



Planning Commission

1 **DRAFT MINUTES OF THE REGULAR PLANNING COMMISSION MEETING**
2 **APRIL 15, 2026**

3 The meeting was called to order at 6:34 p.m.

4 **Location:** South Berkeley Senior Center, 2939 Ellis Street, Berkeley, CA 94703

5 • **ROLL CALL:**

6 **Commissioners Present:** Emily Marthinsen, Savlan Hauser, Jeff Vincent, Blaine Merker,
7 Christina Oatfield, Angela Wang, Alfred Twu

8 **Commissioners Absent:** Charles Kahn, Darrell Owens.

9 **Staff Present:** Secretary Justin Horner, Clerk Faye Messner, Joshua Muller, Branka
10 Tartarevic

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12 • **LAND ACKNOWLEDGEMENT**

13 The City of Berkeley recognizes that the community we live in was built on the territory of
14 xučyun (Huchiun (Hooch-yoon)), the ancestral and unceded land of the Chochenyo (Cho-
15 chen-yo)-speaking Ohlone (Oh-low-nee) people, the ancestors and descendants of the
16 sovereign Verona Band of Alameda County. This land was and continues to be of great
17 importance to all of the Ohlone Tribes and descendants of the Verona Band. As we begin
18 our meeting tonight, we acknowledge and honor the original inhabitants of Berkeley, the
19 documented 5,000-year history of a vibrant community at the West Berkeley Shellmound,
20 and the Ohlone people who continue to reside in the East Bay. We recognize that Berkeley's
21 residents have and continue to benefit from the use and occupation of this unceded stolen
22 land since the City of Berkeley's incorporation in 1878. As stewards of the laws regulating
23 the City of Berkeley, it is not only vital that we recognize the history of this land, but also
24 recognize that the Ohlone people are present members of Berkeley and other East Bay
25 communities today. The City of Berkeley will continue to build relationships with the Lisjan
26 Tribe and to create meaningful actions that uphold the intention of this land
27 acknowledgement.

28 • **PUBLIC COMMENT ON ITEMS NOT ON THE AGENDA: 3**

29 • **ORDER OF AGENDA:** No change

30 • **CHAIRPERSON REPORT:**

31 • None

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33 • **AD HOC SUBCOMMITTEES AND LIASON COMMENTS**

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- **COMMISSIONER ANNOUNCEMENTS**

- None

- **STAFF ANNOUNCEMENTS**

- **Upcoming PC Meeting Items:**

- **May 6**

- 1. Corridors Rezoning

- **June 3**

- 1. San Pablo Specific Plan Public Hearing

- **July 1**

- 1. Ashby BART: West Lot Objective Development Standards, Part 1

- **September 2**

- 1. Ashby BART: West Lot Objective Development Standards, Part 2

- **Upcoming City Council Items:**

- April 28: SLTE 2026, 5th Street Rezoning

9. APPROVAL OF MINUTES:

Motion/Second (Merker/Hauser) to approve the Planning Commission Meeting Minutes from the March 18, 2026.

Ayes: Marthinsen, Hauser, Vincent, Twu, Wang, Oatfield and Merker. Noes: None. Abstain: None. Absent: Kahn, Owens (7-0-0-2). Motion passed.

10. ACTION AND DISCUSSION ITEMS

A. Housing Development Bills SB 79 and AB 983

Associate Planners Branka Tatarevic and Joshua Muller presented Housing Development Bills SB 79 and AB 983. Commissioners took public comments, asked questions and made comments including but not limited to: eligibility of parcels and transit facilities, providing affordable units and application of affordability requirements, potential development and implementation timelines of a Local TOD Alternative Plan, taking no action regarding SB 79 implementation.

Public Comments: 8

B. Objective Design Standards Discussion

Chair Marthinsen introduced the discussion regarding examples and precedents of existing objective design standards, including specific examples within Berkeley’s Zoning Code. The Commissioners took public comment, asked questions and made comments including but not

72 limited to: commissioner experience with objective design standards, appropriate priorities for
73 potential standards, building element focuses for potential standards, contextual character of the
74 City's neighborhoods, appropriate scale of evaluation for potential standards, potential use of
75 consultants, simplicity of potential standards, historical context regarding objective design
76 standards laws.

77 **Public Comments: 8**

78 **11. INFORMATION ITEMS**

79 2025 Housing Element and General Plan Annual Progress Reports

80 **12. CORRESPONDENCE**

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82 **13. NEXT COMMISSION MEETING:**

- 83 • Regular Meeting of the Planning Commission: Wednesday May 6, 2026 at 6:30pm.

84 **14. ADJOURN**

85 Motions/Second (Vincent/Hauser) to adjourn the meeting at 8:29 pm.

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87 Ayes: Marthinsen, Hauser, Vincent, Twu, Wang, Oatfield and Merker. Noes: None. Abstain:
88 None. Absent: Kahn, Owens (7-0-0-2). Motion passed.

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90 **Members of the public in attendance: 14 in person, 6 on Zoom**

91 **Public Speakers: 11**

92 **Length of the meeting: 1 hour 55 min**