

DRAFT
BRISBANE PLANNING COMMISSION
Action Minutes of February 27, 2025
Hybrid Meeting

CALL TO ORDER

Chairperson Lau called the meeting to order at 7:30 p.m.

ROLL CALL

Present: Commissioners Funke, Gooding, Lau, Patel, and Sayasane
Absent: None
Staff Present: Director Swiecki, Principal Planner Ayres, Associate Planner Robbins

ADOPTION OF AGENDA

A motion by Commissioner Gooding, seconded by Commissioner Funke to adopt the agenda. Motion approved 5-0.

CONSENT CALENDAR

There were no items.

ORAL COMMUNICATIONS

There were none.

WRITTEN COMMUNICATIONS

There were none.

NEW BUSINESS

- A. **PUBLIC HEARING: Zoning Text Amendment 2025-RZ-01; Citywide;** Updates to density bonus and inclusionary housing ordinance to comply with current State law and implement the City's 2023-2031 Housing Element; and finding that the proposed adoption of the zoning text amendment is exempt from CEQA pursuant to CEQA Guidelines §15061(b)(3) because it involves adoption of policies and programs that would not cause a significant effect on the environment; City of Brisbane, applicant.

Principal Planner Ayres presented the staff report to the Commission and noted that Tim Davis, Director of Housing Consulting Services at HEART (The Housing Endowment and Regional Trust) was present to answer questions.

The Commission asked questions of staff regarding discretionary review on inclusionary housing applications and how affordability in perpetuity would be taken into account by developers in considering project financing and in circumstances where a project may be demolished.

Chairperson Lau opened the public hearing.

With no one wishing to address the Commission, a motion by Commissioner Patel, seconded by Commissioner Sayasane to close the public hearing was approved 5-0.

With no further discussion, a motion by Commissioner Patel, seconded by Commissioner Funke to recommend City Council approval of the draft ordinance via adoption of Resolution 2025-RZ-01. The motion was approved 5-0.

Chairperson Lau read the appeal procedure.

OLD BUSINESS

There were none.

ITEMS INITIATED BY STAFF

B. Consideration of changing Commission meeting time

Director Swiecki reported that the City Council will soon change their meeting start time to 6:30 p.m. and advised the Commission that if interested, the Commission could consider adjusting the start time of Commission meetings . After a brief discussion, the Commission agreed to agenize the Planning Commission meeting start time for discussion at the next meeting.

ITEMS INITIATED BY THE COMMISSION

There were none.

SELECTION OF PLANNING COMMISSION OFFICERS

A motion by Commissioner Patel, seconded by Commissioner Gooding to nominate Commissioner Sayasane as the new Chairperson was approved 5-0.

A motion by Commissioner Patel, seconded by Commissioner Sayasane to nominate Commissioner Gooding as the new Vice-Chair was approved 5-0.

ADJOURNMENT

C. Chairperson Lau declared the meeting adjourned to the next regular meeting of March 13, 2025 at approximately 8:10 p.m.

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Attest:

John A. Swiecki, Community Development Director

NOTE: A full video record of this meeting can be found on the City's YouTube channel at www.youtube.com/BrisbaneCA, on the City's website at <http://www.brisbaneca.org/meetings>, or on DVD (by request only) at City Hall.