

ORDINANCE NO.

ORDINANCE APPROVING A DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROCKLIN AND SIERRA JOINT COMMUNITY COLLEGE DISTRICT, EVERGREEN SIERRA EAST LLC, CRESLEIGH HOMES CORPORATION, AND USA PROPERTIES, INC., RELATIVE TO THE DEVELOPMENT KNOWN AS THE COLLEGE PARK PROJECT

(College Park / DA2022-0001)

The City Council of the City of Rocklin does resolve as follows:

Section 1. The City Council of the City of Rocklin finds and determines that:

A. An Environmental Impact Report prepared for this project has been certified via City Council Resolution No. [REDACTED].

B. The Development Agreement is consistent with and implements the objectives, policies, general land uses, and programs specified in the General Plan, including the Housing Element. The project is consistent with the land uses proposed by the concurrent General Plan Amendment (GPA2017-0001);

C. The Development Agreement is compatible with the land uses authorized in and the regulations prescribed by the proposed General Development Plan and Rezone (PDG2022-0006 and Z2017-0001);

D. The Development Agreement is in conformity with the public convenience, general welfare, and good land use practices;

E. The Development Agreement will not be detrimental to the health, safety, and welfare of persons residing in the immediate area, nor be detrimental or injurious to property or persons in the general neighborhood or to the general welfare of residents of the city as a whole;

F. The Development Agreement will not adversely affect the orderly development of property or the preservation of property, on or off the project site. The Development Agreement will work with the concurrent General Plan Amendment (GPA2017-0001), General Development Plan (PDG2022-0006) and Rezone (Z2017-0001) to establish land use designations, development standards, and zoning districts for the subject property in order to facilitate orderly development of the property.

Section 2. The City Council of the City of Rocklin hereby approves the proposed Development Agreement by and between the City of Rocklin and Sierra Joint Community College District, Evergreen Sierra East, LLC, Cresleigh Homes Corporation,

and USA Properties, Inc., relative to the development known as the College Park project, in the form as shown on Exhibit A, attached hereto and incorporated by reference herein.

Section 3. The City Council of the City of Rocklin hereby directs the Mayor to sign the Proposed Development Agreement By and Between the City of Rocklin Sierra Joint Community College District, Evergreen Sierra East, LLC, Cresleigh Homes Corporation, and USA Properties, Inc., relative to the development known as the College Park project on behalf of the City of Rocklin after the effective date of the ordinance (per RMC 17.92.130) and directs the City Clerk to record said document with the Placer County Recorder.

Section 4. Effective Date. This ordinance shall take effect thirty (30) days after the day of its adoption.

Section 5. Publication. Within 15 days of passage of this ordinance, the City Clerk shall cause the full text of the ordinance, a summary of the ordinance, or an advertisement of the ordinance to be published in a newspaper of general circulation, with the names of those City Councilmembers voting for and against the ordinance, in accordance with Government Code section 36933.

INTRODUCED at a regular meeting of the City Council of the City of Rocklin held on December 6, 2022, by the following vote:

AYES: Councilmembers:

NOES: Councilmembers:

ABSENT: Councilmembers

ABSTAIN: Councilmembers

PASSED AND ADOPTED at a regular meeting of the City Council of the City of Rocklin held on _____, 20__, by the following vote:

AYES: Councilmembers:

NOES: Councilmembers:

ABSENT: Councilmembers:

ABSTAIN: Councilmembers:

, Mayor

ATTEST:

Hope Ithurnburn, City Clerk

First Reading:
Second Reading:
Effective Date:

Exhibit A