



Desk Item

DATE: OCTOBER 20, 2022
TO: PLANNING COMMISSION
FROM: CARMELA CAMPBELL, ECONOMIC AND COMMUNITY
DEVELOPMENT DIRECTOR
SUBJECT: DRAFT HOUSING ELEMENT AMENDMENTS (ITEM 5.B.2)

Staff received questions/comments from Planning Commissioner Lew regarding the Draft Housing Element Amendments, currently under consideration as Agenda Item 5.B.2 of the October 20, 2022 Planning Commission meeting. The following are the questions/comments and staff's responses (in *red italics*).

Commissioner Lew Comments

1. *Attachment 1, 2, 3, and 4 (all Resolutions):* Whereas, 3rd line – “Areas” should be “Area.” Please make corrections.

The error is noted and will be corrected prior to the Resolutions being finalized for signature.

2. *Attachment 1, Exhibit A (Draft Addendum):* Pages 1-1 and 3-16 – the source shown under Table 3-1 should be corrected to show “Association of Bay Area Governments”; the addition of “Council of” is incorrect.

The error is noted and the correction is reflected in the attached revised Addendum.

3. *Attachment 1, Exhibit A (Draft Addendum):* Page 3-24, 2nd bullet restates Policy M-4.11 regarding support for the East-West Connector. Since the East-West Connector will be replaced with the Quarry Lakes Parkway, should the reference to the East-West Connector be replaced with the Quarry Lakes Parkway? I believe continuing to refer to the East-West Connector will add to the confusion as to the type of roadway (freeway or street) being planned

This error is noted and the correction is reflected in the attached revised Addendum.

4. *Attachment 3, Exhibit B [and A] (Zoning Text Amendments):* Page 5 – the first appearance of Section 18.27.070 regarding “Walls, fences, and hedges” should be renumbered to “18.27.060” and the second appearance of Section 18.27.070 regarding “Minimum site area” should be moved down two lines to form a separate paragraph.

The error is noted and will be corrected prior to City Council consideration.

5. *Attachment 3, Exhibit B [and A] (Zoning Text Amendments):* Page 33, top of page, paragraph K – how long will the City allow the installation of wood burning appliances and gas fireplaces? Electric appliances for heating and cooking appear to be better for the environment.

This is existing Zoning Ordinance language not proposed for alteration related to the Draft Housing Element Amendments. The City’s Climate Action Plan is scheduled to be updated starting in mid to late 2023, and goals and policies related to the City’s long-term emission reduction strategies will be evaluated as part of that project.