considered testimony and materials in the staff report and accompanying documents, and unanimously recommended approval of the proposed project to the City Council; and,

**WHEREAS**, on September 11, 2007 the City Council conducted a duly, noticed public hearing on the proposed Specific Plan Amendment, considered testimony and materials in the staff reports, accompanying documents and exhibits; and,

**WHEREAS**, the City Council considered the Initial Study and Negative Declaration (2243) for the project, finding that these documents adequately addressed the impacts of the proposed project, were prepared in accordance with the California Environmental Quality Act, and reflected the independent judgment of the City; and,

**WHEREAS**, all legal prerequisites for the adoption of this Ordinance have occurred.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Perris as follows:

**Section 1.** The above recitals are all true and correct.

**Section 2.** The City Council has reviewed and considered the environmental information included in the staff report and accompanying attachments prior to taking action on the applications for the proposed projects and finds that based on the Initial Study prepared for the projects, there are no significant effects on the environment because revisions have been agreed to and made by the project proponent, therefore a Negative Declaration (2243) has been prepared.

The City Council further finds and determines that the City has complied with the California Environmental Quality Act and the City Council determinations reflect the independent judgment of the City Council.

**Section 3.** Based on the information contained in the staff report and supporting exhibits and plans, this Council finds:

- A. That the granting of the Specific Plan Amendment will not be detrimental to the public health or welfare, or injurious to the property or improvements in such zone or vicinity.
- B. The proposed project will not result in a significant adverse effect on the environment.
- C. The proposed project is consistent with the existing land uses, and zoning designations in the area.
- D. The proposed project has been found to be consistent with city standards, ordinances, and policies.
- E. The proposed project is consistent with the General Plan.
- F. The proposed project is consistent with the intent of the Perris downtown Specific plan.

**Section 4.** The City Council approves Specific Plan Amendment 07-0058 to the Perris Downtown Specific Plan and Negative Declaration 2243 based on the information and findings presented in the staff report.

**Section 5.** The City Council declares that should any provision, section, paragraph, sentence, or word of this Ordinance be rendered or declared invalid by any court of competent jurisdiction, or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences, and words of this Ordinance shall remain in full force and effect.

**Section 6.** The Mayor shall sign this Ordinance and the City Clerk shall certify to the passage and adoption of this Ordinance, and shall cause the same to be published

and posted pursuant to the provisions of law in this regard, and this Ordinance shall take effect thirty days after its final passage.

**ADOPTED, SIGNED, and APPROVED** this 9<sup>th</sup> day of October 2007.

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Daryl Busch, Mayor

Attest:

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Judy Haughney, City Clerk

STATE OF CALIFORNIA)  
COUNTY OF RIVERSIDE) §  
CITY OF PERRIS )

I, Judy Haughney, CITY CLERK OF THE CITY OF PERRIS, DO HEREBY CERTIFY that the foregoing Ordinance Number 1226 was presented for first reading on September 11, 2007, and duly adopted by the City Council of the City of Perris at a regular meeting thereof on the 9<sup>h</sup> day of October and that it was so adopted by the following vote:

AYES: Rogers, Yarbrough, Landers, Motte, Busch  
NOES: None  
ABSENT: None

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City Clerk

Attachment: Amended Text to the Perris Downtown Specific Plan, Staff Report

Text Amendments to the Perris Downtown Specific Plan (Page II-3)

**TABLE II-2**

**COMMERCIAL/ RESIDENTIAL OVERLAY ZONES**

<u>DISTRICT</u>	<u>SITE</u>	<u>APPROX. ACREAGE</u>
Gateway	Block 4	22.4
Downtown Promenade	Blocks 2, 4, 6, 7, & 11	18
Mercado	Blocks 1, <u>4*</u> & 5	<u>24</u>
Town Center	Blocks 2 & 3	8.2

**\*Parcels 313-272-003, -004, -005, -006, -015, -016, -020, and -020 located within Block 4 of the Mercado District.**