

Juana Escobar

From: Shirley Boydston <guadnana28@gmail.com>
Sent: Tuesday, April 23, 2024 9:13 AM
To: Juana Escobar
Subject: Council agenda #12 for April 23, 2024

Every time a City owned property or facility is used as a venue for an event or project, a cost is incurred by the owner (City of Guadalupe) for such as cleaning, whether major or minor.

When planning an event each organization---for profit or nonprofit--must allot funds in their budget for the use and cleaning costs of the site.. In addition to floors, there is labor cost for setting up and storing tables and chairs ,etc. Add in utility use: electricity, (lights), heating, water, and always bathroom clean up and restocking of paper goods .

A minimal fee of \$50.00 for each use will help toward the costs incurred by City staff.
A policy such as put forth by Attorney Sinco seems to be a good solution for this ongoing use concern.

Allow NO waivers to organizations or groups wishing to use a City facility...and no apologies...it's just wise business practice.

Shirley Boydston Guadalupe

PUBLIC SAFETY DIRECTORS REPORT
APRIL 2024

Traffic Safety & Code Enforcement Project List

Traffic Safety Projects

1. Traffic Safety Enforcement Project for **11th Street at Semis Road**, Develop safety calming measures to decrease traffic accidents.
2. Traffic Safety Enforcement Project for intersection of **11th Street at Gularte Lane**, Painting curb line to increase visibility for turning traffic.
3. Traffic Safety Enforcement Project for **11th Street at Peralta to Semis Road**, Re-stripping yellow traffic divider lines.
4. Traffic Safety Enforcement Project for **11th Street from Peralta Street to end of Mary Buren Elementary School**, Install traffic safety (Service Mount Flexible Stakes) to increase traffic safety and deter illegal U-Turns.
5. Traffic Safety Enforcement Project for **1000 Peralta Street**, Re-strip yellow traffic divider lines.
6. Traffic Safety Enforcement Project for **1000 Peralta Street**, Install traffic safety (Service Mount Flexible Stakes) to increase traffic safety when school is in secession and children are present.
7. Traffic Safety Enforcement Project at **Intersection of Olivera and Guadalupe**, increase safety for pedestrians at cross walk from distracted drivers.
8. Traffic Safety Enforcement Project at **4700 West Main Street (Kermit McKenzie Middle School)**, increase safety for pedestrians at cross walk from distracted drivers.

Code Enforcement Projects

1. Abatement Project, **261 Tognazzini** - Health & Safety Code Violations
2. Abatement Project, **900 Guadalupe Street (southwest corner, empty lot)** - Health & Safety Code Violations
3. Abatement Project, **900 Guadalupe Street (southeast corner building)** - Health & Safety Code Violations.
4. Abatement Project, **800 Guadalupe Street (southeast corner, Far Western Tavern parking lot)** - Health & Safety Code Violations.
5. Abatement Project, **4633 Ninth Street** - Health & Safety Code Violations

6. Abatement Project, **5100 Snowy Plover Lane** – Health & Safety Code Violations
7. Abatement Project, **800 Pioneer Street** - Health & Safety Code Violations
8. Abatement Project, **5060 Surfbird Lane** - Health & Safety Code Violations
9. Abatement Project, **1164 Guadalupe St**- Health & Safety Code Violations
10. Abatement Project, **1145 Pacheco St**- Health & Safety Code Violations
11. Abatement Project, **Parcel 115201011,12,13 Tognazzini Ave**- Health & Safety Code Violations

F.E.M.A.
Non-Congregate Sheltering – Reimbursement Request

January 9, 2023 – Pioneer Street Flooding Incident

Follow-Up

On January 20, 2023, the City of Guadalupe, submitted to the F.E.M.A. (Federal Emergency Management Agency) Region Administrator via Cal OES (California Governor's Office of Emergency Services) our request for the following;

Reimbursement for Non-Congregate Sheltering

Disaster: DR-4683-CA, California Severe Winter Storms, Flooding, Landslides and Mudslides

Subrecipient: City of Guadalupe

PA ID: 083-31414-00

Total Reimbursement Request - \$60,420.00 under Public Assistance Category B – Emergency Protective Measures.

Today, April 22, 2024, at this time, the city has not received any reimbursement. I spoke by telephone with;

- *Monica Bolden*, FEMA Emergency Management Specialist - Recovery Manager and
- *Cheryl Ezell*, FEMA Emergency Management Specialist – Recovery Manager.

They stated that it appears the city, Public Safety, did complete and submit their paperwork as advised by CalOES. It showed that Public Works also submitted reimbursement requests and there may have been confusion of two separate request.

They are checking because it does not appear that FEMA received the Non-Congregate Reimbursement Request for the housing of displaced residents. They believe that CalOES may not have submitted the paperwork to FEMA. They are checking with CalOES. Bolden and Ezell stated if they could not find the original request, they will submit an amended version to their superiors for further direction.

Chief Cash

Item # 11

Draft 6th Cycle Housing Element



Welcome!
¡Bienvenidos!

Housing Element Update

Actualización del Elemento de Vivienda

Community Meeting – April 23, 2024

Reunión comunitaria – 22 de abril de 2024



Agenda



1. Introduction (5 mins)

Where we are

- a) Draft & Adoption
- b) HCD Review & Comments
- c) Environmental Documentation
- d) Revisions

2. Multiple Changes to Housing Laws (5 mins)

3. Revisions to Housing Element Part I: **Housing Production** (15 mins)

- a) 11 key updates

4. Revisions to Housing Element Part II: **Zoning for a Variety of Housing Types** (10 mins)

- a) 8 key updates

5. Findings of Environmental Documentation (5 mins)

6. Conclusion / Next Steps (5 mins)

7. Community Feedback Session (15 mins)



Project Overview



Housing
Alojamiento



6th Cycle 2023-2031 Guadalupe Housing Element Where are we?

CITY OF GUADALUPE



2023 – 2031 Housing Element

Public Review Draft Update

Submitted by the City of Guadalupe

5/20/2023

CITY OF GUADALUPE



2023 – 2031 Housing Element

Public Review Draft Update

Submitted by the City of Guadalupe

April 2024

Key Revisions to Housing Element Laws



Quantity of Housing



Variety of Housing Types

Quantity of Housing



Revisions to Housing Element Part I: HOUSING PRODUCTION

Minimum Density for
Lower-Income
Housing – AB 2348
(2004)

Reporting of Sites by
Income Category – AB
2348 (2004)

Integration of Lower-
income Housing
Throughout the
Community (AFFH) –
AB 686 (2015)

Carry-over Sites – AB
1397 (2017)

Minimum &
Maximum Lot Sizes
for Lower-Income
Housing – AB 1397
(2017)

Non-Vacant Sites and
the “Substantial
Evidence”
Requirement – AB
1397 (2017)

Affordable Housing
Streamlined Approval
Procedures – SB 35
(2017)

The Housing Crisis Act
(HCA) Procedures –
SB 330 (2019)

Buffer (15%+) of
Additional Sites – SB
166 (2021)

No Net Loss
Requirement – Also,
SB 166 (2021)

Lot Split and Duplex
Requirements – SB 9
(2021)

Law Change: Lot Splits & Duplexes

- The Law**
- Owner can divide one single-family lot into two smaller lots
 - Each smaller lot can accommodate two housing units



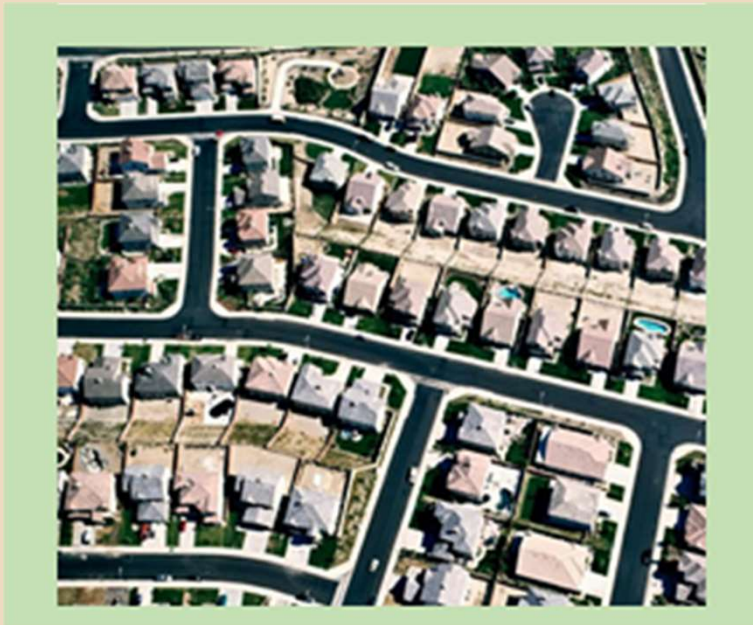
Duplex



Lot Split

Law Change: Buffer (15%+) of Additional Sites

- The Law**
- A buffer of additional sites in case some of the sites listed in the Housing Element become unavailable during the cycle



Beginning of Cycle

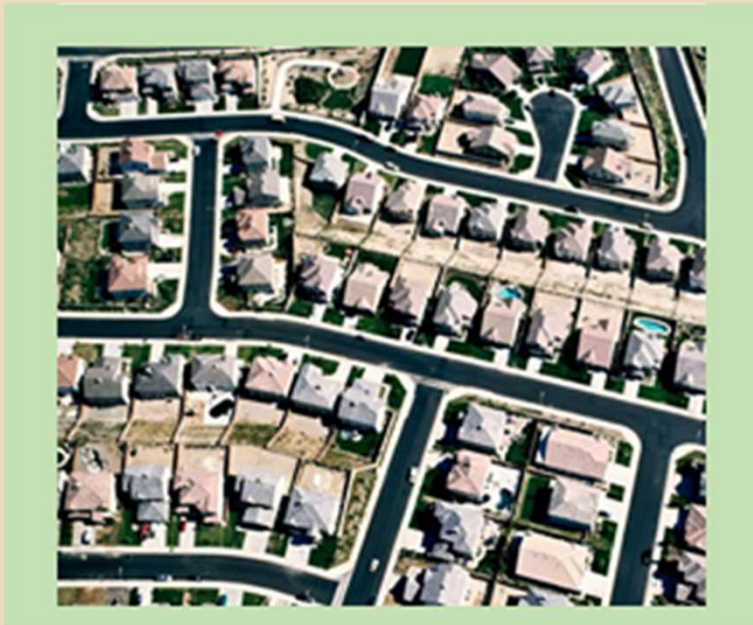


End of Cycle

Law Change: No Net Loss Requirement

The Law

- Adequate sites to meet RHNA units at all times



Beginning of Cycle



End of Cycle

Law Change: The Housing Crisis Act (HCA)

- The Law**
- Prohibits new laws that reduce legal limit on new housing
 - Prohibits delay to new housing due to regulatory barriers



Limits on new housing



Barriers to new housing

Law Change: Affordable Housing Streamlined Approval

- The Law**
- Streamline approval for (a) **affordable housing** (b) **permanent supportive housing**, and (c) **low barrier navigation centers**



Streamlined Regulations

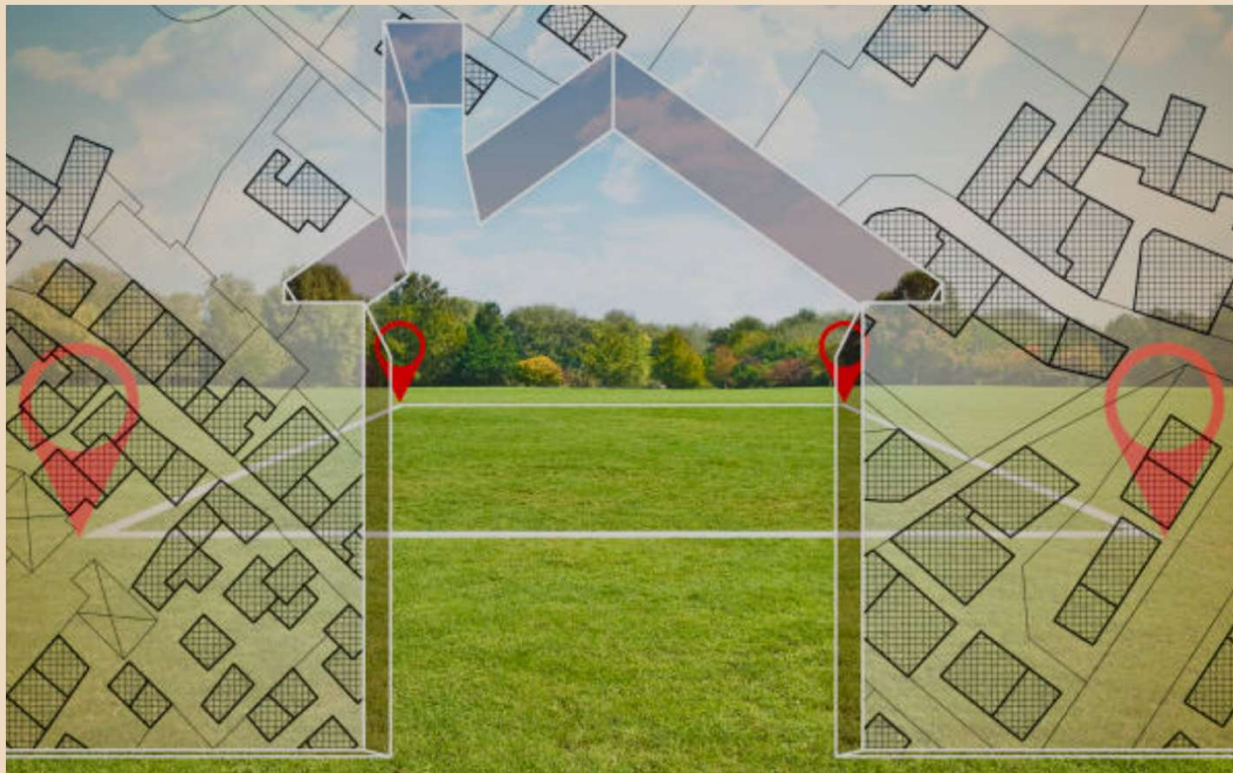


Streamlines Approval Process

Law Change: Carry-Over Sites

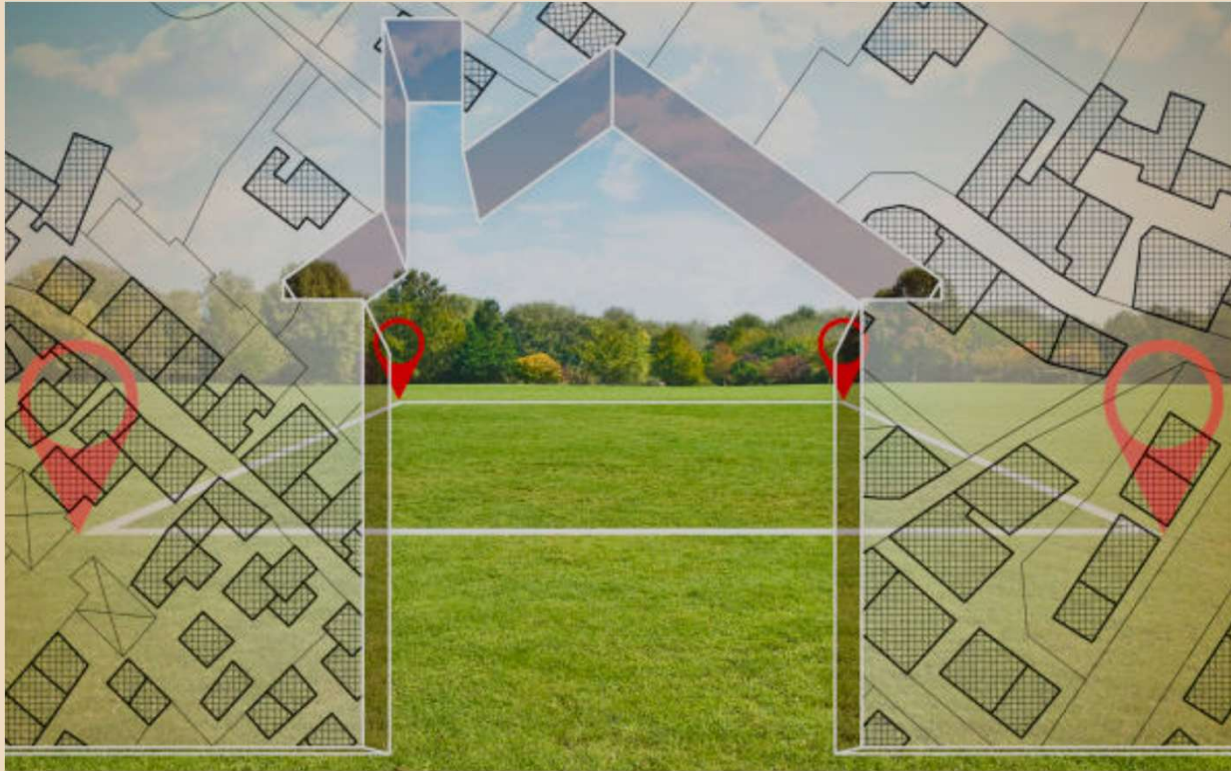
The Law

- Undeveloped sites from previous cycle are “carry-over” sites
- Approve carry-over sites “by-right” (i.e. ministerial) if 20%+ of units are affordable to lower income households



Law Change: Lot Sizes for Lower-Income Housing

- The Law**
- Sites smaller than 0.5 acres or larger than 10 acres are typically not feasible for lower-income housing



Law Change: Non-Vacant Sites & “Substantial Evidence”

- The Law**
- Add resolution adopting HE that non-vacant downtown sites would not impede additional residential development



Law Change: Low-Income Units Throughout Community

- The Law
- Distribute lower-income housing to foster integration
 - Create affordable housing opportunities in high resource areas



Mixed income housing

Law Change: Reporting of Sites by Income Category

The Law

- Not only sufficient space for housing, but space stratified by income group



Stratified by Income Group

Variety of Housing Types



Revisions to Housing Element Part II: ZONING FOR A VARIETY OF HOUSING TYPES

Emergency Shelters,
Transitional Housing, and
Supportive Housing – SB
2 (2007)

Emergency Shelter
Planning – AB 2339
(2023)

Low-Barrier Navigation
Centers (LBNC) -- AB 101
(2019)

Permanent Supportive
Housing: Residential Care
Facilities and Group
Homes (2016 Bill and
Proposition 2) – (2018)

Farmworker and
Employee Housing

Reasonable Housing
Accommodations for
Persons with Disabilities

Single Room Occupancy
(SRO) Units

Mobile and
Manufactured Homes

Law Change: Shelters, Transitional, and Supportive Housing

- The Law • Amend zoning codes to allow by right in all residential zoning districts “shelters”, “transitional”, and “supportive” housing



Shelters, Transitional, and Supportive Housing

Law Change: Emergency Shelter Planning

- The Law**
- Zones identified as appropriate for emergency shelters should also allow residential or other suitable uses



Emergency Shelters

Law Change: Low-Barrier Navigation Centers (LBNCs)

- The Law**
- Permit LBNCs by right in districts that permit housing
 - No conditional-use permit & discretion for LBNCs in mixed-use and nonresidential zones permitting multifamily units



Low-Barrier Navigation Centers

Law Change: Residential Care Facilities and Group Homes

The Law

- Treat licensed group homes and residential care facilities with six or fewer residents the same as single-family uses
- Allow licensed residential care facilities in all area zoned for residential use



Residential Care Facility



Group Home

Law Change: Farmworker and Employee Housing

- The Law**
- Treat employee housing for six persons or fewer the same as other housing types permitted in each zoning district



Farmworker Housing



Employee Housing

Law Change: Accommodations for Persons with Disabilities

- The Law**
- Make reasonable accommodations (i.e., modifications or exceptions in zoning laws and other land use regulations) for housing to serve persons with disabilities



Law Change: Single Room Occupancy Units (SRO)

- The Law**
- Cluster of 7+ sleeping/living units of weekly or longer tenancy
 - May provide sanitary facilities within unit
 - May provide shared or individual cooking facilities in unit



Law Change: Mobile and Manufactured Homes

- The Law**
- Regulate the location and permit process for manufactured homes in the same manner as conventional structures



Table B-1: Summary of 2023-2031 RHNA Allocations to Guadalupe vs. Potential in Cycle

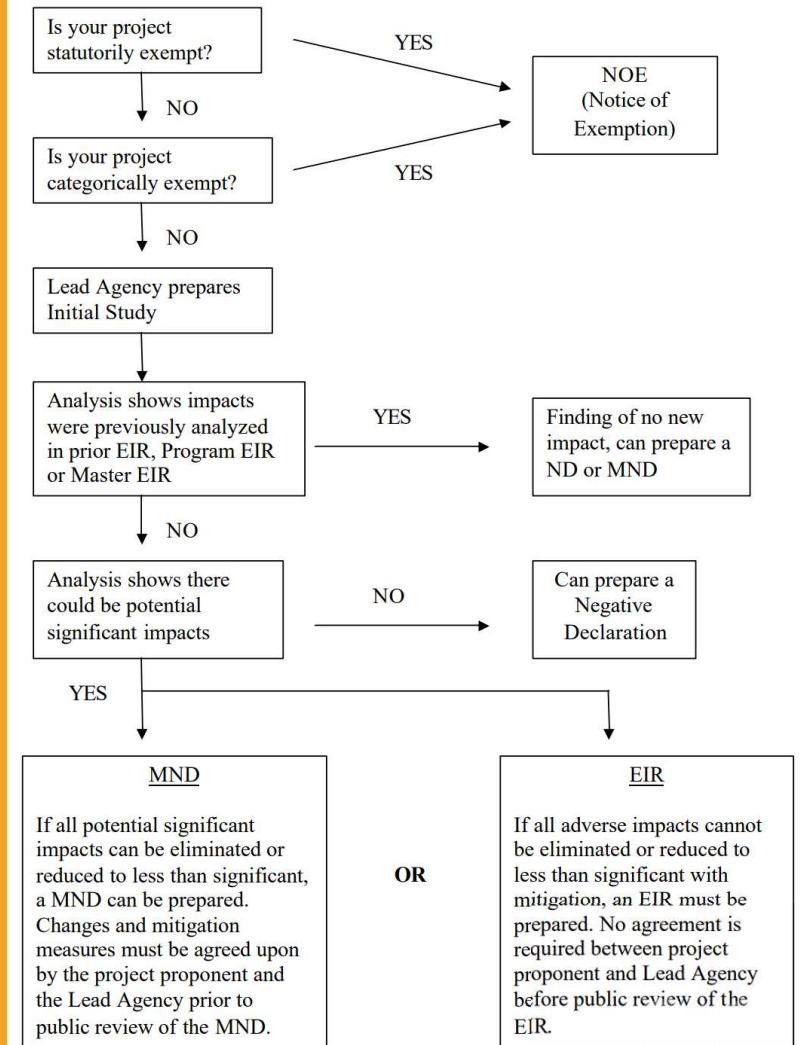
Income Group	Dwelling Units ¹	Percent of RHNA	Vacant Infill Lots ²	Vacant DJ Farms Parcels ³	Subtotal Vacant	Percent of RHNA
Extremely Low	1	0.2%	2	0	2	200%
Very Low	2	0.5%	3	0	3	150%
Low	24	5.6%	35	0	35	146%
Moderate	77	17.9%	16	74	90	117%
Above Moderate	327	75.9%	1	391	392	120%
Total	431	100.0%	57	465	522	121%

Summary of Potential for Housing Development in Guadalupe Including 6th Cycle

Source of Space	Lower Income Capacity	Moderate Income Capacity	Above Moderate Income Capacity	Total Capacity
Table B2: Infill	40	16	1	57
Table B-3: DJ Farms	0	74	391	465
Table B-3: Carry-over	53	129	0	182
Table B-4: Mixed-use Downtown	0	380	0	380
Tab B-5: Other Mixed-Use Sites	0	75	0	75
Total	93	674	392	1159
	Counts toward 6th Cycle RHNA			

Initial Study / Negative Declaration

Generalized CEQA Process Flow Chart



Tiered Upon General Plan's CEQA Documentation



Determination



Next Steps

A hand is holding a spiral-bound notebook open. The left page has the words "NEXT STEPS" written in large, black, cursive capital letters. The notebook is resting on a dark wooden surface.

NEXT
STEPS

1. Add your feedback to document
2. Update Council Resolution
3. Submit revisions
4. HCD approval & certification
5. Circulation of IS/ND
6. CC final approval of HE & IS/ND
7. Multiple revisions to City's Municipal Code



Feedback

*Thank
You!*

Revisions to Housing Element Part I: HOUSING PRODUCTION

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Reporting of Sites by Income Category – AB 2348 (2004)

Integration of Lower-income Housing Throughout the Community (AFFH) – AB 686 (2015)

Carry-over Sites – AB 1397 (2017)

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