

## **Draft 2026 Annual Work Plan**

### **Planning Commission**

MEETING DATE	AGENDA ITEM/ISSUE
January 12	<ul style="list-style-type: none"><li>• Quarterly Review of General Plan Initiations</li><li>• Lower Density Residential Objective Design Standards (Study Issue CDD 20-01) (Study Session)</li></ul>
January 26	<ul style="list-style-type: none"><li>• Tenant Protections/Relocation Assistance</li></ul>
February 9	<ul style="list-style-type: none"><li>• Senate Bill (SB) 450 Updates to the Dual Urban Opportunity (DUO) Ordinance</li><li>• Fee Ordinance Updates in Response to SB 937/AB 1820/AB 2553</li></ul>
February 23	<ul style="list-style-type: none"><li>• Lower Density Residential Objective Design Standards (Study Issue CDD 20-01)</li></ul>
March 9	<ul style="list-style-type: none"><li>• SB 684/SB 1123 Ordinance (allows 10 units ministerially)</li><li>• Downtown Specific Plan Amendment</li></ul>
March 23	<ul style="list-style-type: none"><li>• Reasonable Accommodation Ordinance (Housing Element Program H31)</li></ul>
April 13	<ul style="list-style-type: none"><li>• Quarterly Review of General Plan Initiations</li><li>• BMR Inclusionary Housing Feasibility Study</li></ul>
April 27	<ul style="list-style-type: none"><li>• Housing Development Permit (Housing Element Program H20)/Zoning Code Revisions to Clarify Provisions for Supportive and Transitional Housing (Housing Element Program H23)</li></ul>
May 11	<ul style="list-style-type: none"><li>• Review Recommended Budget</li><li>• Open Space Element Update – SB 1425</li></ul>
<b>May 26, May 27, or canceled</b>	<ul style="list-style-type: none"><li>• <i>The meeting date of May 25, 2026, coincides with Memorial Day. Items will not be scheduled until it is confirmed that the meeting will be rescheduled or canceled.</i></li></ul>
June 8	<ul style="list-style-type: none"><li>• Evaluate the Minimum Parking Requirements for Residential Uses (Study Issue CDD 19-07)</li><li>• Review Park Dedication Fees (Housing Element Program H19)</li></ul>
June 22	<ul style="list-style-type: none"><li>• Recognition of Service</li><li>• Central Arques Specific Plan EIR Scoping Meeting</li></ul>
July 13	<ul style="list-style-type: none"><li>• Selection of Chair and Vice Chair</li><li>• Quarterly Review of General Plan Initiations</li></ul>
July 27	

MEETING DATE	AGENDA ITEM/ISSUE
August 10	
August 24	
September 14	
September 28	
October 12	<ul style="list-style-type: none"><li>• Quarterly Review of General Plan Initiations</li></ul>
October 26	<ul style="list-style-type: none"><li>• Staff Liaison confirms if the Planning Commission would like to schedule a November Discussion and Possible Recommendation of One Priority Project Idea to the City Council</li></ul>
November 9	<ul style="list-style-type: none"><li>• Approve 2027 Annual Work Plan</li><li>• If requested: Discussion and Possible Recommendation of One Priority Project Idea to the City Council</li></ul>
November 23	<ul style="list-style-type: none"><li>• Missing Middle Housing Code Updates (Housing Element Program H21)</li><li>• Revision to Useable Open Space Requirements (Housing Element Program H18)</li><li>• Review Development Application and Impact Fees (Housing Element Program H44)</li></ul>
December 14	<ul style="list-style-type: none"><li>• Annual Review of Code of Ethics and Conduct for Elected and Appointed Officials</li></ul>

**Additional items yet to be scheduled:**

- El Camino Real Sense of Place Plan/Gateway Project
- Moffett Park Specific Plan Infrastructure Plan
- Adaptive Reuse Ordinance (Housing Element Program H22)
- Increase Affordable Housing Opportunities in High Resource Areas (Housing Element Program H3)
- Central Arques Specific Plan – final PC hearing