

ORDINANCE NO. 11-1463

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, APPROVING ZONE CHANGE CASE NO. 163-10, CHANGING THE ZONING DESIGNATION OF CERTAIN PROPERTY LOCATED AT 21208 SHEARER AVENUE (APNS: 7334003903, 7334003904 & 7334003905) FROM RS TO OS

THE CITY COUNCIL OF THE CITY OF CARSON, CALIFORNIA, HEREBY ORDAINS AS FOLLOWS:

Section 1. The applicant, Carson Redevelopment Agency (CRA), has filed an application for Zone Change Case No. 163-10, proposing to change the zoning designation of certain property from RS (Residential Single Family) to OS (Open Space). The 0.39-acre site is located on the east side of Shearer Avenue east of Main Street and north of 213th Street. The project site includes the following Assessor's Parcel Numbers: 7334-003-903, 7334-003-904 and 7334-003-905.

Section 2. On January 11, 2011, pursuant to Government Code Section 65855, which requires the zoning map to be consistent with the General Plan land use designation, the Planning Commission held a duly noticed public hearing and recommended that the City Council approve Zone Change Case No. 163-10 in order to amend the zoning of said property from RS (Residential Single Family) to OS (Open Space), and approve General Plan Amendment No. 1424-10 to change the land use designation of said property from Single Family Residential to General Open Space.

Section 3. Upon completion of the street vacation and lot-line-adjustment for Gardner Street abutting the subject property to the north, the City Council is anticipated to approve the General Plan amendment to change the land use designation from Single Family Residential to General Open Space.

Section 4. The City Council hereby finds that the amendment to the Zoning Map will be consistent with the General Plan and the adopted goals and policies of the City, upon its concurrent amendment in compliance with California Government Code Section 65850.

Section 5. The zone change for the property described and illustrated in Exhibit "A" and "B," respectively has been determined to not be subject to the California Environmental Quality Act (CEQA) pursuant to Section 15061(b) (3) of the CEQA Guidelines. The Council finds that the zone change will not have a significant effect on the environment. No further environmental review is necessary.

Section 6. The Zoning Map of the city of Carson, California, as adopted by Section 9114.1 of the Carson Municipal Code, is hereby amended by changing the zoning designation of the property referred to in Section 1 to OS (Open Space) and said map shall have noted thereon "Amended on _____, 2011."

Section 7. The City Clerk shall certify to the adoption of this Ordinance and shall transmit copies of the same to the applicant.

PASSED, APPROVED and ADOPTED this _____ day of _____, 2011.

MAYOR Jim Dear

ATTEST:

CITY CLERK Helen Kawagoe

APPROVED AS TO FORM:

CITY ATTORNEY

LEGAL DESCRIPTION
EXHIBIT "A"

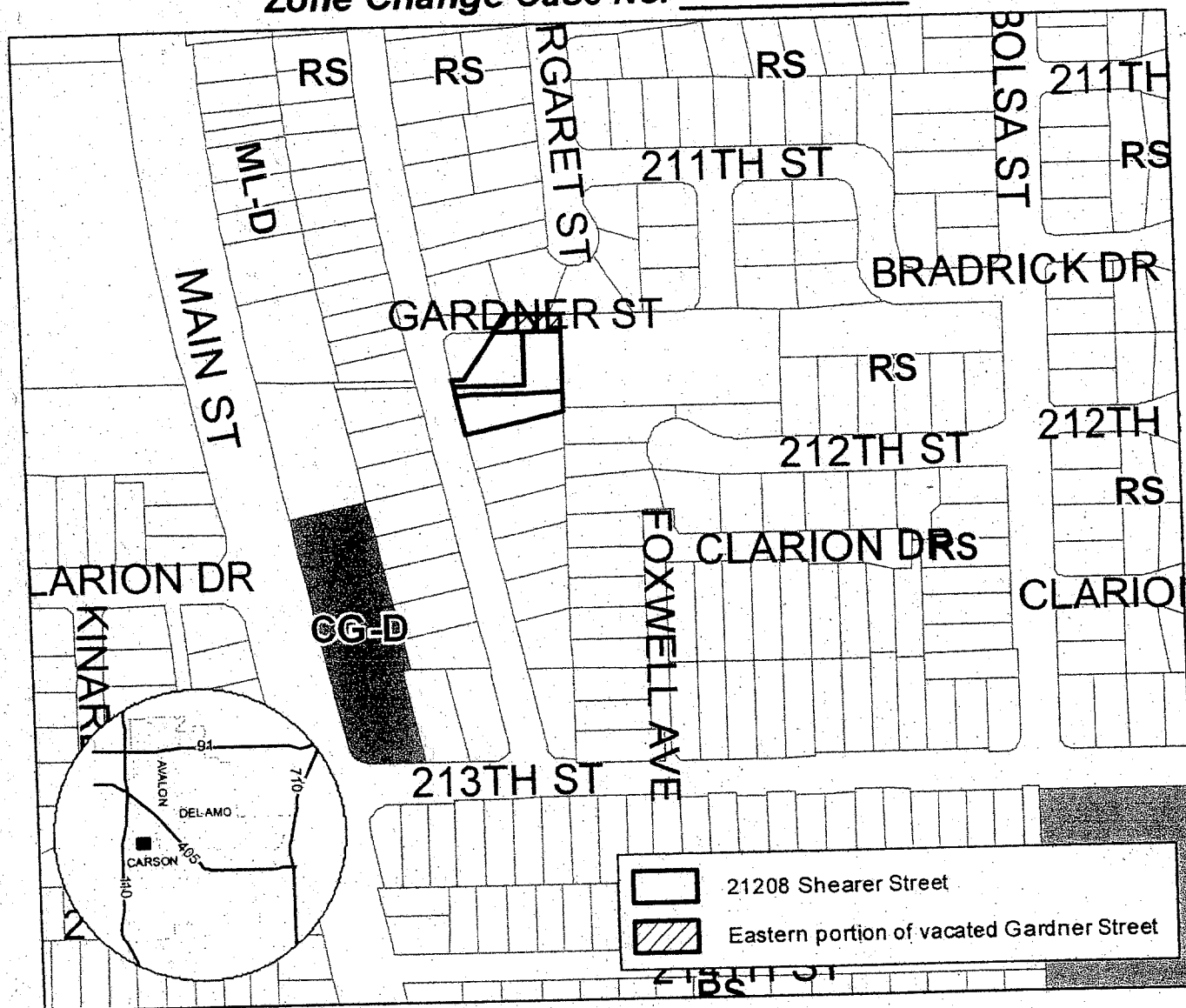
THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN AN UNINCORPORATED AREA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCELS 1, 2, AND 3, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN ON PARCEL MAP NO. 20380, FILED IN BOOK 227, PAGE 44 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

APN: 7334-003-903,904, 905

AMENDMENT TO THE ZONING MAP DESIGNATION

Zone Change Case No. 163-10



The site, as shown above, is currently designated as follows:

ZONING MAP: Residential, Single Family

It is proposed that the site be amended to the following:

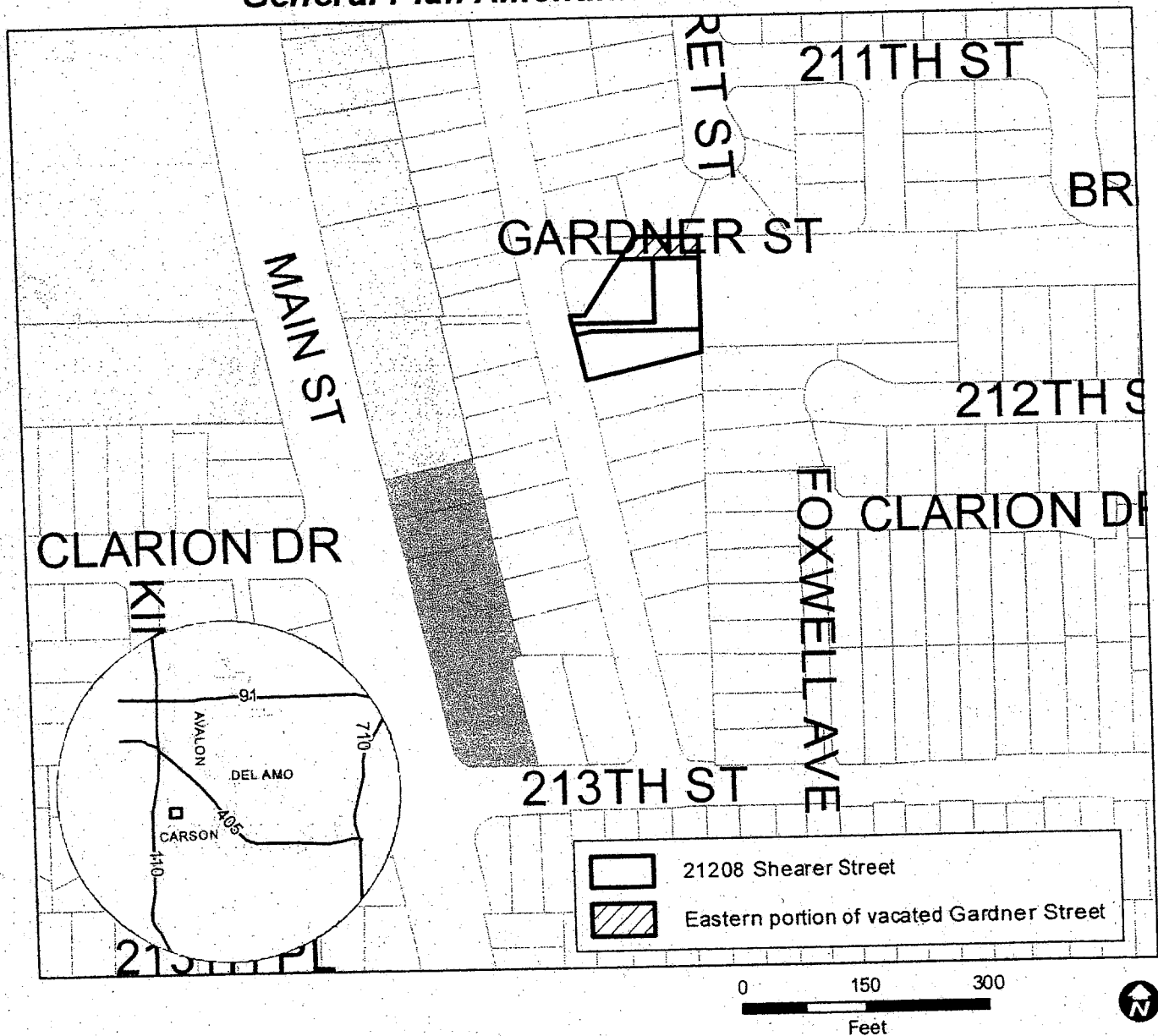
ZONING MAP: Open Space

ADDRESS

21208 Shearer Avenue
Carson CA, 90745

Exhibit No. B-2

AMENDMENT TO THE GENERAL PLAN LAND USE DESIGNATION
General Plan Amendment No. 1424-10



The site, as shown above, is currently designated as follows:

GENERAL PLAN LAND USE MAP: Low Density

It is proposed that the site be amended to the following:

ZONING MAP: General Open Space

ADDRESS

21208 Shearer Avenue
Carson CA, 90745