



Legislation Details (With Text)

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Title: Receive and file a status update on the 6th Cycle Regional Housing Needs Assessment (RHNA) process

Attachments: 1. Att#1 RHNA Appeal

Date	Ver.	Action By	Action	Result
1/19/2021	1	City Council/Public Financing Authority	approved	Pass

REQUEST FOR CITY COUNCIL ACTION

SUBMITTED TO: Honorable Mayor and City Council Members

SUBMITTED BY: Oliver Chi, City Manager

PREPARED BY: Ursula Luna-Reynosa, Director of Community Development

Subject:

Receive and file a status update on the 6th Cycle Regional Housing Needs Assessment (RHNA) process

Statement of Issue:

During the July 15, 2019, City Council Study Session, Community Development staff presented an overview of the 6th Cycle Regional Housing Needs Assessment (RHNA) process and related items of information, as directed by the City Council. At the end of the study session, the City Council requested monthly updates on the status of the 6th Cycle RHNA process. This update provides a summary of recent activity that has occurred with respect to the RHNA process since the last Council update on November 16, 2020.

Financial Impact:

Not applicable.

Recommended Action:

Receive and file the Regional Housing Needs Assessment process status update.

Alternative Action(s):

Provide staff with alternative direction.

Analysis:

The RHNA allocation appeals process began on September 11, 2020. The City submitted an appeal

on October 26, 2020, in accordance with the adopted RHNA Appeals Procedures. No other jurisdiction or agency appealed Huntington Beach's RHNA allocation. In total, SCAG received 52 appeals. Appeal hearings started in early January and will conclude the week of January 18, 2021. The City's appeal will be heard by the SCAG RHNA Subcommittee on January 19, 2021. Staff will provide an update on the City's appeal hearing outcome at the January 19th City Council meeting under "City Manager Report." The RHNA process, including the City's final RHNA allocation, is anticipated to be completed by mid-February 2021.

City of Huntington Beach 6th Cycle RHNA Allocation
(based on the September 3, 2020 Regional Council vote)

Income Category	Number of Units
Very-low income (<50% AMI)	3,652
Low income (50-80% AMI)	2,179
Moderate income (80-120% AMI)	2,303
Above Moderate/Market rate (>120% AMI)	5,203
Total RHNA	13,337

Environmental Status:

The filing of a status update on the 6th Cycle RHNA process is not a project as defined by Section 15378 of the CEQA Guidelines and is not subject to CEQA.

Strategic Plan Goal:

Non-Applicable - Administrative Item

Attachment(s):

1. City of Huntington Beach RHNA Appeal (Note: This attachment contains the City's RHNA Appeal Form and Bases for Appeal; all other RHNA Appeal Attachments can be viewed on the SCAG website at <http://www.scag.ca.gov/programs/Pages/6th-Cycle-RHNA-Appeals-Filed.aspx>)