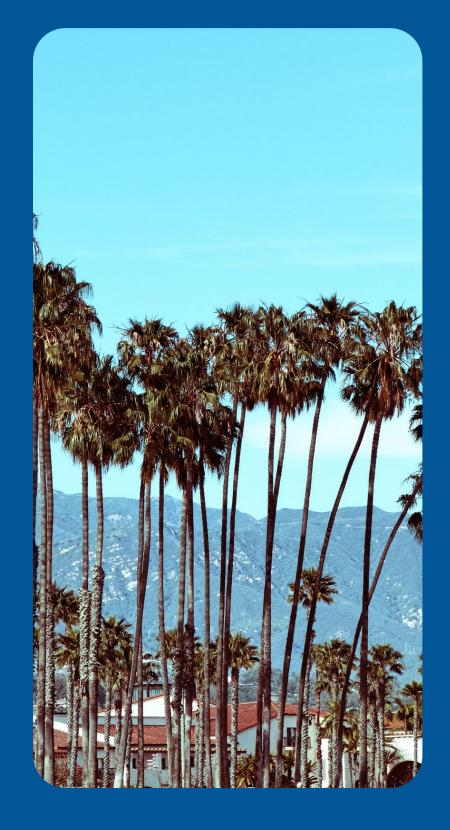


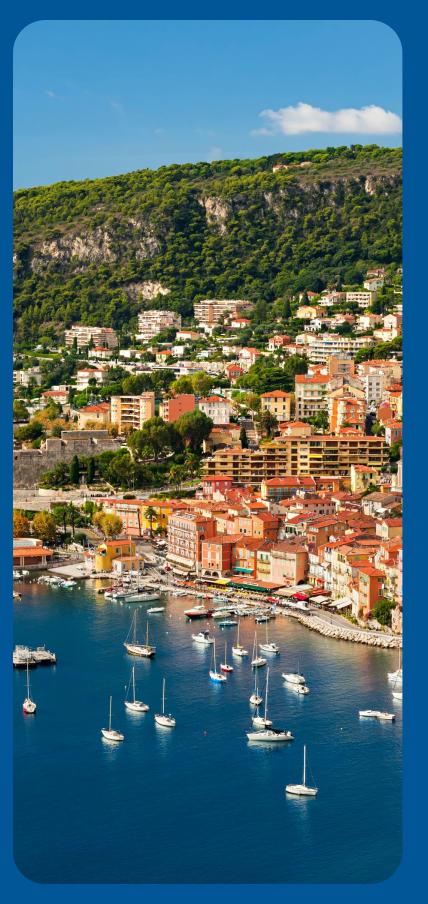


Affordable Workforce Housing

December 16, 2025









"A person may travel the world in search of what they need, only to return home and find it."

George Moore

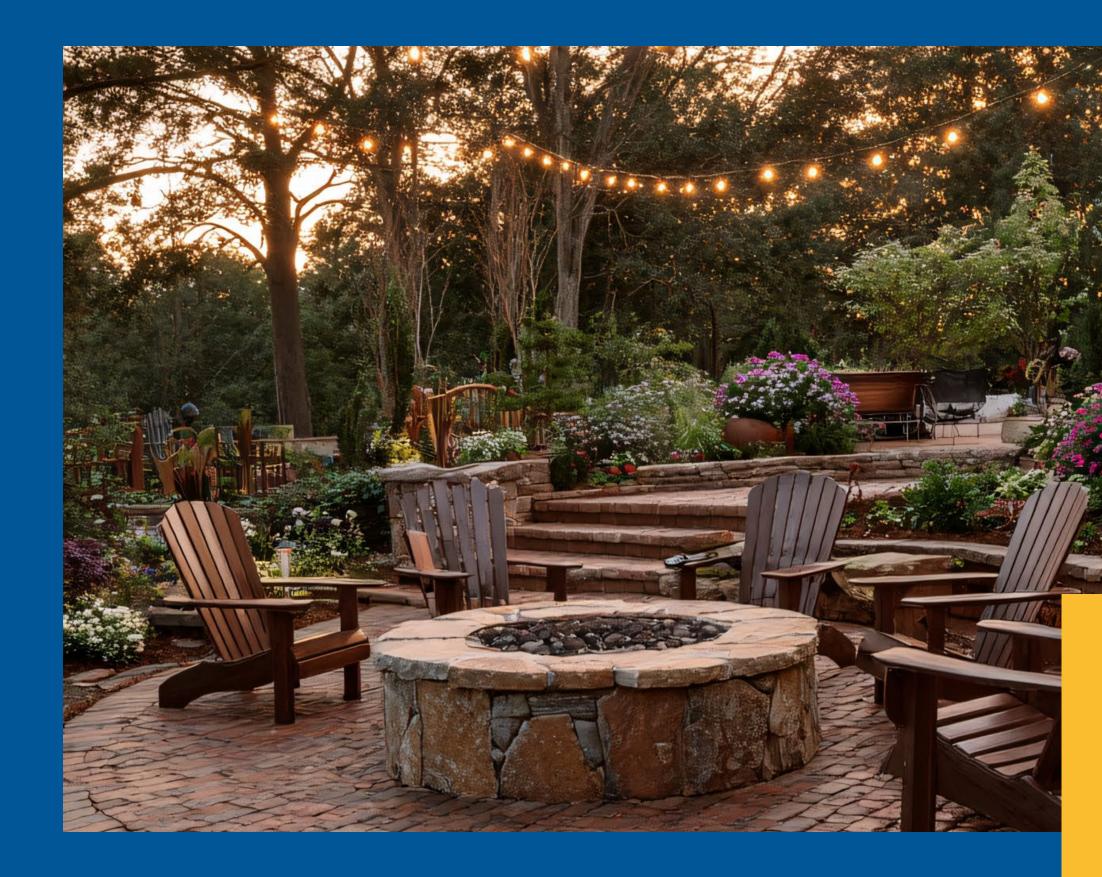
Agenda

O1. Background & Timeline

02. Direction: Net Zero Policy

03. Direction: Income Levels

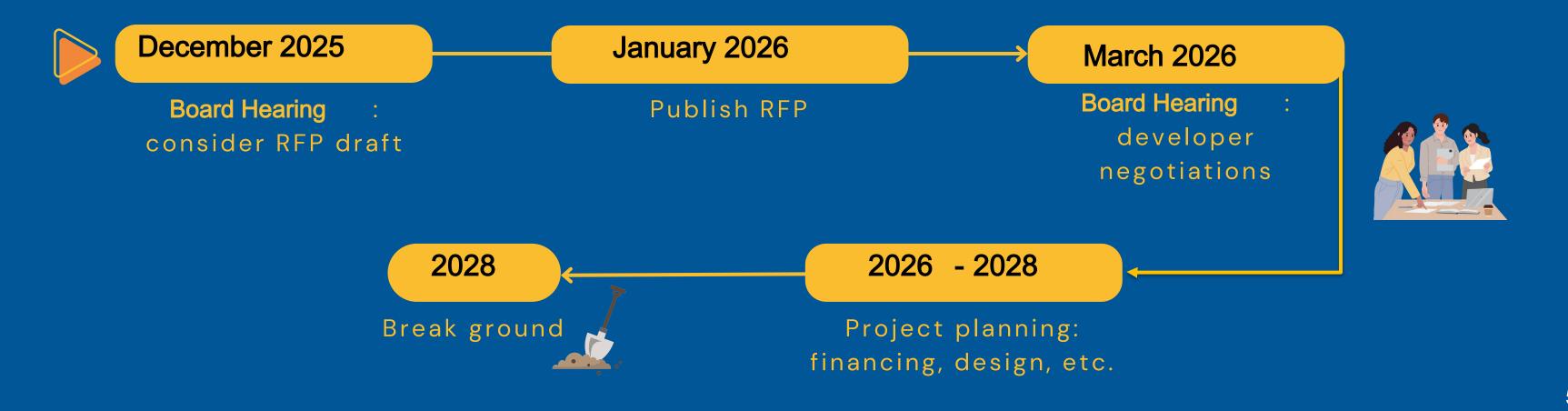
04. Recommended Actions







Workforce Housing Development Milestones







Request for Proposals

- General requirements & objectives
- Scope of work
- Joint occupancy structure

Land use approvals, design review, environmental compliance, and building permits will be processed through County procedures.

The County anticipates coordination with the City of Santa Barbara for design and neighborhood compatibility to support multifamily residential use on the site.

Direction

- O1. Zero Net Energy Policy
- O2. Tenant Income



Direction: Zero Net Energy Policy

The County has a zero net policy (adopted in 2014) regarding construction of County - owned buildings. Should this policy apply to this project?





Direction: Tenant Income Levels

Low to Moderate Income

up to 120% Area Median Income

\$61,000 - \$143,000





Above Moderate "Missing Middle"

121-200% Area Median Income

\$143,000 -\$238,200





Recommended Actions



Receive a presentation and direct staff to publish a Request for Proposals



Provide direction:

- Zero Net Energy policy
- Tenant income levels



Determine that the proposed actions do not constitute a "Project" within the meaning of the California Environmental Quality Act (CEQA), pursuant to Section 15378(b)(5) of the CEQA Guidelines



Thank You

