

ORDINANCE NO. 820

AN ORDINANCE OF THE CITY OF RIPON REZONING
CERTAIN REAL PROPERTY IN THE CITY OF RIPON

WHEREAS, certain real property located at 1121 Vera Avenue (Assessor's Parcel Number 259-100-52) has been previously annexed to the City of Ripon; and

WHEREAS, the City has previously changed the General Plan land use designation of the property from LD (low density residential) and MD (medium density residential) to just LD (low density residential); and

WHEREAS, the City Council is desirous of amending the zoning classification of the property from R1C (single family residential custom) and R3 (limited multiple family residential) to R1 (single family residential).

WHEREAS, on June 16, 2015, the Ripon City Council conducted a public hearing, at which time the City Council approved the proposed changes to the General Plan and zoning designations of the property; and

WHEREAS, the City Council, after conducting appropriate environmental analysis pursuant to CEQA, and after conducting duly noticed meetings and hearings, desires to amend the zoning classifications of the property as set forth herein.

NOW, THEREFORE, BE IT ORDAINED by the City Council of The City of Ripon as follows:

Section 1: The City of Ripon hereby amends the Zoning Map of The City of Ripon as follows:

APN	Current Zone Clarification	New Zoning Clarification
259-100-52	Single Family Residential Custom (R1C) and Limited Multiple Family Residential (R3)	Single Family Residential (R1)

As more particularly set forth on the map attached hereto as Exhibit "A".

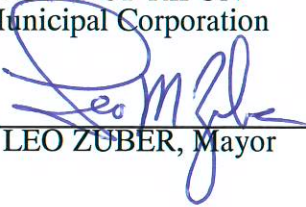
Section 2: All ordinances or parts of ordinances in conflict herewith and hereby expressly repealed.

Section 3: This Ordinance shall become effective thirty days from and after the date of its final passage and adoption and shall be published at least once within fifteen days prior to its effective date in the Ripon Record, the official newspaper of The City of Ripon.

PASSED AND ADOPTED at a regular meeting of the City Council of The City of Ripon
this 14th day of July, 2015, by the following vote:

AYES:	Restuccia, Winchell, Parks, Uecker, Zuber
NOES:	None
ABSENT:	None
ABSTAINING:	None

THE CITY OF RIPON
A Municipal Corporation

By: 
LEO ZUBER, Mayor

ATTEST:

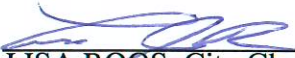
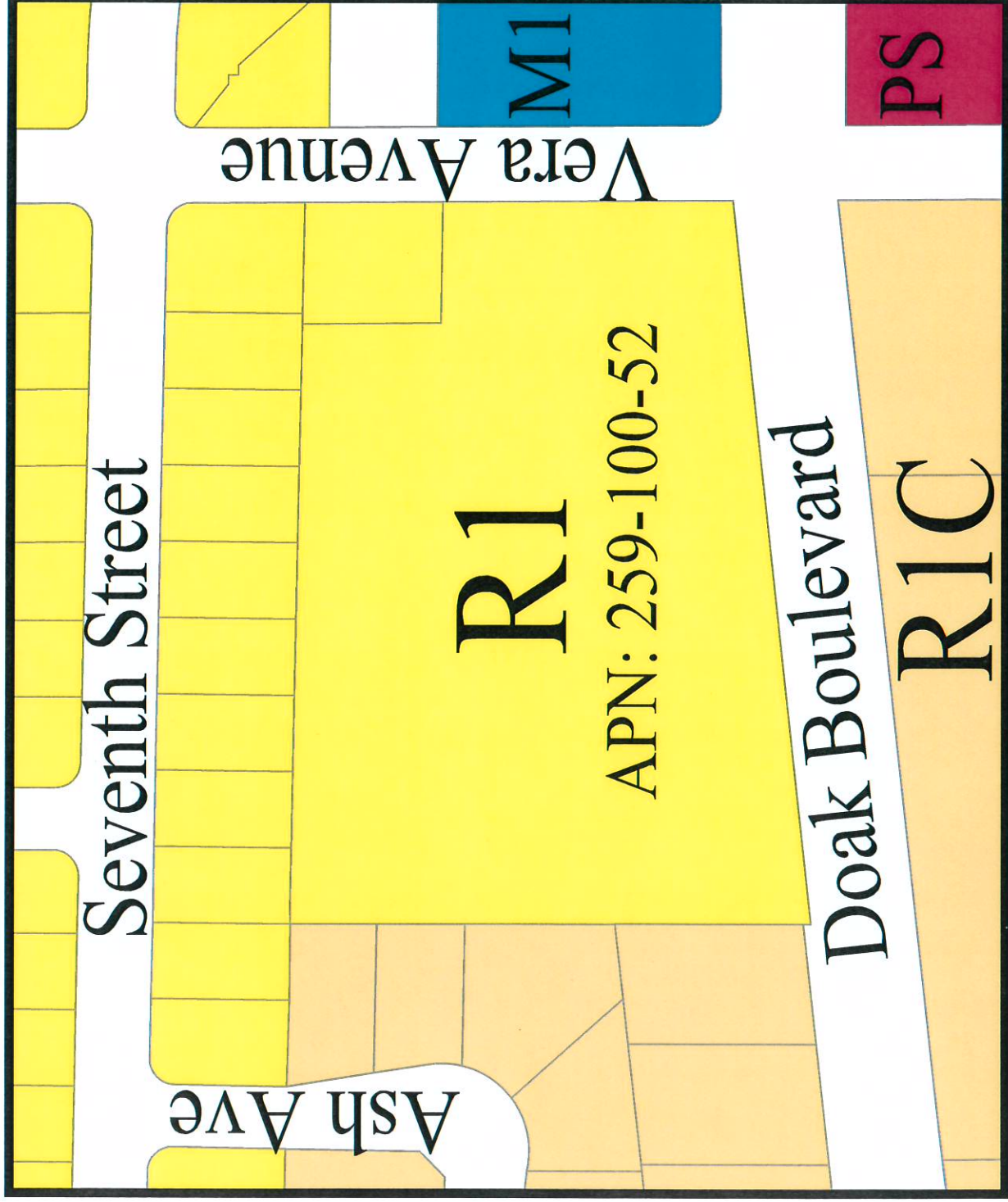
By: 
LISA ROOS, City Clerk

Exhibit "A"



Proposed Zoning Designation