

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Upland will hold a public hearing on Wednesday, June 17, 2026, at 6:30 p.m., or as soon thereafter as the case may be heard, in the Council Chambers of the Upland City Hall, 460 North Euclid Avenue, Upland, CA 91786, to consider a request for:

PROJECT DESCRIPTION: Zoning Code Amendment No. 25-0007 – A request to amend Chapter 17.37 of the Upland Municipal Code related to Accessory Dwelling Units (ADUs) and Junior Accessory Dwelling Units (JADUs) to establish a Bonus ADU Program to allow an additional deed-restricted affordable accessory dwelling unit on qualifying residential lots larger than 15,000 square feet; and to find the action to be Statutorily Exempt from the California Environmental Quality Act (CEQA) Under Section 21080.17 of the Public Resources Code.

After conducting a public hearing, the Planning Commission is requested to approve a Resolution of the Planning Commission of the City of Upland recommending the City Council adopt the proposed Ordinance (Zone Code Text Amendment No. ZA-25-0007).

APPLICANT: City of Upland, 460 North Euclid Avenue, Upland, CA 91786.

ENVIRONMENTAL ASSESSMENT: Under California Public Resources Code Section 21080.17, the California Environmental Quality Act ("CEQA") does not apply to the adoption of an ordinance by a city or county implementing the provisions of Article 2 of Chapter 13 of Division 1 of Title 7 of the California Government Code, which is California's ADU law and which also regulates JADUs, as defined by Section 66313. Therefore, the adoption of the proposed ordinance is statutorily exempt from CEQA in that it implements state ADU law.

Notice and conduct of public hearing will be in accordance with all pertinent provisions of Chapter 2.7 (Planning and Zoning) of Division 1 of Title 7 of the Government Code of the State of California and Upland Municipal Code Title 17 (Zoning Ordinance). All plans, environmental information, and other data pertinent to the proposed project are filed in the City of Upland's Development Services Department or on the City's website at <http://uplandca.gov> and will be available for inspection prior to the public hearing. All interested persons are invited to attend this public hearing and express their opinions for or against the proposal.

If you challenge this project, or the related environmental determinations in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Upland, at or prior to, the public hearing. If you have any questions regarding the agenda materials, please contact Lorelee Farris, Planning Manager, at lfarris@uplandca.gov or by phone at (909) 931-4135.

It is the intention of the City of Upland to comply with the Americans with Disabilities Act (ADA). If you require special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's Office at (909) 931-4120 at least 48 hours prior to the meeting to inform us of your particular needs.

Robert D. Dalquest, Secretary
Upland Planning Commission

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