

RESOLUTION NUMBER 3231

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PERRIS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, APPROVING TENTATIVE TRACT MAP 31304 (03-0241) SUBDIVIDING 40.4 ACRES OF LAND INTO 123 RESIDENTIAL LOTS FOR SINGLE-FAMILY RESIDENTIAL DEVELOPMENT AT THE NORTHEAST CORNER OF MOUNTAIN AVENUE AND MCPHERSON ROAD AND MAKING FINDINGS IN SUPPORT THEREOF

WHEREAS, on July 23, 2003, the applicant filed an application to subdivide approximately 40.4 acres of land at the northeast corner of Mountain Avenue and McPherson Road; and,

WHEREAS, on May 5, 2004, the Planning Commission conducted a duly noticed public hearing on the proposed Tentative Tract Map, considered testimony and materials in the staff report and accompanying documents, and unanimously recommended approval of the proposed project; and,

WHEREAS, on May 25, 2004, the City Council conducted a duly noticed public hearing on the proposed Tentative Tract Map, considered testimony and materials in the staff reports, accompanying documents and exhibits; and,

WHEREAS, the City Council considered and approved the Initial Study and Mitigated Negative Declaration (2128) 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, California, as follows:

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

Section 2. The City Council has reviewed and considered the environmental documentation for the project prior to taking action on the applications. Based on the analysis contained in the Initial Study and the accompanying environmental information, the City Council finds that any impact caused by the proposed project will result in less than significant environmental effects, and a Mitigated Negative Declaration (2141) has been prepared. The City Council further finds that the City has complied with the California Environmental Quality Act (CEQA) and that determinations of the City Council reflect the independent judgment of the City.

Section 3. Based on the information contained within the Project Report and the accompanying plans and exhibits, the City Council hereby finds the following:

- A. The proposed Tentative Tract Map is consistent with General Plan objectives, policies and programs.
- B. The proposed Tentative Tract Map will not adversely affect the public health, safety and welfare.
- C. The proposed General Plan Amendment will not result in a significant adverse effect on the environment.
- D. The proposed General Plan Amendment is consistent with the City's zoning provisions for the R7 Residential District and with the Subdivision Map Act.

Section 4. The City Council hereby approves Tentative Tract Map 31304 (03-0241) containing 123 residential lots, based on the information and findings presented in the staff report, and subject to the attached conditions of approval, dated May 25, 2004.

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.

ADOPTED, SIGNED and **APPROVED** this 25th day of May, 2004.

Mayor, Daryl R. Busch

ATTEST:

City Clerk, Margaret Rey

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

I, Margaret Rey, CITY CLERK OF THE CITY OF PERRIS, CALIFORNIA, DO HEREBY CERTIFY that the foregoing Resolution Number 3231 was duly and regularly adopted by the City Council of the City of Perris at a regular meeting thereof held the 25th day of May, 2004, and that it was so adopted by the following called vote:

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

City Clerk, Margaret Rey