



Kriss Worthington

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WORKSESSION

December 1, 2015

(Continued from October 27, 2015)

To: Honorable Mayor and Members of the City Council
From: Councilmember Kriss Worthington
Subject: City Manager Referral: Streamline the Permit Process for Housing Projects with a Majority or More Affordable Units

RECOMMENDATION

Refer to City Manager to create an ordinance that will streamline the permit process for housing projects with a majority or more affordable units if it includes at least 20 percent of units at 50% AMI.

BACKGROUND

Berkeley is at a cross roads. Housing costs are at an all-time high and the displacement of communities of color continues at an alarming rate.

The City must utilize all of its tools to cut red tape and facilitate the development of desperately needed affordable housing units for low-income and middle-class families. A very important and simple tool that Council can use is to create an ordinance to simplify the establishment process of housing projects with a majority or more affordable units. This simple action would reduce the administrative burden on developers seeking to build affordable housing in Berkeley. San Francisco recently introduced a similar proposal.

San Francisco Supervisor Scott Weiner introduced legislation for certain affordable housing projects to not require conditional use permits. This proposal was intended to reduce the amount of time and money spent on acquiring various conditional use authorizations in San Francisco. The San Francisco Ordinance would amend the Planning Code to permit affordable housing as a principal use in the public zoning district and not requiring a conditional use permit for affordable housing in other zoning districts, except in RH (Residential, House) zoning districts and on designated public open space or property under the jurisdiction of the Recreation and Park Department. For more information: <http://tinyurl.com/ReduceRedTape>

FINANCIAL IMPLICATIONS:

Minimal.

ENVIRONMENTAL SUSTAINABILITY:

Consistent with Berkeley's Environmental Sustainability Goals and no negative impact.

CONTACT PERSON

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