

LEGISTAR Replacement Document for 8-28-07 Agenda

File Number 07-1308

TITLE ...

Human Services recommends that the Board:

1. Consider the attached Measure HO-C Staff Report – Version II, which provides additional information relative to Affordable Housing Options as requested by the Board on August 14, 2007 subsequent to the PMC Consultants presentation. The Staff Report includes:
 - A constraints map identifying available land for multi-family housing
 - Information regarding the formation of an advisory committee, including the proposed composition (makeup and numbers) and the direction in which the committee would proceed
 - Current barriers to affordable housing and current approaches being developed by Staff in an effort to address these barriers
2. Approve establishment of a Housing Advisory Committee consisting of eleven (11) members appointed by the Board of Supervisors, authorizing the Housing Authority Manager to seek and recommend qualified members of the Advisory Committee through standard recruitment efforts.
3. Instruct Human Services and Development Services to continue with the development of an Affordable Housing Policy based on direction from the Board of Supervisors.

RECOMMENDED ACTION: Approve

BUDGET SUMMARY:

Total Estimated Cost	\$ 0
Funding	
Budgeted	\$
New Funding	\$
Savings	\$
Other	\$
Total Funding Available	\$
Change To Net County Cost	\$0.00

Fiscal Impact/Change to Net County Cost: No change.

Background:

- On July 19, 2004, the Board of Supervisors adopted the General Plan and Housing Element. Measure HO-C of the Housing Element specified actions to be taken, including the establishment of an Affordable Housing Task Force to explore options that will encourage and assist in the development of affordable housing. In 2005 Human Services received a Planning and Technical Assistance Grant and hired PMC Consultants to provide the research and study of potential affordable housing ordinance options. Since its formation on January 17, 2007 the Affordable Housing Taskforce has met on a regular basis to review and

discuss alternatives for affordable housing implementation and has provided input to the Affordable Housing Options Report developed by PMC and presented to the Planning Commission for input on May 10, 2007. On August 14, 2007 PMC Consultants, Human Services and Development Services presented to the Board of Supervisors the Final Options Report and Task Force Committee recommendations for addressing affordable housing needs in El Dorado County. After hearing the presentation, the Board received and filed the Affordable Housing Option Report, directed Staff to use the Report as a tool, and asked Staff to return with additional information to assist in the process of potentially developing an affordable housing committee and policy.

Reason for Recommendation:

Copies of the PMC Consultants' Affordable Housing Options Report, the Affordable Housing Task Force and community comments relative to the Report, and the Housing Element Measure HO-C Staff Report are attached and on file with the Board Clerk. Review of these documents combined with information offered in PMC's presentation provides an overview of progress to date and information about implementation options. Documents providing additional information requested by the Board of Supervisors relative to the 8-14-07 agenda item #59 are attached and on file with the Board Clerk. The constraints maps are too large to be attached and will be posted in the Board of Supervisors Meeting Room the morning of the meeting. Approval of the Human Services recommendations will result in El Dorado County moving forward to further fulfill housing element measures.

Action to be taken following board approval: Human Services and Development Services to proceed with approved recommendations.

Contact: Doug Nowka, 621-6163

Concurrences: N/A