

**Seventh Annual Conference**  
**November 18, 2021**



Publications and MCLE Conference Programs  
for the California Bar since 1989

**Live Online!**

# California Land Use Law & Policy

## **“Land Use Law, Policy and Planning 2021: The Housing Crisis, CEQA, Environmental Justice and Tribal Consultations”**

Dear Land Use Practitioner,

As 2021 comes to an end, California land use law and policy continues to evolve at an amazing pace, even in the face of challenges wrought by COVID-19 and the fits and starts of the global economy. Both these factors continue to play a part in the shifting paradigms and policies established by the California Legislature and implemented—sometimes reluctantly—by local jurisdictions. But even before COVID-19 and the economic trials and tribulations that accompany the pandemic, housing supply constraints and a rising tide of not-in-my-backyard project opposition have fueled the state’s efforts to come up with creative ways to streamline, if not encourage, housing development and other projects vital to California.

These efforts are most noticeable in the sheer volume of state legislation aimed at addressing housing supply shortages and affordability. To take one recent example, Senate Bill 9 is in many ways nothing less than a paradigm shift in land use controls for residential properties. Other well-known land use tools are similarly evolving to address these needs, including the California Environmental Quality Act, and the state’s Housing Accountability and Crisis Acts, Surplus Land Act, and Density Bonus Law.

In our 2021 Land Use Law & Policy conference, we have identified those evolving land use law and policy shifts and tools that are most important for your practice, including recent changes to the Density Bonus Law, permit streamlining for affordable housing under Senate Bill 35, the significance of Senate Bill 9, navigating the Housing Crisis Act and Senate Bill 330, and the increasing importance of environmental justice and tribal consultation in land use planning efforts.

We have assembled experts in these fields to present on these critical and evolving topics, and to give you access to their thoughts on where these recent land use trends have come from, how they are to be implemented, and where they are headed. This is a must-attend conference for any land use law or planning practitioner wanting to better understand these recent changes.

We invite you to join us live, and interact with the faculty through live question and answer sessions after each presentation. Be ready, be prepared, be successful in your practice. If you attend only one California MCLE or Planner AICP accredited land use conference this year, make it this one!

Sincerely,



**Scott Birkey, Esq.**  
Cox, Castle & Nicholson  
San Francisco



**Lauren Langer, Esq.**  
Best, Best & Krieger  
Los Angeles

The only California Land Use Law & Policy conference produced by the California-based Publishers of the *California Land Use Law & Policy Reporter* and co-sponsored by many of the state’s top law firms.



### **Conference Co-Sponsors:**



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**REGISTER TODAY!**

**800-419-2741**

**<register@argentco.com>**

Thursday, November 18

8:15 ZOOM LOG-IN

8:30 **Welcome Remarks with Critical Detail**  
Scott Birkey, Esq., Cox, Castle & Nicholson, LLP, San Francisco, and Lauren Langer, Esq., Best Best & Krieger, LLP, Los Angeles

8:45 **Legislative Tools to Address the Housing Supply Crisis**

- **Density Bonus Law and Providing Relief from Development Standard**

Scott Birkey, Esq., Cox, Castle & Nicholson, LLP

- **Permit Streamlining for Affordable Housing Pursuant to SB 35**

Lauren Langer, Esq., Best Best & Krieger LLP

- **Navigating New Laws Such as SB 330 and SB 9**

Todd Leishman, Esq., Best Best & Krieger, LLP, Ontario

10:30 BREAK

10:45 **No Longer a Sleeper Issue: What Every Land Use Practitioner Should Know About the Surplus Land Act**

- **Developer Perspectives on Navigating the Surplus Land Act**

Robert Hull, Esq., Cox, Castle & Nicholson, LLP, San Francisco

- **Local Government Perspectives on Navigating the Surplus Land Act**

Jordan Flanders, Deputy City Attorney, Oakland City Attorney's Office, Oakland

11:45 LUNCH BREAK

12:45 **Panel Presentation on Social and Environmental Justice Issues in Land Use**

- **The City Attorney Perspective**

Andrew L. Jared, Esq., Colantuono, Highsmith & Whatley, PC, Pasadena

- **The City Planner Perspective**

Margaret Lin, Manager of Long Range Planning and Economic Developments, City of South Pasadena

- **The Consultant Perspective**

Patrick O'Keeffe, MPA, Management Partners, San Jose

2:15 **Tribal Consultation: A Primer on Tribal Consultation under CEQA and SB 35**

- **The Developer Counsel Perspective**

Holly Roberson, Esq., Kronick, Moskovitz, Tiedemann and Girard, Sacramento

- **The Tribal Counsel Perspective**

Michelle LaPena, Esq., Rosette, LLP, Sacramento

3:15 BREAK

3:30 **The California Environmental Quality Act: The "Must Know" Topics and Emerging Issues**

- **Recent Themes in the CEQA Case Law**

Arthur Coon, Esq. Miller Starr Regalia, Walnut Creek

- **Increased CEQA Requirements and CEQA Document Management: A Consultant's Perspective**

Theresa Wallace, AICP, LSA Associates, Inc., Oakland

- **Bulletproofing Your Document: The Local Government's Perspective on Providing a Defensible CEQA Document**

Ginetta L. Giovinco, Esq., Richards Watson Gershon, Los Angeles

5:15 **Putting It All Together: Concluding Remarks**

Lauren Langer, Esq., Best, Best & Krieger, LLP

5:30 CONFERENCE ADJOURNMENT

**Program Co-Chairs:**

**Scott Birkey** is a land use and natural resources lawyer who handles entitlement, compliance, and litigation matters for residential and commercial developers, educational and health-care institutions, and public agencies throughout California.

**Lauren Langer** serves as city attorney and as land use counsel for cities. Her practice focuses on land use, zoning, housing and municipal laws.

**Conference Faculty:**

**Arthur Coon** co-chairs the firm's land use practice group and chair of its appellate practice group where he represents clients in the areas of CEQA, environmental, and land use law.

**Jordan Flanders** serves as Deputy City Attorney in both the Land Use & Planning Unit and the Real Estate Unit of the Advisory Division for the City of Oakland.

**Ginetta L. Giovinco** advises and litigates in land use matters, including the California Environmental Quality Act and the California Coastal Act

**Robert Hull** is a land use and natural resources attorney whose practice focuses on the land use entitlement process in the areas of the California Environmental Quality Act, State Planning and Zoning Law, the Endangered Species Acts and the Clean Water Act.

**Andrew L. Jared** serves as a city attorney and advises cities and public agencies on all aspects of public law issues, including land use, elections, contracts, districting, and law enforcement/public safety issues.

**Michelle LaPena** practices in a variety of tribal legal matters including cultural resource protection, Indian child welfare, tribal taxation, tribal gaming regulation, tribal governance and civil litigation involving tribal governments.

**Todd Leishman** represents both public agencies and private clients as general and special counsel on a range of land use issues including planning, development and housing issues.

**Margaret Lin** oversees city programs and projects related to transportation planning, housing, the General Plan update, Downtown Specific Plan, Housing Element update and the Economic Development Plan.

**Patrick O'Keeffe** works in strategic planning, process analysis, process improvement, organizational analysis, financial analysis, executive recruitment and related matters for cities, counties and special districts.

**Holly Roberson** represents public and private sector clients in the areas of natural resources and water law. Her practice focuses on environmental law, CEQA, land use, water, climate change, and renewable energy.

**Theresa Wallace** is an environmental planner advising clients on CEQA/NEPA project management, Environmental Impact Analysis, and land use planning.

**Tuition:**

Conference tuition for live participation or self-study is \$695. A discount of \$50 is available for individuals from government agencies, public interest groups, or academia; for current subscribers to the *California Land Use Law & Policy Reporter*; or for each attendee when two or more people from one firm or organization register together.

Tuition includes attendance, program materials, and a three-month electronic subscription to the *California Land Use Law & Policy Reporter* (a \$225 value).

**MCLE and AICP Credit:**  
MCLE accreditation has been requested by the State Bar of California for 7.5 hours, and for APA-AICP CM credits of 7.5 hours, which includes law CM credits TBD.



**Four Ways to Register:**

Early registration is encouraged. To register: (1) [Go to the online registration registration form](#); (2) Mail the completed registration form on the reverse to: Argent Communications Group, PO Box 1135, Batavia, IL 60510-1135; (3) Complete the registration form and email to [register@argentco.com](mailto:register@argentco.com); or (4) Call 800-419-2741. Full payment or purchase order is due with registration.

**Cancellation Policy:**

Full refunds (less a \$75 processing fee) will be made only if notice is received by November 11, 2021. Substitutions are encouraged. Argent Communications Group reserves the right to cancel any program and assumes no responsibility for personal loss.

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November 18, 2021

## REGISTRATION FORM

**Yes!** Please register the following:

Name: \_\_\_\_\_

Email (required): \_\_\_\_\_

Name: \_\_\_\_\_

Email (required): \_\_\_\_\_

Name: \_\_\_\_\_

Email (required): \_\_\_\_\_

Firm/Agency: \_\_\_\_\_

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City: \_\_\_\_\_ St: \_\_\_\_\_ Zip: \_\_\_\_\_

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  - \$645 each for two or more from the same firm, or
  - \$645 government and nonprofit employees, or
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- Promo code: \_\_\_\_\_

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- \$695 per person, or
  - \$645 each for two or more from the same firm, or
  - \$645 government and nonprofit employees, or
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PO Box 1135, Batavia, IL 60510-1135

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### WHO SHOULD ATTEND:

- Land Use, Environmental and Municipal Attorneys
  - Municipal and Private Land Use Planners
  - Landowners and Developers
- Land Use and Environmental Consultants
- City Council and County Board of Supervisors Members and Staff
  - State and Local Agency Representatives
- Public Interest Group and Advocacy Personnel

**7.5 hours MCLE and  
AICP CM credits  
requested**

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