



Planning Commission

FINAL MINUTES OF THE SPECIAL PLANNING COMMISSION MEETING July 14, 2021

The meeting was called to order at 7:04 p.m.

Location: Virtual meeting via Zoom

1. ROLL CALL:

Commissioners Present: Benjamin Beach, Barnali Ghosh, Savlan Hauser, Robb Kapla, Mary Kay Lacey, Chip Moore, Alfred Twu, Jeff Vincent, and Brad Wiblin.

Commissioners Absent: None.

Staff Present: Secretary Alene Pearson, Katrina Lapira, Shannon Allen, and Jordan Klein.

2. ORDER OF AGENDA: No changes.

3. PUBLIC COMMENT PERIOD: 0

4. PLANNING STAFF REPORT:

- City Council Meetings
 - June 15 – Council received the Planning Commission Work Plan
 - July 13 –
 - PDA and Regional Early Action Planning Grants – *Accepted*
 - Re-Zone Five Adeline Corridor Parcels – *Unanimous Approval*
 - Presentation: General Plan and Annual Progress Report
 - Local ADU Ordinance re-scheduled for *September 28*
 - July 27-
 - JSISHL's Recommendation

Information Items:

- April 28, 2021 Housing Element Update Memo to City Council

Communications:

- None.

Late Communications: *See agenda for links.*

- Supplemental Packet One
- Supplemental Packet Two

- Supplemental Packet Three

5. CHAIR REPORT:

- Introduction of Planning Commissioners

6. COMMITTEE REPORT: Reports by Commission committees or liaisons. In addition to the items below, additional matters may be reported at the meeting.

- None.

7. APPROVAL OF MINUTES:

Motion/Second/Carried (Wiblin/Ghosh) to approve the Planning Commission Meeting Minutes from June 2, 2021

Ayes: Beach, Ghosh, Hauser, Kapla, Moore, Vincent, and Wiblin. Noes: None. Abstain: Lacey and Twu. Absent: None. (7-0-2-0)

8. FUTURE AGENDA ITEMS AND OTHER PLANNING:

- Planning Commission
 - September 1 – Public Hearing: BART zoning regulations
 - September 15 – Yom Kippur (no meeting)

AGENDA ITEMS

9. Action: Elect Planning Commission Vice Chair

Motion/Second/Carried (Ghosh/Vincent) to elect Commissioner Hauser as the Planning Commission Vice Chair.

Ayes: Beach, Ghosh, Hauser, Kapla, Lacey, Moore, Twu, Vincent, and Wiblin. Noes: None. Abstain: None. Absent: None. (9-0-0-0)

Public Comments: 0

10. Action: Elect Planning Commission Representative to the BART CAG

Motion/Second/Carried (Beach/Lacey) to elect Commissioner Moore as the Planning Commission representative to the BART CAG.

Ayes: Beach, Kapla, Lacey, Moore, and Twu. Noes: Hauser, Vincent, and Wiblin. Abstain: Ghosh. Absent: None. (5-3-1-0)

Public Comments: 8

11. Public Hearing: Workshop Regarding the Proposed Community Benefits Package for the Bayer HealthCare LLC Development Agreement (DA)

After the staff and consultant presentation, the Commission and the public provided comment on the Proposed Community Benefits Package for the Bayer HealthCare LLC Development Agreement. The Bayer community benefits proposal allocates funds into three categories: STEM/ career technical education, affordable housing, and community infrastructure investments and resiliency programs.

Motion/Second/Carried (Twu/Vincent) to close the public hearing on the Workshop Regarding the Proposed Community Benefits Package for the Bayer HealthCare LLC Development Agreement (DA) at 9:23pm.

Ayes: Beach, Ghosh, Hauser, Kapla, Lacey, Moore, Twu, Vincent, and Wiblin. Noes: None. Abstain: None. Absent: None. (9-0-0-0)

Public Comments: 12

Motion/Second/Carried (Ghosh/Vincent) to adjourn the Planning Commission meeting at 9:54pm.

Ayes: Beach, Ghosh, Hauser, Kapla, Lacey, Moore, Twu, Vincent, and Wiblin. Noes: None. Abstain: None. Absent: None. (9-0-0-0)

Members in the public in attendance: 40

Public Speakers: 20 speakers

Length of the meeting: 2hr 50 minutes



Alene Pearson
Planning Commission Secretary