



LEAGUE OF
**CALIFORNIA
CITIES**



March 29-31, 2023 ◆ Garden Grove, CA

Planning Commissioners **ACADEMY**

Find session materials online at www.calcities.org/PCA

Wifi Network: Hyatt_meeting

Access Code: PCA2023

WEDNESDAY, MARCH 29

9:00 a.m.-5:30 p.m.

Registration Open

Royal Ballroom Foyer

9:00-11:00 a.m.

Walking Tour

Advanced registration required; limited to 25 attendees.

Join us on a walking tour of the Downtown Disney District located in the heart of the Disneyland Resort to learn about this entertainment, dining and shopping destination. The walking tour will cover the history of the two Disney parks, the development of Downtown Disney and how it has evolved over time, and the planning efforts underway to update the Disneyland Resort development approvals.

Tour Guide: Linda Johnson, Retired Principal Planner, Retired from the City of Anaheim

10:00 a.m.-noon
Check-in begins at
9:15 a.m.

Pre-Conference Trainings

Take this opportunity to complete one of your state-mandated biennial trainings before the conference officially kicks off. **Sign-in will begin 45 minutes prior** to the session and you must be present for the full two hours to receive the certification of attendance. Entry will be prohibited once the session begins.

Understanding Public Service Ethics Laws and Principles (AB 1234)

Terrace Room

State law requires elected and appointed officials to receive two hours of training in specified ethics laws and principles every two years. Newly elected and appointed officials must receive this training within one year of becoming a public servant. Join us to learn from an expert on how to navigate ethics laws and principles.

Speaker: Matthew Summers, City Attorney, Barstow, Calabasas, Ojai, Colantuono, Highsmith & Whitley, PC

Harassment Prevention Training for Supervisors and Officials (AB 1661)

Royal Ballroom

This informational and interactive workplace harassment prevention training will focus on current and emerging issues, and teach officials and supervisors how to identify, prevent, and properly respond to workplace harassment, discrimination, retaliation, and abusive conduct in order to avoid personal and agency liability in compliance with AB 1825, AB 2053, AB 1661, and SB 396.

Speaker: Jennifer Martinez, Chief Diversity, Equity, and Inclusion Officer, Hanson Bridgett LLP

The Institute for Local Government is a State Bar of California minimum continuing legal education (MCLE) approved provider and certifies this activity meets the standards for MCLE credit by the State Bar of California in the total amount of two hours (general credits). Provider #13881

noon-1:00 p.m.

Lunch on Your Own

1:00-2:30 p.m.

Opening General Session: Navigating Change Without Losing Focus

Royal Ballroom

Keynote speaker, Berké Brown will guide planning commissioners through a series of motivational concepts and an exploration of how their personal and work values can produce unshakeable resilience in the face of challenges and clarity in the face of change. Participants will leave feeling inspired to serve as true leaders and will be equipped with the necessary tools to navigate the unknowns with confidence while strengthening their community's bonds.

Welcoming Remarks: Debbie Chamberlain, President, Planning and Community Development Department and Community Development Director, San Ramon

Keynote Speaker: Berké Brown, Global Speaker, Organizational Coach, and Behavior Change Specialist



2:45-4:00 p.m.
Concurrent Session

Fundamentals

CEQA: Basics

Royal Ballroom

Hear an introduction about the role of the California Environmental Quality Act (CEQA), and join us as we pull back the curtain on parts of the process, including the types of documents you will see, how environmental decisions are made, and the responsibilities of staff and the commission at each stage in the process. The tools and approaches taken by those who prepare the documents for your review will also be discussed.

Moderator and Speaker: Mark Teague, Managing Principal, PlaceWorks

Speaker: Shannon George, Vice President/Principal, David J Powers & Associates

WEDNESDAY, MARCH 29

2:45-4:00 p.m.
Concurrent Session

Emerging Issues

When the Gavel Strikes: Tips for Efficient and Effective Public Meetings
Terrace Room

Public meetings influence how your agency is perceived by the public. Meeting management strategies can make planning commission meetings more effective and promote an image of efficiency and transparency. In this session, a planning manager and a city attorney will share tips for minimizing disruptions, facilitating public participation, and fostering a thoughtful-yet-convivial atmosphere during commission meetings.

Moderator: *Debbie Chamberlain, President, Planning and Community Development Department and Community Development Director, San Ramon*

Speakers: *Brendan Kearns, Shareholder, Richards Watson & Gershon
Talyn Mirzakhanian, Planning Manager, Manhattan Beach*

4:15-5:30 p.m.
Concurrent Session

Fundamentals

Planning Commission 101: The Nuts and Bolts of Planning
Royal Ballroom

Commissioners will learn the basics about planning laws, typical planning documents, and how they fit together. Speakers who have worked as planning staff, planning commissioners, and consultants will introduce the nuts and bolts of General Plans, Housing Elements, Specific Plans, zoning codes, subdivision ordinances, design review, and the California Environmental Quality Act (CEQA), and will walk commissioners through typical project review and decision-making processes. Participants will also learn how plans, codes, and regulations can be written to ensure that principles of sustainability, equity, and community-building are incorporated in new development.

Moderator and Speaker: *David Early, Senior Advisor, PlaceWorks*

Speakers: *Don Anderson, Chairman, Westminster Planning Commission
Marc Roberts, Member, California Planning Roundtable*

4:15-5:30 p.m.
Concurrent Session

Emerging Issues

Planning for the Future: Creative Strategies and Lessons Learned
Terrace Room

Cities across the state are struggling to meet increased housing needs in their communities. Planning commissioners often help bridge the divide between community members and city councils who set policy direction. To help address this, many commissioners are seeking training, resources, and tools to not only do their jobs better, but help set their cities up for success. Join a panel of experts from local government, state government, and the private sector for a roundtable discussion covering creative policies, community engagement techniques, financing tools, and other innovative strategies to help meet community, regional, and state priorities.

Moderator: *Melissa Kuehne, Senior Program Manager, Institute for Local Government*

Speakers: *Bryan Dopp, Planning Commissioner, Rancho Cucamonga*

Sohab Mehmood, Senior Housing Policy Manager, CA Department of Housing and Community Development

Sandra Moberly, Community and Economic Development Director, Mammoth Lakes

Andrea Ouse, Community Development Director, West Sacramento

Mark Teague, Managing Principal, PlaceWorks

5:30-6:30 p.m.

Networking Reception
Pool - North Tower

Make new friends and catch up with old ones while enjoying delicious appetizers and tasty beverages during the evening networking reception. It's the perfect opportunity to form support networks inside your profession.

THURSDAY, MARCH 30

7:30 a.m.-4:30 p.m.	Registration Open Royal Ballroom Foyer
7:45- 8:45 a.m.	Networking Breakfast Royal Ballroom
8:00 a.m.-5:30 p.m.	Elite Sponsor Tables Open <i>(Thursday Only)</i> Royal Ballroom Foyer
9:00-10:15 a.m.	Processing Housing Development Applications Under SB 330 Royal Ballroom In this interactive session, learn about the constraints and requirements in processing housing development applications under SB 330. SB 330 amended the Permit Streamlining Act by imposing new timing requirements in considering housing projects and amended the Housing Accountability Act by imposing limits on an agency's consideration and approvals/disapproval of housing projects. In addition, SB 330 created a new streamlining process and vesting mechanism by creating a preliminary housing application. This session will highlight what staff and planning commissioners need to know and be watchful for in processing and considering housing projects. Moderator: <i>Debbie Chamberlain, President, Planning and Community Development Department and Community Development Director, San Ramon</i> Speakers: <i>Patricia Curtin, Land Use Attorney, Fennemore Wendel</i> <i>Barbara Kautz, Partner, Goldfarb & Lipman LLP</i> <i>Amara Morrison, Director, Fennemore Wendel</i>
10:30-11:45 a.m. <i>Concurrent Session</i>	Relationship Between Planning Commission, City Council, and Planning Staff Royal Ballroom <i>Fundamentals</i> As a city official, there will be various competing values and priorities that drive you and your colleagues within your city. Your success on the planning commission requires an effective relationship with your planning staff and city council, where everyone's values are respected and represented. Learn how to work together while cultivating each of your diverse roles. Moderator: <i>Meghan McKelvey, Manager, Department and Member Services, League of California Cities</i> Speakers: <i>Debbie Chamberlain, President, Planning and Community Development Department and Community Development Director, San Ramon</i> <i>Ray Marquez, Council Member, Chino Hills</i> <i>Eric Nelson, Department Director, Planning and Community Development Department and Planning Commissioner, Dana Point</i>

SHARE YOUR THOUGHTS!

Send us your feedback on the Academy by scanning this QR code.



THURSDAY, MARCH 30

10:30-11:45 a.m. Concurrent Session	<p><i>Emerging Issues</i></p> <p>CEQA: Advanced Terrace Room</p> <p>This session assumes some familiarity with the California Environmental Quality Act (CEQA). Hear an in-depth discussion on the process of crafting mitigation measures, long- and short-term impacts, and how the CEQA landscape changes with legislation, court decisions, and agency preferences. Dive into why CEQA documents look the way they do, the role of findings, and what to do with late-hit letters. Finally, some of the more technical sections of the document will be demystified.</p> <p>Moderator and Speaker: Mark Teague, Managing Principal, PlaceWorks Speaker: Shannon George, Vice President/Principal, David J Powers & Associates</p>
11:45 a.m.- 1:00 p.m.	<p>Networking Lunch and Visit with Sponsors Royal Ballroom</p>
1:15-2:30 p.m.	<p>Planning Commissioner Jeopardy Royal Ballroom</p> <p>The session will run in a show game format similar to Jeopardy. Attendees will be presented with an answer and will be given an opportunity to respond in a question format. The Jeopardy hosts will work through five different categories with difficulty ranging from 100 points to 500 points. Categories will include: Brown Act (with emphasis placed on Social Media), Conflicts of Interest, Housing, Parliamentary Procedure, and Constitutional Issues. Winning participants will be eligible for prizes!</p> <p>Moderator: Joel Rojas, Immediate Past President, Planning and Community Development Department and Development Services Director, San Juan Capistrano Facilitators: Henry Castillo, Associate, Best Best & Krieger LLP Albert Maldonado, Associate, Best Best & Krieger LLP</p>
2:45-4:00 p.m. Concurrent Session	<p><i>Fundamentals</i></p> <p>Planning Commission: Roles, Responsibilities and Restrictions Royal Ballroom</p> <p>Planning commissioners will walk away having learned the answers to the following questions: What is the role of the planning commission as defined by state laws, city charter or local ordinance? What is the planning commission's role in policy making versus policy recommendations? What are the responsibilities of the planning commission that it must understand and implement as a local agency body? What are the restrictions placed on the planning commission, such as new housing laws, Brown Act, Public Records Act, and conflicts of interest regulations?</p> <p>Moderator: Anita Gutierrez, Second Vice President, Planning and Community Development Department and Development Services Director, Pomona Speakers: Jolie Houston, City Attorney, Los Altos, Berliner Cohen Nick Zomes, Development Services Director, Los Altos</p>

THURSDAY, MARCH 30

2:45-4:00 p.m. Concurrent Session	<p><i>Emerging Issues</i></p> <p>Extended Speed Sessions Terrace Room</p> <p>Moderator: Benjamin Yee, First Vice President, Planning and Community Development Department and Planning Commissioner, Fremont</p> <p>Surplus Land Act: Know the Impact Before You Transact (2:45-3:15 p.m.) California is faced with a housing crisis. The state has revved up enforcement to accelerate the production of affordable housing including the use of public agency-owned land. Effective in 2020, the Surplus Land Act (SLA) requires all public agencies to follow a process to sell or lease any public property by first offering it to a state-controlled list of affordable housing developers. Learn how the SLA process impacts local land use and how to navigate the sale/lease/licensing of public agency property to pursue public-private projects that are compliant with state requirements and produce preferred community and economic development.</p> <p>Speaker: Larry Kosmont, Chairman & CEO, Kosmont Companies</p> <p>Burning Questions, No Judgment (3:30-4:00 p.m.) Have a question that you are afraid to ask in a public meeting, or feel that you should already know the answer to? Join us in a safe environment and receive answers to your most burning questions.</p> <p>Speakers: Debbie Chamberlain, President, Planning and Community Development Department and Community Development Director, San Ramon Robert Combs, Planning Commissioner, Danville</p>
4:15-5:30 p.m.	<p>Objective Standards: How to Apply Objective Standards to Comply with State Law and Retain Local Control Royal Ballroom</p> <p>Recent state housing legislation requires that certain housing projects be reviewed only against objective standards such as "objective zoning standards," "objective subdivision standards," and "objective design standards." As a result, objective standards are the only basis that a jurisdiction may use to deny or reduce the density of certain projects. This session will present alternative approaches for developing objective standards that comply with state law and ensure the appearance of new development is compatible with a jurisdiction's vision. Learn how to measure design objectively, how to differentiate between a design guideline and a design standard, and how to apply a variety of approaches for developing standards that are measurable and verifiable.</p> <p>Moderator: Joel Rojas, Immediate Past President, Planning and Community Development Department and Development Services Director, San Juan Capistrano</p> <p>Speakers: Julia Malisos, Principal - Planning/Community Design, WHA Isaac Rosen, Associate, Best Best & Krieger LLP</p>

2022 – 2023 Planning and Community Development Department Officers

President, Debbie Chamberlain, Community Development Director, San Ramon

First Vice President, Benjamin Yee, Planning Commissioner, Fremont

Second Vice President, Anita Gutierrez, AICP, Development Services Director, Pomona

Department Director, Eric Nelson, Planning Commissioner, Dana Point

Immediate Past President, Joel Rojas, Development Services Director, San Juan Capistrano

FRIDAY, MARCH 31

7:45- 10:00 a.m.

Registration Open
Royal Ballroom Foyer

7:45- 8:45 a.m.

Networking Breakfast
Royal Ballroom

9:00-10:15 a.m.

Legislative Update
Royal Ballroom

Learn about recent bills that have passed, as well as top issues that are trending in the legislature, and their significance for planning commissioners.

Speaker: Jason Rhine, Assistant Director, Legislative Affairs, League of California Cities

10:30 a.m.-noon

Closing Keynote: State-Local Relationships in an Era of Hyper-Politics
Royal Ballroom



Land use was once the exclusive province of local governments, but for a variety of reasons, including climate change and housing shortages, the state has assumed an ever-larger role in deciding how land is developed. No one knows how far this trend will reach, and it creates tension between state and local officials, because land use decisions often have impacts on local government revenues.

Closing Remarks: Benjamin Yee, First Vice President, Planning and Community Development Department and Planning Commissioner, Fremont

Keynote Speaker: Dan Walters, Political Columnist, CALmatters.org, Author

Save The Dates:

2023 ANNUAL CONFERENCE AND EXPO

SEPT. 20-22 | SAFE CREDIT UNION CONVENTION CENTER, SACRAMENTO

2024 PLANNING COMMISSIONERS ACADEMY

MARCH 6-8 | HILTON LONG BEACH



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