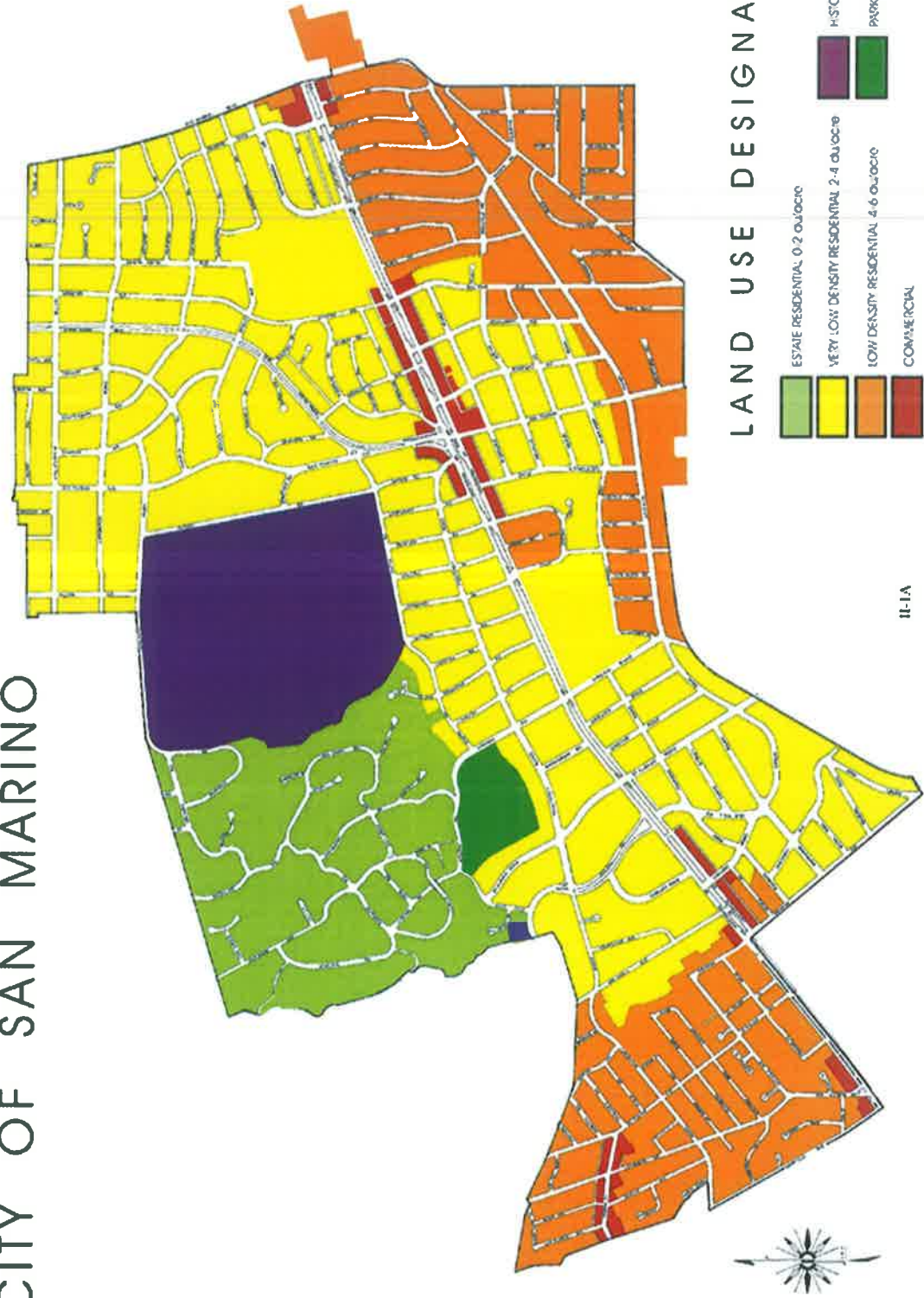


CITY OF SAN MARINO



LAND USE DESIGNATIONS

- ESTATE RESIDENTIAL 0.2 DU/ACR
- VERY LOW DENSITY RESIDENTIAL 2.4 DU/ACR
- LOW DENSITY RESIDENTIAL 4.6 DU/ACR
- COMMERCIAL
- HISTORICAL AND CULTURAL
- PARKS AND RECREATION

11-1A

*Reference September 14, 2016 City Council meeting minutes

RESOLUTION NO. R-16-14

A RESOLUTION OF THE CITY OF SAN MARINO CITY COUNCIL APPROVING AN AMENDMENT TO THE CITY OF SAN MARINO GENERAL PLAN AND APPROVING ITS RELATED NEGATIVE DECLARATION

THE CITY COUNCIL HEREBY RESOLVES AS FOLLOWS:

SECTION 1. The City of San Marino adopted its first General Plan in 1973 and subsequently adopted an update to the General Plan in 2003. An updated Circulation Element was adopted in 1995 and an updated Housing Element was adopted in 2014.

SECTION 2. In July 2014, the City adopted Urgency Ordinance O-14-1280-U Imposing a 45-day moratorium prohibiting approval of any permit or entitlement to develop property designated commercial in the Land Use Element of the General Plan and Zoned as R-1. In August 2014, the Urgency Ordinance was extended by the Council for an additional 10 months and 15 days. On July 8, 2015, the City Council extended Urgency Ordinance to July 24, 2016.

SECTION 3. During the two year moratorium period, Staff researched the property files, City Council and Planning Commission meeting minutes, Variance files and City covenants to locate all properties that have a General Plan Land Use designation of commercial while the underlying zoning is residential. The following properties meet these criteria:

- a. 2233 Huntington Drive
- b. 1270 Belhaven Road (APN# 5332-002-010)
- c. 1265 San Gabriel Blvd. (APN# 5332-002-009)
- d. 1635 Chelsea Road
- e. 1625 Chelsea Road
- f. 1620 Chelsea Road (APN# 5335-005-001)
- g. 1630 Chelsea Road (APN# 5335-005-005)
- h. 2010 Huntington Drive (APN# 5334-016-017)
- i. 2020 Huntington Drive (APN# 5334-016-018)
- j. 2000 Huntington Drive (APN# 5334-016-016)
- k. 375 Huntington Drive
- l. 415 Huntington Drive
- m. 475 Huntington Drive
- n. 825 Huntington Drive
- o. 835 Huntington Drive

SECTION 4. The Planning Commission conducted public hearings on March 23, 2016, and April 27, 2016 to consider changing the General Plan Land Use Map for these parcels from Commercial to Residential. Both oral and written testimony was received at said hearings.

SECTION 5. Following these public hearings, the Planning Commission recommended the City Council approve the proposed General Plan Land Use Map amendments.

SECTION 6. The City Council conducted a public hearing on the proposed amendments on July 13, 2016. At the hearing, the City Council approved changing the General Plan Land Use designation from Commercial to Residential for the parking lots (parcels b, c, f, g, h, i and j). Action on the remaining parcels was continued to September 14, 2016.

SECTION 7. The City Council hereby adopts the Negative Declaration and finds that there is no evidence that the project will have a significant effect on the environment and that the Negative Declaration reflects the City Council's independent judgment and analysis.

SECTION 8. The custodian of the documents and other materials that constitute the record of proceedings on which any action on this matter and the Negative Declaration is based is the City Clerk of the City of San Marino, 2200 Huntington Drive, San Marino, California, 91108.

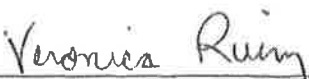
SECTION 9. The City Council hereby changes the designation of the following properties in the General Plan Land Use Map from Commercial to Residential, as follows:

- a. 1270 Belhaven Road (APN# 5332-002-010) Low Density Residential 4-6 du/acres
- b. 1265 San Gabriel Blvd. (APN# 5332-002-009) Low Density Residential 4-6 du/acres
- e. 1620 Chelsea Road (APN# 5335-005-001) Very Low Density Residential 2-4 du/acres
- f. 1630 Chelsea Road (APN# 5335-005-005) Very Low Density Residential 2-4 du/acres
- g. 2010 Huntington Drive (APN# 5334-016-017) Very Low Density Residential 2-4 du/acres
- h. 2020 Huntington Drive (APN# 5334-016-018) Very Low Density Residential 2-4 du/acres
- i. 2000 Huntington Drive (APN# 5334-016-016) Very Low Density Residential 2-4 du/acres

PASSED, APPROVED, AND ADOPTED this 14th day of September 2016.


DR. ALLAN YUNG, MAYOR

ATTEST:


VERONICA RUIZ, CMC
CITY CLERK

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss.
CITY OF SAN MARINO)

I, HEREBY CERTIFY that the foregoing Resolution No. R-16-14 was adopted by the City Council of the City of San Marino at a Regular Meeting of the City Council held on the 14th day of September, 2016, by following vote:

AYES: COUNCIL MEMBERS: STEVEN HUANG, STEVE TALT, RICHARD
WARD, VICE-MAYOR RICHARD SUN, AND MAYOR ALLAN
YUNG

NOES: NONE

ABSTAIN: NONE

ABSENT: NONE



VERONICA RUIZ, CMC
CITY CLERK