

ORDINANCE NO. 2018-14

AN ORDINANCE OF THE CITY COUNCIL OF THE CHARTERED CITY OF VISTA, CALIFORNIA, AMENDING THE DOWNTOWN SPECIFIC PLAN

The City Council of the City of Vista does ordain as follows:

1. Findings. The City Council hereby finds and declares that:

A. The City of Vista intends to amend the Downtown Specific Plan (DSP) to modify land use categories, revise certain development standards, and establish new regulations and guidelines for future development, which constitutes the proposed project.

B. The proposed amended pages of the DSP are included as Exhibit A to this Ordinance.

C. An Addendum to the Program Environmental Impact Report (SCH 200961018) prepared for the DSP in 2015 addresses the potential environmental impacts resulting from buildout of the Specific Plan. The proposed amendment to the DSP would reduce the overall development potential within the Specific Plan and, therefore, is covered by the prior Addendum to the PEIR.

D. The Planning Commission is an advisory body to the City Council with respect to Specific Plan Amendments, and recommended approval of the Specific Plan Amendment on September 4, 2018. The Planning Commission's findings regarding the proposed amendment to the DSP are included in Planning Commission Resolution No. 2018-30 in accordance with Government Code Section 65855.

E. Pursuant to Chapters 18.50 and 18.80 of the Vista Development Code, the City Council held a duly noticed public hearing on the requested Specific Plan Amendment September 25, 2018.

F. At said public hearing, staff reports, both written and oral were received in evidence and all persons desiring to speak on the proposed project were heard. At the conclusion of said hearing, after consideration of all evidence presented, the City Council directed staff to make additional revisions to the Specific Plan.

G. Staff has revised the Downtown Specific Plan consistent with the direction received from the City Council during the public hearing held on September 25, 2018, and the subject changes are reflected in Exhibit A to this Ordinance. The City Council has reviewed this information and reached a formal decision on this matter, as detailed below.

2. Specific Plan Amendment. The amendment to the Downtown Specific Plan consisting of the text revisions on certain pages, revised Tables 2-1 and 3-1, and revised Figures 2-2, 2-3 and 2-4, included in Exhibit A to this Ordinance, is hereby adopted.

3. Effective Date. This Ordinance shall be effective on the 31st day following the date of its adoption.

4. Adoption. INTRODUCED AND ADOPTED at a meeting of the City Council held on October 9, 2018, by the following vote:

AYES: Mayor Ritter, Aguilera, Rigby, Franklin, Green

NOES: None

ABSTAIN: None



JUDY RITTER, MAYOR

APPROVED AS TO FORM:
DAROLD PIEPER, CITY ATTORNEY

ATTEST:
KATHY VALDEZ, CITY CLERK

By: 

APPROVED
Jonathan B. Stone
1722 092718

By: 

Exhibits:

A. Downtown Specific Plan Amendment

CERTIFICATION

I, Kathy Valdez, City Clerk of the City of Vista, California, certify that I caused the foregoing Ordinance No. 2018-14 to be posted on October 11, 2018, at the following locations within the City of Vista: 1) the Reference Desk of the Vista Branch of the San Diego County Public Library, 700 Eucalyptus Avenue; 2) the Lobby Counter at the Gloria E. McClellan Senior Center, 1400 Vale Terrace Drive; and 3) the City Clerk's Office, 200 Civic Center Drive.

A handwritten signature in blue ink that reads "Kathy Valdez". The signature is written in a cursive style with a large, looping "y" at the end.

Kathy Valdez, City Clerk