



# MONTHLY MATTERS

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## February 2024 Agenda Topics

**Study Session - Feb 7**  
**Regular Meeting - Feb 21**  
**Special Meeting - Feb 26**

### **Tentative Agenda Topics -**

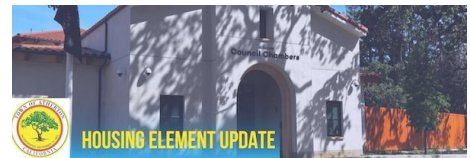
- League and Lobbyist Legislative Report (Feb 7)
- Discussion/Direction on Community Survey (Feb 7)
- Mid-Year Budget Rpt (Feb 7)
- RFP for Park Event Management (Feb 21)
- Continued 1st Reading ADU Ordinance (Feb 21)
- Consideration of Changes to Heritage Tree Guidelines (Feb 21)
- 1st Reading Pool Fencing Ordinance (Feb 21)
- Approval of Design for Lloyd Drive Ped (Feb 21)
- Approval of EV Chargers @ HP Park (Feb 21)

### **On The Horizon**

- Safety Element Presentation (Feb 26)
- Info Report on Annual Event Activities (Feb 26)
- Update on Reach Codes and Next Steps (Feb 26)
- Budget Kick-Off (Mar 6)
- PD Audits & Inspections Report (Mar 6)

## Housing Element Update

In 2024, the Town's Planning Commission and City Council refreshed the conversation around the creation of



Objective Design Standards

and other components of the 6th Cycle Housing Element for the Town. The next few months will be filled with a number of public meetings around the completion of the California Environmental Quality Analysis (CEQA) of the Housing Element, the creation of an Inclusionary Ordinance, updates to the Accessory Dwelling Unit (ADU) Ordinance, amendments to the General Plan Land Use Element, and final adoption of the Housing Element.

### **The Basics That Are Required**

Every jurisdiction has a General Plan that serves as the local government's "blueprint" for the future, prescribing policy goals and objectives to shape and guide the physical development of the local jurisdiction. A Housing Element is one of seven required elements of the Town's General Plan. Due to the critical nature of limited housing and housing affordability with statewide implications, State law requires Housing Elements to be updated on a regular basis. The Town is currently part of an 8-year update cycle (2023-2031) and is working to update the Housing Element.

The Town is **not required** to build housing itself; rather, the Town is required to create laws and policies that affect where housing can be built, what types of housing can be built, how much housing can be built, and the process by which it is reviewed and approved. Every jurisdiction's housing plan is

## Stay Prepared Inclement Weather

- Know your zone for evacuations and updates - [ZoneHaven](#)
- Sign up to get emergency alerts, important public safety updates, and notices of road closures - [SMC Alert](#)
- Get emergency backup power generators, sump pumps, and other detention systems in good working order.
- Assembly flashlights, lanterns, and candles.
- Avoid contact with floodwaters.
- Stay away from downed power lines.
- Use caution when driving
- Visit the [PG&E Emergency Outage Center](#)
- Properly sandbag for flood protection - watch the video below for best practices.
- Sandbags are available at the self-service sandbag station at Holbrook-Palmer Park. Limit of 5 sandbags per residence.

For more information, visit the Town's [Winter Storm Preparedness Website](#).

required to meet the mandates of the State to address housing needs over specific periods of time. For Atherton, that means the Town must plan for 348 new housing units over the next 8 years that provide housing solutions at Very Low, Low, Moderate and Above Moderate income levels (based on San Mateo County income levels). These units must be developable in ways that provide housing choice and housing mobility at all income levels - known as Affirmatively Furthering Fair Housing. To meet this mandate, the Town must identify specific property in Town that will allow for the development of multifamily housing solutions at sufficient density levels and without development barriers.

Throughout the 2023-31 Housing Element Update process, the Town has collaborated with the California Department of Housing and Community Development (HCD), demonstrating a proactive approach to crafting a Housing Element that not only addresses the Town's distinctive local needs but also aligns seamlessly with the State's requirements. The Town remains steadfast in its commitment to adhering to all State housing laws and to producing a compliant Housing Element.

The City Council adopted the Town's [2023-31 Housing Element Update](#) on January 31, 2023, following a year of extensive community outreach, drafting and review. Subsequently, the Town submitted the adopted Housing Element Update to HCD. The initial submission failed to achieve required certification. The Town has been incorporating feedback from HCD throughout 2023 to revise its Housing Element and bring the Town into compliance with State law.

Over the next couple of months, the City Council and staff will continue work with HCD and residents to [finalize revisions to the Town's zoning ordinances](#), (including Objective Design Standards), identify sites for [multifamily housing](#) and approve an [inclusionary housing ordinance](#).

We encourage you to stay engaged in the Housing Element Update process. Once revised, the Town must resubmit the Housing Element for certification. There may be response from the State that dictates that the Town make further changes to the Housing Element that may expand particular programs, policies, densities, or selected opportunity sites.

Please stay informed and engaged in this process!