

Citywide Planning Activities Verbal Report

Community & Economic Development Committee

April 26, 2021

Item (d)2



*Planning, Building and
Code Enforcement*

Aligning the Zoning Ordinance with the General Plan

Multi-Phased Approach

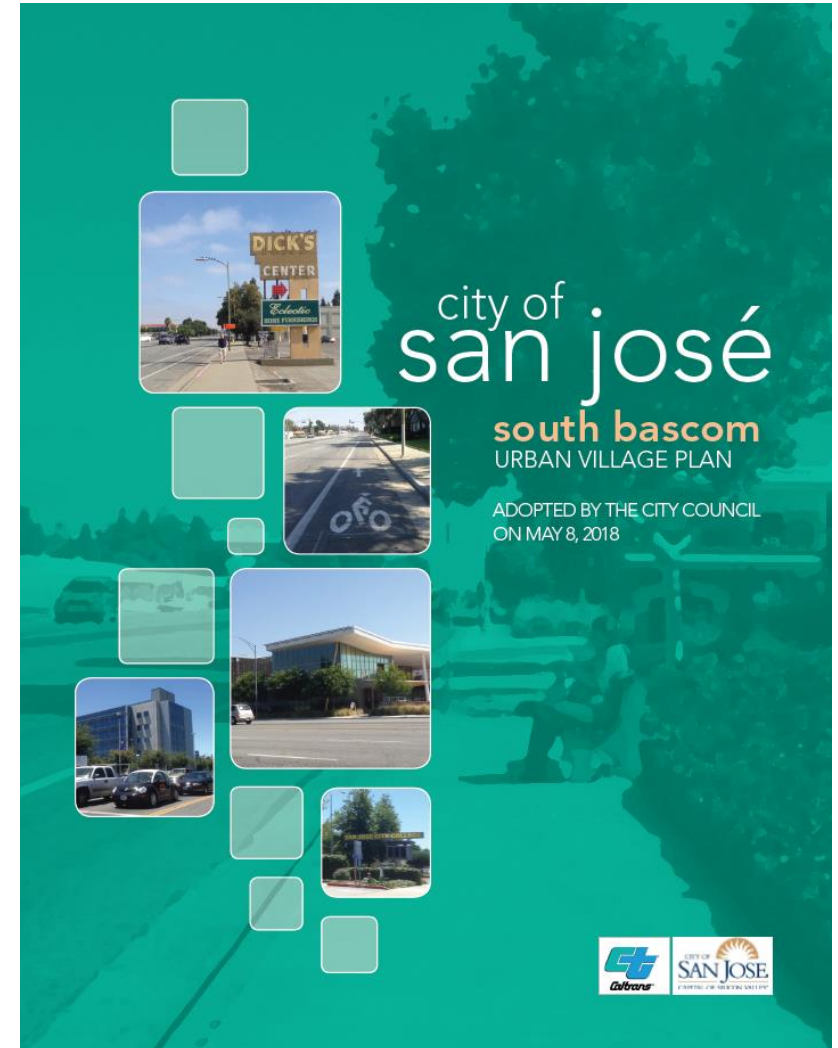
PHASE	WORK ITEM	STATUS
1A	Update existing zoning districts to better align with the General Plan	Complete: approved by City Council in June 2019
1B	Create new zoning districts to implement high density residential, mixed use, and Urban Village General Plan land use designations	In progress: Planning Commission and City Council consideration in May 2021
2	Rezone properties to conform to General Plan designations	Underway

4-Year Review of the General Plan

- Follow-up actions from 4-Year Review Task Force process:
 - CEQA analysis of policy recommendations
 - Opportunity Housing cost effectiveness study
 - Community outreach to inform recommendations for residential densities and building height limits in Neighborhood Business Districts
 - Community outreach to Coyote Valley property owners and tenants
- Planning Commission and City Council consideration of policy recommendations in summer/fall 2021

Urban Village and Station Area Planning

- 12 approved urban village plans
- 2 urban village plans in process (Berryessa BART and N. 1st Street)
- 2 urban village plans funded/to be initiated
 - Southwest Expressway/Race Street – Fall 2021
 - Eastside Alum Rock – Summer 2022
- Five Wounds Urban Village Plan update to be initiated – Fall 2021
- Capitol Caltrain Station Area Plan to be initiated – Spring 2022



Awarded and Pending Grants for Area Planning

- HCD Local Early Action Planning (LEAP) grant program - preliminarily approved
- MTC/ABAG Regional Early Action Program (REAP) and Planned Development Area (PDA) grant program – application submitted
- Work items proposed to be funded:
 - Five Wounds Urban Village Plan update
 - Capitol Caltrain Station Area Plan
 - Light Rail Consolidated Urban Village Plan
 - Martha Gardens Specific Plan amendment (Housing Crisis Workplan item)
 - DeAnza Urban Village
 - Paseo de Saratoga/Saratoga Avenue Urban Villages

Housing Element Update

- HCD approved ABAG's RHNA methodology in April 2021
 - San José draft RHNA allocation – 62,202 units
- Contents of Housing Element
 - Housing needs assessment
 - Constraints analysis
 - Policies and programs
 - Sites Inventory
- Community outreach to be initiated in Spring 2021

Other Citywide Planning Activities

- Comprehensive evaluation and update of parking requirements for new development
- Policy updates to allow affordable housing on sites with a Public-Quasi Public General Plan land use designation
 - YIGBY Residential Anti-Displacement Strategy
 - Conversion of school district properties