

Legislation Text

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DATE OF MEETING: 04/17/17

SUBJECT:

PUBLIC HEARING AND RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN PABLO AUTHORIZING THE SUBMITTAL OF THE CITY OF SAN PABLO HOUSING ELEMENT ANNUAL PROGRESS REPORT FOR CALENDAR YEAR 2016 TO THE CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT AND THE GOVERNOR'S OFFICE OF PLANNING AND RESEARCH

CITY MANAGER RECOMMENDATION

Conduct public hearing; adopt Resolution

COMPLIANCE STATEMENTS

Policy Area: Strategic Planning / Special Projects, Policy Item Development Projects (H): Housing Element Update (State HCD Compliance) is an adopted policy item under the FY 2015-17 City Council Priority Workplan, adopted October 1, 2016.

CEQA Compliance Statement

California Department of Housing and Community Development (HCD) reporting requirements do not constitute a "project" within the meaning of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines section 15378(b)(5) in that it is a governmental organizational or administrative activity that will not result in direct or indirect changes in the environment.

BACKGROUND

California Government Code Section 65400 requires general law cities to prepare and submit an Annual Progress Report (APR) to HCD, and the Governor's Office of Planning and Research (OPR) describing the status of implementing the General Plan Housing Element. The APR includes information on the City's progress in addressing the Regional Housing Need Allocation (RHNA) and the status of housing policies/programs listed in the 2015-2023 City of San Pablo Housing Element. HCD provides forms and instructions for preparation of the APR. The APR provides a snapshot of housing unit production across affordability levels, and provides an update on housing program implementation. The APR must be considered by the Council at a public meeting, during which the City should receive any public comments. Once accepted by the Council, the APR is sent to HCD and OPR.

The City initiated a comprehensive update of the Housing Element in 2014 as part of the 8-year review and update cycle established by the Association of Bay Area Governments. The 2015-2023 City of San Pablo Housing Element was adopted on April 6, 2015, and certified by HCD on May 26, 2015.

The 2016 APR (See Attachment B) provides the number of housing units for which the City issued

building permits, both in the aggregate and by affordability levels according to State-defined income levels, during calendar year 2016. The APR also identifies progress made on implementation programs included in the City's Housing Element. It should be noted that timelines assigned to the various implementation programs are estimates only, subject to resource availability and Council Priority Workplan conformance. The City issued building permits for two secondary units, which are in the low income band, and three new single family homes, which are in the moderate income band, in 2016.

FISCAL IMPACT

Approval of this resolution will not result in the spending of additional funds.

ATTACHMENTS

- A. 2016 Annual Element Progress Report
- B. Public Notice