

## ORDINANCE NO. 1327

### **AN UNCODIFIED ORDINANCE TO AMEND THE ZONING DESIGNATION FOR A 7.24-ACRE PARCEL (LOT 1) FROM M-L PD TO R-4 PD AND TO AMEND THE ZONING DESIGNATION FOR A 4.68-ACRE PARCEL (LOT 6) FROM BP PD TO R-4 PD FOR THE FOLSOM CORPORATE CENTER APARTMENTS PROJECT**

**WHEREAS**, the proposed Folsom Corporate Center Apartments project consists of the development of a 253-unit market-rate apartment community on an 11.92-acre site located within the Folsom Corporate Center; and

**WHEREAS**, the Planning Commission, at its regular meeting on April 6, 2022, considered the proposed rezone of two parcels associated with the Folsom Corporate Center Apartments project and determined that the proposed rezone was appropriate given the existing residential and commercial land uses in the project vicinity; and

**WHEREAS**, all notices have been given at the time and in the manner required by State Law and the Folsom Municipal Code.

**NOW, THEREFORE**, the City Council of the City of Folsom hereby does ordain as follows:

#### **SECTION 1. PURPOSE**

- A. A certain property, a 7.24-acre parcel (APN: 072-3120-023), located at 2275 Iron Point Road, is proposed for rezoning, from M-L PD (Limited Industrial, Planned Development District) to R-4 PD (General Apartment, Planned Development District) and a certain property, a 4.68-acre area (APN: 072-3120-026), located at 2275 Iron Point Road, is proposed for rezoning, from BP PD (Business and Professional, Planned Development District) to R-4 PD (General Apartment, Planned Development District); and
- B. The proposed rezoning is consistent with the objectives, goals and policies of the Folsom General Plan; and
- C. A duly noticed public hearing was held before the Planning Commission on April 6, 2022; and
- D. A Mitigated Negative Declaration has been prepared for the project in accordance with the California Environmental Quality Act. The Negative Declaration and the Initial Study are incorporated herein by reference; and
- E. Notice of hearing before the City Council has been given in the form and in the manner required by State statute and Folsom City Code.

The foregoing instrument is a correct copy of the original on file in this office.  
ATTEST: *Michelle J. Kasper, Deputy*  
City Clerk of the City of Folsom, California

## **SECTION 2. CHANGE OF ZONING MAP DESIGNATION**

The Zoning Map designation for the subject parcels are hereby amended from M-L PD (Limited Manufacturing, Planned Development District) to BP PD (Business and Professional, Planned Development District) and BP PD (Business and Professional, Planned Development District) to R-4 PD (General Apartment, Planned Development District) as set forth on Exhibit A.

## **SECTION 3. SEVERABILITY**

If any section, subsection, sentence, clause, or phrase in this Ordinance or any part thereof is for any reason held to be unconstitutional, invalid, or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or effectiveness of the remaining portions of this Ordinance or any part thereof. The City Council declares that it would have passed each section irrespective of the fact that any one or more section, subsection, sentence, clause, or phrase be declared unconstitutional, invalid, or ineffective.

## **SECTION 4. EFFECTIVE DATE**

This ordinance shall become effective thirty (30) days from and after its passage and adoption, provided it is published in full or in summary within twenty (20) days after its adoption in a newspaper of general circulation in the City.

This ordinance was introduced and the title thereof read at the regular meeting of the City Council on May 10, 2022, and the second reading occurred at the regular meeting of the City Council on May 24, 2022.

On a motion by \_\_\_\_\_, seconded by \_\_\_\_\_ the foregoing ordinance was passed and adopted by the City Council of the City of Folsom, State of California, this 10<sup>th</sup> day of May, 2022 by the following vote, to wit:

**AYES:** Council member(s):  
**NOES:** Council member(s):  
**ABSTAIN:** Council member(s):  
**ABSENT:** Council member(s):

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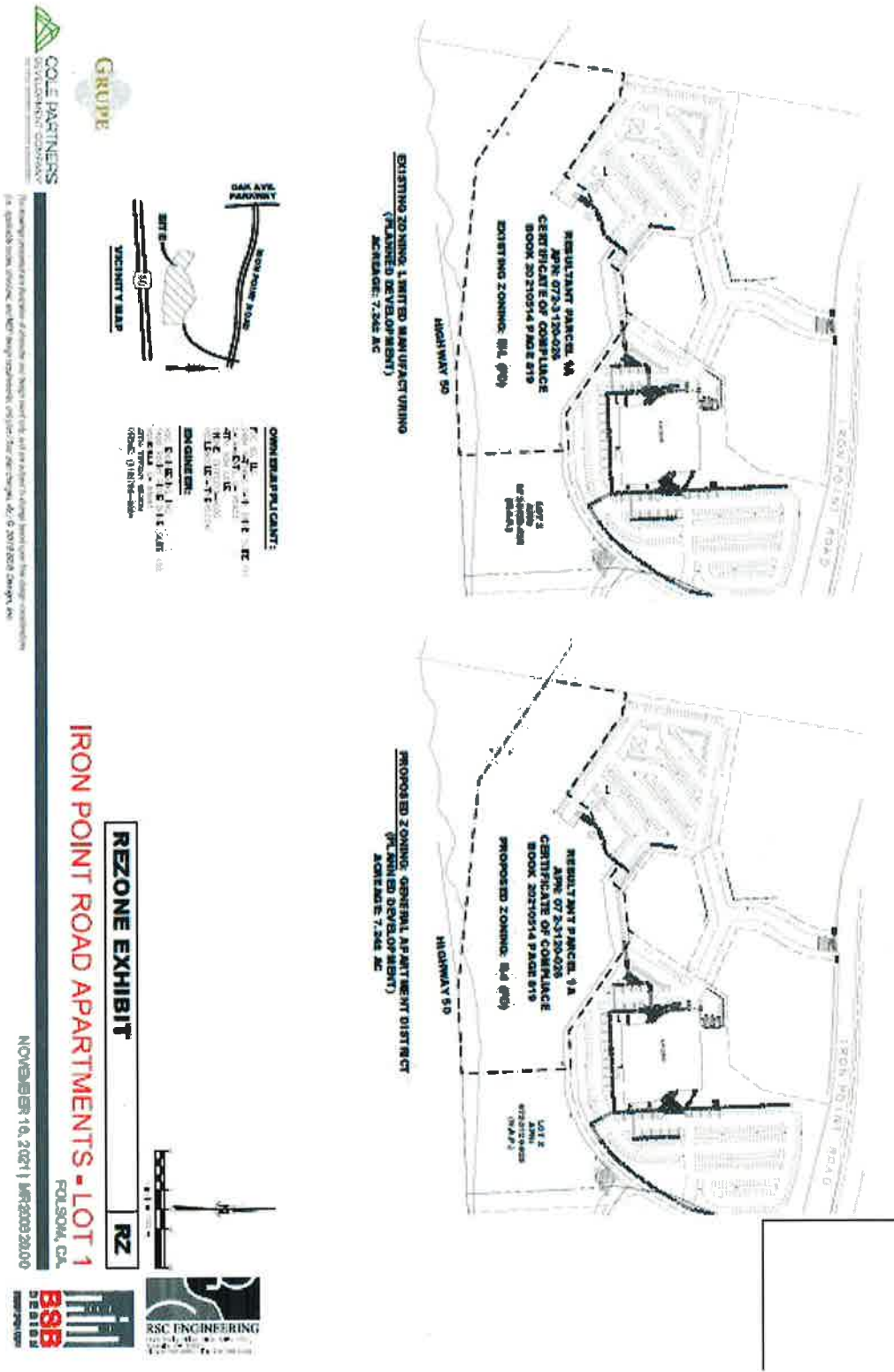
Kerri M. Howell, MAYOR

**ATTEST:**

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Christa Freemantle, CITY CLERK

**Exhibit A**  
**Rezone Exhibits**



# Rezone Exhibit (Lot 6)

