

RESOLUTION NO. 2017-\_\_\_\_\_

A RESOLUTION OF THE COUNCIL OF THE CITY OF FRESNO, CALIFORNIA INITIATING A TEXT AMENDMENT TO TABLES 15-1002, 15-1102 AND 15-1202 OF THE FRESNO MUNICIPAL CODE PURSUANT TO FRESNO MUNICIPAL CODE SECTION 15-5803-A, RELATING TO MULTI-UNIT RESIDENTIAL USES

WHEREAS, on December 3, 2015, the Council of the City of Fresno, (Council) voted to adopt Ordinance Bill No. B-43, adding Chapter 15 to the Fresno Municipal Code, which is a comprehensive update to the City's Zoning Ordinance and is referred to as the "Citywide Development Code"; and,

WHEREAS, the Citywide Development Code sets forth development standards and use requirements for various uses within the City; and,

WHEREAS, multi-unit residential uses in certain zone districts may require conditions unique to their proposed locations and features; and

WHEREAS, the Council desires to amend the requirements for multi-unit residential uses in certain zone districts so the City may consider the unique features of each multi-unit residential proposal and require conditions if needed; and

WHEREAS, requiring a Conditional Use Permit (CUP) for multi-unit residential uses is the procedural mechanism that allows the City to impose conditions when necessary.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Fresno as follows:

1. The Council, pursuant to Fresno Municipal Code Section 15-5803-A, hereby initiates an amendment to Fresno Municipal Code Tables 15-1002, 15-1102,

Date Adopted: \_\_\_\_\_  
Date Approved: \_\_\_\_\_  
Effective Date: \_\_\_\_\_  
City Attorney Approval: \_\_\_\_\_

Resolution No. \_\_\_\_\_

and 15-1202, and any relevant adjacent sections of the Fresno Municipal Code, relating to multi-unit residential uses.

2. The Council directs staff to prepare a Text Amendment proposing to require a CUP for multi-unit residential uses in the following Zone Districts: RM-1, RM-2, RM-3, NMX, CMX, RMX, CMS, and CR. The Text Amendment shall be prepared along with an appropriate environmental assessment consistent with the requirements of the California Environmental Quality Act.

3. The Council directs staff to exclude the Downtown Districts, including DTC, DTG, DTN, and DTN-AH from this Text Amendment, generally located as depicted in Exhibit A.

4. The Council further directs staff to bring the Text Amendment before the Airport Land Use Commission for review within thirty-one days (or as soon thereafter as environmental review under CEQA may be legally completed) of the effective date of this Resolution, before the Planning Commission for review within thirty days of it being reviewed by the Airport Land Use Commission, and back before the Council for consideration within thirty days of the Planning Commission's review.

\* \* \* \* \*

STATE OF CALIFORNIA )  
COUNTY OF FRESNO ) ss.  
CITY OF FRESNO )

I, YVONNE SPENCE, City Clerk of the City of Fresno, certify that the foregoing resolution was adopted by the Council of the City of Fresno, California, at a regular meeting held on the \_\_\_ day of \_\_\_\_\_, 2017 by the following vote:

AYES :  
NOES :  
ABSENT :  
ABSTAIN :

Mayor Approval: \_\_\_\_\_, 2017  
Mayor Approval/No Return: \_\_\_\_\_, 2017  
Mayor Veto: \_\_\_\_\_, 2017  
Council Override Vote: \_\_\_\_\_, 2017

YVONNE SPENCE, CMC  
City Clerk

By: \_\_\_\_\_  
Deputy

APPROVED AS TO FORM:  
DOUGLAS T. SLOAN  
City Attorney

By: \_\_\_\_\_  
TALIA KOLLURI-BARBICK  
Supervising Deputy City Attorney

Date: \_\_\_\_\_

Attachment "A" – Downtown Districts Excluded

TKB:nd (74033nd/TKB)