

1 [Approval of a 90-Day Extension for Planning Commission Review of Condominium  
2 Conversion of Accessory Dwelling Units (File No. 241069)]

3 **Resolution extending by 90 days the prescribed time within which the Planning**  
4 **Commission may render its decision on an Ordinance (File No. 241069) amending the**  
5 **Planning and Subdivision Codes to allow separate conveyance of certain accessory**  
6 **dwelling units and associated primary dwelling units as condominiums; affirming the**  
7 **Planning Department’s determination under the California Environmental Quality Act;**  
8 **making findings of consistency with the General Plan, and the eight priority policies of**  
9 **Planning Code, Section 101.1; and adopting findings of public necessity, convenience,**  
10 **and welfare under Planning Code, Section 302.**

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12 WHEREAS, On October 29, 2024, Supervisor Engardio introduced legislation  
13 amending the Planning and Subdivision Codes to allow separate conveyance of certain  
14 accessory dwelling units and associated primary dwelling units as condominiums; affirming  
15 the Planning Department’s determination under the California Environmental Quality Act;  
16 making findings of consistency with the General Plan, and the eight priority policies of  
17 Planning Code, Section 101.1; and making findings of public necessity, convenience, and  
18 welfare pursuant to Planning Code, Section 302.; and

19 WHEREAS, On or about November 6, 2024, the Clerk of the Board of Supervisors  
20 referred the proposed ordinance to the Planning Commission; and

21 WHEREAS, The Planning Commission shall, in accordance with Planning Code,  
22 Section 306.4(d), render a decision on the proposed Ordinance within 90 days from the date  
23 of referral of the proposed amendment or modification by the Board to the Commission; and

24 WHEREAS, Failure of the Commission to act within 90 days shall be deemed to  
25 constitute disapproval; and

1           WHEREAS, The Board, in accordance with Planning Code, Section 306.4(d), may, by  
2 Resolution, extend the prescribed time within which the Planning Commission is to render its  
3 decision on proposed amendments to the Planning Code that the Board of Supervisors  
4 initiates; and

5           WHEREAS, Supervisor Engardio has requested additional time for the Planning  
6 Commission to review the proposed Ordinance; and

7           WHEREAS, The Board deems it appropriate in this instance to grant to the Planning  
8 Commission additional time to review the proposed Ordinance and render its decision; now,  
9 therefore, be it

10          RESOLVED, That by this Resolution, the Board hereby extends the prescribed time  
11 within which the Planning Commission may render its decision on the proposed Ordinance for  
12 approximately 90 additional days, until May 5, 2025.

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