

Jessica Lynch

From: Gwen Chodur <gmchodur@ucdavis.edu>
Sent: Tuesday, May 25, 2021 10:49 AM
To: Planning Commission
Subject: Comments on City of Davis draft Housing Element
Attachments: Davis Housing Element letter .pdf

CAUTION: External email. Please verify sender before opening attachments or clicking on links.

Hello,

Attached are comments regarding the City of Davis draft Housing Element, along with recommendations for the finalized version. Thank you for the opportunity to comment on the draft, as I am deeply concerned that the draft as written may not be in compliance.

I would also like to whole-heartedly agree with the recommendations put forward by the Housing Element committee:

- Include the Davis Housing Trust Fund in the Housing Element, which calls to provide more funding for Affordable (subsidized) housing
- that the City adopts the Housing Trust Fund and study to add more details than the previous draft.
- Explore removing R-1 zoning
- Eliminate parking minimums in new construction of residential units.
- Identify the real costs of renting an ADU, to ensure that they are actually affordable for low-income renters
- Remove the Davis 1% growth cap
- Explore rezoning strip malls
- Explore ministerial approval for new housing if it meets applicable zoning code and the affordable housing ordinance
- that the City Council hold a vote to pre-approve development on Under the Mace Curve & Wildhorse Ranch
- That the Housing Element expressly state that the RHNA numbers are a floor and not an aspirational goal.

Thank you,
Gwen Chodur