

**DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
DIVISION OF HOUSING POLICY DEVELOPMENT**

2020 W. El Camino Avenue, Suite 500
Sacramento, CA 95833
(916) 263-2911 / FAX (916) 263-7453
www.hcd.ca.gov



April 7, 2023

Maraskeshia Smith, City Manager
City of Santa Rosa
100 Santa Rosa Avenue Room 10
Santa Rosa, CA 95404

Dear Maraskeshia Smith:

RE: City of Santa Rosa's 6th Cycle (2023-2031) Adopted Housing Element

Thank you for submitting the City of Santa Rosa's (City) housing element that was adopted on February 14, 2023, and received for review on February 16, 2023, including modifications authorized by Resolution Number 2023-034. Pursuant to Government Code section 65585, subdivision (h), the California Department of Housing and Community Development (HCD) is reporting the results of its review. Our review was facilitated by various communications with Jessica Jones, Planning Deputy Director, Amy Lyle, Supervising Planner – Advance Planning; Beatriz Guerrero Auna, Senior Planner; and the City's consultant Cynthia Walsh.

HCD is pleased to find the adopted housing element in substantial compliance with State Housing Element Law (Article 10.6 of the Gov. Code). The adopted element, including modifications, addresses the statutory requirements described in HCD's November 1, 2022 review.

Additionally, the City must continue timely and effective implementation of all programs including, but not limited to, the following:

- Program H-2: Lot Consolidation and Small Site Development
- Program H-9: Large-Lot Development and Subdivision
- Program H-21: Funding for Affordable Housing Development
- Program H-30: Affirmatively Furthering Fair Housing – Anti-Displacement Strategies
- Program H-31: Affirmatively Furthering Fair Housing – Place-Based Revitalization Strategies
- Program H-38: Zoning Code Amendments
- Program H-40: Design Review Findings
- Program H-42: Water and Wastewater Priority

The City must monitor and report on the results of these and other programs through the annual progress report, required pursuant to Government Code section 65400. Please be aware, Government Code section 65585, subdivision (i) grants HCD authority to review any action or failure to act by a local government that it determines is inconsistent with an adopted housing element or housing element law. This includes failure to implement program actions included in the housing element. HCD may revoke housing element compliance if the local government's actions do not comply with state law.

Several federal, state, and regional funding programs consider housing element compliance as an eligibility or ranking criteria. For example, the CalTrans Senate Bill (SB) 1 Sustainable Communities grant; the Strategic Growth Council and HCD's Affordable Housing and Sustainable Communities programs; and HCD's Permanent Local Housing Allocation consider housing element compliance and/or annual reporting requirements pursuant to Government Code section 65400. With a compliant housing element, the City now meets housing element requirements for these and other funding sources.

HCD wishes Santa Rosa success in implementing its housing element and looks forward to following the City's progress through the annual progress report pursuant to Government Code section 65400. If HCD can provide assistance in implementing the housing element, please contact Fidel Herrera of our staff, at Fidel.Herrera@HCD.ca.gov.

Sincerely,

A handwritten signature in blue ink, appearing to read "Paul McDougall", with a stylized flourish at the end.

Paul McDougall
Senior Program Manager