

# **ATTACHMENT NO. 1**

## **SUGGESTED FINDINGS OF APPROVAL**

### **ZONING TEXT AMENDMENT NO. 21-001**

#### **SUGGESTED FINDINGS FOR PROJECTS EXEMPT FROM CEQA:**

Zoning Text Amendment (ZTA) No. 21-001 is within the scope of the BECSP Program Environmental Impact Report No. 08-008 certified by the Planning Commission on December 8, 2009. In accordance with CEQA Guidelines Section 15162 and 15163, no subsequent EIR or supplement to the EIR need be prepared for this ZTA and no further environmental review or documentation is required.

#### **SUGGESTED FINDINGS FOR APPROVAL - ZONING TEXT AMENDMENT NO. 21-001:**

1. Zoning Text Amendment No. 21-001 to amend the Beach and Edinger Corridors Specific Plan (BECSP) to change the reviewing body from Planning Commission to Zoning Administrator for conditional use permits (CUP) for alcohol sales and service and clarify exemptions from CUP requirements is consistent with general land uses, programs, goals, and policies of the General Plan as follows:

##### **Land Use Element:**

Goal LU-11 – Commercial land uses provide goods and services to meet regional and local needs.

Policy LU-11(A) – Encourage a variety of commercial uses that cater to local and regional demand to create an environment that meets resident needs and increases the capture of sales tax revenues.

Goal LU-13 – The city provides opportunities for new businesses and employees to ensure a high quality of life and thriving industry.

The proposed ZTA will reduce the processing time of CUPs for alcohol sales and service, which could encourage the establishment of new businesses, job creation, and increase sales tax revenues. Its scope will not affect General Plan land uses or programs

2. Zoning Text Amendment No. 21-001 is compatible with the uses authorized in, and the standards prescribed for, the zoning district for which it is proposed because it does not propose any new land uses or revise development standards.
3. A community need is demonstrated for the change proposed because the ZTA will reduce the processing time of CUPs for alcohol sales and service, which could encourage the establishment of new businesses, job creation, and increase sales tax revenues.

4. Its adoption will be in conformity with public convenience, general welfare and good zoning practice because the ZTA will reduce the processing time of CUPs for alcohol sales and service while still maintaining a requirement for a public hearing to provide for public participation. Clarifying exemptions from CUP requirements will facilitate land use review and the application of the zoning code.