

2020 General Plan Annual Progress Report

City Council

March 16, 2021

Presentation Overview

Background

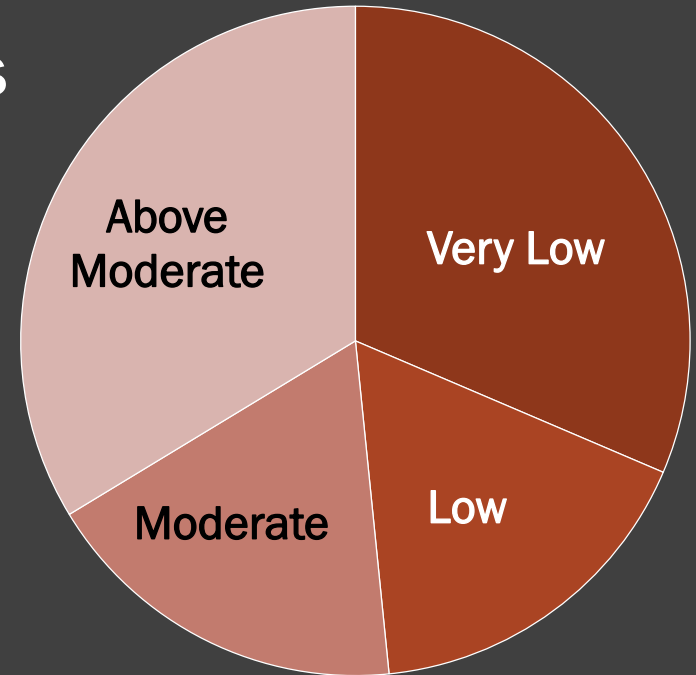
Progress Towards RHNA

Status of General Plan Activities

2015-2023 Housing Element

Total RHNA Allocation: 5,455 units

- Very Low-Income: 1,714 units
- Low-Income: 926 units
- Moderate-Income: 978 units
- Above Moderate: 1,837 units



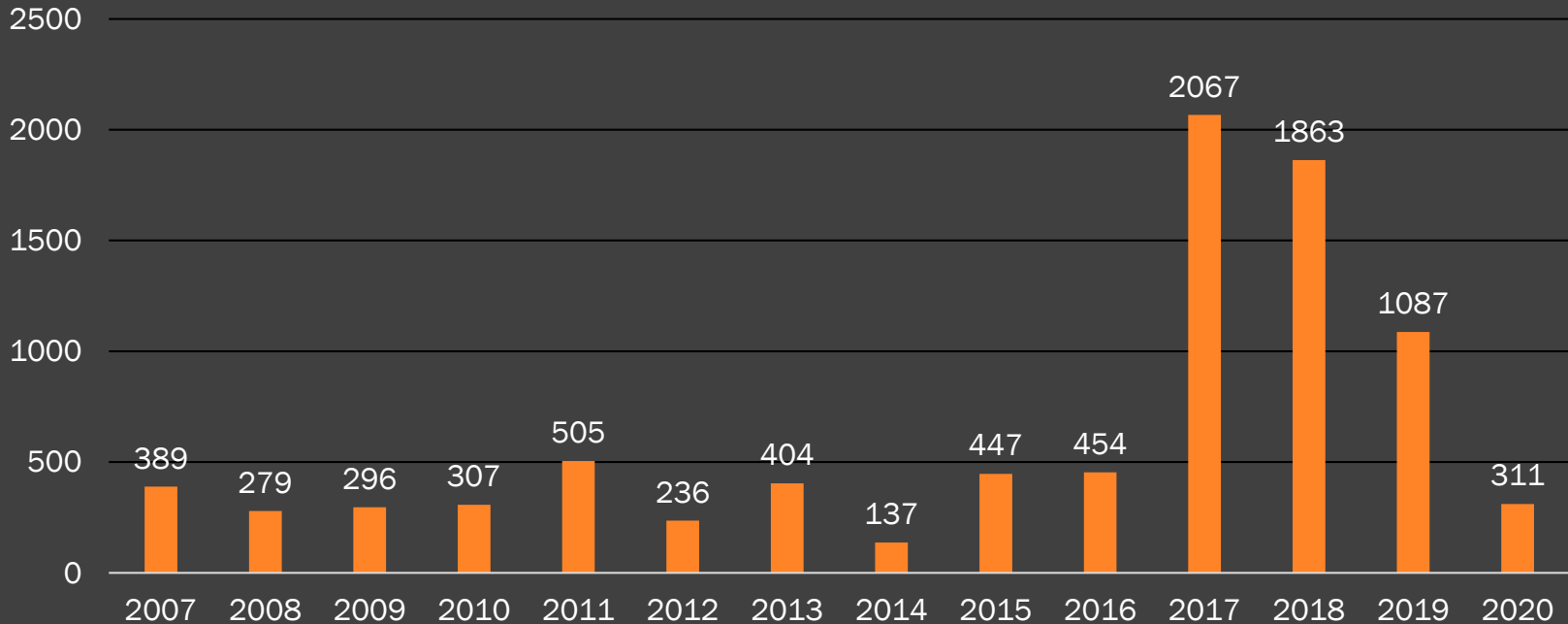
Progress Towards RHNA

Building Permits Issued – Current RHNA Cycle

Income Category	RHNA	2015	2016	2017	2018	2019	2020	Total Units to Date	Total Remaining RHNA
Very Low	1,714	64	2	217	34	78	51	446	1,268
Low	926	0	0	249	68	52	8	377	549
Moderate	978	1	0	0	19	2	1	23	956
Above Moderate	1,837	382	452	1,601	1,742	955	251	5,384	–
Total	5,455	447	454	2,067	1,863	1,087	311	6,229	2,773

2020 Permitting in Perspective

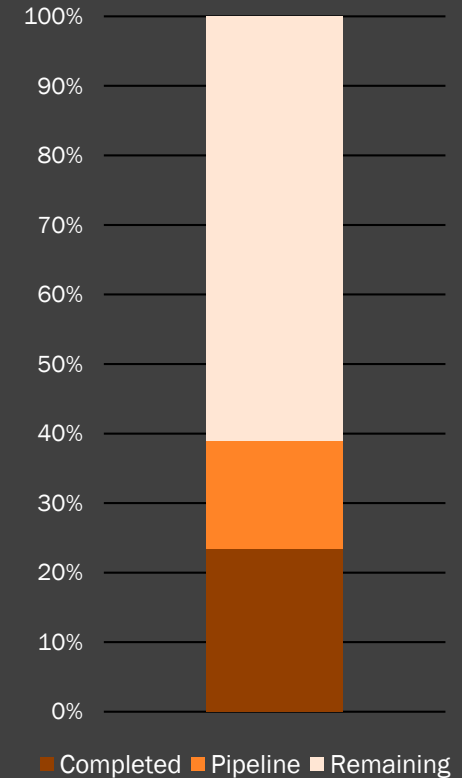
Building Permits Issued by Calendar Year



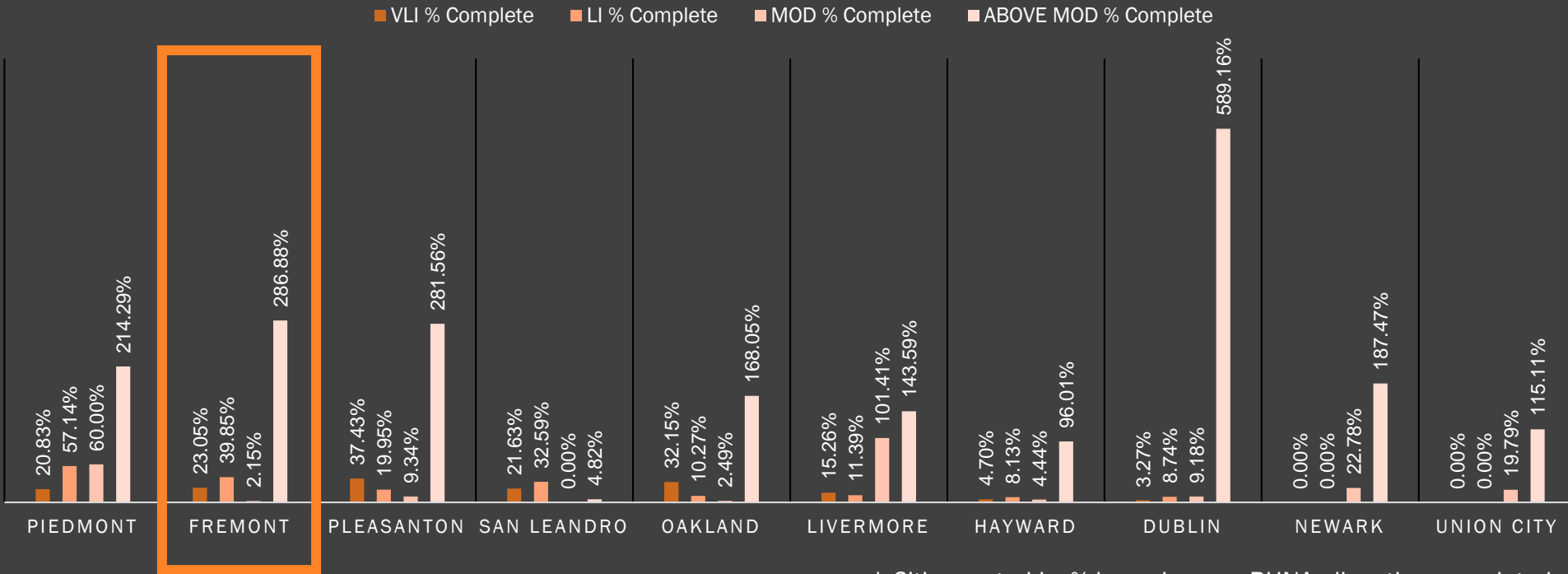
Affordable Housing Production

Pipeline Projects	# Units
Irvington Senior Housing	90
Allied Housing – Fremont Blvd	53
Serra Apartments	179
Islander Motel	128
Osgood Apartments	112

Permitted/Completed in 2020	# Units
City Center Apartments	60
Centerville Pioneer	1
Fairfield Residential	102
Habitat for Humanity Central Commons	30
Innovia	290
Metro Crossing A1 and A2	132



RHNA Progress in Alameda County

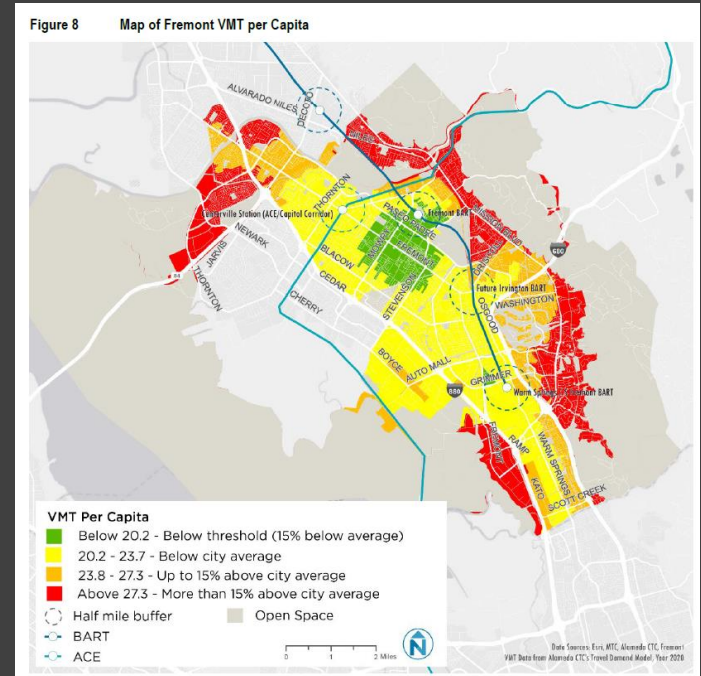


* Cities sorted by % lower income RHNA allocation completed

General Plan Amendments

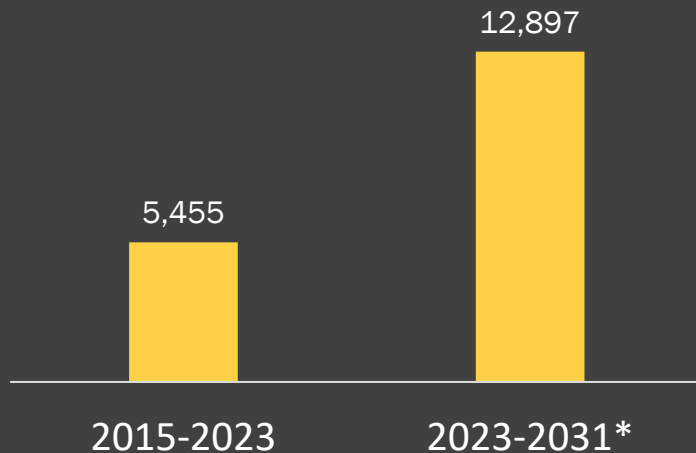
Resolution No. 2020-26 –

A resolution amending the General Plan Mobility Element to replace Level of Service (LOS) with Vehicle Miles Traveled (VMT) as the criteria to be used for transportation analysis under the California Environmental Quality Act.



Looking Forward...

City of Fremont RHNA
Allocation



* Allocation not yet finalized

- Draft 2023-2031 RHNA methodology approved by ABAG in January 2021 - would double Fremont's allocation
- Staff are beginning the Housing Element Update process

Staff Recommendations

Recommend that Council:

1. Find the annual report is not subject to CEQA;
2. Accept Exhibits A and B, which depict the current status of the General Plan and Housing Element, and direct staff to submit the required materials to OPR and HCD.

Questions?