



Staff Report

Agenda Item No.

D-2

To: City of Imperial Planning Commission

From: Lisa Tylenda, Planner

Date: October 18, 2018

Subject: Finding of Conformance

Background:

- Current Zoning: C-2
- Current Land Use: Vacant Parcel
- Size of Property: 164,572 sqft./3.78 acres
- Parcel Legal Description: DD-1999-01-01 west of Highway 86 east of north Imperial Avenue, north of 15th Street.
- Site Design: There are no specific designs proposed with this application. Any future development will be reviewed prior to construction.
- Environmental Clearance: Exempt (Not a Project)

General Plan Compliance and Policies Related to this Application:

The Planning Commission is being asked to determine if the sale of a City owned properties conforms to the City's General Plan pursuant to Government Code Section 65402(a) as shown below:

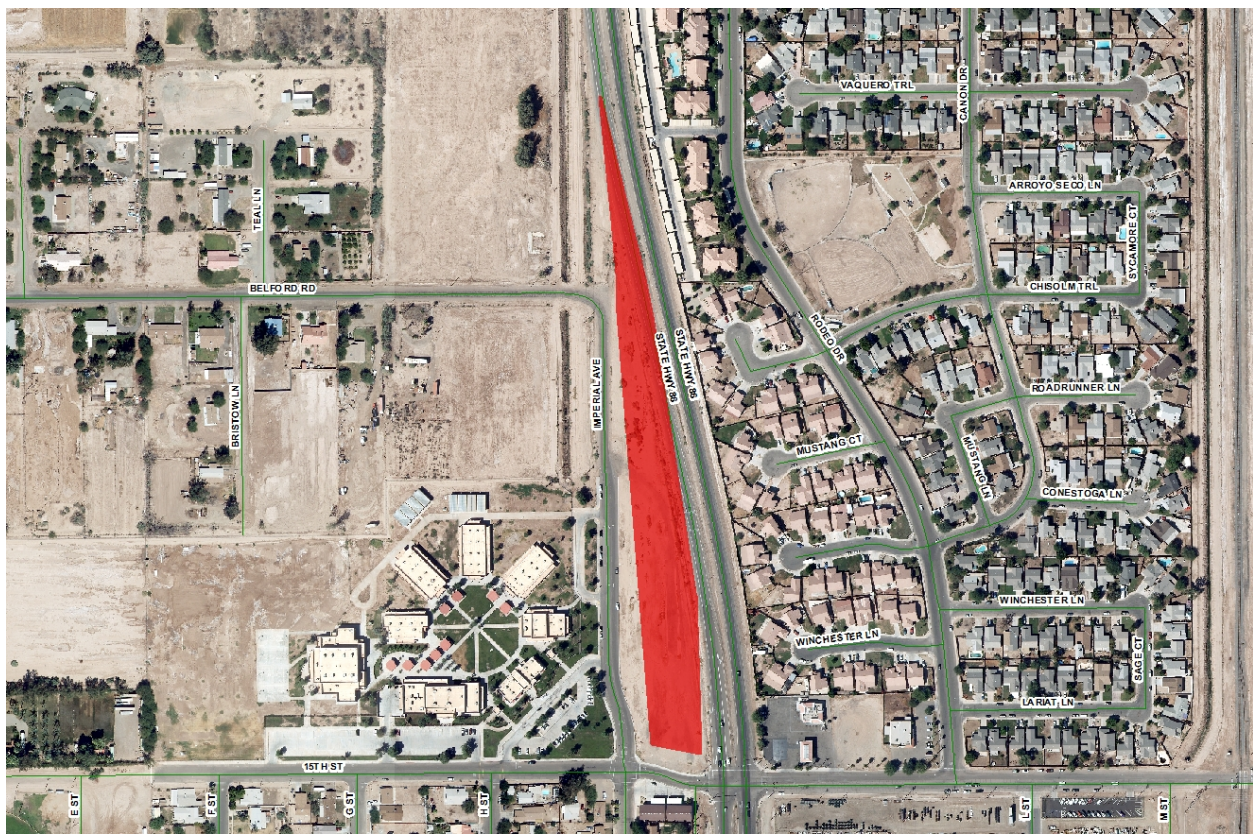
- (a) If a general plan or part thereof has been adopted, no real property shall be acquired by dedication or otherwise for street, square, park or other public purposes, and no real property shall be disposed of, no street shall be vacated or abandoned, and no public building or structure shall be constructed or authorized, if the adopted general plan or part thereof applies thereto, until the*

location, purpose and extent of such acquisition or disposition, such street vacation or abandonment, or such public building or structure have been submitted to and reported upon by the planning agency as to conformity with said adopted general plan or part thereof. The planning agency shall render its report as to conformity with said adopted general plan or part thereof within forty (40) days after the matter was submitted to it, or such longer period of time as may be designated by the legislative body.

Based on the above Government Code Section, the Planning Commission serves as the planning agency with the responsibility to report on General Plan conformity regarding the disposition of City owned properties.

Land Use Element:

Gateway North Character Area: is located at the northern entryway to the City along the west side of Highway 86 and the Property is consistent with the City of Imperial General Plan.



Staff Recommendation:

Staff recommends Planning Commission Adopt Resolution No. 2018-15 making the finding that the disposition of the properties listed in these Resolutions is in conformity with the City's General Plan.

RESOLUTION PC2018-15

**A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF IMPERIAL
REPORTING ON CONFORMITY WITH THE CITY'S GENERAL PLAN REGARDING
THE DISPOSITION OF CITY PROPERTY**

WHEREAS, a request was received from the City Manager for a finding of conformance with the City's General Plan pursuant to Government Code Section 65401(a) regarding the disposition of the following City Property:

Parcel Legal Description: DD-1999-01-01 west of Highway 86 east of north Imperial Avenue, north of 15th Street.

WHEREAS, a duly notified public hearing was held by the Planning Commission during an adjourned meeting on October 24, 2018 and;

WHEREAS, upon hearing and considering all testimony and arguments, analyzing the information submitted by staff and considering any written comment received, the Planning Commission considered all facts relating to the request for a Variance.

NOW THEREFORE, BE IT RESOLVED by the Planning Commission of the City of Imperial as follows:

- A) That the foregoing recitations are true and correct; and
- B) The existing General Plan designations for the above mentioned properties are consistent with the existing use of the property.
- C) The General Plan contains no goals, policies, or rules preventing the disposition of these properties.
- D) Disposition of these properties would not be detrimental to the accomplishment of any goal or policy in the General Plan
- E) Based upon the foregoing, the proposed disposition of the above mentioned properties, as part of DR 17-07, as reviewed on December 13, 2017 is in conformance with the City's General Plan.

PASSED, ADOPTED AND APPROVED by the Planning Commission of the City of Imperial, this October 24, 2018.

Planning Commission Chairman

ATTEST:

Planning Secretary

