PLANNING COMMISSION/ LANDMARKS COMMISSION AGENDA – SEPTEMBER 9, 2026

Council Chamber
303 West Commonwealth Avenue, Fullerton, California

Zoom Meeting Details: www.zoom.us/join
Meeting ID: 160 113 9210 Telephone Option: 1-669-900-9128

MEETINGS: The Planning Commission meets on the second and fourth Wednesdays of the month at 6:30 p.m.

PUBLIC PARTICIPATION: The public can view meetings streamed live online at https://fullerton.legistar.com, on Spectrum Cable Channel 3 and AT&T U-Verse Channel 99. The Council Chamber has seating available on a first-come, first-served basis for the public

ADDRESSING THE LEGISLATIVE BODY: To address the legislative body in Chambers, please submit a speaker slip to the Secretary. You do not need to provide your name to register. Staff will call you to the microphone when it is your turn to speak. You may state your name and city of residence for the record at the beginning of your remarks. Please follow the *Instructions for Remote Public Comment* to address the legislative body remotely.

The public may comment on matters not appearing on the agenda and Consent Calendar items during Public Comments. The public may request the legislative body remove consent items for further discussion during Public Comments. The legislative body will pull Consent Calendar items at its discretion. Those wishing to speak on all other business items may do so when the Chair calls the item for consideration. All speakers shall observe civility, decorum and good behavior. Any item submitted to the legislative body during the meeting shall become public record and subject to applicable disclosure laws.

Each speaker addressing non-agenda and consent calendar items shall have three minutes to make their remarks. Those speaking on all other business items shall have no more than three minutes per item to address the legislative body. No person shall speak more than one time on the same item. The Chair may request that a spokesperson represent a group wishing to address the legislative body. The Chair or majority of the legislative body may grant an extension of time for a speaker. No speaker may yield their time to another speaker.

CORRESPONDENCE: The public can send correspondence to the legislative body regarding agenda items by emailing Janet.Ragland@cityoffullerton.com with the subject line "PLANNING COMMISSION MEETING CORRESPONDENCE - ITEM #" (insert the item number relevant to your comment) or "PLANNING COMMISSION MEETING CORRESPONDENCE NON-AGENDA ITEM." Staff will forward correspondence received to legislative body members. All correspondence received becomes part of the official record of the meeting and posted online with the supplemental materials for that meeting. Contact the Community and Economic Development Department at (714) 738-6598 with any questions.

Oscar Valadez
Chair

Arnel Dino
Vice Chair

Megan Fleenor
Commissioner

Patricia Tutor
Commissioner

Erik Wehn
Commissioner

AGENDA ITEMS: This agenda contains a summary of each item the legislative body will consider. Staff post the agenda packet online no later than 72 hours prior to the meeting at www.cityoffullerton.com. The Community and Economic Development Department has copies of the packet available for public review.

The public may inspect any writings or documents relating to an open session agenda item distributed less than 72 hours prior to a regular meeting at the Community and Economic Development Department located at 303 West Commonwealth Avenue, Fullerton, California in accordance with CA Government Code Section 54957.5. The City will post such writings and documents received in sufficient time on the City's website at www.cityoffullerton.com.

State regulations prohibit legislative bodies from acting on non-agenda items except as provided by law.

REMINDER: Please silence all electronic devices while the meeting is in session.

REBROADCAST: The City rebroadcasts meetings on local government access channels. The public can find cable channel rebroadcast times as well as view the meeting video on demand at www.cityoffullerton.com. Please allow up to one week after the meeting for video posting.

ACCESSIBILITY: Staff will make the agenda and backup materials available in appropriate alternative formats upon request to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 U.S.C. Sec. 12132) and the federal rules and regulations adopted in implementation thereof. Any person requiring a disability-related modification or accommodation to observe and/or offer public comment may request such reasonable modification, accommodation, aid or service by contacting Janet Ragland at Janet.Ragland@cityoffullerton.com or by telephone at (714) 738-6598 no later than 48 hours before the meeting.

Refer to City Council Resolution No. 2026-025 to review the complete Rules of Procedure and Decorum for Board, Commission and Committee meetings.

INSTRUCTIONS FOR REMOTE PUBLIC COMMENTS

The public may view legislative body meetings and provide public comments remotely via computer, smart device or telephone.

Please log on or call in as early as possible to address any technical issues that may occur and ensure you do not miss the time to speak on the desired item.

Follow these steps to log into Zoom from your computer or smart device (your device must have audio capability to participate):

Go To: www.zoom.us/join
Enter Meeting ID: 160 113 9210

Follow these steps to call into Zoom from your telephone:

Dial 1-669-900-9128 and press pound (#)
Enter Meeting ID: 160 113 9210 and press pound (#)

Optional: You may enter your name when prompted, but this is not required to participate. Staff will remove anyone using names that violate community standards.

1. **Use the "raise hand" function to join the queue to speak on the current agenda item** when the Chair calls the item for discussion.

   Computer / Smart Device Users: You can find the raise hand option under your participant name.

   Telephone Users: Press star-nine (*9) on your phone to raise your hand. Press star-six (*6) to unmute when it is your turn to address City Council.

   Lower your hand if you choose not to speak or after you have made your comments by unchecking the raise hand option online.

2. Staff will call your name or the last four digits of your phone number when it is your time to speak.
3. You may state your name and city of residence at the beginning of your remarks for the minutes.
4. Speakers will have up to three minutes to make their remarks.
5. You may log off or hang up after making your comments.

DISCLAIMER: Participant names and/or phone numbers may be visible to other participants. The City records all public meetings.

CITY OF FULLERTON
PLANNING COMMISSION/LANDMARKS COMMISSION
REGULAR MEETING AGENDA
SEPTEMBER 9, 2026, 6:30 P.M.
Council Chamber
303 West Commonwealth Avenue
Fullerton, California

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

Public comments will be allowed on matters not appearing on the agenda, but within the Planning Commission's/Landmarks Commission's jurisdiction. Comments are limited to three minutes.

CONSENT CALENDAR

All matters listed under Consent Calendar are considered routine and will be enacted by one motion. There will be no separate discussion of these matters prior to the time of voting on the motion unless members of the Planning Commission, Staff, or public request the item be discussed and/or removed from the Consent Calendar for separate action.

1. MINUTES – AUGUST 26, 2026

   RECOMMENDED ACTION: Approve the August 26, 2026, Planning Commission Meeting Minutes

COMMUNICATION DISCLOSURE

Commissioner communication disclosure regarding agendized items.

REGULAR BUSINESS

2. HOUSING OPPORTUNITIES SITES REVIEW

   Staff and the City's consultants conducted an analysis in support of housing production on select sites and is presenting the findings. The work was done as per the City's adopted Housing Element which was funded through the Regional Early Action Planning (REAP) 2.0 grant.

   RECOMMENDED ACTION – Receive and File

PUBLIC HEARINGS

None.

PLANNING COMMISSION / LANDMARKS COMMISSION / STAFF COMMUNICATIONS AND REVIEW OF CITY COUNCIL ACTIONS

Planning Commissioners may ask a question for clarification, make a brief announcement, make a brief report on his/her own activities, request staff to report back at a subsequent meeting concerning any matter, or take action to direct staff to place a matter of business on a future agenda. Staff may also communicate with the Commission and ask questions.

AGENDA FORECAST

ADJOURNMENT

Adjourn to next regularly scheduled Fullerton Planning Commission/Landmarks Commission meeting at 6:30 p.m. in the Council Chamber, 303 West Commonwealth Avenue, Fullerton, California.