

RESOLUTION NO. 7816

**CITY OF SOUTH GATE
LOS ANGELES COUNTY, CALIFORNIA**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
SOUTH GATE, CALIFORNIA, AMENDING RESOLUTION
NO. 7345 BY ADDING LIGHT INDUSTRIAL/FLEX AS A
PLACE TYPE FOR DISTRICT EL PASEO/SOUTH GATE
TOWNE CENTER SUB-AREA 1 TO CHAPTER 3 OF THE
SOUTH GATE GENERAL PLAN 2035**

WHEREAS, Government Code Section 65302(g) requires that every city prepare and periodically update a General Plan Safety Element; and

WHEREAS, the City Council adopted Resolution No. 7345 adopting the South Gate General Plan 2035 on December 8, 2009, and last updated the South Gate General Plan 2035 on February 11, 2014, by adding the Housing Element; and

WHEREAS, on January 3, 2018, the Department of Community Development received an application from Larry Layne on behalf of Nova Storage South Gate L.P., (“Nova”) for General Plan Amendment No. 2018-02 to allow Light Industrial/Flex place type in District El Paseo/South Gate Towne Center Sub-area 1; and

WHEREAS, Nova owns and operates an existing self-storage facility at 5951 Firestone Boulevard (“Self-Storage Site”). Nova also owns an adjacent parcel located at 5949 Firestone Boulevard, fronting Firestone Boulevard (the “Expansion Site”); and

WHEREAS, the self-storage and expansion site are located within District El Paseo/South Gate Towne Center Sub-area 1, as set forth in the South Gate General Plan. Per the General Plan, both have the following Place Types designations: Urban Village, Single-Use Retail, Office/R&D and Open space; and

WHEREAS, self-storage facilities, are prohibited within District El Paseo/South Gate Towne Center Sub-area 1, as indicated by Community Design Element Table CD-7: Allowable Place Types by District. The existing storage facility at 5951 Firestone Boulevard is therefore a legal non-conforming use; and

WHEREAS, permitting a self-storage use at the expansion site would require an amendment to the General Plan Community Design Element. Specifically, Table 11.21-4 would need to be amended to “discourage” - but still permit in limited cases - “Industrial/Flex” place-types within Sub-area 1, where the Self-Storage and Expansion Sites are located; and

WHEREAS, a General Plan Amendment is considered to be a project under California Environmental Quality Act (CEQA) regulations; and

WHEREAS, The City prepared an Initial Study and Negative Declaration (IS/ND) for the Project, which was available for public comment from April 25, 2018 to May 15, 2018. Copies of the IS/ND were made available at the City of South Gate Planning Division, on the

City's website at <http://www.cityofsouthgate.org/632/Environmental-Documents> and was posted at the Los Angeles County Recorder's Office pursuant to CEQA Guidelines Section 15072(a).

WHEREAS, the Planning Commission held a duly noticed public hearing on May 15, 2018, and adopted Resolution No. 2018-05 recommending that the City Council adopt the General Plan Amendment No. 2018-02 as set forth in this Resolution;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SOUTH GATE, CALIFORNIA, DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The City Council hereby amends Resolution No. 7345 by adding Light Industrial/Flex as a Place Type for District El Paseo/South Gate Towne Center Sub Area - 1 to Chapter 3 of the South Gate General Plan 2035.

SECTION 2. The City Council hereby certifies that General Plan Amendment No. 2018-02 will not adversely affect the public health, safety, or welfare in that it would allow for the expansion of an existing public storage facility at 5951 Firestone Boulevard onto the adjoining parcel at 5949 Firestone Boulevard.

SECTION 3. After reviewing the entire project record, the City Council hereby determines that there is no substantial evidence that General Plan Amendment No. 2018-02 will have a significant effect on the environment and a Negative Declaration of Environmental Impact has been prepared in accordance with CEQA and posted for public review from April 25, 2018 to May 15, 2018.

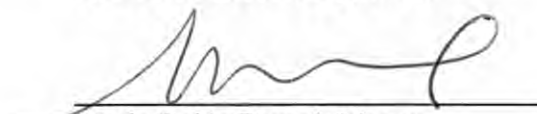
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SECTION 4. If any one or more of the provisions contained in this Resolution shall for any reason be held to be invalid, illegal or unenforceable in any respect, then such invalidity, illegality or unenforceability shall not affect any other provision hereof, and this Resolution shall be construed as if such invalid, illegal, or unenforceable term or provision had never been contained herein.

SECTION 5. The City Clerk shall certify to the adoption of this Resolution which shall be effective upon its adoption.

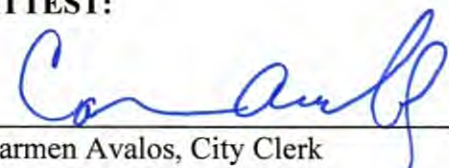
PASSED, APPROVED and ADOPTED this 12th day of June, 2018.

CITY OF SOUTH GATE:



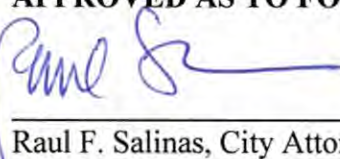
Maria Belén Bernal, Mayor

ATTEST:



Carmen Avalos, City Clerk
(SEAL)

APPROVED AS TO FORM:



Raul F. Salinas, City Attorney

RESOLUTION CERTIFICATION PAGE

STATE OF CALIFORNIA)

COUNTY OF LOS ANGELES) **SS**

CITY OF SOUTH GATE)

I, Carmen Avalos, City Clerk of the City of South Gate, California, hereby certify that the whole number of Members of the City Council of said City is five; that Resolution No. 7816 was adopted by the City Council at their Regular Meeting held on June 12, 2018, by the following vote:

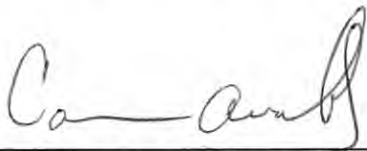
Ayes: Council Members: Morales, Diaz, Rios and Bernal

Noes: Council Members: None

Absent: Council Members: Davila

Abstain: Council Members: None

Witness my hand and the seal of said City on August 14, 2019.



Carmen Avalos, City Clerk
City of South Gate, California