

RESOLUTION NUMBER 3863

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PERRIS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, APPROVING NEGATIVE DECLARATION (2224) AND TENTATIVE TRACT MAP 33274 (05-0228) TO SUBDIVIDE 16 ACRES OF LAND INTO 28 LOTS FOR SINGLE-FAMILY RESIDENTIAL DEVELOPMENT, ON THE WEST SIDE OF WITT STREET SOUTH OF 11TH STREET, AND MAKING FINDINGS IN SUPPORT THEREOF

WHEREAS, the applicant applied for Tentative Tract Map 33274 (05-0228) to subdivide 16 acres of vacant land into 28 residential lots designated R-10,000; and

WHEREAS, the City Council of the City of Perris adopted a General Plan to guide development throughout the City and a Zoning Ordinance to implement the vision set forth in the General Plan; and

WHEREAS, The Planning Commission conducted a duly noticed public hearing on September 20, 2006, considered testimony and materials in the staff report and accompanying documents, and recommended approval of the project subject to the Conditions of Approval; and

WHEREAS, on January 9, 2007, the City Council conducted a duly noticed public hearing on the proposed project, considered testimony and material in the staff reports, accompanying documents and exhibits; and

WHEREAS, the City Council considered and approved the Initial Study and Negative Declaration (2224) 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 Resolution 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, the projects could not have significant effects on the environment because revisions

in the projects have been agreed to and made by the project proponent; therefore, a Negative Declaration has been prepared.

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

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

- A. That the granting of the Tentative Tract Map 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 R-10,000 Zone.

Section 4. The City Council hereby adopts Negative Declaration 2224 and approves Tentative Tract Map 33274 (05-0228) based on the information and findings presented in the staff report and subject to the attached Conditions of Approval.

Section 5. The City Council declares that should any provision, section, paragraph, sentence, or word of this Resolution 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 Resolution shall remain in full force and effect.

Section 6. The Mayor shall sign this Resolution and the City Clerk shall certify to the passage and adoption of this Resolution.

Attachment: Conditions of Approval

ADOPTED, SIGNED, and APPROVED this 9th day of January 2007.

Mayor, Daryl R. Busch

ATTEST:

City Clerk, Judy L. Haughney

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

I, Judy L. Haughney, CITY CLERK OF THE CITY OF PERRIS, CALIFORNIA, DO HEREBY CERTIFY that the foregoing Resolution Number 3863 was duly and regularly adopted by the City Council of the City of Perris at a regular meeting thereof held the 9th day of January, 2007, and that it was so adopted by the following called vote:

AYES: Yarbrough, Landers, Rogers, Busch
NOES:
ABSENT:
ABSTAIN: Motte

City Clerk, Judy L. Haughney