



COUNCIL REPORT

DATE: October 28, 2025

CATEGORY: Consent

DEPT.: Community Development

TITLE: **Amendments to Chapter 36 (Zoning) of the City Code to Implement Council Policy G-9 (Second Reading)**

RECOMMENDATION

Adopt an Ordinance of the City of Mountain View Amending Chapter 36 (Zoning) of the Mountain View City Code to Update Review Procedures for Private Development Applications with Legislative Amendments to Zoning, General Plan, and Precise Plans and Finding that the Amendments are Exempt from Review Under the California Environmental Quality Act, to be read in title only, further reading waived (Attachment 1 to the Council report). (First reading: 4-3 (Clark, Kamei, McAlister no))

SUMMARY

On October 14, 2025, the City Council introduced an ordinance to amend Chapter 36 (Zoning) of the City Code to update review procedures for private development applications with legislative amendments to Zoning, General Plan, and Precise Plans to implement Council Policy G-9 on the Gatekeeper process.

At the hearing, the Council motion included the following two modifications to the staff recommendation:

1. Removal of the requirement for floor plans to be submitted for Gatekeeper applications in Sections 36.52.15(g)(2)(b) (Plans) and 36.52.55(g)(2)(b) (Plans).
2. The following language was added to Section 36.52.55(e) (Special application requirements): "However, applications for zoning amendments to achieve consistency with a parcel's existing General Plan land use designation may proceed directly to a formal planning application and are exempt from the requirements of City Council Policy G-9 (Gatekeeper Application Policy and Procedures)."

This is the second reading and final adoption of the Ordinance. If adopted, it will become effective on November 27, 2025.

FISCAL IMPACT-None.

LEVINE ACT

California Government Code Section 84308 (also known as the Levine Act) prohibits city officials from participating in any proceeding involving a “license, permit, or other entitlement for use” if the official has received a campaign contribution exceeding \$500 from a party, participant, or agent of a party or participant within the last 12 months. The Levine Act is intended to prevent financial influence on decisions that affect specific, identifiable persons or participants. For more information see the Fair Political Practices Commission website: www.fppc.ca.gov/learn/pay-to-play-limits-and-prohibitions.html

Please see below for information about whether the recommended action for this agenda item is subject to or exempt from the Levine Act.

EXEMPT FROM THE LEVINE ACT

☒ General policy and legislative actions

PUBLIC NOTICING

The City Council’s agenda is advertised on Channel 26, and the agenda and this Council report appear on the City’s website. The Ordinance was published at least two days prior to adoption in accordance with City Charter Section 522.

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Attachments: 1. Ordinance Amending Chapter 36 (Zoning)
 2. Council Policy G-9 (Gatekeeper Applications)