GN
CY 2013

Housing Policy Department
Received on:
MAY - 9 2014

# Department of Housing and Community Development

## ANNUAL HOUSING ELEMENT PROGRESS REPORT

City or County Name: CITY OF MILPITAS

Mailing Address: 455 E. CALAVERAS BLVD., MILPITAS, CA 95035

Contact Person: Felix J. Reliford Title: PRINCIPAL HOUSING PLANNER

Phone: (408) 586-3071 FAX: (408) 586-3306 E-mail: freliford@ci.milpitas.ca.gov

Reporting Period by Calendar Year: from 1-1-13 to 12-31-13

These forms and tables, (see sample – next page) 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 Section 65400) at the addresses listed 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

# ANNUAL ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
(CCR Title 25 §6202 )

**Jurisdiction** City of Milpitas

**Reporting Period** 1/1/2013 - 12/31/2013

### 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 | |
| Taylor Morrison | 5+ | 0 | | | | 200 | 200 | 200 | | | |
| Milpitas Station | 2-4 | 0 | | | | 302 | 302 | 302 | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| | | | | | | | | | | | |
| (9) Total of **Moderate and Above Moderate** from Table A3 ► ► | | | | | 0 | 0 | 0 | | | | |
| (10) Total by income Table A/A3 ► ► | | | | | | 502 | 502 | 502 | | | |
| (11) Total **Extremely Low-Income Units*** | | | | | | | | | | | |

* Note: These fields are voluntary

# ANNUAL ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
(CCR Title 25 §6202 )

**Jurisdiction** City of Milpitas

**Reporting Period** 1/1/2013 - 12/31/2013

### 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 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 | 17 | 21 | | 38 | Rehabilitation of 3 Single Family Homes and 35 Mobilehome Units with CDBG Funds |
| (2) Preservation of Units At-Risk | | 155 | | 155 | Worked with Santa Clara County Housing Authority to preserve 155 unit at-risk at Sunnyhills Apartments (Section 8) |
| (3) Acquisition of Units | | | 1 | 1 | Acquired 1 Affordable Housing Unit at-risk of being sold for fair market value and resold unit to Low-Income Household. |
| (5) Total Units by Income | 17 | 176 | 1 | 194 | |

* 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

# ANNUAL ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
(CCR Title 25 §6202 )

**Jurisdiction** City of Milpitas

**Reporting Period** 1/1/2013 - 12/31/2013

### 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 | | 23 | 50 | 202 | 41 | 0 | 20 | 0 | | | 336 | -336 |
| | Non-deed restricted | | | | | | | | | | | | |
| Low | Deed Restricted | | 6 | 37 | 0 | 36 | 0 | 30 | 0 | | | 109 | -109 |
| | Non-deed restricted | | | | | | | | | | | | |
| Moderate | Deed Restricted | | 53 | 128 | 2 | 36 | 0 | 45 | 0 | | | 264 | -264 |
| | Non-deed restricted | | | | | | | | | | | | |
| Above Moderate | | | 308 | 1,262 | 1,777 | 491 | 697 | 564 | 502 | | | 5,601 | -5,601 |
| Total RHNA by COG. Enter allocation number: | | | 390 | 1,477 | 1,981 | 604 | 697 | 659 | 502 | | | 6,310 | -6,310 |
| Total Units ► ► ► | | | | | | | | | | | | | |
| Remaining Need for RHNA Period ► ► ► ► ► | | | | | | | | | | | | | |

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

# ANNUAL ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
(CCR Title 25 §6202 )

**Jurisdiction** City of Milpitas

**Reporting Period** 1/1/2013 - 12/31/2013

### 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** |
| Adoption of Zoning Ord. Amendments (SB2) | Special Needs Housing | Fall 2013 | On-Going (2014-2022) Implementation |
| Energy Conservation | Promote Energy Conservation | 2009-14 | On-Going (2014-2022) Implementation |
| Housing Diversity and Affordability | Affordable Housing | 2009-14 | On-Going (2014-22)/ Limited Funding with Dissolution of RDA |
| Fair Housing | Eliminate Housing Discrimination | 2009-14 | On-Going (2014-22) Implementation |
| Identify Adequate Housing Sites | Updated Housing Element | 2014-22 | On-Going (2013-2014) |
| Housing & Neighborhood Conservation | Maintain Existing Programs | 2014-22 | On-Going (2014-22) Implementation |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

# ANNUAL ELEMENT PROGRESS REPORT
## *Housing Element Implementation*
(CCR Title 25 §6202 )

| | |
|---|---|
| **Jurisdiction** | City of Milpitas |
| **Reporting Period** | 1/1/2013 - 12/31/2013 |

**General Comments:**