

ORDINANCE NO. 9-2005

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ELK GROVE AMENDING THE CITY OF ELK GROVE ZONING MAP FROM AR-10 TO GC FOR BRUCEVILLE RETAIL PROJECT NO. EG-03-559

The City Council of the City of Elk Grove does ordain as follows:

Section 1: Purpose and Authority

The purpose of this Ordinance is to amend the City of Elk Grove Zoning Map from AR-10 to GC as shown on attached Exhibit A.

Section 2: Findings

CEQA

Finding: The proposal will not have a significant adverse impact on the environment and a Negative Declaration has been prepared and completed in accordance with the California Environmental Quality Act (CEQA).

Evidence: An Initial Environmental Study/ Negative Declaration was prepared for the proposed project and conditions of approval have been developed that will reduce potential environmental impacts to less than significant levels. On the basis of the Negative Declaration, comments received, and the whole record, there is no substantial evidence that the project will have a significant adverse impact on the environment.

General Plan

Findings: The project is consistent with the goals and policies of the Elk Grove General Plan.

Evidence: The General Plan identifies the site for Commercial uses. The proposed project is consistent with the general plan designations for the property and is consistent with the goals and policies of the General Plan for commercial/office development with the City of Elk Grove.

Rezone

Finding: The proposed rezone is in the public interest. (Section 65358(a) of the Government Code and the Plan Administration Element of the Elk Grove General Plan).

Evidence: The Planning Commission has reviewed the proposed rezone, staff report, and has received public testimony at a duly noticed public hearing regarding the matter. The applicant's proposal is consistent with the allowed density ranges and uses in the Zoning Code, Elk Grove General Plan and General Plan Land Use Map. The proposed project is consistent with the Plan's objectives of orderly and systematic development and responds to opportunities and constraints in the local community area.

Section 3: Action

The City Council hereby amends the City of Elk Grove Zoning Map from AR-10 to GC for APN 116-0012-005 as shown on attached Exhibit A subject to the findings contained in this Ordinance.

Section 4: No Mandatory Duty of Care

This ordinance is not intended to and shall not be construed or given effect in a manner that imposes upon the City or any officer or employee thereof a mandatory duty of care towards persons and property within or without the City, so as to provide a basis of civil liability for damages, except as otherwise imposed by law.

Section 5: Severability

If any provision of this ordinance or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are severable. This City Council hereby declares that it would have adopted this ordinance irrespective of the invalidity of any particular portion thereof and intends that the invalid portions should be severed and the balance of the ordinance be enforced.


Section 6: Effective Date and Publication

This Ordinance shall take effect thirty (30) days after its adoption. In lieu of publication of the full text of the ordinance within 15 days after its passage, a summary of the ordinance may be published at least five days prior to and fifteen (15) days after adoption by the City Council and a certified copy shall be posted in the office of the City Clerk, pursuant to GC 36933(c)(1).

PASSED AND ADOPTED by the City Council of the City of Elk Grove this 23rd day of March 2005.

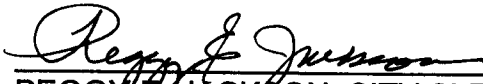


DANIEL BRIGGS, MAYOR of the
CITY OF ELK GROVE

APPROVED AS TO FORM:


ANTHONY B. MANZANETTI,
CITY ATTORNEY

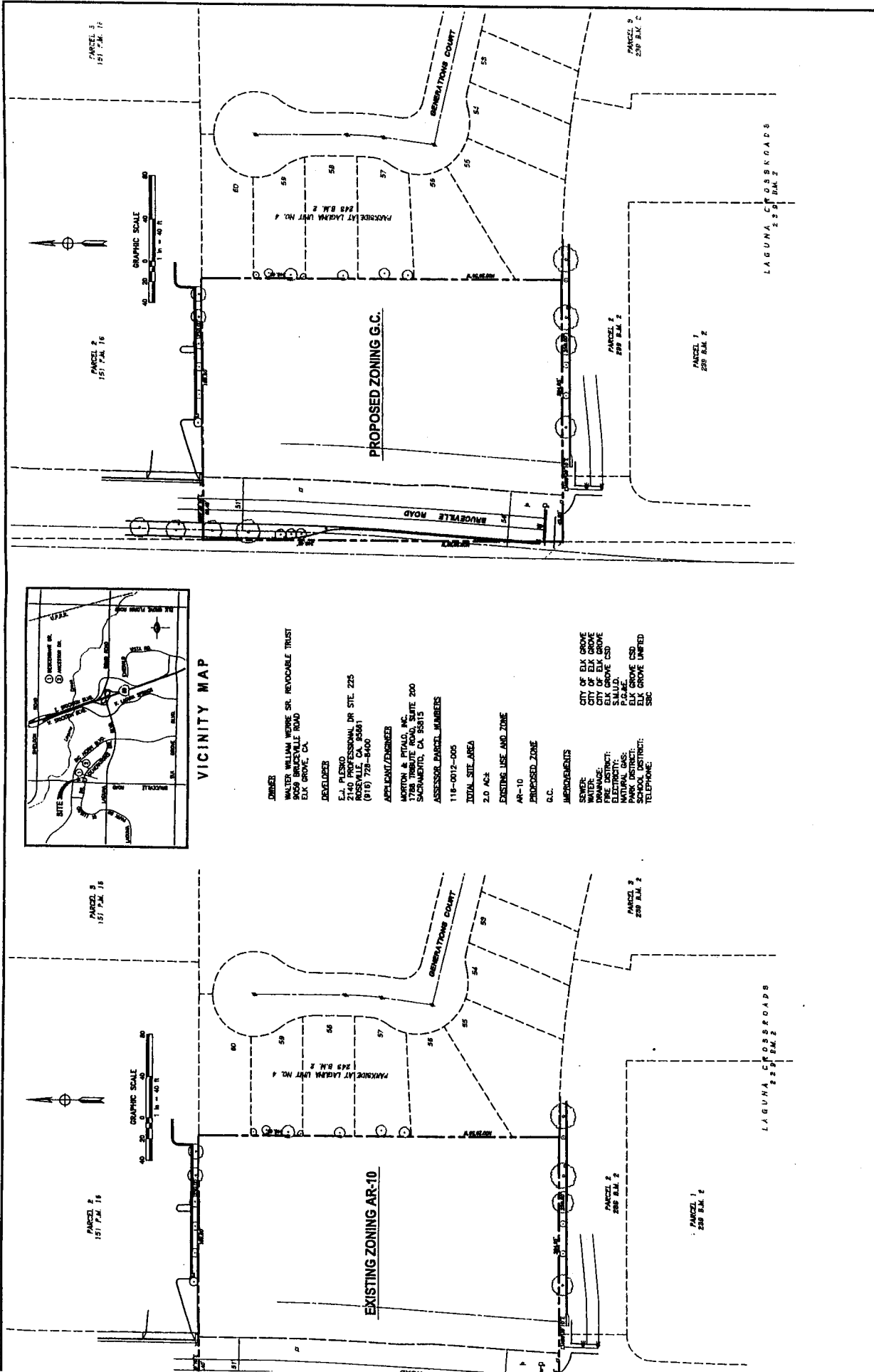
ATTEST:



PEGGY E. JACKSON, CITY CLERK

Effective Date: April 22, 2005

AYES: Briggs, Leary, Scherman, Soares
NOES: None
ABSTAIN: None
ABSENT: Cooper



DATE: OCTOBER 2002		SHEET: 1		JOB NO.: E2002017	
BRUCEVILLE RETAIL		REZONE EXHIBIT		CITY OF ELK GROVE	
MORTON & PITALO, INC.		CIVIL ENGINEERING • PLANNING • SURVEYING		1713 TROTT ROAD, SUITE 200, SACRAMENTO, CA 95815 PHONE: (916) 486-1115 FAX: (916) 486-1116 WWW.MORTONANDPITALO.COM	
SCALE:		COMPUTED:		DATE:	
HORIZ. 1" = 50'		DESIGNED:		APPROVED:	
VERT. 1" = 10'		DRAWN:		DATE:	
BENCH MARK:		PROJ. INCH:		DATE:	
77.240		4.00		DATE:	
FORM USE EXCEPT SACRAMENTO CO. DIST. OF PUBLIC WORKS B.M. ONLY. LOCATED IN THE TOP OF MOUNTAIN B.M. AND BENCHMARK.		DRAWN:		DATE:	
TOP OF MOUNTAIN B.M. AND BENCHMARK.		PROJ. INCH:		DATE:	
APPROVED:		DATE:		DATE:	
DATE:		DATE:		DATE:	