

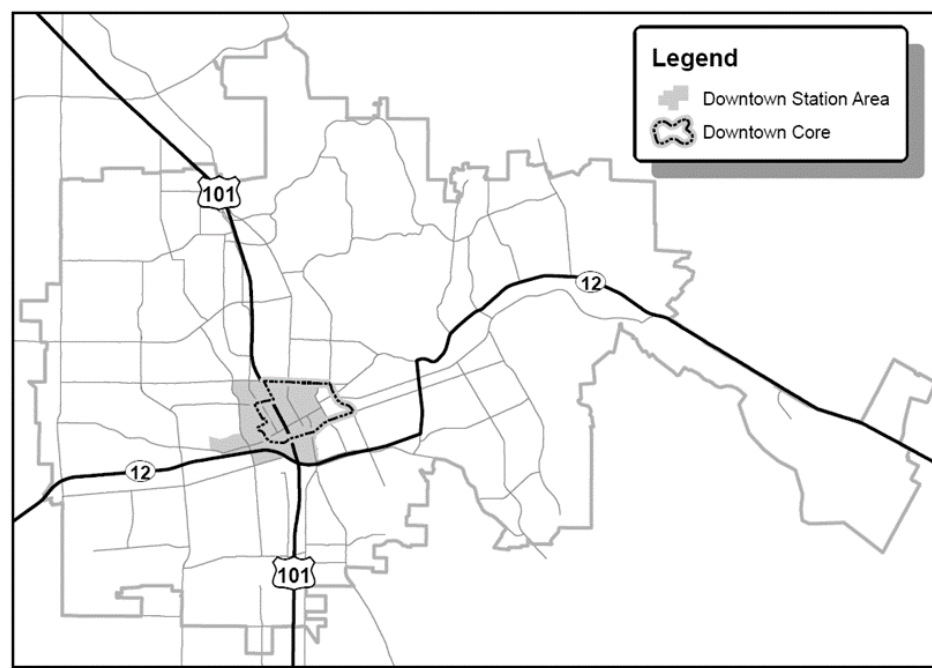
INCLUSIONARY HOUSING ORDINANCE CLERICAL CORRECTION

CITY COUNCIL
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PROJECT DESCRIPTION



- Inclusionary Housing Ordinance omitted specific reference to Multifamily Residential as one of two land uses in the Downtown Area intended for Inclusionary Housing incentives.
- Correct omission by amending Subsection 21-02.050.B of the Inclusionary Housing Ordinance to specify only Multifamily Residential and Mixed Use development are eligible this incentive.

INCLUSIONARY HOUSING POLICY RECOMMENDATION

Inclusionary Percentage		
EXISTING	PROPOSED	
<u>For Sale</u> 15% Low (80% AMI)	Citywide	<u>For-Sale</u> 10% Moderate (120% AMI)
<u>For Rent</u> 15% Low (80% AMI)	Citywide	<u>For-Rent</u> 8% Low (80% AMI) 5% Very Low (60% AMI)
<u>N/A</u>	Downtown Multifamily, Mixed Use projects only	<u>For-Sale</u> 5% Moderate (120% AMI) <u>For-Rent</u> 4% Low (80% AMI) 3% Very Low (60% AMI)

RECOMMENDED CORRECTION

21-02.050 Inclusionary requirements

- B. Notwithstanding the inclusionary requirements of subsection 21-02.050.A, all multifamily residential or mixed use development projects located in the Downtown shall pay a housing impact fee, per Section 21-02.090, or construct on-site allocated units as follows:
1. For-rent multifamily residential or mixed use development projects shall provide at least 4% of the total number of new dwelling units as affordable to low income households or at least 3% of the total number of new dwelling units as affordable to very low income households.
 2. For-sale multifamily residential or mixed use development projects shall provide at least 5% of the total number of new dwelling units as affordable to moderate income households.

Multifamily residential or mixed-use development projects with six or fewer units shall pay a housing impact fee as noted in Section 21.02.090.

RECOMMENDED ACTION

It is recommended by the Planning and Economic Development Department that Council amend Section 21-02-050.B of the Inclusionary Ordinance to limit the Downtown Inclusionary Housing Incentive to multifamily residential or mixed use development projects located Downtown area of the City of Santa Rosa.

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More information at Inclusionary Policy Webpage:
srcity.org/2556/Inclusionary-Housing-Policy