

**ORDINANCE 2015-03**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SAN  
JUAN BAUTISTA PRE-ZONING A 1.63 ACRE PARCEL  
OF LAND SITUATED AT 600 LASUEN DRIVE  
(APN 012-140-027)**

**WHEREAS**, the City Council conducted a public hearing on the pre-zoning of the 1.63 acre parcel of land on December 16, 2014, and

**WHEREAS**, the City Council has received a recommendation from the Planning Commission to pre-zone a parcel of land for annexation into the City of San Juan Bautista, and

**WHEREAS**, the City Council reviewed and received the staff report describing the land and the public services available to the property necessary for the annexation of the parcel into the City of San Juan Bautista, and

**WHEREAS**, the City Council finds that the property is non contiguous to the existing city boundary but public utilities and services are available to serve the property, and

**WHEREAS**, the City Council has determined that the non contiguous parcel is within the sphere of influence of the City of San Juan Bautista and is occupied with existing public facilities necessary for the public safety and welfare of the city and its citizens, and

**WHEREAS**, the City Council determines that the pre-zoning of the parcel to the zoning classification of public facilities (PF) is consistent with the present use and upon annexation into the city limits the parcel as pre-zoned will be consistent with the 1998 General Plan, and

**WHEREAS**, the City Council finds that the pre-zoning is categorically exempt under CEQA Guidelines Section 15319 because the annexation consists of individual small parcels of the minimum size for those facilities which are included in Section 15303 of the CEQA Guidelines.

**NOW, THEREFORE, BE IT RESOLVED**, that the City Council of the City of San Juan Bautista hereby pre-zones to a zoning classification of public facility the 1.63 acre parcel of land being more particularly described as follows.

Being a portion of Lot IX of the Rancho San Antonio according to the map thereof recorded November 16, 1874 in Volume 1 of Maps, page 63, San Benito County Records, and a portion of Out Lot 20 of the Town of San Juan Bautista according to Smith's Map thereof filed January 8, 1870 in Volume 1 of Maps, page 41, San Benito County Records, bounded and more particularly described as follows;

Beginning at a point that bears South 35° 53' 55" West, 63.22 feet and North 54° 06'05" West, 40.00 feet from the most northerly corner of that certain Parcel 1 according to the Parcel Map thereof recorded July 12, 1972 in Book 1 of Parcel Maps, page 17, San Benito County Records; thence from said point of beginning and running along a parallel line of the northwesterly line of Parcel 1 of said Parcel Map which lies a distance of 40 feet measured at right angles, northwesterly of the northwest line of said Parcel 1, thence South 35° 55'55" West, 69.43 feet; thence South 85° 41'02" West, 263.93 feet; thence North 56° 51'04" West, 129.97 feet; thence North 30° 12'42" East, 295.10 feet; thence South 56° 51'04" East, 224.68 feet; thence South 30° 12'42" West, 160.81 feet; thence North 85° 41' 02" East, 157.47 feet to the point of beginning. Containing 1.63 acres more or less.

**THE FOREGOING ORDINANCE** was first read at a meeting of the San Juan Bautista City Council on the 16<sup>th</sup> day of December, 2014, and was adopted at a regular meeting of the San Juan Bautista City Council on the 20th day of January, 2015, by the following vote:

**AYES:**        **Boch, Edge, Martorana, West, Lund**

**NOES:**        **None**

**ABSENT:**     **None**

**ABSTAIN:**   **None**

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Mayor Robert Lund

**ATTEST:**

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Connie Schobert, City Clerk