

**ORDINANCE NO. \_\_\_\_\_**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA HABRA ADDING CHAPTER 5.26 "SHORT- TERM RESIDENTIAL RENTALS", TO TITLE 5 "BUSINESS LICENSES AND REGULATIONS"; THE ADDITION OF SECTION 1.08.020(A) OF "SECTION 5.26.010 VIOLATION – NUISANCE" TO TITLE 1 "GENERAL PROVISIONS"; AND ZONE CHANGE 21-04 AMENDING TITLE 18 "ZONING" BY ADDING CHAPTER 18.08.140 "SHORT-TERM RESIDENTIAL RENTALS" AS PER EXHIBIT A

The City Council of the City of La Habra does hereby resolve as follows:

Section 1. The City Council does hereby find and determine that:

- a. The City staff initiated proceedings to add Chapter 5.26 "Short-term Residential Rentals" to Title 15 "Business Licenses and Regulations" of the La Habra Municipal Code as per Exhibit A.
- b. The City staff initiated proceedings to add to Section 1.08.020(A) "Section 5.26.010 Violation – Nuisance" of Title 1 "General Provisions" to the La Habra Municipal Code.
- c. The City staff initiated proceedings to amend Title 18 "Zoning" by adding Chapter 18.08.140 "Short-term Residential Rentals" to the La Habra Municipal Code as follows:

**18.08.140 SHORT-TERM RESIDENTIAL RENTALS**

A short-term residential rental is a permitted use in the following zones only upon this issuance of an operating permit/license by the City pursuant to Chapter 5.26 of the La Habra Municipal Code:

R-1a	One-family zone
R-1b	One-family zone
R-1c	One-family zone
R-2	Two-family zone
R-3	Limited multiple-family zone
R-4	Multiple-family dwelling zone
R-5	Multiple-family dwelling zone
R-6	Multiple-family dwelling zone
R-7	Multiple-family dwelling zone
SP-1	La Habra Boulevard Specific plan

- d. These proposed amendments are exempt from the California Environmental Quality Act pursuant to Section 15061(b)(3) of the California Environmental Quality Act guidelines which covers activities with no possibility of having a significant effect on the environment.

- f. The Planning Commission held a noticed public hearing on June 28, 2021 to consider the addition of Chapter 5.26 “Short-term Residential Rentals”, to Title 5 “Business Licenses and Regulations”; the addition of Section 1.08.020(A) of “Section 5.26.010 Violation – Nuisance” to Title 1 “General Provisions” and Zone Change 21-04 amending Title 18 “Zoning” by adding Chapter 18.08.140 “Short-term Residential Rentals” as per Exhibit A. The Planning Commission, after considering all the written and oral evidence offered including the staff report and all attachments, recommended that the City Council not approve the proposed code amendments.
- g. The City Council held a noticed public hearing on August 2, 2021 to consider the addition of Chapter 5.26 “Short-term Residential Rentals”, to Title 5 “Business Licenses and Regulations”; the addition of Section 1.08.020(A) of “Section 5.26.010 Violation – Nuisance” to Title 1 “General Provisions” and Zone Change 21-04 amending Title 18 “Zoning” by adding Chapter 18.08.140 “Short-term Residential Rentals” as per Exhibit A. The City Council, after considering all the written and oral evidence offered including the staff report and all attachments, approved the proposed code amendments.

Section 2 The City Council further determines that:

- a. The public necessity, convenience, general welfare and good zoning practices justify the proposed amendments to the Title 1, Title 5 and Title 18 of the La Habra Municipal Code.
- b. The City Council hereby determines that the proposed amendments are consistent with the goals and objectives of the La Habra General Plan 2035.

Section 3. Based upon the foregoing, that the City Council of the City of La Habra does hereby approve an Ordinance amending the La Habra Municipal Code, including: the addition of Chapter 5.26 “Short-term Residential Rentals”, to Title 5 “Business Licenses and Regulations”; the addition of Section 1.08.020(A) of “Section 5.26.010 Violation – Nuisance” to Title 1 “General Provisions” and Zone Change 21-04 amending Title 18 “Zoning” by adding Chapter 18.08.140 “Short-term Residential Rentals” as per Exhibit A.

**PASSED, APPROVED AND ADOPTED** this \_\_\_\_\_ day of August, 2021.

\_\_\_\_\_  
Rose Espinoza, Mayor

Attest:

\_\_\_\_\_  
Laurie Swindell, CMC  
City Clerk

STATE OF CALIFORNIA )  
COUNTY OF ORANGE ) SS.  
CITY OF LA HABRA )

I, Laurie Swindell, CMC, City Clerk of the City of La Habra, do hereby certify that the above and foregoing is a true and correct copy of Ordinance No. \_\_\_\_\_ introduced at a regular meeting of the City Council of the City of La Habra held on the 2<sup>nd</sup> day of August, 2021, and was thereafter adopted at a regular meeting held on the \_\_\_\_\_ of August, 2021, by the following vote:

AYES: COUNCILMEMBERS:  
NOES: COUNCILMEMBERS:  
ABSENT: COUNCILMEMBERS:  
ABSTAIN: COUNCILMEMBERS:

Said ordinance has been published or posted pursuant to law.

Witness my hand and the official seal of the City of La Habra this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Laurie Swindell, CMC  
City Clerk