

CITY OF YUBA CITY
STAFF REPORT

Date: October 20, 2009
To: Honorable Mayor & Members of the City Council
From: Community Development Department
Presentation By: Aaron Busch, Community Development Director

Summary

Subject: Rezone RZ 09-02 at 1100 Garden Highway to change the zoning from Industrial (M-2) to Heavy Commercial/Light Industrial (C-M) District; Owner/Applicant: John Ochipinti/Milan Investments, LLC.

Recommendation: Adopt an ordinance for approval of Rezone RZ 09-02 at 1100 Garden Highway to change the zoning from Industrial (M-2) to Heavy Commercial/Light Industrial (C-M) District, as shown on Exhibit A, and waive the second reading.

Fiscal Impact: None. The costs for processing the applications are funded by the payment of the required entitlement fee, a flat rate fee that covers all staff costs.

Background:

The City Council introduced the ordinance for approval of Rezone RZ 09-02 and waived the first reading at its meeting on October 6, 2009. Staff recommends that the City Council waive the second reading and adopt the ordinance.

Exhibit:

A. Ordinance for RZ 09-02

ORDINANCE NO.

ORDINANCE OF THE CITY COUNCIL OF THE CITY OF YUBA CITY REZONING 4 ACRES WITHIN THE M-2, INDUSTRIAL DISTRICT TO THE C-M, HEAVY COMMERCIAL/LIGHT INDUSTRIAL DISTRICT; FILE RZ 09-02; LOCATED AT THE NORTHEAST CORNER OF GARDEN HIGHWAY AND EPLEY DRIVE, BEING ASSESSOR'S PARCEL NUMBERS 54-081-002; APPLICANT: MILAN INVESTMENTS, LLC; PROPERTY OWNER BEING JOHN OCHIPINTI

THE CITY COUNCIL OF THE CITY OF YUBA CITY DOES HEREBY ORDAIN AS FOLLOWS:

Section 1. The Planning Commission of the City of Yuba City having heretofore conducted a public hearing on September 9, 2009, on the matter of rezoning of the property located at the northeast corner of Garden Highway and Epley Drive, and at the conclusion of said hearing adopted the Negative Declaration prepared for the project determining that there are no significant adverse environmental impacts resulting from the project and recommended City Council approval of the rezoning of said property to the C-M, Heavy Commercial/Light Industrial District.

The City Council of the City of Yuba City having considered said recommendations of the City Planning Commission on the matter of the rezoning of said property and conducted a public hearing on the matter on _____, 2009, and after review and consideration of the Negative Declaration found that the Negative Declaration prepared for the project is in conformance with State and local environmental guidelines and adopted said Negative Declaration.

IT IS HEREBY ORDERED, RESOLVED AND DECREED, that the property located at the northeast corner of Garden Highway and Epley Drive, as outlined in Exhibit A, attached hereto and made a part hereof by this reference, be and the same is rezoned C-M, Heavy Commercial/Light Industrial District.

This ordinance shall be effective thirty (30) days after it is adopted, and, after it is adopted, shall be published as provided by law.

Introduced and read at a regular meeting of the City Council of the City of Yuba City on the 6th day of October, 2009, and passed and adopted at a regular meeting held on the ____ day of _____, 2009.

AYES:

NOES:

ABSENT:

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY

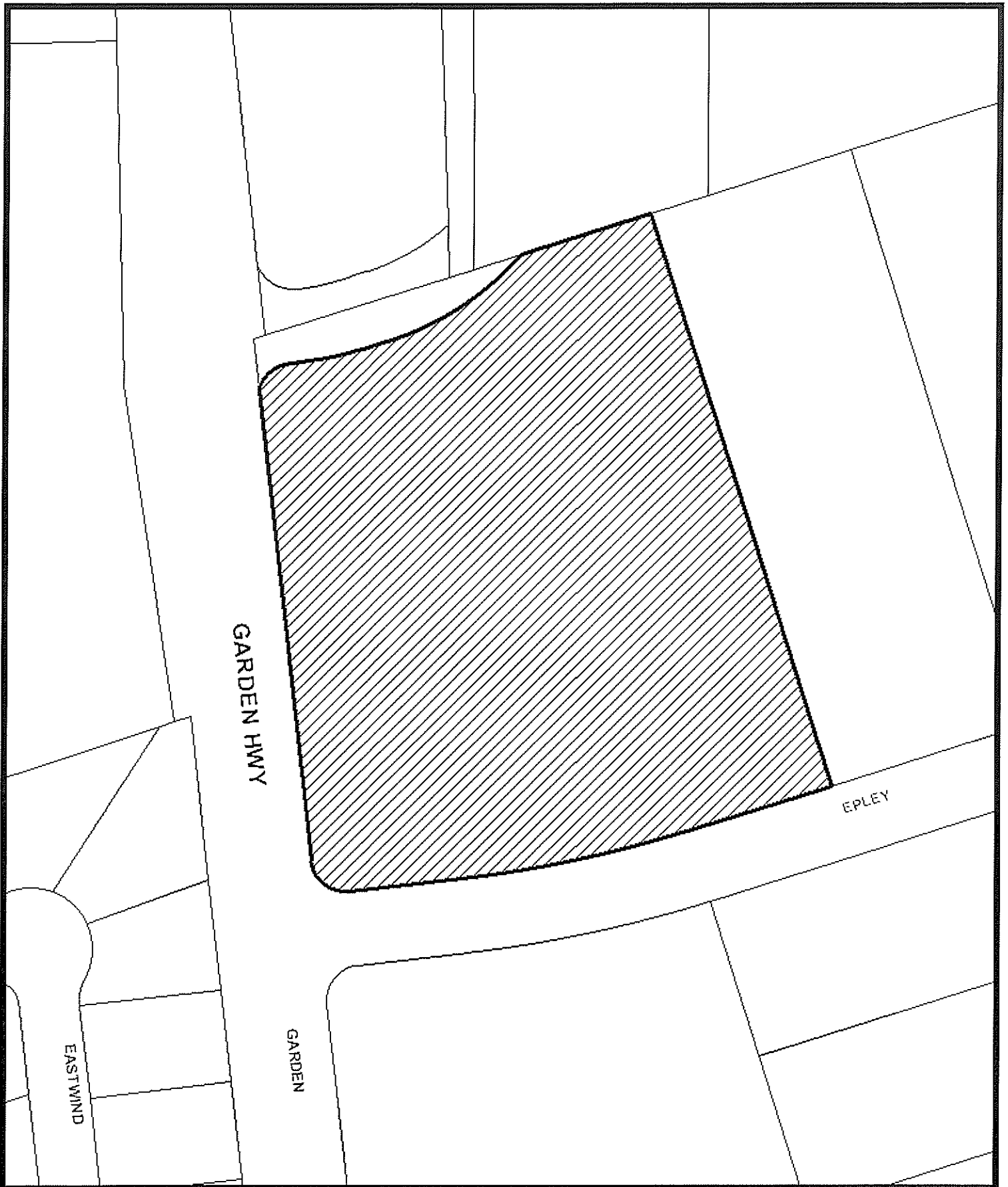
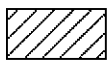


Exhibit A
RZ 09-02



C-M, Heavy Commercial/Light Industrial District

