

Haase, Maria

From: Amii, Patricia on behalf of Krutko, Leslye
Sent: Friday, August 21, 2009 5:00 PM
To: Reed, Chuck; Constant, Pete; Kalra, Ash; Liccardo, Sam; Chu, Kansen; Campos, Nora; Oliverio, Pierluigi; Nguyen, Madison; Herrera, Rose; Chirco, Judy; Pyle, Nancy
Cc: Figone, Debra; Duenas, Norberto; Furman, Pete; Cogan, Jim; Drummond, Anthony; Henninger, Ragan; Bitbadal, Edesa; Ford, Ryan; Fedor, Denelle; Moua, Louansee; Malutta, Jennifer; Green, Scott; Sutherland, Kathy; Krutko, Leslye; Morales-Ferrand, Jacky; Lopez, Colleen; Haase, Maria; Shikada, Ed; Whatley, Melissa
Subject: Upcoming Public Meetings on Draft Inclusionary Housing Ordinance
Importance: High
Attachments: Community Outreach Meetings.pdf; Joint Stakeholder Meeting.pdf

On July 31st, the Housing Department submitted an informational memo outlining new public outreach meetings on the City's draft inclusionary housing ordinance. After the memorandum was released, a court decision related to inclusionary was issued by a Southern California appellate court which called into question the validity of another city's inclusionary program for rental housing only. The Housing Department issued an email temporarily suspending the public outreach process to allow the City Attorney's Office time to review the case.

Since that time, we have decided, in consultation with the City Attorney's Office, to proceed with the ordinance with some minor revisions to respond to the recent legal developments and some of the public comments received and include a provision that states if the case is upheld and is still in force at the time our ordinance becomes operational then the rental portion of the ordinance will either be stricken or revised to be consistent with legal requirements.

At the community and stakeholder meetings, City staff will discuss the features of the proposed ordinance and request input on any revisions or concerns with the ordinance as written. Information on the meeting locations, dates, and times are listed below and on the attached flyers. Please free to share this information with your constituents. Should you have any questions, please do not hesitate to contact me at 408-535-3851.

Thank you,

Leslye Krutko

Director of Housing
(408) 535-3851

Community Meetings on Draft Inclusionary Housing Ordinance
Tuesday, September 8th - Willows Senior Center

10/6/2009

2175 Lincoln Avenue, San Jose, CA 95125
6:30 PM-8:30 PM

Tuesday, September 22nd - Southside Community Center

5585 Cottle Road San Jose, CA 95123-2367
6:30 PM - 8:30 PM

Wednesday, September 23rd -City Hall Public Wing Rooms 118+ 119

200 E. Santa Clara San Jose, CA 95113
6:30 PM- 8:30 PM

Thursday, September 24th - West Valley Branch Library

1243 San Tomas Aquino Rd. San Jose, CA 95117
6:30 PM-8:30 PM

Joint Stakeholder Meeting with Affordable Housing Advocates and Developers

Thursday, September 17 6:30- 8:30 pm
City Hall Public Wing Room 119
200 East Santa Clara Street San Jose, California

Notification of Public Meetings on Inclusionary Housing Ordinance

In December 2008, the San José City Council directed Housing Department staff to return to the Council with a draft citywide inclusionary housing ordinance that incorporated the City Council's policy recommendations. At the public meetings listed below, the Housing Department will present the draft Citywide Inclusionary Ordinance. It is anticipated that the Department will present the final inclusionary housing ordinance as well as feedback and comments from these meetings, to the City Council in late October.

What is inclusionary housing? Inclusionary housing requires that all new residential developments have a certain number of homes and apartments available to lower and moderate income individuals and families.

Date: September 8, 2009
Time: 6:30 PM-8:30 PM
Location: Willows Senior Center
2175 Lincoln Avenue, San Jose, CA 95125

Date: September 22, 2009
Time: 6:30 PM- 8:30PM
Location: Southside Community Center
5585 Cottle Road San Jose, CA 95123-2367

Date: September 23, 2009
Time: 6:30 PM – 8:30PM
Location: City Hall Public Wing Rooms 118+ 119
200 E. Santa Clara San Jose, CA 95113

Date: September 24, 2009
Time: 6:30 PM- 8:30 PM
Location: West Valley Community Library
1243 San Tomas Aquino Rd. San José, CA 95117

To learn more about inclusionary housing please visit www.sjhousing.org.

To request an accommodation or alternative format to participate in these meetings, please call Colleen López at 408.975.4489 or 408.294.9337 (TTY) at least three business days prior to the meeting.

Nếu quý vị có bất cứ thắc mắc nào, xin gọi cho Ban Gia Cư Thành Phố San José tại số (408) 535-3860.

Si tiene alguna pregunta, favor de llamar al Departamento de Viviendas de la Ciudad de San José al (408) 535-3860.

如有問題，請致電City of San José Department of Housing，電話(408) 535-3860。

Notification of Stakeholder Meetings on Inclusionary Housing Ordinance

In December 2008, the San José City Council directed Housing Department staff to return to the Council with a draft citywide inclusionary housing ordinance that incorporated various policy recommendations. At the stakeholder meetings listed below, the Housing Department will present the draft Citywide Inclusionary Ordinance. It is anticipated that the Department will present the final inclusionary housing ordinance as well as feedback and comments from these meetings to the City Council in late October.

To learn more about inclusionary housing please visit www.sjhousing.org.

Stakeholder Meetings - Participation in these meetings will generally be limited to the invited representatives of stakeholder groups. However, the public is welcome to attend to observe, and at the end of each meeting, there will be allotted time for public comment.

Joint Stakeholder Meeting with Affordable Housing Advocates and Developers

Thursday, September 17th 6:30- 8:30 pm
City Hall Public Wing Room 119
200 East Santa Clara Street San Jose, California

Parking in the City Hall garage (entrance on 6th Street) will be validated.

To request an accommodation or alternative format to participate in these meetings, please call Colleen López at 408.975.4489 or 408.294.9337 (TTY) at least three business days prior to the meeting.

Nếu quý vị có bất cứ thắc mắc nào, xin gọi cho Ban Gia Cư Thành Phố San José tại số (408) 535-3860.

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