

RESOLUTION _____

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHULA VISTA DENYING AN APPEAL AND UPHOLDING THE PLANNING COMMISSION DECISION GRANTING APPROVAL OF DR15-0003 FOR AN 87-UNIT MULTI-FAMILY RESIDENTIAL PROJECT AT 701 "D" STREET

WHEREAS, an application was submitted by City Ventures to the Development Services Department on May 4, 2015 requesting a Design Review Permit for an 87-unit multi-family development project on a 4.35 acre site located at 701 "D" Street; and

WHEREAS, the hearing was held at the time and place advertised, namely December 9, 2015, at 6:00 p.m. in the Council Chambers, 276 Fourth Avenue, before the Planning Commission, and the hearing was thereafter closed; and

WHEREAS, on December 9, 2015, the Planning Commission approved the Design Review Permit based upon evidence presented at the public hearing and based upon the required findings; and

WHEREAS, on December 16, 2015, an appeal was filed by Dean Spooner; and

WHEREAS, staff recommends that, based upon the findings made by the Planning Commission, that the City Council uphold the decision of the Planning Commission and deny the appeal; and

WHEREAS, the City Clerk set the time and place for the hearing on the appeal request and notices of said hearing, together with its purpose, was given by its publication in a newspaper of general circulation in the city and its mailings to property owners within 500 feet of the exterior boundaries of the Project Site at least ten (10) days prior to the hearing; and

WHEREAS, the duly called and notified public hearing on the appeal was heard before the City Council of the City of Chula Vista on February 2, 2016 in the Council Chambers in City Hall, Chula Vista Civic Center, 276 Fourth Avenue, at 4:00 p.m.

NOW, THEREFORE, BE IT RESOLVED, THAT THE CITY COUNCIL, BASED ON THE EVIDENCE PRESENTED, including the record of the Planning Commission Hearing on this project, finds that the project meets the requirements of the City's land use policies and the design review manual and, thus, denies the appeal and upholds the decision of the Planning Commission granting approval of DR15-0003 for an 87-unit multi-family residential project at 701 "D" Street.

Presented by

Approved as to form by

Kelly G. Broughton, FASLA

Glen R. Googins

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Director of Development Services

City Attorney