

# Building Advocacy for Affordable Housing in the San Joaquin Valley





# Presentation Outline

- **The Housing Element in a Nutshell**
- **Beyond Planning: Trends toward Implementation and Project Approvals**
- **Open for Business: New HCD Accountability and Enforcement Efforts**
- **Tips for Advocacy**





# The Housing Element in a Nutshell

Engage with the Public

Existing  
Housing  
Needs

RHNA , Sites  
Inventory and  
Zoning  
Variety

Development  
Barriers

Evaluate Effectiveness of Past Programs

## Policies and Programs (Action Plan)

- Adequate Sites and Zoning for a Variety of Housing Types
- Assist in the Development of Housing for Lower and Moderate Income Households
- Address and Remove Governmental Constraints
- Conserve and Improve the Affordable Housing Stock
- Preserve At-risk Housing
- Promote Housing Opportunities for All Persons



# Beyond Planning: Trends toward Implementation and Project Approvals

- Examples of Past Trends toward Implementation and Project Approvals
  - ✓ Annual Reporting and Programs
  - ✓ Rezoning and Program Timing Requirements (AB 1233, SB 375)
  - ✓ Housing Accountability Act
- Examples of Recent Changes
  - ✓ Sites Inventory
  - ✓ Housing Accountability Act
  - ✓ RHNA Performance and Approval Streamlining
- New HCD Enforcement Provisions (AB 72)



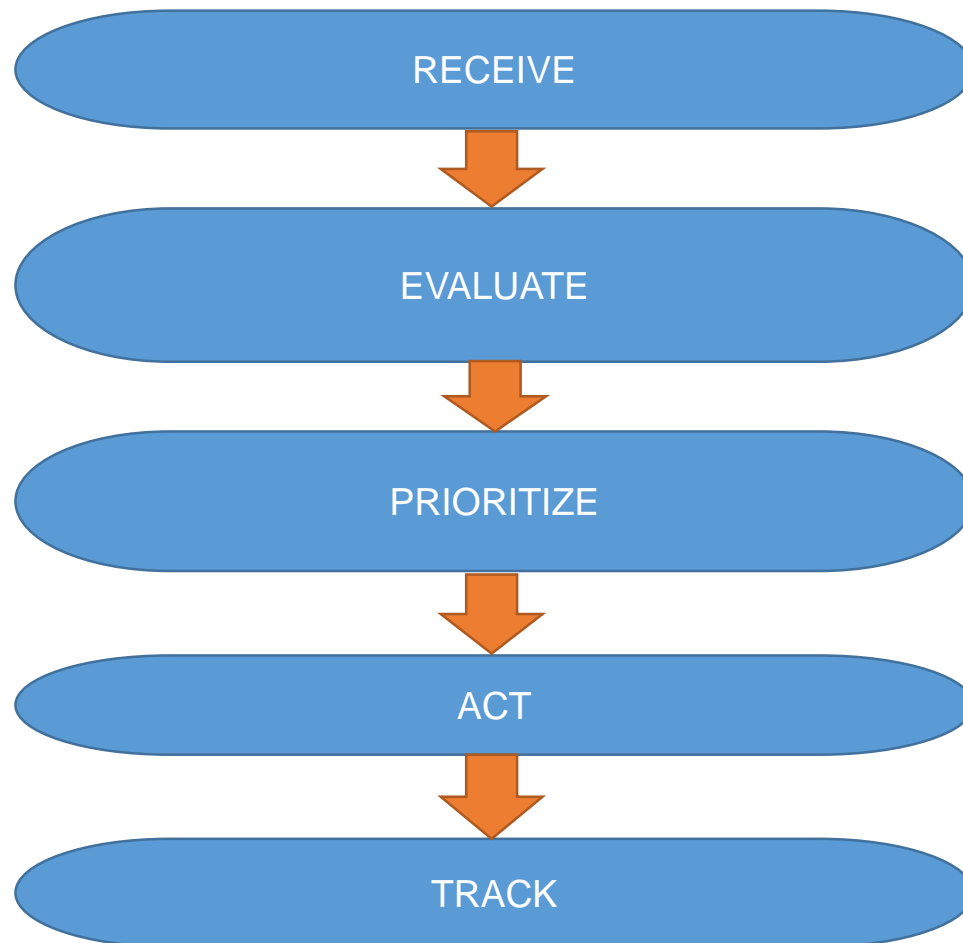
## Open for Business: New HCD Accountability and Enforcement Efforts



Authorizes enforcement of state housing-planning ("housing element") law and enable HCD to refer any violations to the Attorney General.

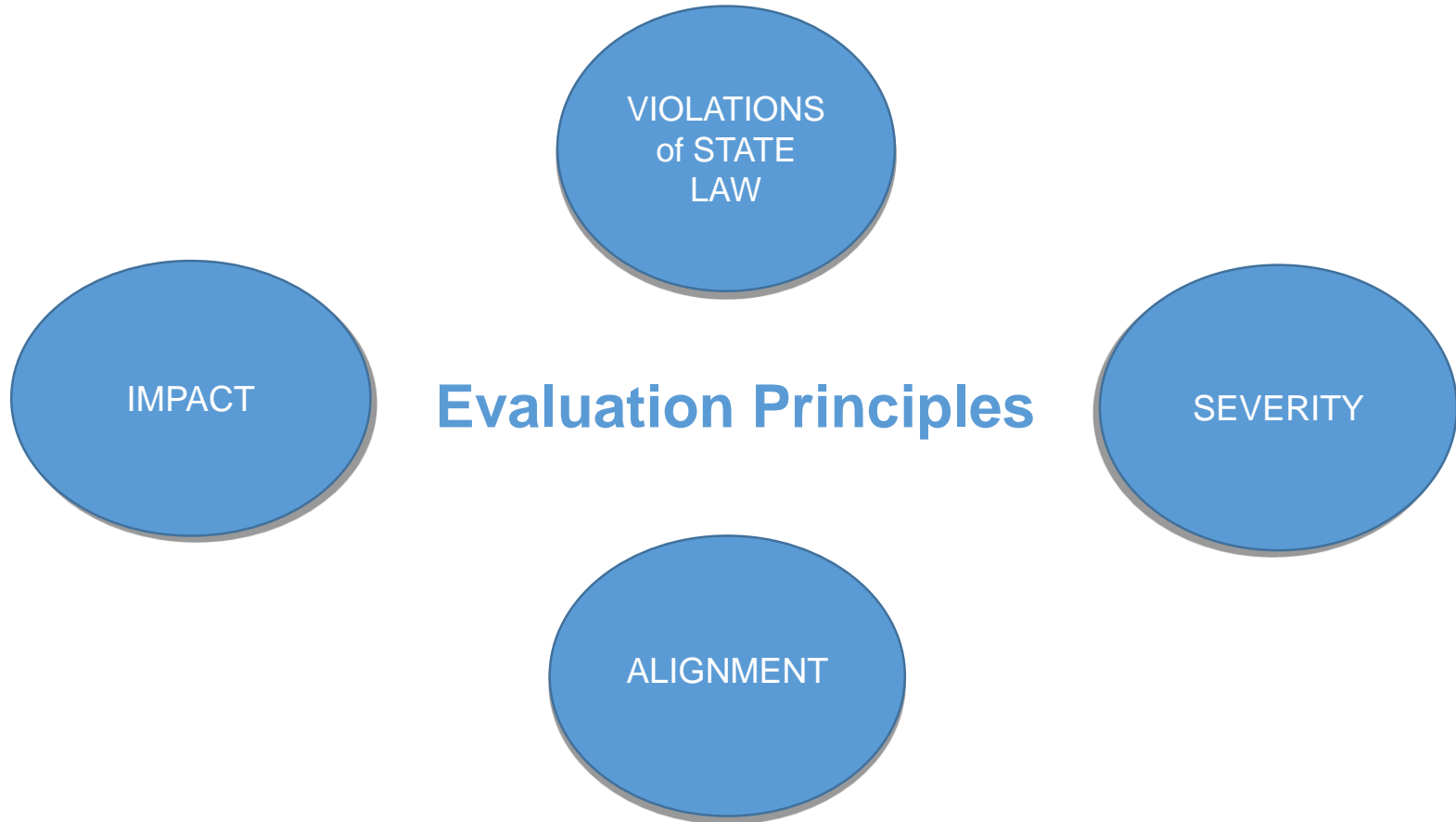


# Open for Business: New HCD Accountability and Enforcement Efforts





# Open for Business: New HCD Accountability and Enforcement Efforts



<http://www.hcd.ca.gov/community-development/accountability-enforcement.shtml>



# Tips for Advocacy



- Know Housing Element Policies and Programs
- Follow Annual Reports
- Get to Know the Law
- Follow Major Planning and Project Decisions



# Thank You

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