

What's Going on in Fremont?

SIR Presentation
February 21, 2024



Plans

The General Plan

**A sustainable
community**



**Becoming strategically
more urban**



It's not just about cars



**A well-designed
urban landscape**



**A diversified
local economy**



**An inclusive
community**



**Enhanced parks
& open space**



Vibrant centers



Community life

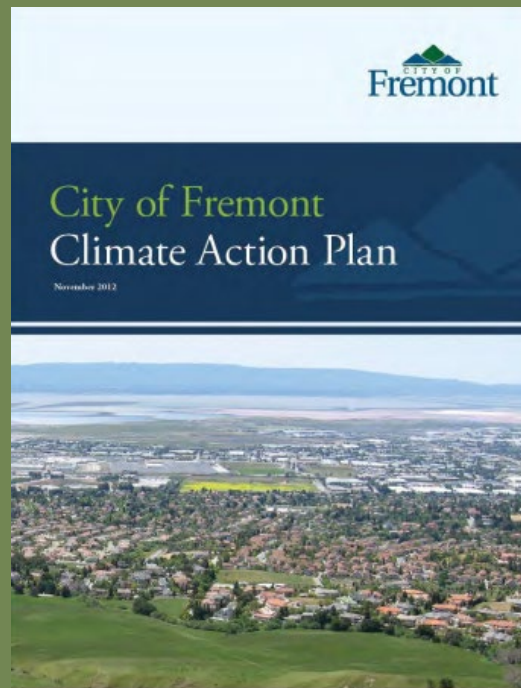


New Plans

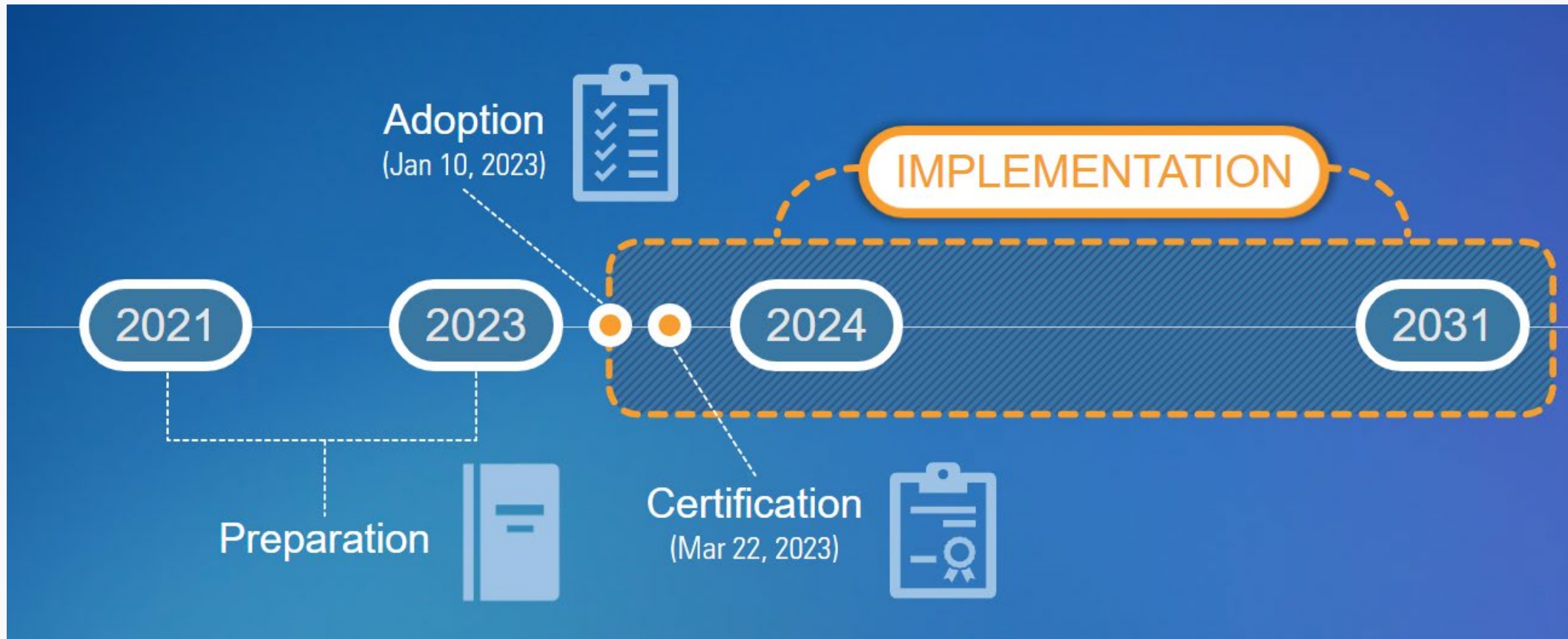
Parks & Rec March 2022

Housing Element January 2023

CAP Fall 2023



Housing Element Timeline



Growth

Housing



ADUs



Preapproved ADU Plans

Preapproved ADU Plans

PART 1: GETTING STARTED



1

Get Preliminary Information

Review the ADU Handout linked below to understand regulations.

Contact Planning Division to discuss constraints specific to your property: planinfo@fremont.gov, 510-494-4455, or visit Development Services Center.

2

Hire Experienced Professionals

City recommends you hire a designer, licensed architect, or engineer to design ADU and a licensed contractor to build it. Some design professionals have ADU plans preapproved by City, which results in expedited review process and discounted fees. Learn more at city.fremont.gov/preapprovedADU.

PART 2: PERMITTING



3

Prepare Submittal Package

Limited Ministerial Design Review Permit and Building Permit required for new ADU; can be applied for concurrently.

Design professionals should review Resources below to ensure they are designing an ADU that meets City codes and interpretations.

4

Submit Plans Online

Once your submittal package is complete, submit all your plans and documents via the City's online permitting portal, Citizen Access. Learn more at city.fremont.gov/applyforpermit.

5

City Review

City staff will complete initial review of ADU plans within 15 business days. Staff will either provide comments (corrections) or approve.

Additional reviews for resubmitted plans completed within 10 business days. Plans may also need to be reviewed by other agencies.

6

Permit Issued

Once your plans are approved by staff and all fees have been paid, your permit will be issued and you will be able to download the stamped, approved plans to begin construction.

PART 3: UNDER CONSTRUCTION



7

Construction

Schedule inspections online through Citizen Access.

8

Final Occupancy

Congratulations! Your new ADU is ready!

Accessory Dwelling Units

SB9 - “Urban Lot Splits” and duplexes

Cities may adopt “objective” subdivision standards

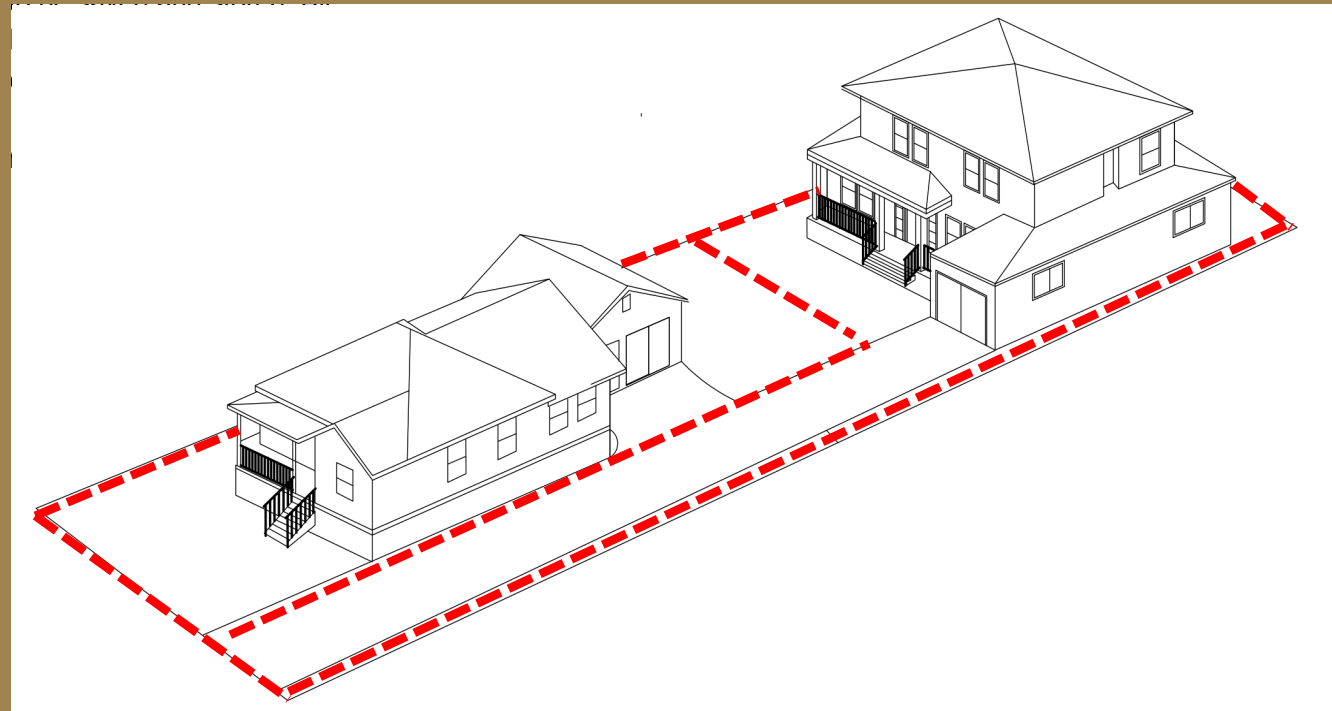
Each parcel must be 1,200 sq. ft. or greater

Each parcel must be at least 40% of original lot size

Affidavit required for intent to live on one of the lots for at least three years

Same party cannot split adjacent lots

Four-foot rear and side setbacks



Growth Areas

Downtown/City Center

Warm Springs Innovation District



City Center & Downtown

Fore Development @ Walnut/Liberty

MIG @ Fremont Bank; Kimco @
Hub/Gateway Plaza

Leasing on Capitol Avenue

Kimco Projects at the Hub and Gateway
Plaza



Fremont Bank Headquarters

Completion by Spring 2024





Tesla



Local Business



Placemaking

Downtown Event Center

Warm Springs Age Well Center

Downtown and District Events



Placemaking

Downtown Event Center

Warm Springs Age Well Center

Downtown and District Events



Permitting

DEVELOPMENT SERVICES


CITY OF
Fremont

Permit Center

Open Tuesdays through Thursdays

Always open online





The "One-stop Shop"

Welcome to the City of Fremont's
Development Services Center

The new “One-stop Shop”

CORONAVIRUS DISEASE

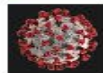
Coronavirus Disease 2019 (COVID-19)
[Read On...](#)

[Your Government](#)[Departments](#)[Our Community](#)[Doing Business](#)[How Do I](#)

CORONAVIRUS

[Read More](#)

Fremont Happenings

[NEWS](#)[Calendar](#)

State Extends Regional Stay At Home Order

On January 9, the California Department of Public Health announced the most recent statistics on COVID-19, including data on intensive care unit (ICU) capacity across the state and that the Bay Area Region remains under the Regional Stay at Home Order. [Read on...](#)



Flood Safety Information

The City of Fremont offers the flood safety tips to help residents protect their homes and families from potential flooding due to winter storms. [Read on...](#)



City of Fremont Development Services Center Remains Closed Until Further Notice

The City's Development Services Center will be closed starting Monday, December 14 to continue to limit the spread of COVID-19. The majority of City staff will be working remotely. [Read on...](#)

[View All](#)

City Spotlight

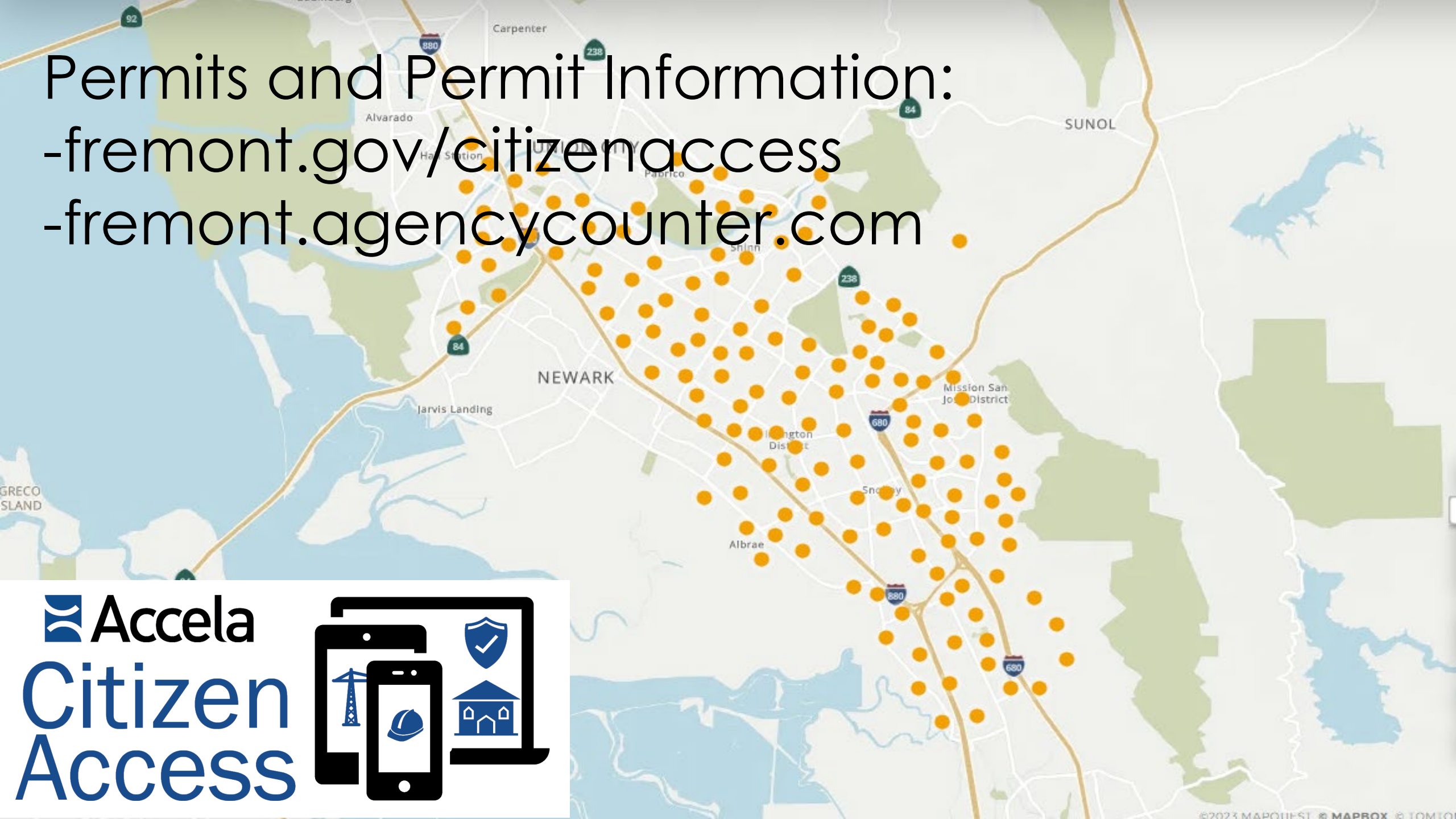


Watch Mayor Mei's State of the City Address.

Permits and Permit Information:

-fremont.gov/citizenaccess

-fremont.agencycounter.com



Thank You!

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