

ANNUAL ELEMENT PROGRESS REPORT

Housing Element Implementation

(CCR Title 25 §6202)

Jurisdiction MILL VALLEY

Reporting Period 01/01/2014 - 12/31/2014

Pursuant to GC 65400 local governments must provide by April 1 of each year the annual report for the previous calendar year to the legislative body, the Office of Planning and Research (OPR), and the Department of Housing and Community Development (HCD). By checking the “Final” button and clicking the “Submit” button, you have submitted the housing portion of your annual report to HCD only. Once finalized, the report will no longer be available for editing.

The report must be printed and submitted along with your general plan report directly to OPR at the address listed below:

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

249 West Blithedale	SU	Renter	0	1	0	0	1	1			
140 Walnut	SU	Renter	0	0	1	0	1	1			
122 Shelley	SU	Renter	0	0	1	0	1	1			
(9) Total of Moderate and Above Moderate from Table A3					4	3					
(10) Total by Income Table A/A3			3	3	4	3					
(11) Total Extremely Low-Income Units*			0								

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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 in its housing element to rehabilitate, preserve or acquire units to accommodate a portion of its RHNA which meet 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	0	0	0	0	
(2) Preservation of Units At-Risk	0	0	0	0	
(3) Acquisition of Units	0	0	0	0	
(5) Total Units by Income	0	0	0	0	

* Note: This field is voluntary

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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	0	0	0	0	0	0
No. of Units Permitted for Above Moderate	0	0	0	0	0	0	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	41	0	0	0	0	0	0	0	0	0	0	41
	Non-Restricted		0	0	0	0	0	0	0	0	0		
Low	Deed Restricted	24	0	0	0	0	0	0	0	0	0	0	24
	Non-Restricted		0	0	0	0	0	0	0	0	0		
Moderate		26	0	0	0	0	0	0	0	0	0	0	26
Above Moderate		38	0	0	0	0	0	0	0	0	-	0	38
Total RHNA by COG. Enter allocation number:		129											
Total Units ▶ ▶ ▶			0	0	0	0	0	0	0	0	0	0	129
Remaining Need for RHNA Period ▶ ▶ ▶ ▶ ▶													

Note: units serving extremely 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
2015-2023 Housing Element Update	Update to all Housing Programs	8 years	Review and Update to all Housing Element Programs through the Housing Element Update. See Appendix D for the accomplishments made to the previous Housing Element (adopted in October 2013). Adopted by City Council on May 4, 2015.

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General Comments:

Assumed Second Units were rental units. Affordability of the 8 second units built in 2014 based on the Second Unit Survey conducted in 2014 with the following distribution: 35% very low income; 39% low income; 26% moderate income and 4% above moderate income.