

## **RESOLUTION 2020-03**

### **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN JUAN BAUTISTA MAKING A DETERMINATION FOR A CATEGORICAL EXEMPTION FOR SITE AND DESIGN REVIEW (SDR 2019-03) FOR A MIXED USE DEVELOPMENT CONSISTING OF A RESTAURANT, BAR, AND RESIDENTIAL UNITS LOCATED AT 107 THIRD STREET, SAN JUAN BAUTISTA (APN: 002-021-004)**

**WHEREAS**, the City of San Juan Bautista Community Development Department received an application for Site and Design Review (SDR 2019-03) for a mixed use development consisting of a restaurant, bar, and 4 residential units (1-2 bed/2 bath unit and 3 – 1 bed/1 bath units) on September 24, 2019; and

**WHEREAS**, the application was timely processed and brought before the Planning Commission for consideration on December 12, 2019, at which time the Planning Commission held a duly noticed public hearing, received oral comments, received public input, and received the staff report for the application and approved the project as proposed; and

**WHEREAS**, on December 18, 2019, Emily Renzel (appellant) timely filed an appeal of the December 12, 2019 Planning Commission decision; and

**WHEREAS**, the City Council timely conducted a public hearing on January 21, 2020, to consider approval of a Site and Design Review (SDR 2019-03) for a mixed use development consisting of a restaurant, bar, and residential units (4; 3-1 bed/1 bath and 1-2 bed/2 bath) located at 107 Third Street (APN: 002-021-004); and

**WHEREAS**, City staff reviewed the application, made the required determinations under San Juan Bautista Municipal Code (SJBMC) Section 11-06-120(B) and, based on those determinations, followed the Appropriate Review Application Procedure in SJBMC Section 11-06-120(C)(5); and

**WHEREAS**, based upon the whole record before the City Council and in light of the proposed project situated at 107 Third Street (APN: 002-021-004) the City Council determined that the project is Categorically Exempt under CEQA Section 15331, “Historical Resource Restoration/Rehabilitation”, because the proposed project will restore/rehabilitate a designated historical building within the San Juan Bautista Historic District, in manner consistent with the Secretary of the Interior’s Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings”, and in compliance with the previously prepared historical report (2017).

**NOW, THEREFORE, BE IT RESOLVED**, that the City Council of the City of San Juan Bautista hereby approves the Categorical Exemption of Section 15331 of the CEQA Guidelines for a Site and Design Review Permit (SDR 2019-03) for a mixed use development, consisting of a restaurant, bar and 4 residential units, located at 107 Third Street (APN: 002-021-004), San Juan Bautista.

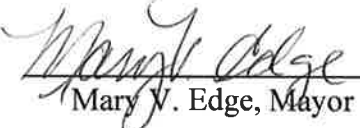
**PASSED AND ADOPTED** by the City Council of the City of San Juan Bautista on this 21<sup>st</sup> day of January, 2020, by the following vote:

**AYES:** DeVries, Freeman, Jordan, Flores, Edge

**NOES:** None

**ABSENT:** None

**ABSTAIN:** None

  
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Mary V. Edge, Mayor

**ATTEST:**  
  
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Trish Paetz, Deputy City Clerk