

ORDINANCE NO.

1
2 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
3 OCEANSIDE AMENDING ZONING REGULATIONS FOR
4 PROJECTS EXCEEDING THE CITY'S BASE DENSITY
5 ALLOWANCES AND RESERVING UNITS FOR LOW AND
6 MODERATE-INCOME HOUSEHOLDS IN ACCORDANCE
7 WITH THE CITY'S INCLUSIONARY HOUSING STANDARDS –
8 REGULATORY CONCESSIONS FOR PROJECTS EXCEEDING
9 BASE DENSITY ALLOWANCES AND MEETING SPECIFIED
10 INCLUSIONARY HOUSING STANDARDS

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12 WHEREAS, the City Council has determined that provisions of the City's Inclusionary
13 Housing Ordinance (City Code Chapter 14C) and the Zoning Ordinance should be modified in
14 order to: 1) establish new inclusionary housing standards for projects that exceed the City's
15 base density allowances; 2) provide a broader range of options for meeting inclusionary housing
16 standards; and 3) grant regulatory concessions to encourage inclusionary housing in conjunction
17 with projects exceeding the City's base density allowances; and

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19 WHEREAS, regulatory concessions to encourage inclusionary housing in conjunction
20 with projects that exceed the City's base density allowances require amendment of the City's
21 residential zoning standards; and

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23 WHEREAS, on December 10, 2012, the Planning Commission of the City of Oceanside
24 held a duly-advertised public hearing to consider said amendments, and heard and considered
25 written and oral testimony regarding said amendments, and voted 5-0 to recommend City
26 Council approval of said amendments; and

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28 WHEREAS, on January 16, 2013, the City Council of the City of Oceanside held a duly-
advertised public hearing to consider Zone Amendment ZA13-00001 and Local Coastal
Program Amendment LCPA13-00001, and the recommendation of the Planning Commission
thereon, and heard and considered written and oral testimony regarding the proposed Zone
Amendment; and

WHEREAS, based upon such evidence, testimony and staff reports, this Council finds
that Zone Amendment ZA13-00001 and Local Coastal Plan Amendment LCPA13-00001
conform to the General Plan and Local Coastal Program of the City of Oceanside.

1 NOW, THEREFORE, the City Council of the City of Oceanside does ordain as follows:

2 SECTION 1. Zone Amendment ZA13-00001 establishing the text of (i) the 1986 Zoning
3 Ordinance for properties within the Coastal Zone and outside of the Downtown District and (ii)
4 the 1992 Zoning Ordinance for properties outside the Coastal Zone and within the Downtown
5 District, as specified in Exhibits "A" (Articles 10 and 31) and "B" (Article 5, 7, 17, 27 and 32),
6 is hereby adopted, and the City Clerk is hereby directed to amend the 1986 and 1992 Zoning
7 Ordinances as specified by this ordinance.

8 SECTION 2. Severability. If any section, sentence, clause or phrase of this ordinance is
9 for any reason held to be invalid or unconstitutional by a decision of any court of competent
10 jurisdiction, such decision shall not affect the validity of the remaining portions of this
11 ordinance. The City Council hereby declares that it would have passed and adopted this
12 ordinance and each section, sentence, clause or phrase thereof, irrespective of the fact that any
13 one or more sections, subsections, sentences, clauses or phrases be declared invalid or
14 unconstitutional.

15 SECTION 3. The City Clerk of the City of Oceanside is hereby directed to publish this
16 ordinance, or the title hereof as a summary, pursuant to state statute, once within fifteen (15)
17 days after its passage in the North County Times, a newspaper of general circulation published
18 in the City of Oceanside.

19 SECTION 4. This ordinance shall take effect and shall be in force on properties outside
20 of the Coastal Zone on the thirtieth (30th) day from and after its final passage, and within the
21 Coastal Zone, upon Coastal Commission certification of Local Coastal Plan Amendment
22 LCPA13-00001.

23 INTRODUCED at a regular meeting of the City Council of the City of Oceanside,
24 California, held on the 16th day of January, 2013 and, thereafter,

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1 PASSED AND ADOPTED at a regular meeting of the City Council of the City of
2 Oceanside, California, held on the __th day of __, 2013, by the following vote:

- 3 AYES:
- 4 NAYS:
- 5 ABSENT:
- 6 ABSTAIN:

7 MAYOR OF THE CITY OF OCEANSIDE

8
9 ATTEST:

APPROVED AS TO FORM:

10
11 CITY CLERK

Bonnie Samilton, ASST.
11 CITY ATTORNEY

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