

LEGISLATIVE DIGEST

[Planning Code - 100% Affordable Housing and Educator Housing Streamlining Program]

Ordinance amending the Planning Code to require at least half of residential units in Educator Housing projects to have two or more bedrooms, to eliminate the requirement that Educator Housing projects have a minimum amount of three-bedroom units, conditioned on the passage of Proposition E in the November 5, 2019, Municipal Consolidated Election; affirming the Planning Department's determination under the California Environmental Quality Act; making findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1; and adopting findings of public convenience, necessity, and welfare under Planning Code, Section 302.

Existing Law

If Proposition E in the November 5, 2019 Municipal Consolidated Election passes and Planning Section 206.9 is adopted, that section – called the 100% Affordable Housing and Educator Housing Streamlining Program – requires that Educator Housing projects, as defined, include at least 20% of units as three-bedroom units, and 30% of units as two-bedroom units.

Amendments to Current Law

This ordinance would eliminate the requirement that Educator Housing projects include a minimum amount of three bedroom units, but would require that half of residential units be two-bedrooms or larger.

Background Information

Proposition E on the November 5, 2019 Municipal Consolidated Election ballot establishes the 100% Affordable Housing and Educator Housing Streamlining Program in Planning Code section 206.9. This ordinance would amend that program if Proposition E passes, and the Board approves the ordinance by at least a two-thirds vote of all its members.