

RESOLUTION NO. 2025-76-3664

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF IRWINDALE ADOPTING GENERAL PLAN AMENDMENT NO. 03-2025, TO ADOPT THE IRWINDALE HOUSING ELEMENT FOR THE 2021-2029 PLANNING PERIOD IN COMPLIANCE WITH STATE HOUSING ELEMENT LAW, AND FIND THE PROJECT CONSISTENT WITH THE FINAL PROGRAM ENVIRONMENTAL IMPACT REPORT (FPEIR) (SCH# 2023120387) PREPARED FOR THE PROJECT PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AS SET FORTH HEREIN AND MAKING FINDINGS IN SUPPORT THEREOF

A. RECITALS.

- (i) The City of Irwindale, 5050 Irwindale Avenue, Irwindale, CA 91706, acting as the Applicant, has initiated the request for a General Plan Amendment (GPA No. 03-2025) to adopt the 2021-2029 Housing Element. (This GPA is being processed concurrently with General Plan Amendment Nos. 04-2025, 05-2025, and 06-2025, Zone Ordinance Amendment No. 05-2025, Zone Change Nos. 05-2025, 06-2025, 07-2025, 08-2025, and 09-2025); and
- (ii) Pursuant to Government Code Section 65302, the General Plan includes eight mandatory elements, including the Housing Element; and
- (iii) State law requires that the City Council adopt a Housing element for the eight-year period 2021-2029 to accommodate the City of Irwindale Regional Housing Needs Allocation (RHNA) of 119 housing units, comprised of 36 very-low income units, 11 low income units, 17 moderate income units, and 55 above moderate income units; and
- (iv) The Housing Element must be adopted to comply with state law, accommodate the City's Regional Housing Needs Allocation, affirmatively further fair housing, and facilitate and encourage a variety of housing types for all income levels, including multifamily housing; and
- (v) The City has prepared the 2021-2029 Irwindale Housing Element for the sixth cycle planning period ("Housing Element") in compliance with state law; and
- (vi) General Plan Amendment No. 03-2025 amends the 2008 Irwindale General Plan by adopting the 2021-2029 Housing Element, labeled as Exhibit "A", attached hereto and made a part hereof, incorporating all revisions made to date, and repealing the 2013-2020 Housing Element in its entirety; and

- (vii) On April 7, 2022, a community workshop was held to provide an overview of the Housing Element and solicit community input; and
- (viii) On April 25, 2022, a joint City Council and Planning Commission Study Session was held on the Housing Element to solicit comments; and
- (ix) On May 25, 2022, a community workshop for the Housing Element was held to identify potential housing opportunity sites; and
- (x) On June 22, 2022 and July 13, 2022, City Council Study Sessions were held and direction was provided to staff and consultant on the housing opportunity sites for 2021-2029; and
- (xi) On November 10, 2022, a community workshop was held for the public review of the 2021-2029 draft Housing Element; and
- (xii) The City circulated the draft Housing Element for more than the required 30-day public review period, in compliance with Government Code Section 65583. The review period ran from November 9, 2022 to December 21, 2022. The draft Housing Element was available for review on the City's website, at City Hall, the Irwindale Public Library, and the Irwindale Community Development Department; and
- (xiii) The Planning Commission reviewed the draft Housing Element at the December 21, 2022 meeting and provided comments; and
- (xiv) On January 19, 2023, in accordance with Government Code Section 65585(b), the City submitted the draft Housing Element to the State Department of Housing and Community Development (HCD) for state mandated review; and
- (xv) On April 19, 2023, the City received a letter from HCD providing comments regarding the draft Housing Element; and
- (xvi) On March 4, 2024, the City submitted a revised draft Housing Element and response letter to HCD for its review; and
- (xvii) On May 3, 2024, the City Received a letter from HCD providing additional comments regarding the draft Housing Element; and
- (xviii) On August 1, 2024, HCD provided an Informal Preliminary Review to address comments from HCD; and
- (xix) A Draft Program Environmental Impact Report (DPEIR) was prepared by the City of Irwindale as the lead agency and circulated for the 45-day public review period from April 4, 2025 to May 19, 2025; and

- (xx) A Final Program Environmental Impact Report (FPEIR) and Mitigation Monitoring and Reporting Program were prepared for the Housing Element (SCH# 2023120387); and
- (xxi) The Planning Commission has considered proposed General Plan Amendment No. 03-2025 to adopt the 2021-2029 Housing Element; and
- (xxii) On July 30, 2025, the Planning Commission conducted a duly noticed public hearing, as required by law, on the Application and recommended that the City Council approve the General Plan Amendment, subject to the approval of a Resolution, which details the specific conditions under which the application is approved; and
- (xxiii) The City Council has considered proposed General Plan Amendment No. 03-2025 to adopt the 2021-2029 Housing Element; and
- (xxiv) On August 27, 2025, the City Council conducted a duly noticed public hearing, as required by law, on the proposed Application at which time oral and documentary evidence was introduced along with the written recommendation of the City of Irwindale City Council, received public testimony; and
- (xxv) All legal prerequisites to the adoption of this Resolution have occurred.

B. RESOLUTION.

NOW, THEREFORE, it is hereby found, determined and resolved by the City Council of the City of Irwindale as follows:

1. The City Council hereby specifically finds that all of the facts set forth in the Recitals, Part A, of this Resolution are true and correct and are true and correct and are incorporated herein by this reference.
2. Based upon substantial evidence presented to this City Council during the public hearing conducted with regard to this Application, including written staff reports and verbal testimony, and evidence in the City's record for the project, this City Council hereby specifically finds as follows:
 - a. That the proposed General Plan Amendment is in the public interest because the amendment will further the goals and policies of the General Plan Housing Element, to promote a mix of housing types and affordability throughout the city that meets the needs of existing and future residents, and promotes a diversity of household types and housing choices for residents of all ages and income levels.

- b. The proposed opportunity housing sites are physically suitable in terms of design, location, shape, size, topography, and the provision of public and emergency vehicle access, and are served by adequate size roadways and streets.
3. Pursuant to the authority and criteria contained in the California Environmental Quality Act (CEQA) of 1970, the City, as the Lead Agency, has analyzed the project and has prepared a Program Environmental Impact Report ("PEIR"). The Draft PEIR was circulated for public review for 45 days from April 4, 2025, through May 19, 2025. A copy of the Draft PEIR and Final PEIR was circulated through the State Clearinghouse (SCH# 2023120387), posted on the City's website, and was available at the Irwindale Public Library, City Clerk's Office, and the Community Development Department. The public review period for the Draft PEIR ended on May 19, 2025. A Final Environmental Impact Report and Mitigation Monitoring and Reporting Program was prepared on the proposed project, including the Draft EIR, comments received on the Draft PEIR and responses to those comments, revisions and corrections to the Draft PEIR made in response to comments received. Environmental documents can be found at: <https://www.irwindaleca.gov/570/Housing-Element-General-Plan-Update>. On August 27, 2025, the City Council adopted Resolution No. 2025-76-3664 certifying the Final PEIR, adopting findings of fact and a statement of overriding considerations, and adopting a mitigation and monitoring reporting program. The City Council finds that the Final PEIR adequately describes the Project and its potential impacts, as well as the impacts potentially resulting from the approval of General Plan Amendment 03-2025 for the purposes of CEQA review, and General Plan Amendment 03-2025 is consistent with the analysis of the Project within the FPEIR, Mitigation Monitoring and Reporting Program, Findings of Fact, and Statement of Overriding Considerations.
4. Based upon substantial evidence and testimony received at public hearing and the findings and conclusions set forth hereinabove, the Planning Commission hereby recommends the City Council adopt and approve proposed General Plan Amendment No. 03-2025 to adopt the 2021-2029 Housing Element attached herein as "Exhibit A".

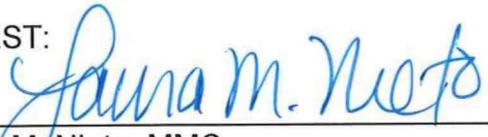
BE IT FURTHER RESOLVED THAT a copy of this resolution be transmitted to the City Council and to the Applicant.

The Secretary shall:

- a. Certify to the adoption of this Resolution; and
- b. Forthwith transmit a certified copy of this Resolution, by mail, to the Applicant at the address of record set forth in the Application.

PASSED, APPROVED AND ADOPTED this 27th day of August 2025.


Larry G. Burrola, Mayor

ATTEST: 

Laura M. Nieto, MMC
Chief Deputy City Clerk

STATE OF CALIFORNIA }
COUNTY OF LOS ANGELES } ss.
CITY OF IRWINDALE }

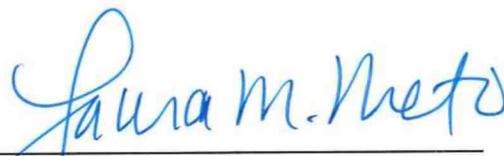
I, Laura M. Nieto, Chief Deputy City Clerk of the City of Irwindale, do hereby certify that the foregoing Resolution No. 2025-76-3664 was adopted at a regular meeting of the Irwindale City Council held on the 27th day of August 2025, by the following vote of the Council:

AYES: Councilmembers: Ambriz, Garcia, Ortiz, Mayor Burrola

NOES: Councilmembers: None

ABSENT: Councilmembers: Breceda

ABSTAIN: Councilmembers: None



Laura M. Nieto, MMC
Chief Deputy City Clerk

Exhibit:
A. Proposed Draft Housing Element 2021-2029

Exhibit "A"
to
Resolution No. 2025-76-3664
Draft Housing Element

<https://www.irwindaleca.gov/DocumentCenter/View/11730/Revised-Draft-Irwindale-HEU-7-22-25-redline-edits-since-11-2022-public-review-draft?bidId=>