NEXT GENERATION HOUSING ELEMENTS

MEETING THE CHALLENGE OF SB375
1. SOME BASICS/CONTEXT SETTING
2. EVOLUTION
3. UNDERLYING TENSIONS
4. CLOSING COMMENTS
THREE POTENTIAL HOUSING PLANNING PROCESSES

- The Comprehensive Plan as part of the Community Development Block Grant (CDBG) Process
- Housing Element as part of the General Plan Process
- Housing Plan as part of the Redevelopment Process
HOUSING ELEMENT

- As a required component in the General Plan
- Two distinctions from other elements: Periodic Update, HCD versus OPR
- Approval @ local level
- Seven parts, next
SEVEN PARTS

- CONDITIONS AND NEEDS* (Beth Jaroz and Mamey Cox)
- GOALS, ETC
- PAST PERFORMANCE
- RESOURCES* (Mamey Cox)
- CONSTRAINTS
- PROGRAMS* (Bill Chopyk, Patrick Murphy, and Dave Gatske)
- QUANTIFIED OBJECTIVES* (Susan Baldwin)
EVOLUTION

- More complex and detailed
- More comprehensive
- More ties to the region
MORE COMPLEX

- DATA REQUIREMENTS
- SPECIAL NEEDS GROUPS
- SITE ANALYSIS
- LAND USE CONTROLS
- PROGRAM REQUIREMENTS
MORE COMPREHENSIVE

- CONNECTS TO LAND USE
- CONNECTS TO CIRCULATION
- CONNECTS TO SB 375 AND SUSTAINABLE COMMUNITIES STRATEGY (SCS)
MORE CONNECTIONS TO THE REGION

- **REGIONAL SHARE**

- **RTP (SCS)/ MPO**

- **REGIONAL COMPREHENSIVE PLAN**

- **SMART GROWTH OPPORTUNITY AREAS**
UNDERLYING TENSIONS

- LAND USE CONTROL
- DENSITY INCREASES
- REVIEW PROCESS
  (Cathy Creswell, Paul McDougal, and John Douglas)
CLOSING COMMENTS

- FUTURE MARKET
- OPPORTUNITIES
  - SANDAG
    - DATA
    - RCP
    - SMART GROWTH STRATEGY
  - HCD
  - CREATIVE USE OF LOCAL RESOURCES