

Resolution No. **2024-09-26-0601**

STOCKTON PLANNING COMMISSION

RESOLUTION RECOMMENDING THE CITY COUNCIL RESCIND THE 1999 GLEASON PARK NEIGHBORHOOD PLAN AND ACCEPT THE HOUSING ACTION PLAN AND THREE ASSOCIATED NEIGHBORHOOD ACTION PLANS

To improve the implementation of the City's housing goals and policies, City staff has worked with residents and community groups to create Action Plans that address housing and community-specific needs. These plans aim to build on the goals and policies of the Housing Element and provide a strategic approach to increasing housing production and improving communities that are struggling. The Action Plan includes a citywide Housing Action Plan (HAP) for the entire city and three Neighborhood Action Plans for Cabral/East Cabral, Little Manila/Gleason Park, and South Airport study areas; and

From August 2022 to the present, various outreach efforts related to the Action Plans were conducted by City staff. Action plans have been drafted based on feedback provided at the numerous housing workshops and stakeholder interviews, and those working public drafts circulated for public feedback; and

The proposed Action Plans do not create new regulatory standards or result in a physical environmental change. The Action Plans merely clarify existing standards and policies to provide additional direction to City staff. These plans are consistent with General Plan policies to enhance project reviews and environmental protections and increase housing production for all residents; and

On July 9, 2024, the City Council adopted the new 2023-2031 Housing Element to comply with State law; and

One of the proposed Neighborhood Action Plans (Little Manila/Gleason Park) falls within the boundary of the existing 1999 Gleason Park Neighborhood Plan. The 1999 action plan reflects businesses, regulations, and policies at the time of adoption in the late 1990s; and

Since this document is over 25 years old and does not reflect current community conditions, regulations, or policy documents, staff recommends that the City Council rescind the 1999 plan and accept the new action plan. This would help avoid the confusion of having two guiding documents for a particular area, as the Little Manila/Gleason Park NAP is consistent with current policy documents and will guide staff on future city-initiated efforts; and

On September 26, 2024, the Planning Commission held a duly noticed public hearing, to consider the proposed Action Plans, at which all times all interested parties

had the opportunity to be heard; now, therefore,

BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF STOCKTON, AS FOLLOWS:

1. The Action Plans do not create new policies or regulatory standards and are meant to provide clarification to the public and City staff. To ensure internal consistency with existing City documents, the following Findings of Fact are proposed to highlight this consistency.

a) The action plans do not create new policies or zoning standards but make explicit recommendations on items and seek to inform the public and elected officials of the city staff's direction in addressing a variety of tasks. Where Action Plan recommendations may result in policy or code changes, those efforts will be reviewed for consistency at the time of their adoption. Housing policies and programs specific to the Action Plans include:

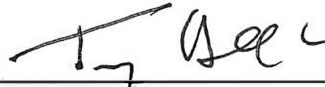
- Policy HE-1.1 Availability of Land
- Policy HE-1.12 Adaptive Reuse
- Policy HE-1.13 Public/Private Partnerships
- HE Program 2. Downtown Implementation
- HE Program 5. Housing and Neighborhood Action Plans
- HE Program 7. Infill Strategy
- HE Program 22. Housing Rehabilitation Programs
- HE Program 23. Code Enforcement Program
- HE Program 30. Affirmatively Further Fair Housing

b) The action plans do not create new policies or zoning standards but make explicit recommendations on items and seek to inform the public and elected officials of the city staff's direction in addressing a variety of tasks. Rescinding the 1999 Gleason Park Neighborhood Plan will allow staff to proceed in actions that reflect current housing policy and state housing law.

c) No further environmental review is required for the proposed Action Plans under the California Environmental Quality Act (CEQA) section 15183 (Consistency with General Plan and Community Plan). The proposed Action Plans do not create new regulatory standards or result in a physical environmental change. The Action Plans merely clarify existing standards and policies to provide additional direction to City staff. These plans are consistent with General Plan policies to enhance project reviews and environmental protections and increase housing production for all residents. No potential new impacts related to the Project have been identified that would necessitate further environmental review beyond the effects and issues already disclosed and analyzed in the GP EIR. Therefore, no additional environmental review is required per CEQA Guidelines section 15183 (Consistency with General Plan or Community Plan).

2. The Planning Commission recommends the City Council approve a Resolution rescinding the 1999 Gleason Park Neighborhood Plan and accept the Housing Action Plan and the Neighborhood Action Plans (Exhibit 1) to further implement the goals of the General Plan and Housing Element based on the findings and evidence detailed above.

PASSED, APPROVED, and ADOPTED September 26, 2024.



TERRY HULL, CHAIR
City of Stockton Planning Commission

ATTEST:



MICHAEL MCDOWELL, SECRETARY
City of Stockton Planning Commission