Department of Housing and Community Development

Annual Housing Element Progress Report

Housing Policy Department
Received on:
APR 19 2013

City or County Name: Madera County, Unincorporated Portion
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Reporting Period (CY) From: 1/1/2012 To 12/31/2012

These Forms and tables must be submitted to HCD and the Governor's Office of Planning and Research (OPR) on or before April 1 of each year for the prior calendar year; submit separate reports directly to both HCD and OPR (Government Code 65400) at the addresses below.

Department of Housing and Community Development
Division of Housing Policy Development
P.O. Box 952053
Sacramento, CA 94252-2053

and

Governor's Office of Planning and Research
P.O, Box 3044
Sacramento, CA 95812-3044

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Table A

Annual Building Activity Report Summary - New Construction
Very Low-, Low-, and Mixed-Income Multifamily Projects

Housing Development Information									Housing with Financial Assistance and/or Deed Restrictions		Housing without Financial Assistance or Deed Restrictions
1	2	3	4				5	5a	6	7	8
Project Identifier (may be APN No., project name or address)	Unit Category	Tenure R=Renter O=Owner	Affordability by Household Incomes				Total Units per Project	Est. # Infill Units*	Assistance Programs for Each Development	Deed Restricted Units	Note below the number of units determined to be affordable without financial or deed restrictions and attach an explanation how the jurisdiction determined the units were affordable. Refer to instructions.
			Very Low-Income	Low-Income	Moderate-Income	Above Moderate-Income			See Instructions	See Instructions	

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(9) Total of Moderate and Above Moderate from Table A3 ► ►			0	0	0			
(10) Total by income Table A/A3 ► ►								
(11) Total Extremely Low-Income Units*								

* Note: These fields are voluntary

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Table A2
Annual Building Activity Report Summary - Units Rehabilitated, Preserved and Acquired pursuant to GC Section 65583.1(c)(1)

Please note: Units may only be credited to the table below when a jurisdiction has included a program it its housing element to rehabilitate, preserve or acquire units to accommodate a portion of its RHNA whichmeet the specific criteria as outlined in GC Section 65583.1(c)(1)

Activity Type	Affordability by Household Incomes				(4) The Description should adequately document how each unit complies with subsection (c)(7) of Government Code Section 65583.1
	Extremely Low-Income*	Very Low-Income	Low-Income	TOTAL UNITS	
(1) Rehabilitation Activity			2	2	Neighborhood Stabilization Program-3 (NSP-3) Grant Funds from HUD limits rehab funds to low and very low income homes. Documentation available on request.
(2) Preservation of Units At-Risk				0	No housing identified as "at-risk" per the 2009-14 Housing Element
(3) Acquisition of Units				0	
(5) Total Units by Income	0	0	2	2	

* Note: This field is voluntary

Table A3
Annual building Activity Report Summary for Above Moderate-Income Units (not including those units reported on Table A)

	1. Single Family	2. 2 - 4 Units	3. 5+ Units	4. Second Unit	5. Mobile Homes	6. Total	7. Number of infill units*
No. of Units Permitted for **Moderate**						0	
No. of Units Permitted for **Above Moderate**						0	

* Note: This field is voluntary

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Table B

Regional Housing Needs Allocation Progress

Permitted Units Issued by Affordability

Enter Calendar Year starting with the first year of the RHNA allocation period. See Example.												Total Units to Date (all years)	Total Remaining RHNA by Income Level
Income Level		RHNA Allocation by Income Level	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9		
Very Low	Deed Restricted	2,293	9	0	0							9	2,284
	Non-deed restricted												
Low	Deed Restricted	1,487	56	55	0							111	1,376
	Non-deed restricted												
Moderate	Deed Restricted	1,874	0	0	0							0	1,874
	Non-deed restricted												
Above Moderate													
Total RHNA by COG. Enter allocation number:		5,654	65	55	0							120	5,534
Total Units ► ► ►													
Remaining Need for RHNA Period ► ► ► ► ►													

Note: units serving extremly low-income households are included in the very low-income permitted units totals.

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Table C

Program Implementation Status

Program Description (By Housing Element Program Names)	Housing Programs Progress Report - Government Code Section 65583. Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.		
Name of Program	**Objective**	**Timeframe in H.E.**	**Status of Program Implementation**
Program 1.1.1 -- Infill Housing	Acquisition of sites for construction of 400 affordable housing units	By 2014	
Program 1.1.2 - Transitional and Supportive Housing	Support construction of 150 transitional housing units during planning period	By 2014	
Program 1.1.3 - Very-low income large family single/multi family housing	Support funding applications and help produce 400 large family units	By 2014	
Program 1.1.4 - Extrenely Low-Income to Low-income Senior Housing	Seek and provide funding to assist with the prduction of 300 senior housing units	By 2014	
Program 1.1.5 - Other Extremely Low and Very Low Income Housing	Provide financial assistance for the construction of 1,000 units	By 2014	
Program 1.1.6 - Development of Farmworker Housing	Provide priority processing for affordable and farm worker	annually	
Program 2.1.1 -- Maintain a current and adequate land inventory	Establish procedures to maintain sufficient sites to accommodate, at a minimum, Madera County's remaining share of regional housing needs through 2014 (as calculated in May 2008)	procedures by 2011; update inventory within 1st year of HCD Element approval and annually thereafter	
Program 2.1.2 - Density	comply with State density law	By 2014	
Program 2.1.3 - Increase Housing Yields	Review State regulations and change County plans and policies as needed	annually	
Program 2.1.4 - Multi-family land supply	Monitor and institute measures as needed	30-Jun-11	
Program 2.1.5 - Single Room Occupancy Housing	amend zoning ordinance to comply with state law	By 2014	

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Program 2.1.6 - Inclusionary Housing	investigate alternative and comparable housing policies to increase affordable housing	By 2014	continue to investigate
Program 2.1.7 - Proposition 1C Program	Review notices of funding availability and submit qualified applications	annually	Monitoring
Program 2.1.8 - Home Buyer Assistance Program	First-time home buyer program to assist 600 households	annually	
Program 2.1.9 - Provide relocation services as needed	provide relocation assistance as needed and required	as needed	
Program 2.1.10 - Intergovernmental cooperation	cooperate with cities within the County on land use	annually	on going
Program 2.1.11 - Preventing and Alleviating Foreclosures	Monitor available funding programs, partner with housing counseling agencies, and update applicable ordinaces to prevent and/or alleviate foreclosures	annually	through Neighborhood Stabilization-3 (NSP-3) grant funding County is working to preventing foreclosures
Program 2.1.12 - Small Lot Consolidation Program	Maintain sufficient sites to accommodate, at a minimum, Madera County's remaining share of regional housing needs through	by 2011	
Program 2.1.13 - Infrastructure Development Program	Develop sufficient infrastructure to meet remaining share of regional housing needs through 2014 (as calculated in May 2008)	annually	
Program 2.1.14 - Large Sites for Housing for Lower Income Households	Coordinate with developers to allow for housing development for affordable housing on less than 10 acres of large lots	annually	
Program 2.1.15 - Amendments to the Parking Requirements	Amend the County Parking Ordinance	by 2011	
Program 2.1.16 - Consistency Zoning	Rezone sites to ensure consistency with the General Plan	by 2014	
Program 3.1.1 - Housing Rehabilitation	Rehabilitate at least 200 single family units and 100 multi family units	by 2014	in progress
Program 3.1.2 - Housing Replacement	Replace or reconstruct at least 50 delapidated housing units	by 2014	

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Program 3.1.3 - Redevelop Housing Sites	Acquire 10 properties for redevelopment	by 2014	NSP-3 Grant funding acquired 5 units and rehabed and are reselling
Program 3.1.4 - Housing Quality Survey	Complete a Housing Quality Survey	by 2012	
Program 4.1.1 - At-Risk Housing	Monitor notices, participate with local housing providers, and contact agencies interested in acquisition	by 2014	
Program 4.1.2 - Farmworker Housing Funding and Development	Support farmworker housing through available funding sources and seek partnership opportunities with local and state non-profit famrworker housing developers	by 2014	
Program 4.1.3 - Emergency Shelter Grant Allocation	Review applications and provide funds to 20 agencies	by 2014	
Program 4.1.4 - Zoning for Special Needs	Review and revise Zoning Ordinance for consistency with special needs housing	by 2012	
Program 4.1.5 - Zoning for Agricultural (Farmworker) Housing	Implement Government Code 17021.5 and 17021.6 as required	11/1/11 and annually thereafter	
Program 4.1.6 - Provisions for individuals with disabilities	Adopt a reasonable accommodation ordinance	by 11/1/11	investingating
Program 4.1.7 - Zoning for Emergency and Homeless Shelters	Identify zoning districts and revise Zoning Ordinance pursuant to Code Section 65583(a)(4)	by end of 2011 and monitor annually thereafter	
Program 5.1.1 - Public Services Processing for Affordable Housing	Provide certified Housing Element to all County Departments and Responsible Agencies	within one month of adoption	Done
Program 5.1.2 - Institutional Barriers	Monitoring institutional barriers and act on the findings	ongoing	
Program 5.1.3 - Fair Housing Information	Work with the Fair Housing Center to disseminate information on tenants' rights information, credit references, and deposit assistance programs throughout Madera County	annually	
Program 6.1.1 - Neighborhood infrastructure	Neighborhood infrastructure to accommodate at least 1,000 households	annually	

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Program 6.1.2 - Public Utilities Sewer and Water Deficiencies	Provide priority sewer and water development processing and adherence to State Law for affordable housing activities	annually	
Program 6.1.3 - Sheriff Service to High Crime Neighborhoods	Utilize proactive efforts in high crime neighborhoods	annually	Code Enforcement coordinating with Sherrif department on illegal drug issues
Program 6.1.4 - Code Enforcement	Conduct code enforcement inspections of 200 units each year in targeted neighborhoods	annually	ongoing
Program 7.1.1 - Promote the creation of new jobs	Create 2,000 new jobs	by 2014	ongoing through processing and approval of entitlements
Program 7.1.2 - Execute Existing Policies	Encourage jobs housing balance in new growth areas	annually	through specific plans providing 1:1 balance
Program 8.1.1 - Promote Green Strategies	Assist implementation of Madera Green program	ongoing	building department adopted policies and is mandated by the State to do so.
Program 8.1.2 - Energy Conservation	Encourage the use of building materials that conserve energy	annually	building department adopted policies
Program 8.1.3 - Winterization Programs	Assist 100 low-income households with weatherization	by 2014	
Program 8.1.4 - Reduction of Greenhouse Gas	Promote cluster housing	annually	promoted through specific plans
Program 9.1.1 - Seek funding for programs	seek grant funding for Housing	ongoing	ongoing.
Program 10.1 - Establish a Housing Task Force	establish a Housing Task force to oversee funding as set in Goal 9	within six months of adoption	Board of Supervisors direction to proceed provided. Research conducted on establishing. Board approval material ready.
Program 11.1 - Establish a City/County Housing Authority	County will establish a City/County or stand alone Housing Authority		Board of Supervisors direction to proceed provided. Research conducted on establishing. Board approval material ready.

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General Comments: