

RESOLUTION NO. _____

**A RESOLUTION OF THE COUNCIL OF THE CITY OF
SAN JOSE AMENDING THE ENVISION SAN JOSE 2040
GENERAL PLAN PURSUANT TO TITLE 18 OF THE SAN
JOSE MUNICIPAL CODE TO MODIFY THE LAND USE/
TRANSPORTATION DIAGRAM TO TRANSIT
RESIDENTIAL AT 699 WEST SAN CARLOS STREET**

**Fall 2019 General Plan Amendment Cycle (Cycle 2)
File No. GP17-015**

WHEREAS, the City Council is authorized by Title 18 of the San José Municipal Code and state law to adopt and, from time to time, amend the General Plan governing the physical development of the City of San José; and

WHEREAS, on November 1, 2011, the City Council adopted the General Plan entitled, "Envision San José 2040 General Plan, San José, California" by Resolution No. 76042, which General Plan has been amended from time to time (hereinafter the "General Plan"); and

WHEREAS, in accordance with Title 18 of the San José Municipal Code, all general and specific plan amendment proposals are referred to the Planning Commission of the City of San José for review and recommendation prior to City Council consideration of the amendments; and

WHEREAS, on January 29, 2020, the Planning Commission held a public hearing to consider the proposed amendments to the General Plan, File No. GP17-015 specified in Exhibit "A", hereto ("General Plan Amendment"), at which hearing interested persons were given the opportunity to appear and present their views with respect to said proposed amendments; and

WHEREAS, at the conclusion of the public hearing, the Planning Commission transmitted its recommendations to the City Council on the proposed General Plan Amendment; and

WHEREAS, on February 11, 2020, the Council held a duly noticed public hearing; and

WHEREAS, a copy of the proposed General Plan Amendment is on file in the office of the Director of Planning, Building and Code Enforcement of the City, with copies submitted to the City Council for its consideration; and

WHEREAS, pursuant to Title 18 of the San José Municipal Code, public notice was given that on February 11, 2020 at 6:00 p.m. in the Council Chambers at City Hall, 200 East Santa Clara Street, San José, California, the Council would hold a public hearing where interested persons could appear, be heard, and present their views with respect to the proposed General Plan Amendment (Exhibit "A"); and

WHEREAS, prior to making its determination on the General Plan Amendments, the Council reviewed and considered the Addendum to the Final Program Environmental Impact Report for the Diridon Station Area Plan for File No. GP17-015 (Resolution No. _____); and

WHEREAS, the General Plan Amendment will not result in inconsistent zoning because a portion of the site has consistent zoning and the balance of the site is being concurrently rezoned to a consistent zoning district pursuant to File No. C18-034; and

WHEREAS, pursuant to California Senate Bill (SB) 330, a city is prohibited from enacting a development policy, standard, or condition, as defined, that would have the effect of changing the land use designation or zoning of a parcel or parcels of property to a less intensive use or reducing the intensity of land use within an existing zoning district below

what was allowed under the general plan or specific plan land use designation and zoning ordinances of the county or city as in effect on January 1, 2018; and

WHEREAS, California Government Code Section 66300(b)(1) allows a city to change a land use designation or zoning ordinance to a less intensive use if the city concurrently changes the development standards, policies, and conditions applicable to other parcels within the jurisdiction to ensure that there is no net loss in residential capacity; and

WHEREAS, this General Plan Amendment (File No. GP17-015) will offset the General Plan Amendment for 615-623 Stockton Avenue Hotel project (File No. GP18-013) which is amending its land use from Neighborhood Residential to Neighborhood/Community Commercial, such that there is no net loss in residential capacity with the change in land use designations between General Plan Amendment File No. GP17-015 and General Plan Amendment File No. GP18-013; and

WHEREAS, the Council is the decision-making body for the proposed General Plan Amendments;

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SAN JOSE AS FOLLOWS:

SECTION 1. The Council's determinations regarding General Plan Amendment File No. GP17-015 are hereby specified and set forth in Exhibit "A," attached hereto and incorporated herein by reference.

SECTION 2. This Resolution shall take effect thirty (30) days following the adoption of this Resolution.

ADOPTED this _____ day of _____, 2020, by the following vote:

AYES:

NOES:

ABSENT:

DISQUALIFIED:

SAM LICCARDO
Mayor

ATTEST:

TONI J. TABER, CMC
City Clerk

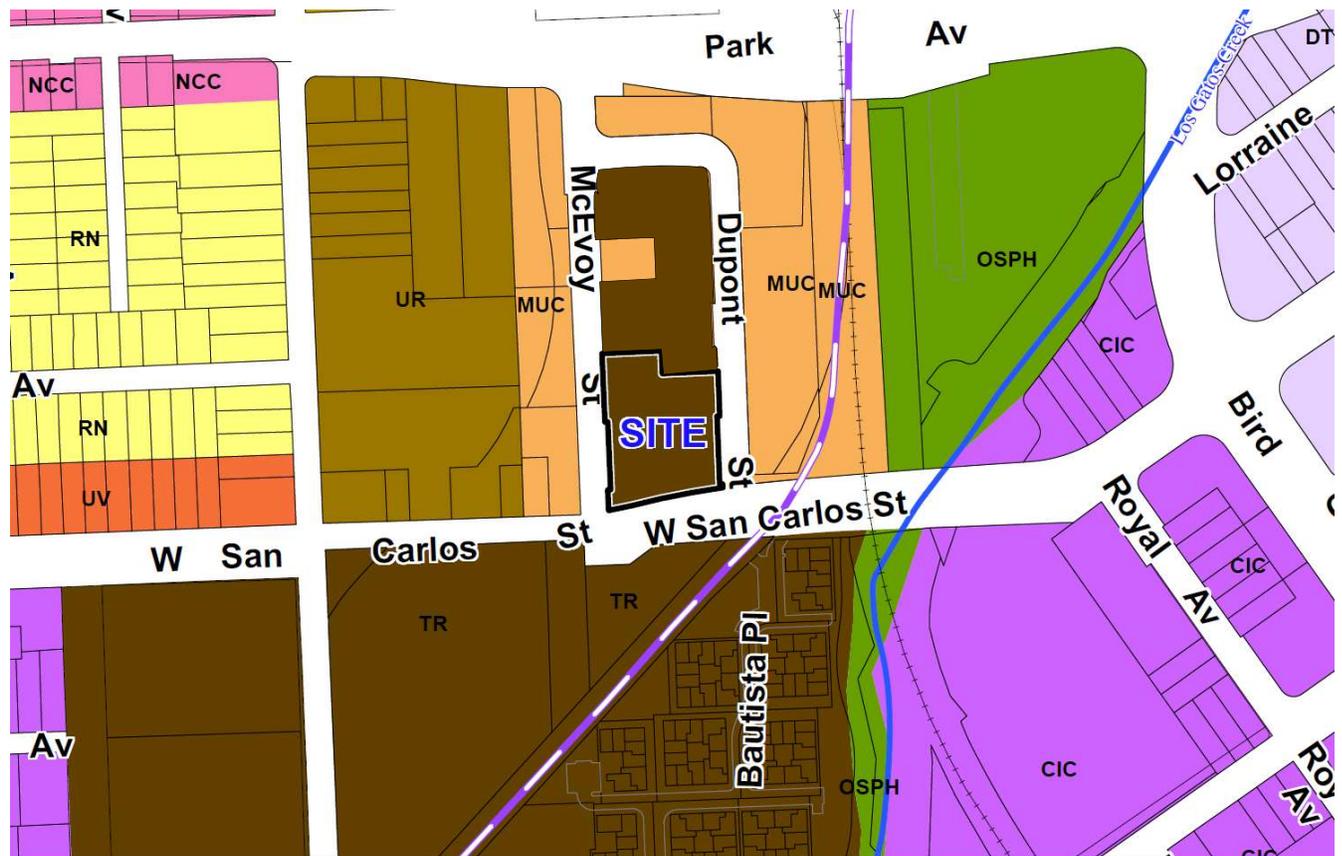
EXHIBIT "A"

File No. GP17-015. A General Plan Amendment to change the Land Use/Transportation Diagram land use designation from Mixed Use Commercial to Transit Residential on a 1.13-gross acre site surrounded by industrial uses to the north, south, and east, and a theatre and parking lot to the west; (699 West San Carlos Street) (McEvoy Street LP, Owner), as shown below.

Figure 1: Prior Land Use Designation: Mixed Use Commercial



Figure 2: New Land Use Designation: Transit Residential



Council District: 6