

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PLEASANTON
APPROVING THE APPLICATION OF MIDPEN HOUSING CORPORATION FOR
PLANNED UNIT DEVELOPMENT (PUD) DEVELOPMENT PLAN APPROVAL, AS
FILED UNDER CASE PUD-101**

WHEREAS, MidPen Housing Corporation has applied for Planned Unit Development plan approval to construct 185 senior apartment units and related site improvements on an approximately 6.43 acre site located at 240 and 251 Kottinger Drive, 4138 Vineyard Avenue, and 4133 Regalia Court (“the Project”); and

WHEREAS, zoning for the property is Planned Unit Development – High Density Residential (PUD-HDR); and

WHEREAS, the Planning Commission adopted Resolution PC-2014-19, determining that the proposed development plan is appropriate for the site, making findings, and recommending to the City Council that PUD-101 be approved; and

WHEREAS, on May 20, 2014, the City Council held a duly noticed public hearing on this application and considered all public testimony, agenda reports, and related materials, and the recommendations of City staff and the Planning Commission; and

WHEREAS, the City Council determined the Mitigated Negative Declaration prepared for the proposed Project adequately mitigates all project-related environmental impacts to a less than significant level. Therefore, the Mitigated Negative Declaration can be issued in conformance with the California Environmental Quality Act (CEQA); and

WHEREAS, the Pleasanton City Council finds that the proposed PUD development plan is consistent with the City’s General Plan and purposes of the PUD ordinance, and by this reference adopts and reaffirms all of the considerations and findings set forth in Planning Commission Resolution PC-2014-19.

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON
DOES HEREBY ORDAIN AS FOLLOWS:**

Section 1. Approves Case PUD-101, the application of MidPen Housing Corporation for a Planned Unit Development plan to construct 185 senior apartment units and related site improvements on an approximately 6.43 acre site located at 240 and 251 Kottinger Drive, 4138 Vineyard Avenue, and 4133 Regalia Court, subject to the conditions as shown in Exhibit A attached hereto and made part of this ordinance by this reference, and the plans on file in the Community Development Department.

Section 2. A summary of this ordinance shall be published once within fifteen (15) days after its adoption in “The Valley Times”, a newspaper of general circulation

published in the City of Pleasanton, and the complete ordinance shall be posted for fifteen (15) days in the City Clerk's Office within fifteen (15) days after its adoption.

Section 3. This ordinance shall be effective thirty (30) days after its passage and adoption.

The foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Pleasanton on May 20, 2014, by the following vote:

Ayes:
Noes:
Absent:
Abstain:

Jerry Thorne, Mayor

ATTEST:

Karen Diaz, City Clerk

APPROVED AS TO FORM:

Jonathan P. Lowell, City Attorney