



# City of San Leandro

City Hall  
835 East 14th Street  
San Leandro, California

## Draft Minutes

### Planning Commission and Board of Zoning Adjustments

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Thursday, May 1, 2025

7:00 PM

City Council Chambers

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**1. CALL TO ORDER  
PLEDGE OF ALLEGIANCE  
ROLL CALL**

5 members present: Vice Chair Tejada (acting as Chair), Commissioners Mendoza, Solis, Rich, and Nay. 2 members absent: Commissioner Tabjulu and Chair Zuber

**2. ANNOUNCEMENTS**

Secretary, Avalon Schultz, introduced newly appointed Planning Commissioner, Jennifer Nay. Secretary Schultz also announced that the 880 Doolittle project, PLN22-0039, had been appealed to the City Council and the appeal hearing was scheduled for May 5, 2025.

**3. CONSENT CALENDAR**

**3.A. [25-157](#)** Draft Minutes of the Meeting of February 6, 2025.

**Attachments:** [02-06-2025 PC-BZA Minutes Draft](#)

A motion was made by Commissioner Solis, and seconded by Commissioner Mendoza, that the Consent Calendar be approved.

The motion carried by the following vote:

Ayes: 5 – Vice Chair Tejada, Commissioners Mendoza, Solis and Rich, and Nay

Nays: 0

Abstain: 0

Absent: 2 – Chair Zuber and Commissioner Tabjulu

**4. CITY STAFF REPORTS AND ANNOUNCEMENTS**

None

**5. PUBLIC COMMENTS**

None

**6. PRESENTATIONS**

None

## 7. PUBLIC HEARINGS

- 7.A. [25-158](#) ZCA24-002; Consideration of a Resolution Recommending that the City Council Adopt an Ordinance Amending Various Sections of the San Leandro Zoning Code to Modify Regulations Pertaining to Tobacco Retailing and the Parking of Oversized Vehicles in Residential Zones.

**Attachments:**     [Att 1 - Resolution Recommending Zoning Code Amendments](#)  
                              [Att 1 Exh A - Zoning Code Amendments \(Clean Version\)](#)  
                              [Att 2 - Zoning Code Amendments \(Redlined Version\)](#)

Senior Planner, Cindy Lemaire, presented and answered clarifying questions.

City Attorney, Alex Mog, Secretary, Avalon Schultz, and Planning Manager, Wayland Li, all answered clarifying questions.

There were 2 speakers from the public on this item.

A motion was made by Commissioner Rich and seconded by Commissioner Solis to adopt a resolution recommending that the City Council adopt an Ordinance amending various sections of the San Leandro Zoning Code to modify regulations pertaining to tobacco retailing and the parking of oversized vehicles in residential zones.

The motion carried by the following vote:

Ayes: 5 – Vice Chair Tejada, Commissioners Mendoza, Solis and Rich, and Nay  
Nays: 0  
Abstain: 0  
Absent: 2 – Chair Zuber and Commissioner Tabjulu

## 8. COMMISSION REPORTS AND ANNOUNCEMENTS

### 8.A. Election of the Chair and Vice Chair

A motion was made by Commissioner Solis and seconded by Commissioner Mendoza to postpone the election of a new Chair and Vice Chair for the Planning Commission as Chair Zuber was not present at the meeting.

The motion carried by the following vote:

Ayes: 5 – Vice Chair Tejada, Commissioners Mendoza, Solis and Rich, and Nay  
Nays: 0  
Abstain: 0  
Absent: 2 – Chair Zuber and Commissioner Tabjulu

## 9. ADJOURN

The meeting was adjourned at 7:54 PM

RESPECTFULLY SUBMITTED:

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Avalon Schultz, AICP, Secretary