



# City of Morgan Hill

## Legislation Text

---

File #: 16-657, Version: 1

---

### **CITY COUNCIL STAFF REPORT** **MEETING DATE: OCTOBER 19, 2016**

PREPARED BY: Angie Gonzalez, Council Services Assistant/Administrative Services  
APPROVED BY: City Manager

**ADOPT ORDINANCE 2219, NEW SERIES, AN ORDINANCE OF THE CITY OF MORGAN HILL APPROVING A DEVELOPMENT AGREEMENT FOR A SINGLE CUSTOM LOT DEVELOPMENT PROJECT LOCATED ON PRICE DRIVE, WEST OF DEWITT AVENUE (APN: 773-08-081)**

#### **RECOMMENDATION(S)**

Waive the reading, adopt Ordinance No. 2219, New Series, and declare that said title, which appears on the agenda, shall be determined to have been read by title and further reading waived.

#### **COUNCIL PRIORITIES, GOALS & STRATEGIES:**

##### **Ongoing Priorities**

Protecting the environment  
Maintaining fiscal responsibility

##### **2016 Focus Areas**

Developing Our Community

#### **REPORT NARRATIVE:**

On September 21, 2016, the City Council Introduced Ordinance No. 2219 New Series, by the Following Roll Call Vote: AYES: Carr, Constantine, Librers, Siebert, Tate; NOES: None; ABSTAIN: None; ABSENT: None.

The Development Agreement establishes the development schedule for the project, including a commencement of construction deadline for one allotment awarded for Fiscal Year 2017-2018.

#### **COMMUNITY ENGAGEMENT: Inform**

The community was informed about this project through public notification, including site signage, newspaper notice and direct mail to property owners within 300 feet.

#### **ALTERNATIVE ACTIONS:**

None

**PRIOR CITY COUNCIL AND COMMISSION ACTIONS:**

On January 12, 2016, the Planning Commission awarded the project one allotment for Fiscal Year 2017-2018 pursuant to the RDCS.

On August 23, 2016, the Planning Commission voted (6-0-0-1), with Commissioner Tombs absent, to recommend that the City Council approve Development Agreement DA2016-0006.

**FISCAL AND RESOURCE IMPACT:**

No budget amendment is proposed. The City has collected application fees to cover costs associated with the project.

**CEQA (California Environmental Quality Act):**

Categorical Exemption

The project is Categorically Exempt from CEQA in accordance with Section 15303(a) (New Construction) of the CEQA Guidelines, as the project is for the development of one custom single family residence in a residential zone.

**LINKS/ATTACHMENTS:**

Ordinance 2219