

COUNTY OF SANTA BARBARA CALIFORNIA

PLANNING COMMISSION

COUNTY ENGINEERING BUILDING 123 E. ANAPAMU ST. SANTA BARBARA, CALIF. 93101-2058 PHONE: (805) 568-2000 FAX: (805) 568-2030

TO THE HONORABLE BOARD OF SUPERVISORS COUNTY OF SANTA BARBARA, CALIFORNIA

PLANNING COMMISSION HEARING OF FEBRUARY 23, 2022

RE: 2021 Comprehensive Plan Annual Progress Report

Hearing on the request of the Planning and Development Department Long Range Planning division that the County Planning Commission receive and file the 2021 Comprehensive Plan Annual Progress Report. Staff recommends that the County Planning Commission follow the procedures outlined in order to provide by April 1, 2022, the 2021 Comprehensive Plan Annual Progress Report to the Board of Supervisors (Board), Governor's Office of Planning and Research (OPR), California Department of Housing and Community Development (HCD), and City of Santa Barbara.

Dear Honorable Members of the Board of Supervisors:

At the Planning Commission hearing of February 23, 2022, Commissioner Ferini moved, seconded by Commissioner Parke and carried by a vote of 5 to 0 to:

- 1. Receive and file a staff report regarding the 2021 Comprehensive Plan Annual Progress Report (Attachment A of the staff report dated February 15, 2022);
- 2. Determine that the County Planning Commission's actions regarding the 2021 Comprehensive Plan Annual Progress Report are not subject to the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Sections 15060(c)(3) and 15378(b)(5); and
- 3. Direct staff to provide the 2021 Comprehensive Plan Annual Progress Report to the Board of Supervisors (Board), Governor's Office of Planning and Research (OPR), and California Department of Housing and Community Development (HCD), pursuant to Government Code 65400, and to the City of Santa Barbara, pursuant to the Board's action to adopt the Mission Canyon Community Plan (April 1, 2014).

Planning Commission Hearing of February 23, 2022 2021 Comprehensive Plan Annual Progress Report Page 2

Sincerely,

Jeff Wilson Secretary Planning Commission

cc: Case File Planning Commission Planning Commission File Jeff Wilson, Assistant Director Dan Klemann, Deputy Director, Long Range Planning David Lackie, Supervising Planner, Long Range Planning Corina Venegas, Planner

Attachments: Attachment A – 2021 Comprehensive Plan Annual Progress Report

JW/dmv

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COUNTY PLANNING COMMISSION Staff Report Regarding the 2021 Comprehensive Plan Annual Progress Report

Hearing Date: February 23, 2022 Staff Report Date: February 15, 2022 Case No.: N/A Environmental Document: Notice of Exemption, California Environmental Quality Act (CEQA) Guidelines Sections 15060(c)(3) and 15378(b)(5) Deputy Director: Dan Klemann Division: Long Range Planning Supervising Planner: David Lackie Supervising Planner Phone #: 805-568-2023 Staff Contact: Corina Venegas Staff Contact Phone #: 805-884-6836

1.0 REQUEST, RECOMMENDATION, AND PROCEDURES

Staff is requesting on February 23, 2022, that the County Planning Commission receive and file the 2021 *Comprehensive Plan Annual Progress Report*. Staff recommends that the County Planning Commission follow the procedures outlined below in order to provide by April 1, 2022, the 2021 Comprehensive Plan Annual Progress Report to the Board of Supervisors (Board), Governor's Office of Planning and Research (OPR), California Department of Housing and Community Development (HCD), and City of Santa Barbara. Your Commission's motion should include the following:

- 1. Receive and file a staff report regarding the 2021 Comprehensive Plan Annual Progress Report (Attachment A);
- 2. Determine that the County Planning Commission's actions regarding the 2021 Comprehensive Plan Annual Progress Report are not subject to the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Sections 15060(c)(3) and 15378(b)(5); and
- 3. Direct staff to provide the 2021 Comprehensive Plan Annual Progress Report to the Board of Supervisors (Board), Governor's Office of Planning and Research (OPR), and California Department of Housing and Community Development (HCD), pursuant to Government Code 65400, and to the City of Santa Barbara, pursuant to the Board's action to adopt the Mission Canyon Community Plan (April 1, 2014).

Please refer the matter to staff if your Commission takes other than the recommended actions for the development of appropriate materials.

2.0 JURISDICTION

Pursuant to Government Code Section 65400(a) states that each city and county planning agency shall:

... [p]rovide by April 1 of each year an annual report to the legislative body, the Office of Planning and Research, and the Department of Housing and Community Development that includes all of the following:

- (A) The status of the plan and progress in its implementation.
- (B) The progress in meeting its share of regional housing needs ... and local efforts to remove governmental constraints to the maintenance, improvement, and development of housing ...

(F) The degree to which its approved general plan complies with the guidelines developed and adopted pursuant to Section 65040.2 and the date of the last revision to the general plan.

For purposes of Government Code Section 65400(a), Santa Barbara County Code Section 2-25.69 establishes the Board as the legislative body for the County of Santa Barbara (County), and Section 2-25.1 establishes the County Planning Commission as the planning agency on matters that affect the entirety of the unincorporated county. As a result, the County Planning Commission must review, file, and provide by April 1 of each year the annual progress report to the Board, OPR, and HCD.

3.0 SUMMARY

The 2021 Comprehensive Plan Annual Progress Report serves two key functions. First, it summarizes the projects that the Planning and Development Department (P&D) undertook in 2021 to maintain and implement the Comprehensive Plan, including the 2015-2023 Housing Element Update. The 2015-2023 Housing Element Update contains 37 programs to help meet the housing goals and needs of the unincorporated county. The County made significant progress implementing several of these programs in 2021. The County also initiated significant updates to the Circulation Element, Housing Element, and Seismic Safety and Safety Element, and began preparation of an entirely new Environmental Justice Element.

Second, the 2021 Comprehensive Plan Annual Progress Report discusses the County's progress in meeting its Regional Housing Needs Allocation (RHNA) in the first seven years of the current 8.75-year (January 1, 2014, to September 30, 2022) RHNA projection period. As discussed further in Section 4.3, below, the County exceeded its RHNA for the low, moderate, and above moderate-income categories; and has only met 43 percent of its RHNA for the very low-income category. One important consequence for the County not meeting its pro-rata share of very low-income housing is that qualified housing projects within the unincorporated County are subject to a streamlined, ministerial approval process (Government Code Section 65913.4). Please see Section 4.4, below, for additional information regarding this streamlined, ministerial approval process for qualifying housing projects.

4.0 **PROJECT INFORMATION**

4.1 Housing Element Program Implementation

The 2021 Comprehensive Plan Annual Progress Report shows that the County continues to make progress toward maintaining and implementing the Comprehensive Plan. In particular, the following summarizes three programs listed in Chapter 5 of the 2015-2023 Housing Element Update that P&D implemented in 2021.

• Program 1.4 <u>Tools to Incentivize High-Quality Affordable Housing</u>. *Ongoing*. Program 1.4 directs the County to "... adopt/apply ... land-use tools ... to encourage the development of unit types that are affordable by design ..." The unit types include accessory dwelling units (ADUs) and agricultural employee dwellings (AED). In 2019, the County initiated the implementation of this program through the Housing Bill Implementation Project and ADU ordinance amendments.

From 2016 to 2021, the State amended certain sections of the Government Code related to planning and housing. In spring 2019, the County began analyzing the bills and drafting zoning ordinance amendments for the Housing Bill Implementation Project. Phase I of the project includes zoning ordinance amendments to comply with the Housing Accountability Act (HAA) (housing development project protections), State Density Bonus Law (SDBL) (density bonuses for affordable housing), and Assembly Bill (AB) 101 (streamlined low barrier navigation centers approvals). Staff plans to finish drafting the amendments and conduct public hearings starting in summer 2022. Staff plans to finish drafting the amendments and conduct public hearings starting in summer 2022. On March 15, 2022, staff will present options to the Board for preparing zoning ordinance amendments to implement other housing and SDBL as part of Phase II of Program 1.4, starting in late 2022/early 2023. The options will include zoning ordinance amendments to comply with AB 2162 (streamlined supportive housing approvals), the development of objective multifamily design and planning standards, and the creation of a new, ministerial permit for qualifying housing development projects.

On January 1, 2021, new State ADU and junior ADU (JADU) laws went into effect and caused the County's Inland Area ADU ordinances to become null and void. From early 2020 to early 2021, staff drafted zoning ordinance amendments to comply with the new State laws. On May 18, 2021, the Board adopted the ADU and JADU amendments, which went into effect in the Inland Area of the unincorporated county on June 16, 2021. Staff submitted the Local Coastal Program Amendment (LCPA) for the ADU and JADU Coastal Zoning Ordinance (CZO) amendment to the California Coastal Commission (CCC) for review and certification in August 2021. CCC staff has presented questions and requested additional information in order to continue processing the LCPAparticularly with regard to parking requirements for ADUs. In order to continue processing the LCPA, the Board would need to authorize funding for a parking study that CCC staff has requested, and revise the LCPA to change the parking standards that the Board adopted for ADUs based on the findings of the parking study. Staff will be requesting the Board's direction on this matter when staff presents a report on the LRP Work Program to the Board on March 15, 2022. Unless the Board directs staff to do otherwise, activity on the LCPA will remain on-hold at least until the next fiscal year (FY) (beginning on July 1, 2022), given that the remaining tasks that must be completed to address CCC staff's requests are unfunded in the current P&D budget.

In early 2021, the County received grant funding totaling \$307,000 through the SB 2 Planning Grants Program. LRP will use this grant funding to cover the costs of preparing and implementing the ADU ordinance amendments and the Housing Bill Implementation Project across FY 2021-2022 through 2022-2023.

• Program 1.13 <u>Isla Vista Monitoring</u>. *Ongoing*. Program 1.13 directs the County to monitor housing permit activity within Isla Vista from 2009 through 2021. Housing permit activity in Isla Vista is collected and reported in the Comprehensive Plan

Annual Progress Report. Table 5 of the Comprehensive Plan Annual Progress Report summarizes housing production by household income category in Isla Vista from 2009 through 2021. Of the 200 new units, 79 units, or 40 percent, were affordable to very low- and low-income households; 88 units, or 44 percent, were affordable to moderate-income households; and 33 units, or 16 percent, were affordable to above moderate-income households. From 2015 through 2021, the County issued six building permits for new housing units in Isla Vista.

• Program 2.4 <u>Farmworker Housing</u>. Ongoing. Program 2.4 directs the County to consider actions that further streamline the permit process for AEDs. In December 2018, the Board adopted zoning ordinance amendments to streamline the permit process for AEDs in the Agricultural I (AG-I) and Agricultural II (AG-II) zones in the unincorporated areas of Santa Barbara County. These amendments (1) allow certain AEDs with a Zoning Clearance in the Inland Area and Coastal Development Permit in the Coastal Zone, (2) increased the number of employees allowed to occupy AEDs at each permit level, and (3) modified the AED employment/location requirements within certain zones and permit levels. The amendments also clarified that AEDs may include mobile homes, manufactured homes, and park trailers that comply with State law. The LUDC amendment went into effect in the Inland Area in January 2019, and in the Coastal Zone in May 2021.

In addition, the Community Services Department Sustainability Division and Housing and Community Development Division continue to coordinate with P&D to maintain and implement Housing Element programs. In 2021, these two divisions took steps to implement 13 programs. For example, these programs include providing incentives for energy-efficient and green building techniques, educating first-time homebuyers, and promoting affordable housing opportunities. Table D of Attachment 1 of the Annual Progress Report provides information on this progress. Finally, P&D staff continues to participate in the County Executive Office's Homelessness Inter-Agency Policy Council (HIAPC), which consists of a working group of County departmental representatives who strategize and advise on County programs to reduce homelessness.

4.2 **Reporting Requirements and HCD Data Tables**

Government Code Section 65400(a)(2)(B) requires that annual progress reports use tables and forms adopted by HCD to summarize housing activities throughout the reporting period. These tables set forth the following planning and building permit information:

- Housing development applications received;
- Units included in all development applications;
- Units approved and disapproved;

- Sites rezoned to accommodate that portion of the Cities' or County's share of their RHNA for each income category that could not be accommodated on sites identified in the housing element site inventory;
- New units that have been issued a completed entitlement, building permit, or certificate of occupancy thus far in the housing element cycle, and the income category of each unit; and
- Information on all housing development applications submitted, including the location and income category of developments approved, building permits issued, and units constructed pursuant to Government Code Section 65913.4.

4.3 RHNA Progress

Annual progress reports track annual housing production to show the County's progress in meeting its RHNA. The table below lists the number of building permits that the County issued for new residential units (organized by income category) within the unincorporated areas of the county from calendar year 2014 through 2021. The final row of the table lists the County's 2014-2022 RHNA.

Housing production significantly increased in 2021. The County issued building permits for 390 units in 2021 compared to 205 units in 2020. Of the 390 units, 275 were located in North County and 115 in South County.

	2014 to 2022 RHNA Projection Period Residential Units by Income Category (Issued Building Permits)								
Year	Very Low	Low	Moderate	Above Moderate	Total				
2014	0	0	59	80	139				
2015	49	41	44	94	228				
2016	0	7	13	31	51				
2017	8	1	54	145	208				
2018	1	14	82	231	328				
2019	0	26	21	195	242				
2020	0	30	60	115	205				
2021	10	79	72	229	390				
Total	266 (68 Very L	ow + 198 Low)	405	1,120	1,791				
RHNA	265 (159 Very I	Low + 106 Low)	112	284	661				

Consistent with past annual progress reports, the data in this table (above) and the HCD data tables (Attachment 1) do not include building permits issued for reconstructed housing units, including those lost and rebuilt due to disasters. These replacement units do not add net new units to the County's housing stock and, therefore, do not count toward the County's RHNA.

In 2021, the County issued six building permits for reconstructed housing units lost in the Thomas Fire and resulting debris flow event in January, 2018.

4.4 Government Code Section 65913.4 Streamlined Ministerial Approval Process

In addition to amending annual progress report requirements, Government Code Section 65913.4 established a streamlined, ministerial approval process for qualifying housing developments in jurisdictions that have not met their pro-rata share of regional housing needs. In part, qualifying developments must be located on an urban infill site zoned for residential or mixed uses and provide at least 10 or 50 percent of the units for lower-income households. In addition, all projects over 10 units must pay prevailing wages and larger projects must provide skilled and trained labor.

On June 25, 2019, HCD determined that, based upon data from the 2018 Comprehensive Plan Annual Progress Report, the County had not met its pro-rata share of very low- and low-income housing thus far in its 2014 to 2022 RHNA projection period. As a result, the County became subject to the streamlining provisions for proposed developments with at least 50 percent affordability [Government Code Section 65913.4(a)(4)(B)(ii)]. As of January 3, 2022, the County remained subject to the streamlining provisions based upon data from the 2020 Comprehensive Plan Annual Progress Report. In 2021, the County received three new applications and approved two for very low- and low-income housing projects.

In order to plan for qualifying housing developments and facilitate increased housing production for very low- and low-income categories, staff applied for and received grant funding in order to process zoning ordinance amendments to create objective design standards for qualifying projects during Fiscal Years 2021-2023.

4.5 Local and Regional Action Planning Grants

In early 2021, HCD awarded the County a Local Early Action Planning (LEAP) grant in the amount of \$423,500 to help cover the cost of the 2024-2032 Housing Element Update tasks in FY 2020-2021 through 2022-2023. The LEAP grant is in addition to a Regional Early Action Planning (REAP) grant that the Association of Monterey Bay Area Governments (AMBAG) awarded the County in December 2020, in the amount of \$164,403. The REAP grant covers certain costs associated with preparing the Housing Element Update through FY 2022-2023.

5.0 ENVIRONMENTAL REVIEW

CEQA Guidelines Section 15060(c)(3) states that an activity is not subject to CEQA if the activity is not a project as defined in CEQA Guidelines Section 15378. Section 15378(b)(5) specifies that projects do not include organizational or administrative activities of governments that will not result in direct or indirect physical changes to the environment. Preparation of the *2021 Comprehensive Plan Annual Progress Report* is an administrative activity that does not authorize new development or otherwise result in direct or indirect physical changes to the environment. Therefore, the report is not a project as defined by CEQA Guidelines Section 15378(b)(5) and is not subject to environmental review pursuant to CEQA Guidelines Section 15060(c)(3).

6.0 NEXT STEPS

Staff presented the 2021 Annual Progress Report to the Montecito Planning Commission¹ on February 16, 2022. Staff will submit the 2021 Annual Progress Report to the Board, OPR, and HCD by April 1, 2022.

Upon adoption of the Mission Canyon Community Plan in April 2014, the Board directed the Planning and Development Department "... to provide an annual report to the City of Santa Barbara detailing the major housing units that were approved or completed in the Mission Canyon Community Plan Area during the reporting year." Therefore, staff will also provide a copy of the 2021 Comprehensive Plan Annual Progress Report to the City of Santa Barbara by April 1, 2021.

ATTACHMENTS

A. 2021 Comprehensive Plan Annual Progress Report

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Staff will report the outcome of the February 16, 2022 Montecito Planning Commission hearing, at the County Planning Commission hearing on February 23, 2022.

Attachment A

County of Santa Barbara 2021 Comprehensive Plan Annual Progress Report



Planning and Development Department Long Range Planning Division 123 E. Anapamu Street Santa Barbara, CA 93101 March 8, 2022 PAGE INTENTIONALLY BLANK

Acknowledgements

Planning and Development Department

Lisa Plowman, Director Dan Klemann, Deputy Director, Long Range Planning Division David Lackie, Supervising Planner Allen Bell, Supervising Planner Corina Venegas, Planner Breanna Alamilla, Planner

> Staff Contact: Corina Venegas, Planner Email: cvenegas@countyofsb.org Phone: (805) 884-6836

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County of Santa Barbara 2021 Comprehensive Plan Annual Progress Report

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Attachments

Attachment 1: California Department of Housing and Community Development Data Tables

Attachment 2: Housing Successor Annual Report, Low and Moderate Income Housing Asset Fund, Fiscal Year 2020-2021

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1. Purpose of the Annual Progress Report

In accordance with Government Code Section 65400, the County of Santa Barbara (County) Planning and Development Department (P&D) prepared this annual progress report for the County Planning Commission (CPC), Board of Supervisors (Board), Governor's Office of Planning and Research (OPR), and California Department of Housing and Community Development (HCD). This report describes the status of the County's general plan (Comprehensive Plan), including the 2015-2023 Housing Element Update and the County's progress in implementing the plan from January 1 through December 31, 2021. The report also describes the County's progress in meeting its share of regional housing needs and removing governmental constraints to the maintenance, improvement, and development of housing within the unincorporated areas of Santa Barbara County.

Government Code Section 65400(a)(2)(B) requires the use of HCD-prepared tables to present various types of housing data in this annual progress report. Attachment 1 contains these tables.

The Montecito Planning Commission (MPC) and CPC conducted public hearings to review and receive public comments on this report on February 16 and February 23, 2022, respectively. The Board received and filed the report at a public hearing on March 8, 2022, where the public had an additional opportunity to comment on the report.

The MPC, CPC, and, ultimately, Board oversee implementation of the Comprehensive Plan. The Long Range Planning Division (LRP) of P&D plays a lead role in carrying out programs and projects to implement the Comprehensive Plan. As shown in Table 1, the Comprehensive Plan includes 12 elements (seven mandatory elements, five optional elements, as well as the Coastal Land Use Plan). The County also has adopted 10 community plans, three zoning ordinances, and other documents (e.g., Williamson Act/Land Conservation Act Uniform Rules) to help implement adopted land use goals and policies.

As part of its adoption of the P&D Fiscal Year (FY) 2020-2021 budget, the Board initiated an LRP work program using a three-year planning timeframe. The three-year planning timeframe affords the Board the opportunity to prioritize multiyear projects, some of which are interrelated and should be considered together when developing the work plans for them (e.g., Housing Element Update and corresponding amendments to the Land Use Element). This was the second, three-year work program that the Board considered since converting to the three-year planning timeframe.

As part of the development of the P&D budget, LRP prepares an annual (fiscal year) update to the work program that sets forth staff's recommendations regarding the ongoing and proposed new programs and projects for the three-year period, in order to implement the goals and corresponding policies of the Comprehensive Plan. This annual progress report summarizes programs and projects from the second half of FY 2020-2021 and the first half of the current (FY 2021-2022) (i.e., January, 2021 through December, 2021).

Santa Barbara Co	Table 1 unty Comprehen	sive Plan Elemen	ts
Mandatory Elements	Year Adopted	Last Substantial Update ¹	Last Amendment ²
Circulation Element	1980	In Progress	2014
Coastal Land Use Plan	1982	N/A	2018
Conservation Element	1979	N/A	2010
Housing Element	1969	2015	N/A
Land Use Element	1980	N/A	2015
Noise Element	1979	N/A	1997
Open Space Element	1979	N/A	1991
Seismic Safety & Safety Element	1979	In Progress	2015
Optional Elements			
Agricultural Element	1991	N/A	N/A
Energy Element	1994	N/A	2015
Environmental Resource Management Element	1980	N/A	1991
Hazardous Waste Element	1990	N/A	N/A
Scenic Highways Element	1975	N/A	1991
Community Plans			
Eastern Goleta Valley	2015 – Inland 2017 – Coastal	N/A	2018
Gaviota Coast	2016 – Inland 2018 – Coastal	N/A	N/A
Goleta	1993	N/A	1995
Los Alamos	2011	N/A	N/A
Mission Canyon	2014	N/A	N/A
Montecito	1992	N/A	1995
Orcutt	1997	N/A	2020
Santa Ynez Valley	2009	N/A	N/A
Summerland	1992	N/A	2014 – Inland 2016 – Coastal
Toro Canyon	2002 – Inland 2004 – Coastal	N/A	N/A
New Elements			
Environmental Justice Element	N/A	In Progress	N/A

A substantial update means that the County completed a review and update of at least a majority of the element.
 An *amendment* means the County completed a relatively minor change(s) to select portion(s) of the element.

2. Structure of the Comprehensive Plan and Supporting Documents

The structure of the Comprehensive Plan reflects the requirements of State law and the direction of the Board over the last three decades. State law provides the minimum requirements for the eight mandatory general plan elements and the Coastal Land Use Plan. However, the County has created an approach that exceeds minimum requirements based upon Board direction.

State law requires that the County periodically update the Housing Element of the Comprehensive Plan, underscoring the statewide importance of providing adequate housing opportunities for residents of all abilities and income levels. In part, the County must identify demographic and employment trends that affect housing supply and demand, develop programs and policies that support the State's housing goals, and remove local regulatory barriers. State law required the County to update the 2009-2014 Housing Element by February 15, 2015. The County met this deadline; the Board adopted the 2015-2023 Housing Element Update on February 3, 2015. LRP staff is currently working on the update to the 2015-2023 Housing Element for the next eight-year housing cycle that will begin in 2023. (Please see Section 4, below, for more details.)

The Comprehensive Plan includes community plans that address planning issues within defined geographic areas. The County has adopted community plans for the Eastern Goleta Valley, the Gaviota Coast, Goleta, Los Alamos, Mission Canyon, Montecito, Orcutt, the Santa Ynez Valley, Summerland, and Toro Canyon.

The County has adopted three zoning ordinances—the Land Use and Development Code (LUDC) (Santa Barbara County Code, Chapter 35, Section 35-1), Montecito Land Use and Development Code (MLUDC) (Ibid, Chapter 35, Section 35-2), and Coastal Zoning Ordinance (CZO) (Ibid, Chapter 35, Article II). These zoning ordinances play an important role in implementing the Comprehensive Plan. State law requires that zoning ordinances and associated zoning districts be consistent with the Statemandated components of the Comprehensive Plan (e.g., Land Use Element). The County zoning maps zone each property within the unincorporated areas of Santa Barbara County (e.g., residential, commercial, industrial). The zoning ordinances specify the land uses allowed in each specific zone. They also specify setbacks, height limits, parking requirements, minimum lot sizes, and other development standards and regulations.

The County has also adopted several other ordinances to implement the Comprehensive Plan, such as the Sign Regulations (Ibid, Chapter 35, Article I) and Deciduous Oak Tree Protection and Regeneration Ordinance (Ibid, Article IX).

3. Comprehensive Plan Amendments and Implementation Activities for 2021

P&D takes a principal role in maintaining and implementing the Comprehensive Plan. The following subsections describe the programs and projects that P&D undertook in 2021, starting with Housing Element implementation projects. Subsequent subsections list projects that implement other elements of the Comprehensive Plan in alphabetical order.

2015-2023 Housing Element Implementation

The 2015-2023 Housing Element Update contains 37 programs with separate timeframes to help meet the housing goals and needs of the unincorporated areas of Santa Barbara County. In 2021, P&D staff made significant progress implementing three of these programs and meeting the County's share of regional housing needs. The following paragraphs summarize these programs:

• <u>Program 1.4 – Tools to Incentivize High-Quality Affordable Housing</u>. Program 1.4 directs the County to "... adopt/apply ... land-use tools ... to encourage the development of unit types that are affordable by design" The unit types include accessory dwelling units (ADUs) and agricultural employee dwellings (AED). In 2019, the County initiated the implementation of this program through the Housing Bill Implementation Project and ADU ordinance amendments.

From 2016 to 2021, the State amended certain sections of the Government Code related to planning and housing. In spring 2019, the County began analyzing the bills and drafting zoning ordinance amendments for the Housing Bill Implementation Project. Phase I of the project includes zoning ordinance amendments to comply with the Housing Accountability Act (HAA) (housing development project protections), State Density Bonus Law (SDBL) (density bonuses for affordable housing), and Assembly Bill (AB) 101 (streamlined low barrier navigation centers approvals). Staff plans to finish drafting the amendments and conduct public hearings starting in summer 2022. On March 15, 2022, staff will present options to the Board for preparing zoning ordinance amendments to implement other housing and SDBL as part of Phase II of Program 1.4, starting in late 2022/early 2023. The options will include zoning ordinance amendments to comply with AB 2162 (streamlined supportive housing approvals), the development of objective multifamily design and planning standards, and the creation of a new, ministerial permit for qualifying housing development projects.

On January 1, 2021, new State ADU and junior ADU (JADU) laws went into effect and caused the County's Inland Area ADU ordinances to become null and void. From early 2020 to early 2021, staff drafted zoning ordinance amendments to comply with the new State laws. On May 18, 2021, the Board adopted the ADU and JADU amendments, which went into effect in the Inland Area of the unincorporated county on June 16, 2021. Staff submitted the Local Coastal Program Amendment (LCPA) for the ADU and JADU Coastal Zoning Ordinance (CZO) amendment to the California Coastal Commission (CCC) for review and certification in August 2021. CCC staff has presented questions and requested additional information in order to continue processing the LCPA—particularly with regard to parking requirements for ADUs. In order to continue processing the LCPA, the Board would need to authorize funding for a parking study that CCC staff has requested, and revise the LCPA to change the parking standards that the Board adopted for ADUs based on the findings of the parking study. Staff will be requesting the Board's direction on this matter when staff presents a report on the LRP Work Program to the Board on March 15, 2022. Unless the Board directs staff to do otherwise, activity on the LCPA

will remain on-hold at least until the next fiscal year (FY) (beginning on July 1, 2022), given that the remaining tasks that must be completed to address CCC staff's requests are unfunded in the current P&D budget.

In early 2021, the County received grant funding totaling \$307,000 through the SB 2 Planning Grants Program. LRP will use this grant funding to cover the costs of preparing and implementing the Housing Bill Implementation Project across FY 2021-2022 through 2022-2023.

- <u>Program 1.13 Isla Vista Monitoring</u>. Program 1.13 directs the County to monitor housing development within the unincorporated community of Isla Vista. Accordingly, this annual progress report includes housing permit activity within Isla Vista from 2009 through 2021. Please see pages 14 and 15 for additional information.
- <u>Program 2.4 Farmworker Housing</u>. Program 2.4 directs the County to consider actions that further streamline the permit process for AEDs. In December 2018, the Board adopted zoning ordinance amendments to streamline the permit process for AEDs in the Agricultural I (AG-I) and Agricultural II (AG-II) zones in the unincorporated areas of Santa Barbara County. These amendments (1) allow certain AEDs with a Zoning Clearance in the Inland Area and Coastal Development Permit (CDP) in the Coastal Zone, (2) increased the number of employees allowed to occupy AEDs at each permit level, and (3) modified the AED employment/location requirements within certain zones and permit levels. The amendments also clarified that AEDs may include mobile homes, manufactured homes, and park trailers that comply with State law. The LUDC amendment went into effect in the Inland Area in January 2019, and Coastal Zone in May 2021.

In addition, the Community Services Department Sustainability Division (Sustainability Division) and Housing and Community Development Division continue to coordinate with P&D to maintain and implement Housing Element programs. In 2021, these two divisions took steps to implement 13 programs. For example, these programs include providing incentives for energy-efficient and green building techniques, educating first-time homebuyers, and promoting affordable housing opportunities. Table D of Attachment 1 of this annual progress report provides information on this significant progress. Finally, P&D staff continues to participate in the County Executive Office's Homelessness Inter-Agency Policy Council (HIAPC), which consist of a working group of County department representatives who strategize and advise on County programs to reduce homelessness.

2024-2032 Housing Element Update

In December 2019, the Santa Barbara County Association of Governments (SBCAG) initiated a process to allocate Santa Barbara County's 6th cycle RHNA (June 30, 2022, to February 15, 2031) among the eight incorporated cities and the unincorporated County. HCD approved SBCAG's *Regional Housing Needs Allocation Plan 6th Cycle 2023-2031* (RHNA Plan) in February 2021 and SBCAG adopted the RHNA Plan in July 2021. The RHNA Plan assigned to the County a total RHNA of 5,664 units, of which 4,142 units must be located within the South Coast subregion and 1,522 units must be located within the North County subregion.

The County is now proceeding with updating the 2015-2023 Housing Element Update in order to accommodate the new RHNA and comply with State housing element law. The County must adopt the

new 2024-2032 Housing Element Update (HEU) by February 15, 2023, and submit the HEU to HCD for approval within 90 days of adoption.

In early 2021, staff began preparing a sites inventory which shows the number and location of sites available to accommodate its RHNA for lower and moderate-income levels in the South Coast and North County. The initial results of the sites inventory show that the County does not have sufficient land zoned to accommodate its lower and moderate-income RHNA. The North County falls short by 342 lower-income level units, and the South Coast falls short by 1,423 lower-income and 574 moderate-income level units. Therefore, the County must identify sites for rezoning and other strategies to meet its RHNA.

In fall 2021, staff hired a consultant to collect data and draft analyses for the HEU, developed a public outreach strategy, and began analyzing governmental constraints to the development of housing. In early to mid-2022, staff will initiate public outreach, develop goals, policies, and programs for the HEU, and conduct environmental review. Staff will also present the draft HEU to decision-makers and HCD for initial review and feedback in fall 2022, with the goal of presenting the final HEU to decision-makers for adoption in early 2023.

2019 General Package Ordinance Amendments

The 2019 General Package Ordinance Amendments consist of three minor amendments to the County's zoning ordinances: (1) repeal of all regulations in the LUDC and MLUDC that apply solely within the Coastal Zone and were never certified by the CCC; (2) addition of regulations to both LUDCs and the CZO to allow recordation of Notices to Property Owners when required by permit conditions of approval for matters related to real property where not already required by zoning ordinances; and (3) amendments to the telecommunications regulations in the LUDCs and the CZO to comply with new federal rules that took effect in January 2019. Staff presented these amendments to the MPC on October 16, 2019, and the CPC on November 7, 2019. On December 10, 2019, the Board approved the amendments and authorized P&D to submit the CZO amendment to the CCC for certification. The CCC certified the CZO amendment on December 10, 2020, with two amendments to the telecommunications regulations. On February 2, 2021, the Board accepted the CCC certification with modifications and forwarded this decision to the CCC. The CCC made the determination that the County of Santa Barbara's actions are legally adequate and the Coastal Commission has concurred at its meeting of March 11, 2021. Therefore, the CZO amendments took effect on March 11, 2021, and this project is complete.

Agricultural Enterprise Ordinance Amendments

The Agricultural Enterprise Ordinance (AEO) Amendments would amend the LUDC and CZO to eliminate or streamline the permit requirements for compatible, small-scale uses that support local agricultural operations. With the exception of Farmstays (the ordinance amendments for which are being processed as a separate project, described below), the project will evaluate and relax certain permit procedures that were developed and approved as a part of the Gaviota Coast Plan (GCP) and determine whether those permit procedures would be appropriate for rural agricultural lands (zoned Agricultural II (AG-II)) throughout the county. The project will also revise the thresholds that determine when buildings and structures would require a Development Plan on lands zoned AG-II in the Coastal Zone. The County has already incorporated these amendments into the LUDC countywide and into the CZO for the GCP area.

In June 2020, the Board approved funding for P&D to proceed with a Farmstay Ordinance Amendment project separate from the AEO Amendments and delayed work on the AEO Amendments until the second quarter of FY 2020-2021 for budgetary reasons. (See Farmstay Ordinance Amendment below.) On November 17, 2020, the Board considered several options for moving forward, and directed staff to proceed with a moderate expansion of the project scope. The Board expanded the scope-of-work to allow on lands zoned AG-II cooking classes, farm-to-table dinners, educational experiences and opportunities, other small-scale events, and incidental food service, and to develop a tiered permitting structure similar to, but where possible more permissive than, the permitting structure for the GCP. In addition, the Board directed consideration of zoning ordinance amendments that would also allow incidental food services at winery tasting rooms that are located on lots zoned Agricultural I (AG-I).

In January 2021, staff contracted with Wood Environment & Infrastructure Solutions, Inc. (Wood) to assist with stakeholder outreach and environmental review. Stakeholder outreach included a survey circulated to the general public during March 2021 and three public workshops, as well as meetings with various stakeholders including the Agricultural Advisory Committee, Agricultural Preserve Advisory Committee, and the Land Stewardship and Carbon Farming Coalition (a subcommittee of the Santa Barbara County Climate Collaborative). Environmental review commenced in November 2021 with issuance of a Notice of Preparation (NOP) of an Environmental Impact Report (EIR) and environmental scoping document. In response to comments on the project description set forth in the NOP, staff revised the project description and will be publishing a second NOP with the revised project description for public comment. Following completion of this second NOP public comment period in March 2022, Wood will commence with preparation of the EIR.

Airport Land Use Plan Consistency Amendments

In August 2019, the SBCAG released six draft Airport Land Use Compatibility Plans (ALUCPs) (one for each airport within the county) and an accompanying initial study/negative declaration (IS/ND). County staff provided comments on the draft ALUCPs and IS/ND to SBCAG. SBCAG staff subsequently placed the project on hold until 2021, and currently anticipates that the SBCAG Board will consider adopting the ALUCPs in summer/fall of 2022. LRP staff has begun working with SBCAG and local jurisdictions on the draft ALUCPs and IS/NDs. After the SBCAG Board adopts the final ALUCPs (estimated to occur during end of summer 2022), LRP staff will update the County LUDC and CZO for consistency with the adopted ALUCPs. Pursuant to Government Code Section 65302.3, the County must amend its Comprehensive Plan to be consistent with the ALUCPs or adopt findings to overrule the ALUCPs within 180 days of SBCAG Board's adoption of the ALUCPs.

Circulation Element Update/Transportation Thresholds Amendment

Senate Bill (SB) 743 amended Government Code Sections 65088.1 and 65088.4, and requires local agencies to measure transportation impacts under the California Environmental Quality Act (CEQA) using vehicle miles traveled (VMT) metrics. The Board adopted changes to the County *Environmental Thresholds and Guidelines Manual* in December 2020, to implement VMT thresholds for determining the significance of a project's transportation impacts under CEQA. In winter 2021, staff released a VMT calculator tool to help planners and other CEQA practitioners implement the new VMT thresholds.

Caltrans awarded the County Public Works Department (Public Works) a Sustainable Communities Grant for a countywide Active Transportation Plan (ATP) in 2019. The ATP will serve as a master plan and policy document to guide the development and maintenance of active transportation infrastructure. In 2021, LRP staff worked with Public Works staff and the consulting team led by Fehr & Peers to (1)

collect and analyze pertinent data, (2) evaluate existing conditions, and (3) solicit initial public input into the ATP. In 2022, staff will continue public outreach and draft the ATP. Staff expects the Board to adopt the ATP in winter 2023.

The ATP and the VMT thresholds will help LRP update the Circulation Element. The update will address traditional transportation issues, such as level of service, roadway classification, and roadway and intersection standards. The update will also address new State mandates and contemporary transportation issues, such as complete streets, transportation demand management, active transportation, and VMTs. LRP staff expects to select a consultant and initiate data collection for the Circulation Element in spring/summer 2023.

2030 Climate Action Plan Update / Interim Greenhouse Gas (GHG) Emission CEQA Thresholds of Significance

The County Community Services Department, Sustainability Division (Sustainability Division), with support from P&D staff, initiated the 2030 Climate Action Plan (CAP) in winter 2020/2021 by releasing an RFP, selecting a consultant, and initiating public outreach. The 2030 CAP will address GHG emission mitigation and climate adaptation efforts in the unincorporated areas of Santa Barbara County. It will also contain thresholds for determining the significance of a project's impacts from GHG emissions under CEQA. In 2022, Sustainability Division staff led an extensive public outreach effort and drafted GHG emission measures and actions. Sustainability Division staff expects to present the 2030 CAP to the Board for adoption in spring 2023.

While the 2030 CAP is under development, P&D staff prepared and the Board adopted interim GHG thresholds for land use projects and plans in January 2021. The interim GHG thresholds help the County comply with CEQA Guidelines Section 15064.4, which requires the County and other lead agencies to "describe, calculate or estimate the amount of GHG emissions resulting from a project." The interim GHG thresholds also streamline the environmental review process and help meet the Board's 2030 GHG emissions reduction target (50 percent reduction by 2030, based on 2007 levels). County staff and CEQA practitioners will use the interim GHG thresholds until the Board adopts the 2030 CAP and corresponding final GHG thresholds. After adopting the 2030 CAP, P&D staff will prepare amendments to certain elements of the Comprehensive Plan (e.g., Energy Element) to achieve consistency with, and implement certain components of, the 2030 CAP.

Coastal Resiliency Project

Staff prepared amendments to the County's Local Coastal Program (LCP) to help mitigate and respond to threats from current and reasonably foreseeable future sea level rise and coastal hazards. In December 2018, the Board adopted the LCP amendment (LCPA) and submitted it to the CCC for certification. County staff consulted and negotiated with CCC staff on its suggested modifications to the LCPA from 2019 through 2021. In September 2021, the County withdrew the LCPA certification application due to a lack of staff funding and an inability to come to an agreement with regard to certain CCC staff-suggested modifications. The Planning Director and representatives of the Board currently are negotiating potential compromises for the areas of disagreement. The Board may provide additional funding and direct that P&D staff conduct additional work on this project during FY 2022-2023 (starting on July 1, 2022).

Environmental Justice Element

State Government Code Section 65302(h) requires the County to adopt an environmental justice element (or related goals, policies, and objectives integrated in other elements) that identifies disadvantaged communities within the unincorporated county, as well as objectives and policies which achieve the following:

- Reduce the unique or compounded health risks in disadvantaged communities by means that include, but are not limited to, the reduction of pollution exposure, including the improvement of air quality, and the promotion of public facilities, food access, safe and sanitary homes, and physical activity;
- Promote civic engagement in the public decision-making process; and
- Prioritize improvements and programs that address the needs of disadvantaged communities.

The County must adopt the environmental justice element upon the next concurrent amendment of two or more other elements of the Comprehensive Plan. Therefore, staff began this project so that the Board can adopt the environmental justice element along with the Housing Element Update and corresponding amendments to the Land Use Element in February 2023.

LRP staff completed background research, developed a draft map of disadvantaged communities, reviewed existing policies, and initiated the outreach and engagement process for the environmental justice element in 2021. Over the next year, LRP staff will work with disadvantaged communities to understand their needs as they relate to environmental justice. Staff will then develop new or proposed changes to existing policies and programs to address the environmental justice-related needs of the disadvantaged communities.

Farmstay Ordinance Amendments

The Farmstay Ordinance Amendments project will consider the Board-adopted farmstay permit requirements of the GCP and more permissive regulatory options for farmstays on AG-II zoned lands countywide. Farmstays are a type of working farm or ranch operation that is partially oriented towards visitors or tourism by providing guest accommodations. Currently, farmstays are only allowed in the GCP area.

LRP staff conducted two virtual public workshops in winter and spring 2021 to receive public comment and input which helped inform the draft ordinance amendments which were developed by staff in spring/summer 2021. Environmental review for the project will be completed in April 2022, and decision maker hearings are anticipated during spring/summer 2022.

Safety Element Update

In 2018, the Board directed staff to update the Seismic Safety and Safety Element (Safety Element) of the Comprehensive Plan. Planned updates are driven, in part, by State legislation (e.g., SB 379, SB 1035, AB 747, and SB 99), updates to Government Code Section 65302(g), and comments and recommendations received previously from the State Board of Forestry on the County's Safety Element.

In November 2021, the County completed work on a Climate Change Vulnerability Assessment (CCVA) as the first step to improving regional resiliency by analyzing how climate change may harm the community. The assessment looks at how severe the effects of climate change hazards are likely to be for the county's people and assets and identifies which groups of people and assets face the greatest potential for harm. The County will use these results to prepare an Adaptation Plan and update the Safety Element to increase resiliency throughout the unincorporated county.

The Project Team retained a consultant to prepare the CCVA, and assembled a stakeholder advisory group consisting of County Departments and external advisors to review project work and provide input. Outreach activities included stakeholder meetings and presentations and two virtual public workshops. The Project Team briefed the Board on the Draft CCVA and intended next steps for the Safety Element Project on November 9, 2021. Staff anticipates retaining a consultant, commencing with public outreach, and preparing the Adaptation Plan in 2022. The Project Team will use the results of the Adaptation Plan to inform policy updates in the Safety Element. The Project Team will also continue work to incorporate evacuation route maps into the Safety Element and evaluating their capacity and safety.

Santa Claus Lane Beach Access, Parking, and Street Improvements

This multi-year project is planning beach access and streetscape improvements for an approximately one-half mile segment of frontage road (Santa Claus Lane) and beach located between Summerland and Carpinteria. The project implements Actions PRT-TC-2.4 and CIRC-TC-0.2 of the Toro Canyon Plan, which direct the County to pursue formal coastal access and improve circulation on Santa Claus Lane, respectively. The beach access improvements include a pedestrian at-grade rail crossing to provide safe and legal access to Padaro Beach. The streetscape improvements will provide additional parking, restrooms, bike lanes, crosswalks, sidewalks, and landscaping. They also include a roundabout at the intersection of Santa Claus Lane and Sand Point Road.

In September 2019, the CPC approved a CDP, Development Plan, and MND for the project. In 2021, County Public Works staff continued preparing construction plans. The plans are now approximately 85 percent complete. In the past year, LRP staff processed a time extension for the CDP and helped address conditions of approval for wetland mitigation. Public Works and CSD staff are working on completion of construction plans for the proposed project.

Short Term Rentals (STRs) Ordinance

In October 2017, the Board approved zoning ordinance amendments to (1) allow STRs in certain commercial zones and a new, STR Coastal Zone Historic Overlay Zone, (2) prohibit STRs in residential, agricultural, mixed-use, resource protection, industrial, and certain special purpose zones, and (3) allow homestays in residential and certain agricultural zones. These amendments went into effect in the Inland Area in November 2017. Staff submitted the CZO amendment to the CCC in December 2017, and the CCC denied the proposed LCPA at a hearing in May 2018 due to findings that the proposed amendment limited coastal access.

In June 2021, the Board directed staff to delay work on the STR Ordinance in order to prioritize other state-mandated projects. The Board may direct staff to recommence work on the STR Ordinance in FY 2022-2023.

4. Housing Element Activity

2015-2023 Housing Element Update

Government Code Section 65585 mandates that the County periodically update the Housing Element of the Comprehensive Plan. The most recent update (2015-2023) was due to HCD by February 15, 2015. The County met this statutory deadline by adopting the 2015-2023 Housing Element Update on February 3, 2015. It then submitted the update to HCD for review. In a letter dated April 29, 2015, HCD stated, "[HCD] ... is pleased to find the adopted housing element in full compliance with State housing element law (GC, Article 10.6)." Upon meeting the February 15, 2015, statutory deadline, the County shifted from a five-year to an eight-year housing element planning period/update cycle.

The 2015-2023 Housing Element Update focuses on the needs of extremely low income, very low income, moderate income, workforce, and special needs households. The update identifies current demographic and employment trends that may affect existing and future housing demand, refines existing programs and adds new programs that support the state's housing goals, and addresses barriers that result in a lack of adequate housing for all segments of the population.

Housing Programs Progress Update

The 2015-2023 Housing Element Update includes 37 programs to implement its goals and policies and otherwise meet the housing needs of the unincorporated county. Some of these programs are ongoing while others have specific timeframes for completion. Table D of Attachment 1 of this annual progress report summarizes the status of each program. In addition, the subsection titled "Housing Element Implementation" in Section 3 (Comprehensive Plan Amendments and Implementation Activities for 2021), above, summarizes actions that P&D took in 2021 to implement several of these programs.

Regional Housing Needs Allocation (RHNA)

In June 2013, the Board of Directors of SBCAG adopted the *Regional Housing Needs Allocation (RHNA) Plan 2014-2022*. The RHNA plan addresses the fifth housing element cycle, which covers an 8.75-year RHNA projection period (January 1, 2014, to September 30, 2022) and an eight-year planning period (February 15, 2015, to February 15, 2023).

In part, the RHNA plan includes an updated allocation of new housing units that each of the nine cities (incorporated areas) and the County (unincorporated areas) must accommodate in their contemporaneous Housing Elements (e.g., 2015-2023 Housing Element Update). The allocation for the unincorporated areas of Santa Barbara County for the 2014-2022 RHNA projection period was 661 housing units. Table 2 shows how the RHNA plan distributed these units into household income categories.

Appendix B (Land Inventory) of the 2015-2023 Housing Element Update demonstrates that the County has adequate sites zoned and suitable for residential development to meet its RHNA. As summarized in Table 2, the land inventory demonstrates a total capacity of 5,153 units, exceeding the overall RHNA of 661 units. The land inventory also exceeds the specific RHNA for each income category. As a result, the County did not need to rezone any sites concurrent with adoption of the 2015-2023 Housing Element Update.

Table 2 2014-2022 RHNA and 2015-2023 Housing Element Land Inventory Unincorporated Santa Barbara County							
Income Category	RHNA (units)	Land Inventory (units)					
Very Low/Low	265	853					
Moderate	112	581					
Above Moderate	284	3,719					
Total	661	5,153					

Source: 2015-2023 Housing Element Update (County of Santa Barbara, 2015)

Affordable Housing Income Categories and Income Limits

For purposes of this annual progress report, staff divided affordable housing into three household income categories: very low, low, and moderate. HCD provides updated household income limits for each household income category once a year based upon income limit revisions the U.S. Department of Housing and Urban Development (HUD) makes to its Section 8 Housing Voucher Program. The household income limits vary based on household size, and may reflect adjustments made by HUD due to high income-to-housing-cost relationships in the local area.

Table 3 shows the County's household income limits for 2021. These limits are based upon a percentage of the area median income (AMI) for the County, adjusted for household size, with a four-person household as the baseline. For 2021, the County AMI was \$63,050 for a household of one, \$72,100 for a household of two, \$81,100 for a household of three, \$90,100 for a household of four, and \$97,300 for a household of five.

Table 32021 Santa Barbara County Household Income Limits								
Income Level		Number of Persons in Household						
	1	2	3	4	5			
Very Low-Income	43,750	50,000	56,250	62,450	67,450			
Low-Income	70,050	80,050	90,050	100,050	108,100			
Moderate-Income	75,650	86,500	97,300	108,100	116,750			

Source: State Income Limits for 2021 (California Department of Housing and Community Development, 2021)

Reporting Requirements and Housing Data Tables

Government Code Section 65400(a)(2)(B) requires annual progress reports to include tables from HCD to summarize housing activities throughout the reporting period. In previous reports, these tables included annual building activity data based on the number of building permits that the County issued for new residential units in the previous calendar year. Annual progress reports also must include the following planning and building permit information:

- Housing development applications received;
- Units included in all development applications;

- Units approved and disapproved;
- Sites rezoned to accommodate the county's RHNA for each income category that could not be accommodated on sites identified in the housing element site inventory;
- New units that have been issued a completed entitlement, building permit, or certificate of occupancy thus far in the housing element cycle, and the income category of each unit; and
- Information on all housing development applications submitted, including the location and income category of developments approved, building permits issued, and units constructed pursuant to Government Code Section 65913.4.

2021 Housing Production

Table 4 lists the number of building permits that the County issued for new residential units (organized by income category) within the unincorporated areas of the county for calendar years (January 1 to December 31) 2014 through 2021. The final row of the table also lists the County's 2014-2022 RHNA. Table 4 shows that the County has exceeded its RHNA for the low, moderate, and above moderate-income categories. However, it has only met 43 percent of its RHNA for the very low-income category.

Housing production significantly increased in 2021. The County issued building permits for 390 units in 2021 compared to 205 units in 2020. These building permits included 3 manufactured homes, 166 ADUs, 108 multi-family dwellings, and 113 one-family dwellings. Of the 390 units, 275 were located in North County and 115 in South County.

Of the total 390 units, 10 units or approximately 3 percent, qualified as affordable to very low-income households; 79 units, or approximately 20 percent, qualified as affordable to low-income households; 72 units, or 18 percent, qualified as affordable to moderate-income households; and 229 units, or approximately 59 percent, qualified as affordable to above moderate-income households.

	Table 42014 to 2022 RHNA Projection PeriodResidential Units by Income Category(Issued Building Permits)									
Year	Very Low	Low	Moderate	Above Moderate	Total					
2014	0	0	59	80	139					
2015	49	41	44	94	228					
2016	0	7	13	31	51					
2017	8	1	54	145	208					
2018	1	14	82	231	328					
2019	0	26	21	195	242					
2020	0	30	60	115	205					
2021	10	79	72	229	390					
Total	266 (68 Very L	ow + 198 Low)	405	1,120	1,791					
RHNA	265 (159 Very I	Low + 106 Low)	112	284	661					

Consistent with past annual progress reports, the data in Table 4 (above) and the HCD data tables (Attachment 1) do not include building permits issued for reconstructed housing units, including those lost and rebuilt due to disasters. These replacement units do not add net new units to the County's housing stock and, therefore, do not count toward the County's RHNA.

In 2021, the County issued six building permits for reconstructed housing units lost during the Thomas Fire and resulting debris flow event in January, 2018.

Government Code Section 65913.4 Streamlined Ministerial Approval Process

In addition to amending annual progress report requirements, Government Code Section 65913.4 established a streamlined, ministerial approval process for qualifying housing developments in jurisdictions that have not met their pro-rata share of regional housing needs. In part, qualifying developments must be located on an urban infill site zoned for residential or mixed uses and provide at least 10 or 50 percent of the units for lower-income households. In addition, all projects over 10 units must pay prevailing wages and larger projects must provide skilled and trained labor.

On June 25, 2019, HCD determined that, based upon data from the 2018 Comprehensive Plan Annual *Progress Report*, the County had not met its pro-rata share of very low- and low-income housing thus far in its 2014 to 2022 RHNA projection period. As a result, the County became subject to the streamlining provisions for proposed developments with at least 50 percent affordability [Government Code Section 65913.4(a)(4)(B)(ii)]. As of January 3, 2022, the County remained subject to the streamlining provisions based upon data from the 2020 Comprehensive Plan Annual Progress Report. In 2021, the County received three new applications and approved two for very low- and low-income housing projects.

In order to plan for qualifying housing developments and facilitate increased housing production for very low- and low-income categories, staff applied for and received grant funding in order to process zoning ordinance amendments to create objective design standards for qualifying projects during Fiscal Years 2021-2023.

Housing Permit Activity within Isla Vista

Program 1.13 (Isla Vista Monitoring) of the 2015-2023 Housing Element Update states: "The County shall prepare the Annual Progress Report to monitor housing production in Isla Vista based on existing County Zoning Ordinances. After [the Isla Vista Master Plan, or IVMP] is in effect, the County shall monitor the effectiveness of the IVMP in producing varied housing types..."

LRP staff worked with community stakeholders and CCC staff to complete the revised IVMP in late 2015. In March 2016, the Board conducted a public hearing and passed a motion to take no action on the IVMP. No additional work has occurred on the IVMP, and new development in Isla Vista remains subject to existing County plans and zoning ordinances (e.g., Goleta Community Plan, CLUP, and CZO).

Table 5 summarizes the housing production by household income category in Isla Vista from 2009 through 2021. Of the 200 new units, 79 units, or 40 percent, were affordable to very low- and low-income households; 88 units, or 44 percent, were affordable to moderate-income households; and 33 units, or 16 percent, were affordable to above moderate-income households.

From 2015 through 2021, the County issued six building permits for new housing units in Isla Vista. This represents a significant drop in housing production compared to the production that occurred from January 1, 2011, to December 31, 2013. The dissolution of the Isla Vista Redevelopment Agency (IVRDA) and associated funding for housing projects in 2012 likely contributed to this downturn in housing development.

	Table 5 2009-2021 Isla Vista Housing Production Units by Income Category									
Year	Very Low	Low	Moderate	Above Moderate	Total					
2009	0	2	0	0	2					
2010	0	0	0	0	0					
2011	0	14	57	0	71					
2012	1	22	29	29	81					
2013	32	7	1	0	40					
2014	0	0	0	2	2					
2015	0	0	0	0	0					
2016	0	0	0	0	0					
2017	0	0	0	0	0					
2018	0	0	0	0	0					
2019	0	0	0	0	0					
2020	0	1	0	0	1					
2021	0	0	1	2	3					
Total	33	46	88	33	200					



5. Housing Permit Activity in Mission Canyon

The Mission Canyon Plan area encompasses approximately 1,122 acres within the unincorporated areas of Santa Barbara County. The plan area adjoins the City of Santa Barbara and extends north into the foothills of the Santa Ynez Mountains. Development within this urban to semi-rural area consists primarily of one-family residences on relatively small to moderate size lots. No commercial or industrial development exists within the plan area.

The County administers zoning and building permits for new development within the Mission Canyon Plan area. However, the City of Santa Barbara provides municipal water and sewer services in portions of the plan area. As a result, the city approves new water and sewer service connections and monitors development trends and the associated demand for these services.

In April 2014, the Board adopted the Mission Canyon Community Plan. The Mission Canyon Community Plan replaced the Mission Canyon Area Specific Plan (October 1984). The associated land use designations and zoning districts may allow up to an additional 195 one-family dwellings in the plan area. The Board's motion to adopt the Mission Canyon Community Plan included the following directive: "Direct Planning and Development staff to provide an annual report to the City of Santa Barbara detailing the major housing units that were approved or completed in the Mission Canyon Community Plan Area during the reporting year." This directive and annual progress report will help the City of Santa Barbara monitor new development within the plan area.

"Major housing units ... approved or completed" means new one-family dwellings and ADUs for which the County has issued land use and building permits and completed a final building inspection. "Major

housing units" exclude remodels, additions, accessory structures, and other minor residential development that are associated with existing one-family dwellings or ADUs.

From January 1 through December 31, 2021, the County issued 10 and finalized two building permits for ADUs in the plan area. As mentioned in Section 4 (Housing Element Activity), above, these replacement units do not add net new housing units to the county's housing stock and, therefore, do not count toward the County's RHNA. However, for purposes of reporting to the City of Santa Barbara, these building permits are included in Table 6 below. Table 6 summarizes the key information regarding the development allowed pursuant to these land use and building permits (e.g., location, lot size, unit size, and source of water supply and method of wastewater disposal).

	Table 6 Mission Canyon Housing Unit Production Housing Units Constructed (Building Permits Issued and Finalized) January 1, 2021 – December 31, 2021										
Unit Type	APN	Permit Number	Address	Lot Size (acres)	Unit Size (square feet)	Water	Waste Water	Project	Zone District		
ADU	023-150- 014	21BDP- 00000- 00554	941 TORNOE RD, UNIT# C, SANTA BARBARA, CA 93105	.54	540	City of Santa Barbara	Mission Canyon	Junior ADU conversion	20-R-1		
ADU	023-262- 002	21BDP- 00000- 00622	2669 PUESTA DEL SOL, SUITE# B, SANTA BARBARA, CA 93105	.08	220	City of Santa Barbara	Mission Canyon	ADU conversion	1-E-1		
ADU	023-113- 022	21BDP- 00000- 00852	2601 MONTROSE PL, UNIT# B, SANTA BARBARA, CA 93105	.22	500	City of Santa Barbara	Mission Canyon	Construction of ADU	7-R-1		
ADU	023-190- 005	21BDP- 00000- 00399	960 ANDANTE RD, UNIT# C, SANTA BARBARA, CA 93105	.45	308	City of Santa Barbara	Mission Canyon	Junior ADU conversion	1-E-1		
ADU	023-142- 008	20BDP- 00000- 01080	2880 EXETER PL, UNIT# B, SANTA BARBARA, CA 93105	.39	461	City of Santa Barbara	Mission Canyon	Construction of ADU	7-R-1		

ADU	023-211- 003	21BDP- 00000- 00341	2987 FOOTHILL RD, UNIT# B, SANTA BARBARA, CA 93105	.14	383	City of Santa Barbara	Mission Canyon	ADU conversion	7-R-1
ADU	023-222- 007	21BDP- 00000- 00121	2653 GLENDESSAR Y LN, UNIT# B, SANTA BARBARA, CA 93105	.25	335	City of Santa Barbara	Mission Canyon	ADU conversion	20-R-1
ADU	023-250- 028	21BDP- 00000- 00077	2729 PUESTA DEL SOL, UNIT# C, SANTA BARBARA, CA 93105	.39	700	City of Santa Barbara	Mission Canyon	Construction of ADU	20-R-1
ADU	023-190- 021	20BDP- 00000- 00984	950 ANDANTE RD, UNIT# B, SANTA BARBARA, CA 93105	1.60	980	City of Santa Barbara	Mission Canyon	ADU conversion	1-E-1
ADU	023-262- 019	20BDP- 00000- 00673	2589 PUESTA DEL SOL B, SANTA BARBARA, CA 93105	.28	550	City of Santa Barbara	Mission Canyon	Construction of ADU	1-E-1
ADU	023-092- 019	18BDP- 00000- 01330	985 CHELTENHA M RD, UNIT# 102, SANTA BARBARA, CA 93105	.16	413	City of Santa Barbara	Mission Canyon	ADU conversion	7-R-1

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ADU	023-162- 001	19BDP- 00000- 00267	2927 GLEN ALBYN DR, SANTA BARBARA, CA 93105	.17	474	City of Santa Barbara	Mission Canyon	ADU conversion	7-R-1	
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6. Redevelopment Activity

In 2012, the State dissolved all redevelopment agencies (RDAs) in California, including the IVRDA. This bill also required RDAs to transfer their assets and liabilities to "successor agencies." On January 10, 2012, the Board directed that the County become the successor agency to the former IVRDA. As a result, the County now controls the former IVRDA's assets and liabilities.

Subsequent State legislation (California Health and Safety Code Section 34176.1(f)) addressed particular provisions and functions relating to former RDAs and new successor agencies. In part, successor agencies must prepare and submit annual reports on the Low and Moderate Income Housing Asset Fund to the State Controller and HCD. In addition, the annual progress report must contain certain successor agency financial information.

The Santa Barbara County Housing and Community Development Division prepares reports to address the reporting requirements. Attachment 2 of this annual progress report contains the most recent report, titled "County of Santa Barbara, Housing Successor Annual Report, Low and Moderate Income Housing Asset Fund, Fiscal Year 2020-2021."

7. Local Early Action Planning (LEAP) Grant

In early 2021, HCD awarded the County a Local Early Action Planning (LEAP) grant in the amount of \$423,500 to help cover the cost of the 2024-2032 Housing Element Update tasks in FY 2020-2021 through 2022-2023. The LEAP grant is in addition to a Regional Early Action Planning (REAP) grant that the Association of Monterey Bay Area Governments (AMBAG) awarded the County in December 2020, in the amount of \$164,403. The REAP grant covers certain costs associated with preparing the Housing Element Update through FY 2022-2023.

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ATTACHMENT 1

California Department of Housing and Community Development Data Tables

- Table A:
 Housing Development Applications Submitted
- Table A2: Annual Building Activity Report Summary New Construction, Entitled, Permits, and Completed Units
- Table B: Regional Housing Needs Allocation Progress Permitted Units Issued by Affordability
- Table C: Sites Identified or Rezoned to Accommodate Shortfall Housing Need
- Table D:
 2015-2023 Housing Element Program Implementation Status pursuant to Government Code Section 65583
- Table E:
 Commercial Development Bonus Approved pursuant to Government Code Section 65915.7
- Table F:Units Rehabilitated, Preserved and Acquired for Alternative Adequate Sites pursuant to
Government Code Section 65583.1(c)(2)
- Table G:
 Locally Owned Lands Included in the Housing Element Sites Inventory that have been sold, leased, or otherwise disposed of
- Table H:
 Local Early Action Planning Grant (LEAP)

 Jurisdiction
 County Note: "+" indicates an optional field

 Reporting Year
 2021
 (Jan. 1 - Dec. 31)
 Note: "+" indicates an optional field

 Planning Period
 5th Cycle
 02/15/2015 - 02/15/2023
 (CCR Title 25 §6202)
 Table A

 Housing Development Applications Submitted
 Housing Development Applications Submitted

		Project Identifi	er		Unit Ty	pes	Date Application Submitted		Pı	roposed Uni	ts - Afforda		usehold Inco	omes		Total Approved Units by Project	Total Disapproved Units by Project	Streamlining	Density Bonus
		1			2	3	4				5				6	7	8	9	10
Prior APN ⁺	Current APN	Street Address	Project Name⁺	Local Jurisdiction Tracking ID ⁺	Unit Category (SFA,SFD,2 to 4,5+,ADU,MH)	Tenure R=Renter O=Owner	Date Application Submitted+ (see instructions)	Very Low- Income Deed Restricted	Very Low- Income Non Deed Restricted	Low-Income Deed Restricted	Low-Income Non Deed Restricted	Moderate- Income Deed Restricted	Moderate- Income Non Deed Restricted	Above Moderate- Income	Total <u>PROPOSED</u> Units by Project	Total <u>APPROVED</u> Units by project	Total <u>DISAPPROVED</u> Units by Project	Was <u>APPLICATION</u> <u>SUBMITTED</u> Pursuant to GC 65913.4(b)? (SB 35 Streamlining)	Was a Density Bonus requested for this housing development?
Summary Row: Sta	art Data Entry Belo	W						2	0	110	C) (2	290	404	95	0		
	153-132-011	PAINTED CAVE, CA		21LUP-00000- 00197	SFD	0	4/7/2021							1	1			No	No
	153-132-011	PAINTED CAVE, CA		21LUP-00000- 00197	ADU	R	4/7/2021							1	1			No	No
	009-203-011	1510 SAN LEANDRO LN, MONTECITO, CA 93108		21CDP-00000- 00038	ADU	R	3/11/2021							1	1	1		No	No
	009-203-011	1510 SAN LEANDRO LN, MONTECITO, CA 93108		21CDP-00000- 00038	SFD	0	3/11/2021							1	1	1		No	No
	007-162-022	ORCHARD, CA		21LUP-00000- 00449	SFD	0	9/13/2021							1	1			No	No
	007-162-022	ORCHARD, CA		21LUP-00000- 00449	ADU	R	9/13/2021							1	1			No	No
	005-210-074	2710 MONTECITO RANCH PL, SUMMERLAND, CA 93067		18CDP-00000- 00080	SFD	0	12/19/2018							1	1	1		No	No
	007-350-038	127 LOUREYRO ST, SANTA BARBARA, CA 93108		20CDH-00000- 00020	SFD	R	7/20/2020							1	1	1		No	No
	001-190-033	1241 LOMITA LN, CARPINTERIA, CA 93013		20CDP-00000- 00092	SFD	0	11/18/2020						1		1	1		No	No
	101-030-019	DOMINION RD, SANTA MARIA, CA 93455		20LUP-00000- 00144	МН	О	4/30/2020				1				1	1		No	No
	083-170-016	7250 SANTA ROSA RD, BUELLTON, CA 93427		20LUP-00000- 00260	SFD	О	7/31/2020							1	1	1		No	No
	155-060-030	685 STONEHOUSE LN, SANTA BARBARA, CA 93108		20LUP-00000- 00304	SFD	ο	9/10/2020							1	1	1		No	No
	139-051-052	2230 HILL HAVEN RD, SOLVANG, CA 93463		20LUP-00000- 00375	SFD	0	10/21/2020							1	1	1		No	No

129-290-010	1766 OAK BROOK LN, SANTA MARIA, CA 93455	21LUP-00000- 00153	SFD	0	3/19/2021			1	1	1	No	No
101-540-030	5819 LADY BELLS DR, SANTA MARIA, CA 93455	17ZCI-00000-00054	SFD	0	6/2/2017			1	1	1	No	No
101-540-009	5854 LADY BELLS DR, ORCUTT, CA	19ZCI-00000-00178	SFD	0	7/19/2019			1	1	1	No	No
101-540-028	5831 LADY BELLS DR, SANTA MARIA, CA 93455	19ZCI-00000-00179	SFD	0	7/19/2019			1	1	1	No	No
101-540-027	5837 LADY BELLS DR, SANTA MARIA, CA 93455	19ZCI-00000-00180	SFD	0	7/19/2019			1	1	1	No	No
101-540-026	5843 LADY BELLS DR, SANTA MARIA, CA 93455	19ZCI-00000-00181	SFD	0	7/19/2019			1	1	1	No	No
105-270-038	ROBIN CT, ORCUTT, CA	20LUP-00000- 00386	SFD	0	10/27/2020			1	1	1	No	No
103-042-007	4650 HUMMEL DR, SANTA MARIA, CA 93455	20LUP-00000- 00475	SFD	0	12/23/2020			1	1	1	No	No
099-610-005	2900 GYPSY CANYON RD, LOMPOC, CA 934369415	20ZCI-00000-00044	SFD	R	4/7/2020	1			1	1	No	No
137-030-004	2120 STILL MEADOW RD, SOLVANG, CA 934639775	20ZCI-00000-00104	SFD	R	9/10/2020			1	1	1	No	No
101-550-039	1502 LAMBS EAR WAY, SANTA MARIA, CA 93455	20ZCI-00000-00150	SFD	0	11/13/2020			1	1	1	No	No

Sanda Burkova Constru- Luncoproteid Reporting Year 2021 (Jan. 1 - Dec. 31) Planning Period Stri Cycle constructure.	ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation (CCRT Title 25 §6202)	Note: "4" indicates an optional field Cells in gray cortain auto-calculation formulas			
Annual Building Activ Project Identifier Unit Types	Table A2 vity Report Summary - New Construction, Entitled, Permits and Completed Units Aftordability by Nocusehold Incomes - Completed Entitlement	Affordability by Household Incomes - Building Permits		Affordability by Nousehold Incomes - Certificates of Occupancy Streamlining Infili	
rroject koenuner unit types	Attortability by nousenoid incomes - Completed Entitlement 4 5 6	Amorazoliity by nousenoid incomes - building Permits	8 9	Afterdability by Mousehold Incomes - Certificates of Occupations Term Mouse with Financial Assignment of the mouse	Notes 4 25
Price APPs Current APP Street Address Project Name Later Junkation Unit Category (IPA, IPD 26) (IPA, IPD 26) Summary Row Start Data Entry Below	Low- back Low- back Low- back Low- back Low- back Low- back Modurati- back Modurati- back Adver- back Exititation back e at back back back e at back back back by vy LOW- back 0 0 0 0 0 1 78 0 79		ve ate- <u>Debt Stand</u> 229 390	Way Low Devices Date Date Description Descripion Description Desc	sct receive a Notes" ands 7 (VN)
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101-350-0424 UVX, SANTA 101-350-0424 UVX, SANTA 198DP-400000-01545 SFD 0	0	1	6/28/2021 1		
101-030-024 COPERSIDENTY WAY, BARTA 188EP-00000-01565 SFD O 101-030-024 CANTON RD, SAN, DAMAK 188EDP-00000-01565 SFD O 101-030-024 CANTON RD, SAN, DAMAK 188EDP-00000-01565 SFD O	0	1	5/26/2021 1		
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1375 CUNNS 135-030-049 RD, LOS OLIVOS, 20EDP-00000-00207 ADU R CA 99441	0	1	3/8/2021 1	0 N N	

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I I	931082431 1180 HIGH RD 1/2						
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N N	2911407 3979056 D. UNIT B. SAVTA BANGAO, C.A. 2020 D70044 R.B. SAVTA		· · · · · · · · · · · · · · · · · · ·	46/2021 1	0 N	N Y	0850/1064908.581
A A	800 COLOCARAMA 400 COLOCARAMA 105-180-012 WAY, SANTA MARIL, CARMAS 20810P-00000-00937 ADU R	0		5/5/2021 1	0 N	N Y	Average work for a variet of statuse state
STAT AND TABLE AND A DECEMBER	9577 ROBIN CT. 08/270-038 5577 ROBIN CT. 08/270-038 5570 0 5345 cmmm			6/28/2021 1	0 N	N Y	
STAT AND TABLE AND A DECEMBER	023-190-021 RD_LIVITE B. 228E/P-00000-0084 ADU R B86858A2.CA B868578LLA						
STAT AND TABLE AND A DECEMBER	OE3.042.000 Unr. (MIT 98. SMTA CA 2080/P-00000-00885 ADU R 4665 BEDROCK						
UD-404/UD 1 4/4/2021 1 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0							Average and for a set of similar state and type in Dip code 8003 1s 25 Life/month, which is demand
	005-400-030 A, CARPINTERIA, 208DP-00000-01020 ADU R CA 93013						amoraza no aciove moderale CXP moderal-lucent buandholis (assuming a one or two person
11.000 1000 MMAX-1 20P00000/m AU R C <thc< th=""> C <thc< th=""> <thc< t<="" td=""><td>141-160.027 DR: SMATA YNEZ DDBDP-00000-01953 ADU R 051-192.017 221 NOL44 OR 208DP-00000-01957 ADU R 051-192.017 221 NOL44 OR 208DP-00000-01957 ADU R</td><td></td><td></td><td></td><td></td><td></td><td></td></thc<></thc<></thc<>	141-160.027 DR: SMATA YNEZ DDBDP-00000-01953 ADU R 051-192.017 221 NOL44 OR 208DP-00000-01957 ADU R 051-192.017 221 NOL44 OR 208DP-00000-01957 ADU R						

Sarta Barbara County - Jurisofiction Reporting Year 2021 (Jan. 1 - Dec. 31) Planning Period 6th Cycle (2010;2015 - 2010;202)		ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation (CCRT #ite 25 gaza)		Note: "*" indicates an optional field Cells in grey contain auto-calculation formulas								
005-300-021 005-300-021 CARPINITERA CARDINI	208DP-00000-01092 ADU R		0	1	5/14/2021 1		0	N	N	Average rent for a unit of similar size and type in zip code 93013 is \$2,144/month, which is deemed affondate to above moderate OR moderate-income households (assuming a one or two person		
540 MC/EAN LN, UNITE B, SANTA 93006 A 4731 BOULDER 81005 BD	208DP-00000-01106 ADU R		0		1 3/22/02/1 1		0	N	Y Y	household size).		
059-290-058 SMTA BARBARA, CA 111-251-006 DT SMTA MRRARA, CA 111-251-007 BT SMTA MRR, CA 93455	208DP-00000-01127 SFD O 208DP-00000-01134 ADU R		0	1	1 47/2021 1 4/25/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 93455 is \$1,945/month, which is deemed affordable to low-income		
230 PARK AVE B. 0RCUTT, CA 93455	218DP-00000-00002 ADU R		0	1	5/19/2021 1		0	N	Y	Ifordable to two.come households to two.come oncount four-stretch granting a two meson four-stretch grant the stretch granting a two interaction of the stretch granting a two person household grant, Average ner for a unit of a similar		
111-151-002 3325 DRIFTWOOD 111-151-002 DR 8, SANTA MARIA, CA 93455	218DP-00000-00028 ADU R		0	1	4/5/2021 1		0	N	Y	person household size) Avenage ment for a unit of similar size and type in zip code 93455 is \$1,945month, witch is deemed affordate is baw-income households (assuming a hoo person household size).		
023-250-028 2729 PUE STA 023-250-028 DEL SCA, UNIT C. SANTA BABBABA, CA	218DP-00000-00077 ADU R		0		1 6/14/2021 1		0	N	Y	Average rent for a unit of similar		
225 MOOKCESET 107-361-007 IN S.ANTA MARIA, CA.93455 600 ANDY IN. 950 ANDY IN.	218DP-00000-00096 ADU R		0	1	1 50/2021 1		0	N	Y Y	size and type in zip code 93-455 is \$1,945/moonth, which is deemed affordable to moderand-income households (assuming a one censon household size).		
065-155-013 BURTE C, SANTA 065-155-013 BURAPA, CA 0703 023-222.007 ENDESSARY UN, UNITE B. SMTA C	218DP-00000-00111 ADU R 218DP-00000-00121 ADU R		0		1 6/22/02/1 1		0	N	Y Y			
8ARBARA_CA 330 HASSETT CT 109-173-002 8 SANTA MARIA, CA 53455	218DP-00000-00125 ADU R		o	1	3/31/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 83455 is \$1,945/moorth, which is deemed affordable to low-income households (assuming a two person household size).		
105-010-084 4627 SONG LN, SANTA MARIA, CA 89455	218DP-00000-00132 ADU R		o	5	4/21/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 93455 is \$1,945/month, witch is deemed affordable to low-income households (assuming a two person household size).		
155-130-012 887 TORO CANYON RD, SANTA BARBARA CA 147 195 PD, 147	218DP-00000-00153 ADU R		0		1 50/2021 1		0	N	N			
HOUSE RD, 009-070-022 UNIT B, SANTA BARBARA, CA 405-000 BN/COD DR, UNIT B, SANTA BARBARA, CA	218DP-00000-00207 ADU R		0		1 5/24/2021 1 1 6/18/2021 1		0	N	Y			
93111 80 SAN YSIBRO UN, UNT# B, SANTA BARBARA, CA	218DP-00000-00256 ADU R		0		1 5/25/2021 1		0	N	Y	Average rent for a unit of similar		
105-070-006 B, SANTA MARIA, CA 93455 137.670-013 (2015-140-00-00-00-00-00-00-00-00-00-00-00-00-0	218DP-0000-00273 ADU R		0		6/152021 1 1 6/162021 1		0	N	Y	Average net for a with of similar size and type in raip, code SMS5 is \$1,945/month, which is deemed affordation moderate-branch bouseholds (issuming a one person household size).		
137-420-013 SOLVANG, CA 93463 103-273-005 FLORES DA B, SANTA MARIA, CA 93455	218DP-00000-00314 ADU R		0	1	5/7/2021 1		0	N	Y	Average rent for a unit of similar size and type in zij code 93455 is 51545 -month, which is deemed affordable to moderate-income households (sasaming a one person household size).		
023-211-003 BANTA BARBARA, CA	218DP-00000-00341 ADU R		D		1 6/9/2021 1		0	N	Y			
2342 DRAKE DR 109-104-003 B, SANTA MARIA, CA 93455 2140 ALISOS DR	218DP-00006-00345 ADU R		0	1	4/12/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 93455 is 51,945 month, which is deemed affordable to moderate-income households (assuming a one person household size).		
007-110-005 B & SANTA BARBARA, CA SIGN 101-640-005 DD, SANTA 112 FORMARIN, UTAF DOMARIN, UTAF ASANTA BARBARA, CA	218DP-00000-00452 ADU R 188DP-00000-01305 SFD O		0 1 6/25/2021 1		1 6/152021 1 1 8/132021 1		0	N	Y			
903 PAPK I N	198DP-00000-00596 ADU R 198DP-00000-00531 ADU R		0 0		1 9/2/2021 1 1 7/132021 1		0	N	Y			
007-200-006 UNTY B_304TA BARBARA, CA 2010 DONE LN, 009-430-011 UNTY B_304TA 009-430-011 UNTY B_304TA 009-430-011 UNTY B_304TA 009-430-011 UNTY B_304TA 009-430-011 UNTY B_304TA 009-430-011 UNTY B_304TA	198DP-00000-00864 ADU R		0		1 7/20/2021 1		0	N	Y			
101-510-001 CR SANTA MARIN CA39355 101-510-002 1007 TRUOCY 1007 TRUOCY 101-510-002 1007 TRUOCY 1101 TRUOCY 101-510-000 CR SANTA 101-510-000 CR SANTA	198DP-00000-01295 SFD O 196DP-00000-01295 SFD O		1 6/24/2021 ¹ 1 6/25/2021 ¹		1 7/14/2021 1 1 7/14/2021 1		0	N	Y			
101.510.005 101.510.005	198DP-00000-01297 SFD O 198DP-00000-01298 SFD O		1 6/25/2021 1 1 6/25/2021 1		1 7/14/2021 1 1 7/14/2021 1		0	N	Y			
MARIA CA 39465 MARIA CA 39465 101-540.004 MARIA CA 39465 MARIA CA 3946 MARIA CA 3946 U01-550.031 WAY, SANTA	198DP-00000-01331 SFD O		1 6/25/2021 1 1 6/16/2021 1		1 8/13/2021 1 1 8/13/2021 1		0	N	Y			
101-300-031 WAY, SANTA WARIA CA 393455 101-550-032 COPERBERRY WAY, SANTA MARIA CA 393455	198DP-00000-01358 SFD O 198DP-00000-01359 SFD O		1 8/16/2021 1 1 6/16/2021 1		1 8/13/2021 1 1 8/13/2021 1		0	N	Y Y			
105-240-016 4689 APPALODSA TRL B, SANTA MARIA, CA 93455	198DP-00000-01455 ADU R		0	1	8/3/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 93455 is \$1945Minomth, which is deemed affordable to bow-income households (assuming a two person household size).		
07-540-019 8477A 061-541-001 061-541-000 061-541-000 061-541-000 061-541-000 061-541-000 061-541-000 061-541-000 061-541-000 075-540-019 075-555-540-019 075-555-540-019 075-555-555-555-555-555-555-555-555-555-	198DP-00000-01546 ADU R 208DP-00000-00186 ADU R		0		1 7/8/2021 1 1 12/9/2021 1		0	N	Y			
0050 DOMINION 101-030-019 RD, SANTA MARIA, CA 93454	208DP-00000-00267 MH O		4/16/2021 1	1	9/10/2021 1		0	N	N	Average rent for a unit of similar size and type in zip code 93454 is \$1,858/month, which is deemed affordable to moderate-income bouseholds (usesaming a cone person household size).		
3551 CERRITO 143-360-029 ST, SANTA YNEZ, CA 93460 5397 UNIVERSITY	208DP-00000-00276 ADU R		0		1 8/16/2021 1		0	N	¥	person notizentili sitze).		
069-316-011 069-316-011 EARBARA.CA 84 HOLLSTER RANCH RO. 083-680-033 63 HOLLSTER RANCH RO. 63 HOLLSTER	208DP-00000-00325 ADU R 208DP-00000-00607 SFD O		0		1 8/18/2021 1 1 7/21/2021 1		0	N	Y N			
083-680-033 GAVICH RD, GAVICTA CA 93438 105-270-032 5870 ROBIN CT B, SARTA MARIA, CA 9456	208DP-00000-00643 ADU R		o		10/4/2021 1		0	N	Y	Average rent for a unit of similar size and type in zip code 93-65 is 51,95 -finenth, which is deemad affordable to low-income braveholds (assembling a ten		
131 STANSBURY 105-052-008 DR B, SANTA MARA, CA 93455	208DP-00000-00787 ADU R		0	1	9/14/2021 1		0	N	Y	Ifordable to two.come households to two.come oncount four-stretch granting a two meson four-stretch grant the stretch granting a two interaction of the stretch granting a two person household grant, Average ner for a unit of a similar		
109-165-007 756 WINTER RD, SANTA MARIA, CA 93455	208DP-00000-00802 ADU R		0	1	9/22/2021 1		0	N	Y	person household size). Average net for a unit of similar size and type in zip code 9345 is \$1,945imonth, witch is deemed affordable to low-income households (assuming a two negroup burgehold size)		+
099-456-037 2195 TULAROSA RD, LOMPOC, CA 9335 4654 HJMMEL 103-042-008 DR, Switz	208DP-0000-00813 SFD 0		0	1 1	8/24/2021 1 1 10/5/2021 1		0	N	N Y	Anton with year is to use of 2005 (s 15.154/months) which is detended affortable to barkcone households (assuming a ho percent household site). Arrange listing prince for annual is bardened bardened affortable to moderate income households.		
103-042-008 DR. SAVTA MARIA, CA 19345 278 FLEMING LN 109-023-008 E. SANTA MARIA, CA 39455	208DP-00000-00924 SFD O		0	1	1 10/52021 1 10/2022021 1		0	N	Y Y	Average rent for a unit of similar size and type in zip code 39455 is \$1,945/month, witch is deemed affordable to moderate-income households (assuming a cne		+
141-121-001 141-121-001 141-121-001 141-121-001 141-121-001 1750 CALZADA AVE, SANTA VNEZ, CA 934003900 mm	208DP-00000-00980 MH O		0		1 8/25/2021 1		0	N	N	Dessen household size).		
141-111-024 RD B, SANTA YNEZ, CA 93460 S01 VALLEY CLUB RD, UNIT# B, 007-510-001 RD, UNIT# B,	208DP-00000-01006 ADU R 208DP-00000-01049 ADU R		0		1 8/13/2021 1 1 12/14/2021 1		0	N	N Y			
BATBARA GA 2800 EXETER PL UNITE B, SAVITA 023-142-008 39105 1127 HLL RD 1127 HLL RD	208DP-00000-01080 ADU R		0		1 1072021 1		0	N	Y			
009-352-036 009-352-036 009-352-036 009-352-036 009-352-036 009-352-036 009-352-036 009-352-036 009-352-036 009-352-036	208DP-00000-01085 ADU R		0		1 8/18/2021 1		0	N	Y			

Santa Barbon Junkatcikon (Dicong) Inscription Reporting Year 2021 (Jan 1-Dic: 31) Penning Pende Din Origin (ansame-sarawa)	ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation (cort me s gazz)	Nots: ** Indicates an optional field Cells in gray contain auto-calculation formulas						
005-473-000 197 5ERJARN 005-473-000 CABRATERA, CABRATERA, CABRATERA,	R	1 9102021	1	0	N	N	Average rest for a strict of instance states and types (point 59001) is \$23,444month, witch in second affordable in allow modestate OR motion and and and and and and motion and and and and and motion and and and and possible strapping and and and and and and possible strapping and and and and and and and possible strapping and and and and and and and possible strapping and and and and and and and and possible strapping and and and and and and and and and possible strapping and and and and and and and and and possible strapping and	
1009 SAN ANTCONC GREEK 059-290-048 RD, SANTA E ARRARA, CA 2000 201125 SFD	o	1 9/22/2021	1	0	N	Y		
3011 3011 3067 CPR SIGNT 3067 CPR SIGNT 957-941-020 RPR APA, CA 9310 3110 171 / LASSIN PL 171 / LASSIN PL	R I I I I I I I I I I I I I I I I I I I	1 8/24/2021	1	0	N	Y		
065-441-002 UNTIFC, SANTA 218DP-00000-00030 ADU	R 0	1 7/21/2021	1	0	N	Y		
1374 LEWIS 6T, 1374 LEWIS 6T	R 0 0 0	1 127/2021 1 7/20221	1	0	N	Y N		
260 PBESCOTT							Average rent for a unit of similar size and type in zip code 19455 is	
111-120-019 LN B, SANTA 21BDP-00000-00093 ADU MARIA, CA 93455	R 0	1 842021	1	0	N	Y	Average rest for 4 x102 of white stars and yeap is you doe 314050 is 154545mooth, which is desmoid affordable to be income households (passing a two encomes)	
0087312:006 UNIT C, SANTA 0877-312:006 UNIT C, SANTA BARDANG, CA 2021/07/EGA	R 0	1 1062021	1	0	N	Y		
05-580-005 SAVTA P0. SAVTA 216DP-0000-00115 ACU B4588AC CA 95-580-005 SAVTA 216DP-00000-00116 ACU 95-002-002 SAVTA 216DP-00000-00116 ACU SAVTA 216DP-00000-00116 ACU	R	1 8/31/2021	1	0	N	Y Y		
6697 DEL PLAYA							Average rent for a unit of similar size and type in zip code 93117 is \$1,928/month, witch is deemed	
075-202-001 00LETA CA 218DP-00000-00146 ADU 01575-0000-00146 ADU 01555-0000-00146 ADU 01555-0000-0000-000-0000-0000-0000-0000	R 0	1 7/80/2021	1	0	N	Y	S1,528/month, wini is deemod affordales to moderate-income households (assuming a orde electron trustehold gate).	
155-060-000 665 STOREHOUSE LN, SAVTA BARBARA CA. 2160P-00000-00211 SFD 81 SERWA WWY. 31 SERWA WWY. 31 SERWA WWY. 31 SERWA WWY.	0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	1 7/22/2021	1	0	N	N		
93460 1470 E	R 0 0	1 9/72021	1	0	N	A		
011-060-001 MI JOU LP, 218EP-0000-00238 ADU BARBARA, CA 2275 CUTOTE 139-040-000 CREEN R0, 218EP-0000-00242 SFD SOLVMG, CA	R 0 0	1 1042021	1	0	N	N		
	R O O O O O	1 11/19/2021	1	0	N	N		
3491 EDGRALL 21807 MORE 741-300-00 141-300-00 755 SAV100R0 705 SAV100R0 011-140-025 705 SAV10 011-140-025 21807-0000-00269 468 VALCEDEL 51010277	R 0 0	1 8/24/2021	1	0	N	Y		
061-291-035 UNIT B 5 SURT A BARBARA, CA 93110 218DP-00000-00283 ADU	R 0	1 9/14/2021	1	0	N	Y		
2721 MARTERTO 065-210-0070 RANCH R-00 0-53087 - 0000-00096 ADU 0-53087 - 0000-00096 ADU 0-5210-00012124 RANCH IA SIAMERE AND, 2180P-00000-00096 ADU	R	1 10/29/2021	1	0	N	N		
2230 HILL HAVEN 139-051-052 RD SOLVANG 218DP-00000-00315 SED	n o 1 1/5/221 1	1 9/28/2021	1	0	N	Y		
CA 99493	R R R R R R R R R R R R R R R R R R R	1 7/22/02/1	1	0	N	Y	Average met for a unit of similar size and type in 2p odd 9345/s is \$1,855/month, which is deemed affordable to bayer-income	
CA 93454 164 (1994) 107-312-001 184762-8417A 007-312-001 184762-8417A 218DP-00000-0028 ADU	R 0 0 0 0	1 7/26/2021	1	0	N	Y	affostable to lowar-locome household (jassuming a two person household size).	
Line Andrewson, Line Line 411 LOS KNOEDES Line 412 LOS KNOEDES Line 413 LOS KNOEDES Line 414 LOS KNOEDES Line 500 KINTE CL. 218DP-00000-0034 201 ZOT DARASA (CA. 218DP-00000-0034	R 0 0	1 9/22/02/1	1	0	N	Y		
BARBARA CA 2019 BASELENE 137-030-037 AVE 5CX VANIX 939 OLVE FCX 939 OLVE FCX 939 OLVE FCX	R 0 0 0	1 8/18/2021	1	0	N	N		
007-130-021 SUITE B_SANTA BARBARA, CA 93038 720 PD/CM PC/V	R 0 0	1 9/22/2021	1	0	N	Y		
011-080-004 SANTA 218DP-00000-00348 ADU BARBARA, CA	R 0	1 9/20/2021	1	0	N	Y	Average rent for a unit of similar	
2070 CAMBRIDGE 123-240-011 WAY, SANTA 218DP-00000-00355 ADU MARIA, CA 93454	R	1 10/13/2021	1	0	N	N	size and type in zije oode 98454 is \$1,850imonth, which is doemed alloitaalise to lower-kicome households (assuming a hoo person household size)	
2016 SYCAMORE CANYON RD. 011-160-010 UNITE A, SANTA BARRARA, CA. 218DP-40000-00074 ADU	R C C C C C C C C C C C C C C C C C C C	1 12/6/2021	1	0	N	Y		
93108 1148 PN0 SOLD 103-245-009 DRF, BANTA 216DP-00009-0038 ADU	R O O O	1 7/12/2021	1	0	N	Y	Average net for a unit of disting size and type in trap code BURDs is \$1,945/month, which is deemed affordation to be whichome	
800 ANDANTE 900 ANDANTE 023-190.005 FDL UNIT C. 203-190.005 PDL UNIT C. 203-190.005 PDL UNIT C. 218DP-00000.0039 ADU 930 CAMINO CEL	R 0 0 0 0	1 128/021	1	0	N	Y	affordate to tow-income households (assuming a two person household size).	
075-102-025 SUR_UNIT#A 21BDP-00000-00423 ADU	R 0 0 0	1 992021	1	0	N	Y		
2317 1241 CMITA I N	0 I 3122021 1	1 85/2021	1	0	N	N		
941 TURNOL # NJ. 023-150-014 UNIT G.ANTA BARE G.ANTA 95105 A 95105 A	R 0 0	1 76/2021	1	0	N	Y		
065-164-011 BANTA 218DP-00000-00581 ADU 5111 515 SANTA 218DP-00000-00581 ADU 5111 515 SANTA	R 0	1 11/192821	1	0	N	Y		
011-200-014 AV 011-200-014 AVA 011-200-014 AVA 010-014 AVA 010-014 AVA 010-014 AVA 01	0 1 992021 1	1 11292021	1	0	N	Y		
	R 0	1 11292021	1	0	N	Y		
013.02.02 016.05 016.	R 0 0 0	1 10202221	1	0	N	Y		
021-020-010 UNIT# 5,54NTA 218DP-00000-00623 ADU BARRARA, CA 93103	R 0 0	1 10122021	1	0	N	N	Average rent for a unit of similar	
1000 FOLERWOOD DR 5.04/17 JMARA, 218DP-00000-00443 ADU C A 3945	R 0	1 10/1/2021	1	0	N	Y	vereigigen in the an accordination see and type in an accordination see and type in an accordination see and type in accordination see and type accordination see and the see	
YNEZ CA 93460	R	1 11/302/221	1	0	N	Y		
415 5T ANDREWS 057-573-001 VWAY 8, LOMPOC, 218DP-00000-00660 ADU	R	1 10/11/2021	1	0	N	Y	Average text for a unit of similar size and type in ray code 1948 is \$1.500mm/m winch is deemed affordable to low or very low- ference the countrol (assuming a terminary and the size of	
428 POPPINGA 111-282-000 WARK_C 10.9665 ADU	R 0 0	1 8/18/021	1	0	N	Y	ever or the person houshold sizes) Average and re aut of animal and and yee in zic code 38426 is Andreader and the size of animal and and yee in zic code 38426 is Andreader and the size of animal backworks (search a code) back	
4650 PARADISE							unoutable to mootnet-encome households (assuming a one reason household size).	
93105		1 12/3/2021	1	0	N	N	Avenage rest for a unit of similar size and type in zip code 83465 is \$1,94545moth, witch is deemed affordable by benicone	
369 E FOS TER RD 107-170-023 B, SANTA MARA, CA 90455 218DP-00000-00665 ADU	R 0	1 7/28/2021	1	0	N	Y		
3009 LANCASTER DR B_SANTA MARN, CA 33455	R	1 11/3/2021	1	0	N	Y	encom hrusheld son! Average ref of a suf of similar star and type in top code 39455 is 51.9445mode/ which is determed af incidealle is incidential top control top code 3945 control by person hrusheld solars) by the second solars of the second solar of the second solar top control here and solar of the second solar of	
693.34EPARD MESARD CHRPITERDA CHRPITERDA CABDI3	R 0 0	1 126/021	1	0	N	N	Average rent for a unit of similar size and type in zip code 99013 is \$2,840month, which is deemed affordable in above moderate	
4650 HUMMEL 103-042-007 DR, SANTA 218DP-00000-00693 SFD	0 1 3222021 1	1 105/021	1	0	N	Y	alfordable to above moderate household (assuming a three- person household size).	
0939 ELALAN, UNIT# C, SANTA 218DP.0000.00715 ADU	R 0 0	1 10272021	1	0	N	Y		
Other Banageric Oche B	R 0 0 0 0 0	1 1072021	1	0	N	Y		
	R 0	1 11/30/2021	1	0	N	Y	Average ret for a unit of similar rite, and here in the code 02.055 in	
4503 KENNETH 107-480-042 AVE 5. SAVTA 218DP-00000-00740 ADU MARIA, CA 93455	R	1 11/12/2021	1	0	N	Y	size and type in zip code 93455 is \$1,945month, which is deemed affortable to built-come households (assuming a two person busehold size.).	
07-280-053 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-050 007-000 000 007-000 000 0000000000	R	1 11/182021	1	0	N	Y		

Sarta Barbara Costly - Uniccorporated Reporting Year 2021 (Jan. 1 - Dec. 31) Planning Period 96 Cycle (019099-019302).		ANNUAL ELEMENT I Housing Element Im				tes an optional field tain auto-calculation formulas																
108-134-008 3354 DRAKE DR 8, SANTA MARIA, CA 93455	218DP-00000-00762 ADU R			o			1	8/10/2021	1						o	N	Y			Average next for a unit of similar size and type in zip code 93456 is \$1,9454mooth, which is deemed affordable to moderata-income households (assuming a one		
548 INWOOD DR. UNITE C. SANTA BARBARA, CA 53111 50 MAIA INT IN	218DP-00000-00775 ADU R			o			1	10/21/2021	1						0	N	Y			person household size).		
9311 055-373-000 845-373-000 95-370-000 95-370-0000 95-370-0000 95-370-0000 95-370-0000 95-370-0000 95-370-0000 95-370-0000000000000000000000000000000000	218DP-00000-00782 ADU R			o			1	10/12/2021	1	-					o	N						
065-174-027 UNITE C.SANTA 065-174-027 UNITE C.SANTA BARBARA, CA 9311 667 SUENID, 075-102-004 GO FTA CA	218DP-00000-00800 ADU R 218DP-00000-00804 ADU R			0			1	8/5/2021	1	-					0	N						
0001781101. 075-102-004 023-113-022 023-113-022 023-113-022 023-113-022 023-113-022	218DP-00000-00852 ADU R			o			1	10/27/2021	1						0	N						
107-124-011 686 DAHLIA RD, SANTA MARIA, CA 93455	218DP-00000-00868 ADU R			o		1		8/25/2021	1						o	N	Y			Average rent for a unit of similar size and type in zip code 39455 is 51545mond, which is deemed affordable to bewincome household scansing a hoo eeroon household scan. Average rent for a unit of similar		
4380 KAPALUA 111-570-015 DR B, SANTA MARIA, CA 93455	218DP-00000-00869 ADU R			o		1		9/29/2021	1						o	N	Y			Average text for a suff of similar sets and type in proceed 93465 is \$1,955month, witch is deemed affordable to busincome households (assuming a two person households area).		
1015 WINTHER 055-070-026 W4Y, UNITE B, SANTA BARBARA. CA	218DP-00000-00880 ADU R			o			1	11/9/2021	1						o	N	Y					
103-213-005 1205 VIA AL TA B, SANTA MARIA, CA 93455	218DP-00000-00887 ADU R			O		1		9/13/2021	1						0	N	Y			Average net for a set of similar biss and type in process DARS is \$1.95fbmenth, which is deemed affordable to biw-income households (assuming a two person households also).		
065-342-017 UNIT# C, SANTA BARBARA, CA 93111 551 SANTA	218DP-00000-00905 ADU R			o			1	11/29/2021	1	-					0	N						
ANGEL ALM, 011-200-011 BARBARA, CA 93108 34108 141-050-005 3409 MATTER RD, 141-050-005	218DP-00000-00909 ADU R 218DP-00000-00933 ADU R			0			1	11/29/2021	1	-					0	N						
93460 5301 REDWILLOW DR, SANTA MR346-011 DR, SANTA	218DP-00000-00981 ADU R			o			1	8/18/2021	1						o	N	Y			Average rent for a unit of similar size and type in zip code 39456 is \$1545mooth, which is deemed affordable to moderate-income household size).		
1234 ALAMO PMTADO RD B, SOLVANG, CA 334639759	218DP-00000-00996 ADU R			o			1	8/19/2021	1						0	N	N					
812 TERRY CT B, 107-032-008 SANTA MARIA, CA 93455	218DP-00000-01114 ADU R			o		1		11/10/2021	1						o	N	Y			Average rent for a unit of similar size and type in zip code 93455 is \$1545month which is deemed affordable to bawlencome households (assuming a hoo centron household size).		
1800 EAST VALLEY RD, 007-120-094 UNITE B, SANTA BARBARA, CA 93106	218DP-00000-01123 ADU R			O			1	12/7/2021	1						o	N	Y					
93108 009-352-001 8ANTA 8ARBARA.CA 772 LADERA LN, 555-100-010 8ANTA -	208DP-00000-00360 ADU R 218DP-00000-00832 ADU R			0			1	12/17/2021	1	-					0	N						
BARBARA, CA 942 HOT SPRINGS RD, 011-030-040 011-030-040 BARBARA, CA 93108	218DP-00000-00904 ADU R			D			1	12/16/2021	1						o	N	Y					
320 SHAW ST B. 101-212-011 LOS ALAMOS, CA 89440	218DP-00000-00912 ADU R			D		1		12/17/2021	1						o	N	Y			Based on the average price per square loci of retrait antis in zp) code 9344 (15:48%), a unit of the size would code approximately \$1.500mmoft, which is deemed affordable to Low-income household: examing a ne		
141-380-045 800 REFUGIO, ELCOR J, SANTA YNEZ, CA 9540	218DP-0000-00546 5+ R			o		50		12/21/2021	50						o	Y	Y	LIHTC	Other	person household size) 55		100% of the project is deficiant to series making GMX to show of the area median income. As part of the Low functions Tax Cleat financing, a relative coverand is placed on the project of dis years.
3963 LAGUNA BLANCA DR, 049-270-007 UNITE C, SANTA BARBARA, CA 83110	218DP-00000-01103 ADU R			o			1	12/23/2021	1						0	N	Y					
004-018-048 004-048-048 004-048-048 004-048-048 004-048-048 004-048-048 004-048-048 004-048-048 004-048-048 004-048-048 004 004-048-048 00	218DP-00000-01124 ADU R			D			1	12/22/2021	1						o	N	Y			Average rent for a unit of similar		
109-152-003 3445 HADLEY 109-152-003 MARIA, CA 19455	218DP-00000-01251 ADU R			D		1		12/20/2021	1						0	N	Y			Average rent for a unit of similar size and type in zip code \$34565 is \$1545month, which is deemed affordable to low-income household sizen.		
141380.045 800 REFUGO BLOGI SANTA YNEZ, CA 9360	2182P-00000-00946 5+ R			o	10			12/21/2021	10						o	10 Y	¥	LIHTC	Other	55		100% of the project is decisited to serior residential households making 00% or below of the area median income. A paper of the Low financing, a restrictive convent is placed on the project for 55 years.
2041 LOCKWOOD 111-162-029 LN 8, SANTA MARIA, CA 93455	218DP-00000-00071 ADU R			D			1	3/31/2021	1			1		7/20/2021	1	N	Y			Average net for a vité of similar sets end type in pic octo 934/65 is 91,945/month, witch is desented affordable to moderals-income households (assuming a one genon household size).		
911 GAD FELD 101 GAD FELD </td <td>198DP-00000-01373 SFD O</td> <td></td> <td>1 2/26/2021</td> <td>1</td> <td></td> <td></td> <td>1</td> <td>3/10/2021</td> <td>1</td> <td></td> <td></td> <td></td> <td>1</td> <td>11/23/2021</td> <td>1</td> <td>N</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>	198DP-00000-01373 SFD O		1 2/26/2021	1			1	3/10/2021	1				1	11/23/2021	1	N						
101-00-020 0045017, 05 03455 101-070-053 ALAMOS, CA 03406972	196DP-00000-00919 MH O			0			1	6/18/2021	1				1	10/14/2021	1	N						
5864 LADY BELLS 101-540-009 DR, SANTA MARIA, CA 93455 (831 LADY BELLS DR DR D	198DP-00000-00927 SFD O		1 2/24/2021	1			1	-	1				1	11/3/2021	1	N						
01-340-020 DN, 34477A MRRIA, CA 39455 101-540-027 DR, SANTA MARIA, CA 39455	198DP-0000-00929 SFD 0		1 2/22/2021	1			1	-	1				1	10/29/2021	1	N						
	198DP-00000-01095 SFD O			o			1	1/8/2021	1	-			1	8/11/2021	1	N						
101-530-061 CRESTOR, SANTA MARIA, CA 93455 799 PARK-HLL JU, UNITE 8, SANTA	198DP-00000-01147 SFD O 218DP-00000-00122 ADU R			0			1	6/8/2021	1	-			1	8/25/2021	1	N						
BARBARA.CA 1484 LAMBS EAR WAY, SANTA WARIA.CA 93455 1200 SAGE	198DP-00000-01369 SFD O			0			1	2/4/2021	1				1	9/23/2021	1	N	Y					
THE PARKS HLL Nummer 007:00:071 BR888865, CA 101:00002 BR888865, CA 101:00002 BR888865, CA 101:00002 BR888865, CA 101:00002 BR88865, CA 101:00002 BR88865, CA 101:00002 BR88865, CA 101:00002 CARSIS 101:00002 SAPTA MARIA, CARSIST PAR, CARSIST PAR, SAPTA MARIA, CARSIST PAR, SAPTA MARIA, CARSIST PAR, SAPTA MARIA,	196DP-00000-01322 SFD O			o			1	1/25/2021	1	-			1	9/10/2021 9/10/2021	1	N						
1226 SAGE CREST DR, SANTA MARIA	196DP-00000-01326 SFD O			D			 1	1/8/2021	1				1	8/25/2021	1	N						
CA 03455 1232 SAGE 101-530-059 CREST DR. SANTA MAPIA	196DP-00000-01325 SFD O			o			1	1/25/2021	1				1	9/9/2021	1	N	Y					
CA 93455 5820 LEAF 5820 LEAF 5870 KDAF 5870 KDAF 5870 KDAF CA 93455 5635 GAZANIA	198DP-00000-01339 SFD O			o			1	1/15/2021	1				1	10/5/2021	1	N						
CA 33455 5655 0AZANIA 101-500-437 5655 0AZANIA 101-500-437 5655 0AZANIA 101-500-437 101-500-437 5955 545 101-500-437 5955 545 101-500-438 2755 545	198DP-00000-01255 SFD O 198DP-00000-01255 SFD O			0			1	-	1				1	7/30/2021 7/30/2021	1	N						
	198DP-00000-01321 SFD O			o			1		1				1	10/14/2021	1	N						
11285.04/E 1285.04/E 1015.00.05 CREST DRA, CA SMS, 1015.00.04 CA SMS, 2015.00.04 1015.00.04 SMS, ARA, CA SMS, CA SMS, CA SMS, SMS, AND SMS, CA SMS, SMS, AND SMS, AN	198DP-00000-01309 SFD O 198DP-00000-01308 SFD O			0			1		1	-			1	10/21/2021	1	N						
CA 34935 S538 LEAF SPRINGS PL SANTA MARIA CA 93455	198DP-00000-01341 SFD O		1 2/3/2021	1			1	3/4/2021	1				1	9/22/2021	1	N	Y					
CA 93455 5045 LEAF 5045 LEAF 5047 LEAF 5047 AMARIA CA 93455 5052 LEAF	198DP-00000-01336 SFD O		 1 1/7/2021	1			1	1/15/2021	1	-			1	9/28/2021	1	N						
SAVI / KAR44A, CA 3845 S82 LEAF 101-580-012 SPN 405 S82 CLAF SPN 405 S82 CA254 S90 CA254 S91 CA254 S91 CA254A 101-590-035 CT, 0PCUTT, CA 9455 S	198DP-00000-01340 SFD O		1 2/5/2021	1			1	3/4/2021 2/11/2021	1	-		_	1	9/21/2021 8/31/2021	1	N						
101-560-055 9135 101-560-033 101-560-033 101-560-034	198DP-00000-01250 SFD O		1 1/20/2021	1			1	3/12/2021	1				1	9/27/2021	1	N	Y					
101-500-034 CT, ORCUTT, CA 93455	198DP-00000-01251 SFD O		1 1/20/2021	1			1	3/12/2021	1				1	9/24/2021	1	N	Y					

Santa Barbara County - Jurtsdiction County - Unincorporated Reporting Year 2021 (Jan. 1 - Dec. 31) Planning Period 5th Cycle correspons - ansozo			ANNUAL ELEMENT PROGRESS Housing Element Implementati (CCR Title 25 §6202)			Note: "+" indicates an optional f												
1314 JOSHUA CT, 101 530 040 SANTA MARIA	198 DP-00000-01306	SFD O		1 2/3/2021	1			1 3/10/2021	1			1 12/3/2021	1 N	Y				
CA 33455 1308 JOSHUA CT, 101-530-041 SANTA MARIA,	198 DP-00000-01307	SFD O		1 2/3/2021	1			1 3/24/2021	1			1 12/7/2021	1 N	Y				
CA 95455	198DP-00000-01342	SFD O		1 2/3/2021	1			1 3/4/2021	1			1 10/15/2021	1 N	Y				
101-550-014 SPRINGS PL, SANTA MARIA CA 39455 1295 JOSHUA CT, 101-530-044 SANTA MARIA		SFD 0		 1 2/3/2021	1			1 3/10/2021		 		1 10/28/2021	1 N	Y			 	
CA 93455 1301 JOSHUA CT, 504 CA MARIA		SFD O		 1 2/3/2021	1			1 3/10/2021	1			1 11/16/2021	1 N	Y				
CA 93455 1307 JOSHUA CT, 101-530-046 SANTA MARIA.		SFD O		1 2/10/2021	1			1 3/10/2021	1			1 11/24/2021	1 N	Y			 	
1514 LAMBS EAR	198 DP-00000-01364			1 2/17/2021	1			1 3/10/2021				1 9/13/2021	1 N	Υ				
101-550-015 MARIA. CA 33455 5850 LEAF 101-550-015 SPRINGS PL, 304TA MARIA	198 DP-00000-01343	SFD O		1 2/17/2021	1			1 3/10/2021	1			1 10/18/2021	1 N	Y				
CA 93455 (1112) IOSHIA CT				 	1									Y				
101-530-047 SANTA MARIA 04 93455 101-540-031 MARIA 101-540-031 MARIA 101-540-031 MARIA		SFD O		 1 3/8/2021	1			1 3/24/2021				1 12/13/2021	1 N	Y				
MARIA, CA 35400		SFD 0		1 2/17/2021	1			1 4/23/2021				1 11/16/2021	1 N	Y				
96/5 AILAN WAY, 101-500-007 ORCUTT, CA 93455 5671 AILAN WAY, 101-500-008 ORCUTT, CA	198 DP-00000-01235	SFD 0		 1 2/17/2021	1			1 4/23/2021	1			1 11/16/2021	1 N	Y			 	
6571 AUAN WAY, 101-500-008 ORCUTT, CA 53455 101-500-006 GET AUAN WAY, ORCUTT, CA 5690 AUAN WAY, 101-500-005 ORCUTT, CA	198DP-00000-01233	SFD O		 1 4/19/2021	1			1 5/17/2021				1 12/9/2021	1 N	Y				
93455 5668 AIDAN WAY, 101-500-005 ORCUTT, CA	198 DP-00000-01232			1 4/19/2021	1			1 5/17/2021	1			1 12/10/2021	1 N	Y			 	
														Y Y Y Y Y Y Y Y Y Y Y Y Y Y	imilar 3455 is			
1041 TERRACE 107-420-022 SANTA MARIA, CA 93455	198 DP-00000-01565	ADU R			o		1	2/18/2021	1	1		12/23/2021	1 N					
101-540-001 5806 LADY BELLS DR. SANTA	198 DP-00000-01328	SFD O		1 3/15/2021	1			1 4/26/2021	1			1 12/17/2021	1 N	y person household siz	0.			
101-540-001 DR, SANTA MARIA, CA 93455 101-540-003 MR, SANTA 101-540-003 MR, SANTA DR, SANTA	196DP-00000-01330	SFD O		1 3/22/2021	1			1 4/21/2021	1			1 12/23/2021	1 N	Y				
MARIA, CA 93455 1319 JOSHUA CT, 101-530-048 SANTA MARIA, CA 93455 1320 JOSHUA CT,	198 DP-00000-01314	SFD 0		1 3/8/2021	1			1 3/24/2021	1			1 12/16/2021	1 N	Y				
	198 DP-00000-01305	SFD 0		1 3/8/2021	1			1 3/24/2021	1			1 12/17/2021	1 N	Y				
CA 93455 1326 JOSHUA CT, 101-530-038 CA 93455		SFD O		1 3/8/2021	1			1 3/24/2021	1			1 12/17/2021	1 N	Y				
04017 481455 CA 93455 5660 AIDAN WAY, 0RCUTT, CA 93455	198 DP-00000-01230	SFD O		1 4/29/2021	1			1 6/1/2021	1			1 12/22/2021	1 N	Y				
93455 101-500-004 93455 93455	19BDP-00000-01231	SFD O		1 4/29/2021	1			1 6/1/2021	1			1 12/22/2021	1 N	Y				
284 VEREDA LEYENDA. UNIT#		ADU R			D			7/9/2020	0		1	4/30/2021	1 N	Average rent for a unit of size and type in zip code 5 \$1,928/month, which is d	similar 8117 is emed			
0/52/3-007 B, GOLETA, CA 93117	20804-00000-00151	R			U			7/9/2020	U		1	4/30/2021	, N	N affordable to moderable households (assuming a person household siz	come			
005-020-034 331 RIDGECREST DR. SANTA BARBARA, CA	13BDP-00000-01378	ADU R			o			10/18/201	0			1 3/16/2021	1 N	Y				
93108 93108 4702 BOULDER RIDGE RD, SANTA		SFD O			0			11/19/201	0			1 1/8/2021	1 N	Y			 	
BARBARA. CA	10000001133							17/13/201		 		- 100/2021	N	Average rent for a unit of	imilar	 	 	
001-220-098 CAPPINTERIA, CAPPINTERIA, CA 93013	17BDP-00000-00237	ADU R			o			11/9/2017	0	1		4/30/2021	1 N	N size and type in zip code 5 \$1,700month, which is do afordable to buw-inco households. (assuming	8013 is emed ne			
2280 REFLIGIO										 				person hotsenoid siz	one I).		 	
081-100-042 RD, GOLETA, CA 93117 2232 ORTEGA 005-580-006 RANCH RD,					0			3/20/2015		 		1 6/24/2021	1 N	N			 	
	188 DP-00000-00578	SFD O			0			11/7/2018	0			1 5/13/2021	1 N	Y				
CA 930672355 2327 ORTEGA 005-580-006 SUMMERLAND, CA 93067235		ADU R			o			11/7/2018	0			1 5/13/2021	1 N	Y				
3941 FOOTHILL RD BLDG#2	18BDP-00000-00379	ADU R			o			4/17/2015	0			1 6/18/2021	1 N	Y				
BARBARA. CA 2080 SYCAMORE																		
013-170-010 CANYON RD, SANTA BARBARA. CA	198 DP-00000-00452	ADU R			0			12/23/201	0			1 5/6/2021	1 N	Y			 	
2950 WILDHAVEN 129-240-029 CR, SANTA MARIA, CA 934543625	188 DP-00000-00048	ADU R			0			11/8/2018	0	1		2/16/2021	1 N	N Average rent for a unit of size and type in size of \$1,958/month, which is a affordable to borer-tho households (assuming)	amar 3454 is emed			
2147 SAMANTHA														households (dissuming) person household siz	two t).			
141-360-007 DR, SANTA TNEZ, CA 93460 1080	196 DP-00000-00585	ADU R			0			1/23/2020	0			1 4/1/2021	1 N	Y				
055-010-028 CIENEGUITAS RD, SANTA BARBARA. CA	188 DP-00000-00991	SFD O			o			8/6/2019	0			1 4/7/2021	1 N	Y				
														Y Y	imilar 1436 is			
097-830-062 1184 PELLHAM DR, LOMPOC, CA 93436	198 DP-00000-00576	ADU R			0			11/22/201	0	1		3/3/2021	1 N	Y \$1,530/month, which is d affordable to low or ver income households (assu one or two person household	emed low- ning a			
985 CHELTENHAM	188 DP-00000-01330	ADU R			0			5/20/2015	0			1 3/10/2021	1 N	Y	a size).			
RD, UNIT# 102, SANTA 578 TORO									Ŭ									
155-130-023 CANYON RD, SANTA BARBARA.CA	188 DP-00000-00728	ADU R			0			3/26/2015	0			1 6/21/2021	1 N	N				
2235 JUNA I A S1, 135-064-018 LOS OLIVOS, CA 93441	188 DP-00000-01041	SFD O			0			2/21/2015	0			1 6/18/2021	1 N	Y			 	
103-200-099 HOLLOW LN, SANTA MARIA, CA 92455	18BDP-00000-00713	SFD O			o			2/26/2020	0			1 5/18/2021	1 N	Y				
5842 LADY BELLS 101-540-007 DR, SANTA MARIA CA 93455	18BDP-00000-01307	SFD 0			o			4/10/2015	0			1 4/23/2021	1 N	Y				
101-540-008 DR, SANTA MARIA CA 02455	188 DP-00000-01308	SFD O			D			4/17/2015	0			1 4/21/2021	1 N	Y				
137-081-041 2112 ADOBE CANYON RD, SOLVANG, CA	198 DP-00000-01471	ADU R			o			9/14/2020	0			1 6/16/2021	1 N	N				
93463 1237 LOMITA LN, 001-190-032 CARPINTERIA,	198 DP-00000-00791	MH O			0			5/14/2020				1 3/18/2021	1 N	N			 	
CA 93013 142 OLIVE ST, 005-202-001 SUMMERLAND,	198DP-00000-01544	ADU R			0			6/25/2020				1 4/22/2021	1 N	Y				
CA 93067 139 OLIVE MILL 009-170-021 RD, UNIT# B,	198 DP-00000-01521	ADU R			D			6(3/2020				1 3/3/2021	1 N	Y				
BANIA BARBARA.CA 270 CASTRO CANVOLTO										 							 	
149-140-057 CHYAMA, CA 93254 2110 APODE	198DP-00000-00142	SFD O			0			5/6/2020	0	 		1 3/18/2021	1 N	N			 	
137-081-041 CANYON RD, SOLVANG, CA Qd#9	198 DP-00000-01470	SFD O			D			9/14/2020	0			1 6/16/2021	1 N	N				
101-540-029 DR SANTA MARIA, CA 92455	198 DP-00000-00049	SFD O			D			4/10/2015	0			1 4/21/2021	1 N	Y				
101-550-046 4460 LAMBS EAR WAY, SANTA MARIA, CA 93455	198 DP-00000-00590	SFD O			o			9/14/2020	0			1 4/20/2021	1 N	Y				
101-540-015 100-540-00000000000000000000000000000000	198 DP-00000-00591	SFD O			o			8/10/2020	0			1 2/19/2021	1 N	Y				
101-530-014 5802 FOXGLOVE CT, SANTA MARIA, CA 93455	198 DP-00000-00718	SFD O			D			4/3/2020	0			1 1/4/2021	1 N	Y				
101-530-015 5808 FOXGLOVE CT, SANTA MARIA, CA 93455	198 DP-00000-00719	SFD O			O			4/3/2020	0			1 1/5/2021	1 N	Y				
065-110-019 5081 OLEANDER 065-110-019 SANTA	198 DP-00000-01430	ADU R			o			6/8/2020	0			1 2/26/2021	1 N	Y				
BARBARA. CA 5814 FOXGLOVE 101-530-016 CT, SANTA	198 DP-00000-00922	SFD O			0			9/14/2020	0			1 3/26/2021	1 N	Y				
MARIA. CA 93455 1463 LAMBS EAR 101-550-001 WAY, SANTA	198 DP-00000-01025	SFD O			0			8/10/2020				1 2/19/2021	1 N	Y				
MARIA. CA 93455 1469 LAMBS EAR 101-550-002 WAY, SANTA	198 DP-00000-01025	SFD O			0			8/17/2020				1 3/17/2021	1 N	Y				
101-550-003 WAXA, LA 93455 101-550-003 WAY, SANTA	198 DP-00000-01027	SFD O			0			8/17/2020	0			1 5/3/2021	1 N	Y				
101-510-041 CREST DR,	198 DP-00000-01096	SFD O			0			8/10/2020	0			1 2/23/2021	1 N	Y				
Bits Bits 19:30201 Chilling and the second																	 	
101-510-042 CREST DR, SANTA MARIA, CA 93455	198 DP-00000-01097	SFD O		 	D			8/10/2020	0	 		1 4/7/2021	1 N	Y			 	
101-510-036 CREST DR, SANTA MARIA,	198 DP-00000-01122	SFD O			o			9/14/2020	0			1 5/18/2021	1 N	Y				
1178 SAGE 101-510-037 101-510-037	198DP-00000-01123	SFD O			o			9/14/2020	0			1 5/18/2021	1 N	Y				
CA 93455 1166 SAGE CREST DP																	 	
101-510-039 CIREOT DR, SANTA MARIA, CA 33455 1160 SAGE	198 DP-00000-01125	SFD O			0			8/17/2020		 		1 3/10/2021	1 N	Y			 	
101-510-040 CREST DR, SANTA MARIA, CA 93455	198DP-00000-01126	SFD O			O			8/17/2020	0			1 4/7/2021	1 N	Y				
101-510-031 1214 SAGE CREST DR, SANTA MARIA,	198 DP-00000-01148	SFD O			o			11/5/2020	0			1 6/16/2021	1 N	Y				
CA 93455 1208 SAGE 101.510.092 CREST DR.	198DP-00000-01149	SFD O			0			11/5/2020				1 6/16/2021	1 N	Y				
CA 93455	1000-01149							1 1/3/2020				. uritik2021	N					

Santa Barbara Coulty - Jurisdiction Unincorporated Reporting Year 2021 (Jan. 1 - Dec. 31) Planning Period 5th Cycle correspons-correspons-				ANNUAL ELEMENT PROGF Housing Element Implemen (CCR Title 25 §8	entation	PORT			Note: "+" indicates Cells in grey contail													
101-510-034 1196 SAGE CREST DR. SANT MARIA CA SMSC 1671 BALLARD CANTON CO. 357-010-022 SCHEMENT	198DP-00000-01151	SFD	0					o				10/2/20	20	0				1 6/28/2021	1	N Y		
137-010-022 CANYON RD, SOLVANG, CA	198DP-00000-01540	ADU	R					o				5/22/20	20	0				1 1/14/2021	1	N N		
00-01-01-00-00-00-00-00-00-00-00-00-00-0	198DP-00000-01332	SFD	0					o				8/17/20	20	0				1 3/19/2021	1	N Y		
			0					o				10/22/2	_	0				 1 5/25/2021	1	N Y		
101-550-044 WAY, SANTA MARIA, CA 393455 1466 LAMBS EAR 101-550-045 WAY SANTA	198 DP-00000-01371 198 DP-00000-01372		0				_	0		 		9/14/20	_	0				1 5/25/2021	1	N Y N Y		
101-020-04 101-020-04 101-020-04 101-020-04 101-020-05 101-05 100-05 1	198DP-00000-01334		0					0				10/2/20		0				1 5/3/2021	1	N Y		
1490 LAMBS EAR 1490 LAMBS EAR 101-550-041 WAY, SANTA MARIA, CA 93455	198 DP-00000-01368	SFD	0					o				12/1/20	20	0				1 6/25/2021	1	N Y		
1487 LAMISE EAR 101-550-005 WAY, SANTA MARIA, CA 30455 1172 SAGE 101-510-038 CREST DR. SANTA MARIA,	198 DP-00000-01333	SFD	0					o				10/2/20	20	0				 1 5/19/2021	1	N Y		
101-510-038 CREST DR, SANTA MARIA, CA 93455 1190 SAGE	198 DP-00000-01124	SFD	0					0		 		11/14/2	20	0				1 6/29/2021	1	N Y		
SINI A MARAQ. CA 39455 101-510-035 101-510-035 CA 39456 CA 39456 01-500-043 101-490-043 101-490-043	198 DP-00000-01327	SFD	0					o				11/14/2	20	0				1 6/29/2021	1	N Y		
			0				_	o		 		10/29/2		0				 1 5/7/2021	1	N Y		
101-490-044 AGAPANTHUS WAY, ORCUTT, 583 101-490-067 AGAPANTHUS	198 DP-00000-01237 198 DP-00000-01264		0					0				10/29/2	_	0				1 5/7/2021	1	N Y N Y		
101-480-044 101-480-047 101-4	198 DP-00000-01265		0					o				11/17/2	_	0				1 5/28/2021	1	N Y		
579 101-490-069 AGAPANTHUS WAY, ORCUTT. 97 101-490-070 AGAPANTHUS 97	198 DP-00000-01266	SFD	0					o				11/23/2	20	0				1 6/8/2021	1	N Y		
101-490-070 AGAPANTHUS WAY, DRCLIT. 4845 VIA LOS 5ANTOS, UNITE B, SANTA B, SANTA	198DP-00000-01267		0					o				11/23/2		0				 1 6/8/2021	1	N Y		
BARBARA. CA			R					o		 		10/27/2		0				1 9/3/2021	1	N Y		
3680 UENTER 057-042-026 AVE, UNIT# B SANTA BRABAR, CA 80 HOLLSTER RANCH, 083-680-030 GAVIOTA, CA	20BDP-00000-00125	ADU	R					o				10/16/2	20	0				 1 9/16/2021	1	N Y		
083-680-030 RANCH, GAVIOTA, CA 93117 119 HOLLISTER	17BDP-00000-00417	SFD	0		_			o		 		7/16/20	18	0				1 9/2/2021	1	N N		
081701A CA 98117 119 HOLLISTER AAKCA RD, 083-700-015 8LIDGE 2, 083-700-015 8LIDGE 2, 083-700-015	168 DP-00000-00880	SFD	R					o				7/7/20	7	0				1 11/4/2021	1	N N		
00%/D/K CA 9317 300 HOT 909-640-001 UNIT# 605066, 54NTA BARBARA, CA	168DP-00000-01165	2 to 4	0					o				12/18/2	19	0				1 10/19/2021	1	N Y		
SANTA BARBARA.CA 5671 GAZANIA 101-500-040 CT, ORCUTT, CA	198 DP-00000-01257	SFD	0					o				12/18/2	20	0				1 7/7/2021	1	N Y		
01-500-040 CT 642-541 101-500-040 CT, 0RCUTT, CA 93455 5675 GA2ANIA 101-500-039 CT, 0RCUTT, CA 33455 5675 GA2ANIA CT, 0RCUTT, CA	198 DP-00000-01256		0					o				12/18/2	_	0				1 7/8/2021	1	N Y		
SPRINGS RD, UNIT# 502, SANTA BARBARA, CA	17BDP-00000-00588	SFD	0					o				12/8/20	17	0				1 10/19/2021	1	N Y		
EARBARA, CA SOPiOT S	17BDP-00000-00589	SFD	0					o				12/8/20	17	0				1 10/19/2021	1	N Y		
009-540-001 UNIT# 407, SANTA	17BDP-00000-00590	SFD	0					o				12/8/20	17	0				1 10/19/2021	1	N Y		
BARBARA CA 300 HOT 009-540-001 SPINGS RD, UNIT# 401, SANTA BARBARA, CA 300 HOT	178DP-00000-00592	SFD	0					o				12/8/20	17	0				1 10/19/2021	1	N Y		
009-640-001 UNIT# 404,	178DP-00000-00593	SFD	0					o				12/8/20	17	0				1 10/19/2021	1	N Y		
SANTA SANTA BARBARA, CA 300 HOT 009-640-001 SPRINGS PD, SANTA BARBARA, CA 4605 FERNEL 059-030-043 RD, SANTA	168DP-00000-01183	5+	R					o				10/25/2	19	0				1 10/19/2021	1	N Y		
SANTA BARBARA. CA 4699 PENNELL 059-030-043 RD, SANTA	17BDP-00000-00943		0					o				7/31/20	_	0				1 8/17/2021	1	N Y		
1119 TRILOGY 101-510-004 CIR. SANTA	188 DP-00000-00353	SFD	0					o				10/5/20	18	0				1 11/24/2021	1	N Y		
MARIA, CA 93455 5809 DEER 101-530-018 GRASS CT, SANTA MARIA, CA 02455	198DP-00000-00923	SFD	0					o				12/15/2	20	o				1 8/6/2021	1	N Y		
CA 33455 5803 DEER 101-530-019 GRASS CT, SANTA MARIA, O 20057	198DP-00000-00924	SFD	0					o				12/15/2	20	0				1 8/6/2021	1	N Y		
CA 83455 5815 DEER 101-530-017 GRASS CT. SANTA MARIA, CA 20455	198DP-00000-01094	SFD	0					o				12/15/2	20	0				1 8/6/2021	1	N Y		
	198 DP-00000-00926	SFD	0					o				12/15/2	20	0				1 8/11/2021	1	N Y		
CA 93455 1202 SAGE CREST DR, SANTA MARIA.	198 DP-00000-01150	SFD	0					o				10/2/20	20	0				1 7/9/2021	1	N Y		
CA 93455 5804 DEER 101-530-020 GRASS CT, CANTA NUM	198DP-00000-00925	SFD	0					o				12/15/2	20	0				1 8/10/2021	1	N Y		
CA 93455 4700 PENNELL 059-030-043 RD, SANTA	17BDP-00000-00945		R				-	o		 		7/31/20	_	0	_			1 8/17/2021	1	N Y		
BARBARA.CA 5833 LEAF 101-550-010 SPRINGS PL SANTA MARIA,	198DP-00000-01338		0		1			o				11/23/2		0				1 7/12/2021	1	N Y		
CA 93455 5839 LEAF 101-550-009 SPIINGS PL, SANTA MARIA.	198DP-00000-01337	SFD	0					o				11/23/2	20	0				1 7/12/2021	1	N Y		
CA 93455 1496 LAMBS EAR 101-550-040 WAY, SANTA MARIA, CA QUAR,	198 DP-00000-01367	SFD	0					o				12/15/2	20	0				1 7/28/2021	1	N Y		
007-530-007	188DP-00000-00838	SFD	0					o				5/30/20	19	0				1 12/8/2021	1	N Y		
063-231-009 SANTA BARBARA.CA	188 DP-00000-00759	SFD	0					o				9/10/20	19	0				1 7/8/2021	1	N Y		
155-260-019 CARPINTERIA, CARPINTERIA, CA 93013	18BDP-00000-00761	SFD	0					o				12/9/20	19	0				1 9/30/2021	1	N N		
1624 TUSCAN 129-300-036 WAY, SANTA MARIA, CA 93455 82 HOLLISTER	17BDP-00000-00224		0					o		 	+	3/27/20	_	0				 1 8/18/2021	1	N Y		
083-680-032 RANCH, SANTA BARBARA. CA 730 AYALA LN,	178DP-00000-00966		0					0		 		5/15/20		0				 1 11/15/2021	1	N N		
013-090-052 UNITE 6, SANIA BARBARA, CA 93108 1225 CAMINO	18BDP-00000-00492		R					0		 	+	12/13/2		0			_	 1 8/9/2021	1	N Y		
069-204-007 PALUMERA, SANTA BARBARA, CA 2121 SYCAMORE	178DP-00000-00950	ADU	R					o		 		5/3/20	8	0			_	 1 12/14/2021	1	N Y		
CA ABS 01-30-020 GAMAG CT. 02-30-020 GAMAG CT. 02-30-020 GAMAG CT. 02-30-020 GAMAG CT. 02-30-020 RD SAFTA AMAL 02-30-020 RD RANGE PL 30-140-020 RD RANGE PL 30-150-020 RD RANGE PL 30-150-020<	198DP-00000-00033	ADU	R					o				11/15/2	19	0				1 8/27/2021	1	N Y		
145-200-005 SANTA BARBARA, CA 931059788 2027 GLENALBYNI	18BDP-00000-01095	SFD	R		_			o		 		8/14/20	19	0				 1 11/30/2021	1	N N		
023-162-001	198 DP-00000-00267	ADU	R					o				5/21/20	_	0				1 9/30/2021	1	N Y		
850 SIENNA WAY, 141-211-046 SANTA YNEZ, CA 93460 4635 SONG LN,	198 DP-00000-00195		0					0		 	+	6/18/20	_	0		_		 1 8/6/2021	1	N Y		
105-010-083 SANTA MARIA, CA 93455 995 FLAGSTONE 105-310-007 DR SANTA	198 DP-00000-00978		0				_	0		 	+	7/2/20		0				 1 7/2/2021 1 8/13/2021	1	N Y N Y		
MARIA, CA 93455 3032 SAMANTHA 141-360-038 DR, SANTA YNEZ	198 DP-00000-01289		R					0				11/13/2	_	0				1 7/21/2021	1	N Y		
CA 93460 1150 VIA BOLZANO, UNIT# 069-620-038 101, SANTA	208DP-00000-00275		R					o				10/7/20		0				1 9/20/2021	1	N Y		
BARBARA, CA 93111																						

Jurisdiction	Santa Barbara County Unincorporated	-
Reporting Year	2021	(Jan. 1 - Dec. 31)
Planning Period	5th Cycle	02/15/2015 - 02/15/2023

ANNUAL ELEMENT PROGRESS REPORT

Housing Element Implementation (CCR Title 25 §6202)

This table is auto-populated once you enter your jurisdiction name and current year data. Past year
information comes from previous APRs.

Please contact HCD if your data is different than the material supplied here

						Table B									
					Regional Hou	ising Needs A	Ilocation Pro	gress							
					Permitted	Units Issued	by Affordabil	ity							
		1					2					3	4		
Inco	me Level	RHNA Allocation by Income Level	2015	2016	2017	2018	2019	2020	2021	2022	2023	Total Units to Date (all years)	Total Remaining RHNA by Income Level		
	by Income Level and and														
	Deed Restricted	-	68	52											
Very Low	Non-Deed Restricted	120	-	-	-	1	-	-	-	-	-	00	52		
	Deed Restricted	80	36	-	-	-	-	-	50	-	-	198			
Low	Non-Deed Restricted	00	5	7	1	14	26	30	29	-	-	130			
	Deed Restricted	90	-	-	-	-	-	-	-	-	-	346			
Moderate	Non-Deed Restricted	30	44	13	54	82	21	60	72	-	-	540			
Above Moderate		210	94	31	145	231	195	115	229	-	-	1,040	-		
Total RHNA		500													
Total Units			228	51	208	328	242	205	390	-	-	1,652	52		

Note: units serving extremely low-income households are included in the very low-income permitted units totals and must be reported as very low-income units.

Please note: For the last year of the 5th cycle, Table B will only include units that were permitted during the portion of the year that was in the 5th cycle. For the first year of the 6th cycle, Table B will include units that were permitted

since the start of the planning period.

Please note: The APR form can only display data for one planning period. To view progress for a different planning period, you may login to HCD's online APR system, or contact HCD staff at apr@hcd.ca.gov.

 Jurisdiction
 Unincorporated

 Reporting Year
 2021
 (Jan. 1 - Dec. 31)

 Planning Period
 5th Cycle
 02/15/2015 - 02/15/2023

ANNUAL ELEMENT PROGRESS REPORT

Note: "+" indicates an optional field

Cells in grey contain auto-calculation formulas

Housing Element Implementation (CCR Title 25 §6202)

	Table C																
	Sites Identified or Rezoned to Accommodate Shortfall Housing Need and No Net-Loss Law																
Project Identifier Date of Rezone RHNA Shortfall by Household Income Category			gory	Rezone Type				Si	tes Description								
	1			2			3		4	5	6	7	1	3	9	10	11
APN	Street Address	Project Name*	Local Jurisdiction Tracking ID ⁺	Date of Rezone	Very Low-Income	Low-Income	Moderate-Income	Above Moderate- Income	Rezone Type	Parcel Size (Acres)	General Plan Designation	Zoning	Minimum Density Allowed	Maximum Density Allowed	Realistic Capacity	Vacant/Nonvacant	Description of Existing Uses
Summary Row: Start E	Data Entry Below																
											1						

ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation

(CCR Title 25 §6202)

Jurisdiction	Santa Barbara County - Unincorporated	(0011110203	
Reporting Year	2021	(Jan. 1 - Dec. 31)	
		Table D	
	Program Imple	ementation Status pur	suant to GC Section 65583
Describe progress of all pro	ograms including local efforts to remove governr	Housing Programs Prog mental constraints to the ma	gress Report intenance, improvement, and development of housing as identified in the housing elemer
1	2	3	4
Name of Program	Objective	Timeframe in H.E	Status of Program Implementation
Program 1.1: Regional Planning	Promote housing opportunities adjacent to employment centers through regional and local planning efforts, including updates to the Regional Growth Forecast, Regional Transportation Plan and Sustainable Communities Strategy (RTP/SCS), Regional Housing Needs Allocation (RHNA) Plan, Congestion Management Plan (CMP), and Bicycle Master Plan. This will help ensure that community values are preserved; commute pressures, vehicle trips, and greenhouse gas emissions are reduced; rural areas are protected; fiscal and economic interests are upheld; and adequate housing is provided for households and individuals at all economic levels and needs.	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. In October 2015, th Board of Supervisors (Board) adopted the Eastern Goleta Valley Community Plan (EGVCP). In part, this plan provides new housing opportunities by rezonin five sites to residential densities of 20 units per acre and rezoning a commercia corridor to Mixed Use (MU) (see Program 1.3 for additional details). These site and the commercial corridor are located within an urban area and along or nea a high-quality transit corridor included in the 2040 Regional Transportation Pla and Sustainable Communities Strategy (Santa Barbara County Association of Governments, 2013). Consistent with Program 1.1, the proximity of new housin to public transit will potentially reduce vehicle trips and greenhouse gas emissions.

Program 1.3: Community	Implement community enhancement	Summer 2015	STATUS: COMPLETE. The EGVCP went into effect in the Inland Area in
Plan Rezones	and revitalization tools where		November 2015. The Coastal Zone portion of the plan was certified by the
	warranted through the community		California Coastal Commission (CCC) and went into effect in the Coastal Zone
	planning process using strategies that		in December 2017.
	promote affordability by design, such		
	as mixed-use, infill, and adaptive reuse.		The EGVCP allows an additional 2,212 primary residential units (maximum
			theoretical buildout), including 549 potentially affordable housing units on five
	Currently, one community plan update		sites totaling approximately 27 acre and ranging in size from 1 to 14 acres.
	is underway for Eastern Goleta Valley		These five sites allow a density of 20 units per acre and, therefore, may
	that includes two categories of rezones		accommodate housing for very low and low income households [Government
	for affordable housing and community		Code Section 65583.2(c)(3)(B)].
	revitalization. As part of this community		
	plan update, the County shall evaluate		The EGVCP rezoned the Hollister Avenue - State Street commercial corridor to
	and adopt as appropriate one category		MU. The MU zone encompasses 56 parcels totaling approximately 30 acres.
	of rezones that would allow mixed-use		This rezone added development potential for an additional 163 primary
	development on 55 parcels covering		residential units, including live/work units, multiple-family dwellings, mixed-use
	approximately 28 acres within the		development, and other housing types that promote affordability by design. It
	Hollister Avenue/State Street		also allows residential densities of 20 units or more per acre.
	commercial corridor. The County shall		
	also evaluate and adopt as appropriate		
	a second category of rezones that		
	would allow residential development at		
	a density of 20 units per acre on seven		
	separate sites that range from		
	approximately 1 to 23 acres in size.		
	This category of rezones shall establish		
	housing opportunities on 20 to 30		
	acres, if such rezones can be found		
	compatible with surrounding		
	development and serviceable by		

Program 1.4: Tools to	The County shall evaluate and	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. In 2018, the County
Incentivize High-Quality	adopt/apply as appropriate the		implemented Program 1.4 through two projects: The Accessory Dwelling Unit
Affordable Housing	following land-use tools through the		(ADU) Ordinance Amendments and the Agricultural Employee Dwelling (AED)
	community planning, development		Ordinance Amendments.
	review, and/or zoning ordinance		
	amendment processes to provide		In December 2018, the Board adopted zoning ordinance amendments to
	housing opportunities for all economic		streamline the permit process for AEDs in the Agricultural I (AG-I) and
	segments of the population, including		Agricultural II (AG-II) zones in the unincorporated areas of Santa Barbara
	extremely low-income households:		County. These amendments (1) allow certain AEDs with a Zoning Clearance in
			the Inland Area and Coastal Development Permit (CDP) in the Coastal Zone, (2)
	1. Policies to encourage the		increased the number of employees allowed to occupy AEDs at each permit
	development of unit types that are		level, and (3) modified the AED employment/location requirements within certain
	affordable by design, including		zones and permit levels. The amendments also clarified that AEDs may include
	residential second units (RSU), farm		mobile homes, manufactured homes, and park trailers that comply with State
	employee dwellings, infill, and mixed-		law. The LUDC amendment went into effect in the Inland Area in January 2019,
	use development.		and Coastal Zone in May 2021.
	2. Permit streamlining efforts overseen		
	by Planning and Development, and		On January 1, 2021, new State ADU and junior ADU (JADU) laws went into
	priority permit processing for projects		effect and caused the County's Inland Area ADU ordinances to become null and
	with affordable units built on site.		void. From early 2020 to early 2021, staff drafted zoning ordinance
	3. Incentives for special types of		amendments to comply with the new State laws. On May 18, 2021, the Board
	housing, detailed in Appendix C –		adopted the ADU and JADU amendments, which went into effect in the Inland
	Quality Housing Design and		Area of the unincorporated county on June 16, 2021. Staff submitted the Local
	Development Incentives.		Coastal Program Amendment (LCPA) for the ADU and JADU Coastal Zoning
	4. Modifications to setback, parking,		Ordinance (CZO) amendment to the California Coastal Commission (CCC) for
	yard area, or other applicable zoning		review and certification in August 2021.
	standards for new affordable housing		
	projects approved via Development		
	Plans or Conditional Use Permits.		
	5. Board-approved discretionary		

Program 1.6: Housing	Ensure quality housing design and	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. The County has four
Design	neighborhood compatibility by		regional Boards of Architectural Review (BARs) that cover the entire unincorporated area of Santa Barbara County. The BARs include Central
	continuing to require, where applicable, that projects undergo review by		County, Montecito, North County, and South County. The BARs include Central
	regional Boards of Architectural Review		development that exemplifies professional design practices so as to enhance
	for consistency with applicable design		the visual quality of the environment, benefit surrounding property values, and
	guidelines and findings for Design		prevent poor quality of design. The County has adopted design guidelines for
	Review.		some communities.
			The CCC certified the Eastern Goleta Valley Residential Design Guidelines in
			December 2017, which are now in effect in the Coastal Zone. In 2017 and 2018, staff also implemented a limited update of the <i>Montecito Architectural</i>
			<i>Guidelines and Development Standards</i> (<i>Guidelines</i>). The update proposed
			zoning ordinance and Guidelines amendments that limit the size and number of
			detached accessory buildings in Montecito. The Board adopted the proposed
			amendments in February 2018, and staff submitted the adopted <i>Guidelines</i> and CZO amendments to the CCC for review and certification in September 2018.
			The CCC certified the amendments in November 2018. The amendments are
			now in effect in both the Inland Area and Coastal Zone portions of the county.
			In 2021, the BARs granted final approval of 41 residential housing projects,
			including 77 one-family dwellings (14 projects involved demolition and
			reconstruction of existing dwellings), and one muti-family unit project (four units).
			· · ·

Program 1.7: Isla Vista Master Plan	The County shall revise, readopt, and resubmit the Isla Vista Master Plan (IVMP) to the California Coastal Commission for certification. The IVMP will promote workforce housing and contribute to the diversity and affordability of the housing stock in the county, adjacent to the county's largest employer, University of California Santa Barbara.	Summer 2015	STATUS: COMPLETE. The Board adopted the IVMP in August 2007, which encourages mixed-use development, implements a form-based code, and allows residential housing at densities up to 45 units per acre. Isla Vista is located in the Coastal Zone and, therefore, the CCC must certify the IVMP before it can go into effect. In November 2007, the County submitted the IVMP to the CCC. However, CCC staff never deemed the submittal complete. In part, CCC staff raised concerns about coastal access parking.Staff worked with community stakeholders and CCC staff and completed a revised IVMP in late 2015. In March 2016, the Board conducted a public hearing and passed a motion to take no action on the revised IVMP. Some supervisors felt the proposed form-based code and residential housing densities no longer reflected the community's long-term vision. Some were also concerned about the impact that the IVCSD could have on parking programs and other aspects of the IVMP.The Board has not allocated funding for further revisions to the IVMP. Therefore, no additional work has occurred on the IVMP, and new development in Isla Vista remains subject to existing County plans and zoning ordinances (e.g., Goleta Community Plan, Coastal Land Use Plan, and the CZO).
Program 1.8: Permit Streamlining for Energy Efficiency	Continue to support and expand the use of the County's Smart Build Santa Barbara Program (SB ²) to streamline the permit process for projects meeting energy efficiency requirements. The existing SB ² is a free, voluntary program which provides incentives to applicants to incorporate energy- efficient and green building techniques in their building plans.	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. On May 30, 2017, the SB2 committee approved one residential project in Carpinteria, which received streamlined permit review. The project went beyond the requirements of Title 24 by 15.4% and received 50 energy points (energy-efficient items outside the purview of Title 24).

Program 1.9: Energy	Seek opportunities to finance and	ECAP - Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. Staff have prepared
Efficiency Policy and	support energy efficiency and		a Final Report for the 2015 ECAP, evaluating the successes and challenges
Financing	renewable energy improvements for	Community Choice	with plan implementation. Staff anticipate delivering the Final Report to the
	the market rate and affordable housing	Aggregation - N/A	Board in February 2022. Below are key takeaways.
	stock in the county. Examples to be		The ECAP's 53 emission reduction measures were estimated to reduce or avoid
	considered as part of this program	3C-REN - Ongoing	226,760 metric tons of CO2e (MTCO2e)
	include (1) adopting an Energy and		41 out of 53 (77%) measures were either initiated or completed by 2020.
	Climate Action Plan, (2) pursuing a		• 5 (9%) measures have not yet started
	feasibility study to establish a		• 7 (13%) measures were discontinued
	Community Choice Aggregation		
	partnership with cities and counties in		An estimated 100,754 out of anticipated 226,760 MTCO2e (44%) were reduced
	the region, and (3) prioritizing the		or avoided.
	expenditure of County affordable		
	housing funds for projects that		 An additional 37,520 MTCO2e are to be reduced through achieving 100%
	encourage energy efficiency		carbon free electricity through Community Choice Energy by 2030.
	improvements.		 An additional 18,494 MTCO2e per year are to be reduced through the full
			operation of the Tajiguas Landfill ReSource Center, diverting additional
	Continue to support emPower, a		recyclable and compostable materials from the landfill.
	program developed by Santa Barbara		
	County to help homeowners		Combined, these additional reductions would achieve an estimated 156,768
	countywide overcome obstacles to		MTCO2e in reductions, which equates to 69% of the ECAP's reduction target.
	making energy saving improvements to		
	their homes. emPower provides a		In 2019, the County joined Central Coast Community Energy (CCCE), a
	variety of services to homeowners,		community choice energy (CCE) program. CCE's purchase electricity on behalf
	including rebates, low-interest, and		of their member agencies, typically at a lower rate and a cleaner energy mix.
	unsecured financing.		CCCE has committed to sourcing 100% of its energy supply from clean and
			renewable resources by 2030. CCCE revenues stay local, keeping electricity
			rates affordable for customers, while funding energy programs that lower
			greenhouse gas emissions and stimulate economic development. CCCE
			customer enrollment was completed in 2021.

Program 1.10: State Density Bonus Law	Amend applicable County regulations to comply with the provisions of State Density Bonus Law (SDBL), which is intended to increase the economic feasibility of affordable housing development for extremely low, very	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. In 2015, the County amended its zoning ordinances to increase the density bonus for qualifying housing projects from 25 to 35 percent. The amendments went into effect in the Inland Area and Coastal Zone in November 2015 and December 2016, respectively.
	low, and low-income households. Specifically, amend Article II (Coastal Zoning Ordinance) to allow up to a 35 percent density bonus for applicable projects. The current Article II regulations only allow a 25 percent density bonus.		The County expanded the scope of Program 1.10 to include the State Density Bonus Law (SDBL) Update. This project will amend the County's zoning ordinances to comply with four bills passed in September 2016 (AB 2442, 2556, 2501, and 1934). Specifically, this project will update zoning ordinance provisions related to density bonuses for eligible affordable housing projects. Thus, the SDBL Update will further implement Program 1.10 and expand opportunities for the development of affordable housing in unincorporated Santa Barbara County.
			From 2016 to 2021, the State amended certain sections of the Government Code related to planning and housing. In spring 2019, the County began analyzing the bills and drafting zoning ordinance amendments for the Housing Bill Implementation Project. Phase I of the project includes zoning ordinance amendments to comply with the Housing Accountability Act (HAA) (housing development project protections), State Density Bonus Law (SDBL) (density bonuses for affordable housing), and Assembly Bill (AB) 101 (streamlined low barrier navigation centers approvals). Staff plans to finish drafting the amendments and conduct public hearings starting in summer 2022. On March 15, 2022, staff will present options to the Board for preparing zoning ordinance amendments to implement other housing and SDBL as part of Phase II of Program 1.4, starting in late 2022/early 2023. The options will include zoning ordinance amendments to comply with AB 2162 (streamlined supportive housing approvals), the development of objective multifamily design and

Program 1.12: Affordable	The County shall continue, and where	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. The County Housing
and Quality Housing	feasible expand, its partnership with		and Community Development Division (County HCD) evaluates applications and
Development Incentives	nonprofit housing providers, such as		awards IHO, HOME, and other funds for affordable housing opportunities on an
	the Housing Authority of Santa Barbara		ongoing basis. The 2015-2020 Consolidated Plan included increased support of
	County, Peoples Self-Help Housing,		housing opportunities for very low and low income households and individuals,
	and Good Samaritan Shelter. These		with "Expand Affordable Housing" as the number one goal.
	partnerships should be specifically		
	leveraged to provide additional housing		In 2021, the Housing Authority of the County of Santa Barbara's Harry's House
	opportunities that are affordable at		project (60 units for low-income seniors) was funded using HOME funds. West
	extremely low to low-income levels.		Cox Cottages was funded using County In-Lieu funds (30 units).
	Opportunities such as the use of State		The County also contributed Low Moderate-Income Housing Asset Funds
	Density Bonus Law, County		towards the significant rehabilitation of Peoples Self Help Housing's IV
	development incentives (Appendix C),		Apartments Development (56 units) and County General Funds to the Housing
	and County Inclusionary Housing		Authority of the City of Santa Barbara for the acquisition and rehab of a City of
	Ordinance (IHO) in lieu fees should be		Santa Barbara triplex to be occupied by three formerly homeless families.
	utilized to encourage the development		
	of such affordable housing. The County		
	shall also evaluate and use as		
	appropriate funds from HOME		
	Investment Partnerships (HOME) or		
	similar funding sources to increase		
	affordable housing opportunities for		
	very low and low-income households		
	and individuals.		
			I

Program 1.15: Mixed Use Zone	The County shall evaluate and adopt as appropriate zoning ordinance amendments to create a mixed-use zone that allows a mix of residential, commercial retail, services, and office uses within a designated urban area to facilitate affordable, special needs, senior, and workforce housing near job centers. The mixed-use zone could include a variable residential density incentive that rewards appropriate design through the provision of additional units at higher densities and smaller unit sizes. Options could also include form based building standards, such as zero lot lines and minimum	Summer 2015	STATUS: COMPLETE. The County adopted the EGVCP on October 20, 2015. As part of this community planning process, the County also adopted a new county-wide MU zone. The County applied the zone to 56 parcels within the EGVCP plan area (see Program 1.3 for additional details). The County could apply the MU zone to other plan areas in the future.
	· ·		

Program 1.16: Design	The County shall evaluate and adopt	Winter 2015/2016	STATUS: COMPLETE. In 2016, staff presented proposed zoning ordinance
Residential (DR) Zone	as appropriate zoning ordinance		amendments to the County Planning Commission (CPC) and Board. The
Modifications	amendments to increase the maximum		amendments provide the following incentives for new affordable, special needs,
	site coverage (percent) for structures,		and senior housing projects: (1) increase the height limit for qualifying projects
	and/or reduce the minimum net site		from 35 feet to 40 feet, (2) reduce the minimum open space requirement for
	area (percent) reserved for common		qualifying projects from 40 percent to 30 percent, (3) reduce the parking
	and/or public open space in the Design		requirements for qualifying projects, and (4) increase the maximum site
	Residential (DR) zone for affordable,		coverage requirement for qualifying projects from 30 percent to 40 percent.
	special needs, and senior housing		
	development consistent with the		On September 20, 2016, the Board adopted the proposed zoning ordinance
	surrounding setting and		amendments, which went into effect in the Inland Area upon adoption. The
	Comprehensive Plan. The zoning		County submitted the amendments to the CCC for review and certification in
	ordinance amendments may also		December 2016, and received certification in November 2017. The amendments
	reduce parking standards and allow		are now in effect in the Coastal Zone.
	hard surfaced walkways and similar		
	hard surfaces not currently included as		
	open space to be included as open		
	space.		

•	Pursuant to Government Code section 65589.7, the County shall immediately deliver the adopted Housing Element and any subsequent amendments to all public agencies or private entities that provide water or sewer services for municipal and industrial uses, including residential within the unincorporated county. The County shall work with each public agency or private entity providing water or sewer services to verify that it grants a priority for the provision of these services to proposed developments that include housing units affordable to lower-income households.	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETE. In May 2015, the County mailed a cover letter and the adopted 2015-2023 Housing Element Update to 10 water districts and 11 sanitation districts in May 2015. The County's Planning and Development Department (P&D) will continue to help ensure that water and sanitation districts grant priority to lower income housing projects for water and sewer services, respectively.
	This program should be implemented according to the information in the California Department of Housing and Community Development's memorandum on Senate Bill 1087, Water and Sewer Service Priority for Housing Affordable to Lower-Income Households, dated May 22, 2006.	

Program 2.1: Applicant	Provide housing consultation services	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. P&D staff provide
Consultations	to help applicants understand the regulatory environment, applicable state laws and incentives, and local policies and incentives affecting the development of special needs housing, including the County's Reasonable Accommodation Policy in Appendix A of this Housing Element.		general over-the-counter information to property owners and developers regarding County and state regulations, laws, and incentives for new special needs housing. In addition, property owners and developers may apply for a Planner Consultation or Pre-Application Assessment. In these cases, a planner answers detailed questions about the planning process and applicable regulations (Planner Consultation) or provides an initial review of a proposed project before the applicant submits a formal application (Pre-Application Assessment).
			In 2021, 5 potential projects received a formal County housing Planner Consultation service.

Program 2.3: Farmworker	The County shall amend the County	Winter 2016/2017	STATUS: COMPLETE. In November 2015, the Board amended the County's
	Land Use and Development Code		three zoning ordinances to implement Program 2.3. The amendments made the
	(LUDC), Montecito Land Use and		zoning ordinances consistent with the California Health and Safety Code
	Development Code (MLUDC), and		regarding the permitting of farmworker housing. The amendments to the County
	Coastal Zoning Ordinance (CZO) to be		Land Use and Developmemnt Code (LUDC) and Montecito Land Use and
	consistent with Health and Safety Code		Development Code (MLUDC) went into effect in December 2015. The County
	Sections 17021.5 and 17021.6		submitted the CZO amendment to the CCC in December 2015, and the CCC
	regarding farm worker housing		certified the amendment in December 2016. Thus, the CZO amendment is now
	developed by state-licensed agricultural		in effect in the Coastal Zone.
	operators. Section 17021.5 requires		
	that any employee housing providing		
	accommodations for six or fewer		
	employees be deemed a single family		
	structure, while Section 17021.6		
	requires that employee housing		
	consisting of no more than 36 beds in a		
	group quarters or 12 units or spaces		
	designed for use by a single-family or		
	household be deemed an agricultural		
	use. As such, no conditional use		
	permit, zoning variance, zoning		
	clearance or business taxes, local		
	registration fees, use permit fees, or		
	other fees shall be applied to these		
	housing types which are not typically		
	subject to uses of the same type in the		
	same zone.		

Program 2.4: Farmworker	The County shall continue to evaluate	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETE. County HCD
Housing	and approve as appropriate		evaluates applications and awards IHO, HOME, and other funds for affordable
_	applications from agricultural operators,		housing opportunities on an ongoing basis, including those projects intended for
	housing authorities, non-profit		farm workers and their families.
	organizations, and other housing		
	developers for funds to supplement		From March to December 2018, staff developed zoning ordinance amendments
	funds from federal, state, and local		to streamline the permit process for AEDs in the AG-I and AG-II zones in the
	funding sources for farm worker		unincorporated areas of the county. Specifically, these amendments (1) allow
	housing projects. Past and/or potential		certain AEDs with a Zoning Clearance in the Inland Area and Coastal
	funding sources for farm worker		Development Permit in the Coastal Zone, (2) increase the number of employees
	housing projects include County		allowed to occupy AEDs at each permit level, and (3) modify the AED
	Housing Trust Funds (in-lieu fees		employment/location requirements within certain zones and permit levels. The
	collected through the County		proposed amendments also clarify that AEDs may include certain mobile
	Inclusionary Housing Ordinance),		homes, manufactured homes, and park trailers that comply with State law.
	County Successor Agency repayments		
	from past loans by the former County		In December 2018, the Board adopted zoning ordinance amendments to
	of Santa Barbara Redevelopment		streamline the permit process for AEDs in the Agricultural I (AG-I) and
	Agency in Isla Vista), and HOME		Agricultural II (AG-II) zones in the unincorporated areas of Santa Barbara
	Investment Partnerships (U.S.		County. These amendments (1) allow certain AEDs with a Zoning Clearance in
	Department of Housing and Urban		the Inland Area and Coastal Development Permit (CDP) in the Coastal Zone, (2)
	Development, administered by the		increased the number of employees allowed to occupy AEDs at each permit
	County of Santa Barbara, Community		level, and (3) modified the AED employment/location requirements within certain
	Services Department, HCD Division).		zones and permit levels. The amendments also clarified that AEDs may include
			mobile homes, manufactured homes, and park trailers that comply with State
	In addition, the County shall continue to		law. The LUDC amendment went into effect in the Inland Area in January 2019,
	evaluate and revise as appropriate		and Coastal Zone in May 2021.
	permit process procedures which		
	streamline the permit process for farm		
	worker housing. The County shall also		
	provide opportunities for stakeholder		

Program 2.5: Fair and Safe Special Needs Housing	The County shall evaluate and revise as appropriate its existing "Reasonable Accommodation Policy" (Appendix A, 2015-2023 Housing Element) to ensure the policy is fully consistent with Chapter 671, Statutes of 2001 (SB 520), which amended Government Code section 65583(c)(3). To increase the effectiveness of the policy, the County shall incorporate the revised Reasonable Accommodations Policy into the Land Use and Development Code (LUDC), Montecito Land Use and Development Code (MLUDC), and Coastal Zoning Ordinance (CZO). The policy will provide flexibility in the application of County zoning ordinances that pose barriers to housing projects that accommodate the needs of persons with disabilities and their families. As a result, the Reasonable Accommodations Policy will facilitate compliance with federal and state fair housing laws and promote housing opportunities for persons with disabilities.	Winter 2016/2017	STATUS: COMPLETE. In November 2015, the Board amended the County's three zoning ordinances to implement Program 2.5. In compliance with state law, the County replaced Appendix A of the 2015-2023 Housing Element Update (Reasonable Accommodation Policy) with a new process that allows the County to reduce zoning regulations (e.g., setbacks, lot coverage, floor area, fences) to provide individuals with disabilities an equal opportunity to housing. These amendments added this process to each zoning ordinance. The amendments to the LUDC and MLUDC went into effect in the Inland Area in December 2015. The County submitted the CZO amendment to the CCC in December 2015. The CCC conducted a public hearing and certified the amendment in December 2016.
	opportunities for persons with		

Program 2.7: Definition of Family	The County shall evaluate and clarify as appropriate the definition of "family" included in the zoning ordinances. The current definition of "family" may exclude "group use" of a single-family dwelling for boarding or lodging. The amended definition in the zoning ordinances would clarify that the County does not exclude "group use" of a single-family dwelling as allowed by state housing laws regarding supportive housing, transitional housing, and farm employee housing.	Winter 2016/2017	STATUS: COMPLETE. In November 2015, the Board amended the zoning ordinances to implement Program 2.7. The amendments revised the definition of "family" to clarify that the use of a single-family dwelling by people living in group homes is an allowed use. The LUDC and MLUDC amendments went into effect for the Inland Area in December 2015. The County submitted the CZO amendment to the CCC in December 2015. The CCC conducted a public hearing and certified the amendment in December 2016.
Program 2.8: Transitional and Supportive Housing	The County shall evaluate and amend as appropriate the County Land Use and Development Code (LUDC), Montecito Land Use and Development Code (MLUDC), and Coastal Zoning Ordinance (CZO) to be consistent with Government Code sections 65582 and 65583(a)(5), Senate Bill 745, and Senate Bill 2 regarding transitional and supportive housing. In particular, the County will amend the zoning ordinances to include definitions of transitional and supportive housing, consider transitional and supportive housing to be a residential use, and explicitly permit transitional and supportive housing subject only to those zoning regulations that apply to other residential dwellings of the same type in the same zone.	Winter 2016/2017	STATUS: COMPLETE. Staff initiated work on Program 2.8 in mid-2016. Staff researched regulatory options for permitting transitional and supportive housing, consulted with state housing agencies, and began preparing draft ordinance amendments. In June 2017, the Board voted unanimously to adopt the proposed amendments. Staff submitted the CZO amendments to the CCC in September 2017 and received certification in December 2017. The amendments are now in effect in both the Inland Area and Coastal Zone.

Program 3.1: Fair Housing Legal Services	Continue implementing existing programs that provide a referral process and/or contracts with public services and legal services for fair housing issues. The County currently contributes General Fund resources to the City of Santa Barbara for its Rental Housing Mediation Task Force (RHMTF) public service program. The RHMTF provides dispute resolution prevention through education; provides information (in Spanish and English) on tenant/landlord rights and responsibilities (per federal, state and municipal codes); supports fair housing community needs; provides staff	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. The County continues to contribute General Fund resources to the Legal Aid Foundation of Santa Barbara County for fair housing services. Legal Aid provides information (in Spanish and English) on tenant/landlord rights, and responsibilities (per federal, state and municipal codes), supports fair housing community needs, and provides staff consultations and other outreach services at its Legal Aid offices in Santa Maria, Lompoc, and Santa Barbara. In 2018, the County also supported Legal Aid's Family Violence Intervention Program with federal Community Development Block Grants (CDBG) funds. In FY 2020, the County also supported Legal Aid's Family Violence Intervention Program with \$15,000 in federal Community Development Block Grants (CDBG) funds. Funding was increased to \$23,626 in FY 2021.
	(RHMTF) public service program. The		Community Development Block Grants (CDBG) funds. In FY 2020, the County
	information (in Spanish and English) on		
	responsibilities (per federal, state and municipal codes); supports fair housing		
	community needs; provides staff consultations; and other outreach services. Additionally, the County will		
	evaluate and contribute as appropriate additional funding to appropriate		
	private legal service agencies, such as the Legal Aid Foundation of Santa Barbara County, to provide active fair		
	housing legal services countywide.		

Program 4.1: Government	Continue to access HOME Investment	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. The County receives
Funding Continuum	Partnerships (HOME), CDBG program,		an annual allocation of HOME, CDBG, Emergency Solutions Grants (ESG), and
	and other resources provided by		Continuum of Care (CoC) funding and awards those funds through Notices of
	federal, state, or regional entities to		Funding Availability (NOFA) and in the case of federal CoC funding, through the
	increase the efficiency of locally		Santa Maria/Santa Barbara CoC. County HCD accepts applications for funding
	generated Inclusionary Housing		of affordable housing development year-round.
	Ordinance (IHO) in-lieu fees collected		
	to construct new and conserve and		In 2021, the County's PLHA Consortium received \$129,000 in PLHA allocations
	improve existing affordable housing		for Supportive Services funding at both Home Key Studios and West Cox
	stock.		Cottages.

Program 4.2: Avoid	The County will monitor affordable	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. To the extent that
Conversion of Affordable	rental developments with expiring use		the County has an existing deed restriction, covenant, or other regulatory
Housing to Market Rate	restrictions for properties that received		agreement, County HCD monitors the term of the affordability restrictions.
	funding from Community Services		
	Department, Housing and Community		Through its annual Notice of Funding Availability process and on an identified as-
	Development Division (County HCD)		needed basis, the County makes efforts to provide financial support with
	and work with owners to ensure		financing and/or financial restructuring of affordable developments under
	maintained affordability. County HCD		restrictive covenants and regulatory agreements. Over the past two years, the
	will continue to manage a database		County has provided financial assistance to two projects, one in the city of
	that tracks the expiration dates of		Santa Barbara another in the City of Santa Maria, to preserve projects serving
	affordable housing covenants and		domestic violence victims that were at-risk of loss as a community resource.
	restrictions. Prior to the expiration of		The Isla Vista Apartments rehabilitation project noted in the 2020 Annual
	these affordability restrictions, County		Housing Element report is underway and projected for completion in 2022. This
	HCD shall explore all opportunities to		will preserve and extend the affordability of 56 multi-family apartments in south
	maintain this affordability. Such		Santa Barbara County.
	opportunities include but are not limited		
	to providing rehabilitation funding to the		
	property owner contingent upon an		
	extension of the affordability		
	restrictions, assisting non-profit		
	housing agencies or any other entities		
	seeking to acquire and maintain		
	government-assisted housing		
	developments at risk of converting to		
	market rate housing, or acquiring the		
	housing units with available local		
	financing.		

Program 4.3: Improve and	The County shall continue to provide	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. See the annual
Rehabilitate Existing	technical, administrative, and		update above for Program 4.1: Government Funding Continuum. In addition to
Housing Stock	governmental support to the Housing		this program, the County assists applicants for private activity bonds and
	Authority of the County of Santa		convenes the County's approval boards, such as the Debt Advisory Committee
	Barbara and other affordable housing		(DAC) and the Board of Supervisors.
	providers to conserve, improve, and		
	rehabilitate existing affordable housing		Santa Barbara County provides administrative guidance, technical support, and
	stock through the approval of revenue		funding to Habitat for Humanity (Habitat) to implement a Low-Income
	bonds and other federal and state		Homeowner Minor Home Repair program. The County has provided CDBG and
	funding programs.		PLHA funds to support this program and has worked with Habitat to develop
			program policies and procedures; it is currently being implemented and will
	The County shall continue to annually		improve existing single-family housing inventory.
	process and consider applications for		
	CDBG Urban County Partnership and		The County provided \$1,170,000 in Low Moderate-Income Housing Asset
	the HOME Consortium grant funds to		Funds to Peoples Self Help Housing to rehabilitate a 56-unit affordable multi-
	maintain, upgrade, and/or rehabilitate		family housing development in this unincorporated area of south Santa Barbara
	existing low-income affordable housing		County. The project received an allocation of state tax credits, and construction
	stock, including single-family and		activities are current and ongoing. Once completed, these renovated
	multifamily units. The County shall also		apartments will improve, preserve and maintain critical existing affordable
	take proactive steps that encourage		housing in the high-cost south coast housing market.
	affordable housing providers to apply		
	for grants to rehabilitate affordable		Santa Barbara County's Energy and Sustainability Division has provided
	housing stock, such as assisting		\$200,000 funding under the Tri-County Regional Energy Program (3C-REN), to
	affordable housing providers with the		leverage \$2 million in incentives through the Low-income Weatherization
	grant application process and sending		Program (LIWP), which is implemented by the Association for Energy
	housing providers the annual Notice of		Affordability (AEA) and administered by the California Department of
	Funding Availability (NOFA) and		Community Services and Development. These funds supported energy
	inviting proposals for repair,		improvements and upgrades to three affordable multi-family housing
	maintenance, and rehabilitation		developments representing 197 apartment units for farmworkers and low-
	programs.		income residents. The owner of these developments also contributed \$200,000

Program 4.4: Soft Second	Explore opportunities to support and	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. This year, County
Mortgages	secure funding for County, public, and		HCD worked with Habitat for Humanity of Santa Barbara County to develop
	non-government organization programs		three single-family affordable units in the city of Carpinteria for low income
	that provide soft second mortgage		homebuyers. The properties were completed and occupied in 2019.
	loans		
	or other financial tools to assist first-		The non-profit Housing Trust Fund (HTF) of the County of Santa Barbara, a
	time moderate and low-income		Community Development Financial Institution (CDFI), recently started a
	homebuyers		program in Santa Barbara County to offer soft second mortgages for income-
	who cannot afford to buy a home		qualified homebuyers.
	without financial assistance.		
			In 2021, the Housing Trust Fund of Santa Barbara County introduced a North
			County Workforce Homebuyer Program to provide deferred payment second
			mortgages to assist lower-income households in purchasing homes within their
			communities. In February of 2022, County HCD will recommend to the Board of
			Supervisors' approval of a Subrecipient Agreement between the County and the
			Housing Trust Fund so that PLHA funding may be awarded for this eligible
			activity.

Program 4.5: Code	The County shall continue to administer	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. In 2019, County
Enforcement	a building code enforcement program		HCD continued to provide enforcement oversight of County Ordinance 4444,
	that responds to complaints regarding		which prevents the illegal eviction of tenants in buildings of four or more rental
	dangerous buildings and building code		units due to the demolition, alteration, or substantial rehabilitation of the units.
	violations. This program helps ensure		County HCD also continued to administer an extensive affordable housing
	property owners maintain existing		monitoring program and reviewed a sample of affordable units under covenant
	housing stock through the enforcement		with the County, based on risk factors, to determine their compliance with
	of applicable building codes and laws.		Housing Quality Standards (HQS).
	The applicable building codes include		
	the County of Santa Barbara Building		Rehabilitation of the Isla Vista Apartments (56-units) was initiated in response to
	Code and 1997 Uniform Code for the		a need for seismic upgrade and retrofitting. The County has provided \$1.1
	Abatement of Dangerous Buildings.		million in funding for this project. The seismic retrofitting of each building is part
	The applicable laws include the		of the project scope of work and additional site improvements related to ADA
	California Health and Safe Code, such		path-of travel and other accessibility improvements. Building systems are also
	as Health and Safety Code Section		being addressed in the project scope to ensure that the project is brought up to
	17980(c)(C)(2) which requires that		prevailing building code standards to the greatest extent feasible in the context
	code enforcement agencies consider		of an older building, including asbestos removal. Residents are provided
	needs expressed in the housing		relocation benefits and assistance under the federal Uniform Relocation Act
	element when deciding whether to		(URA) during construction.
	require vacation or repair of property.		
			County HCD continued to administer an extensive, affordable housing
	The County shall continue to annually		monitoring program and reviewed a sample of affordable units under covenant
	process and consider applications for		with the County, based on risk factors, to determine their compliance with
	CDBG Urban County Partnership and		Housing Quality Standards (HQS).
	the HOME Consortium grant funds for		
	code enforcement activities. These		Regarding CDBG and related available funding, Santa Barbara County invites
	funds may be used for new or existing		and supports applications that improve, enhance and upgrade existing and
	programs in unincorporated areas and		acquired housing inventory and public facilities serving at-risk populations such
	incorporated cities throughout Santa		as homeless persons. Regarding facilities, CDBG and other homeless funds
	Barbara County.		available from federal, state, and other sources are used to upgrade and

Program 5.1: Cooperative	Work cooperatively and form	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED. County HCD worked
Partnerships	partnerships with federal, state, and		with various community partners, including homeless service providers and
	regional agencies, as well as private		advocates, affordable housing developers, and community stakeholders, to
	and non-profit entities to apply for		develop partnerships to apply for funding to address affordable housing needs.
	public funding to support projects		The results include the following:
	demonstrating creative strategies to		
	address affordable housing needs.		(1) \$2.28 million (2020-21) in federal CoC Homeless funds;
			(2) \$312,096 (2020-21) in State ESG funding for rapid re-housing and
			emergency services;
			(3) \$9.38M in State of CA Homeless Emergency Aid Program (2019-2021),
			which funded the development of new units as well as services and rental assistance;
			(4) \$4.1M in Homeless, Housing Assistance and Prevention Program for rapid
			re-housing, services, and outreach;
			(5) \$949,000 of the County's federal HOME loan was leveraged to the People's
			Self Help Housing Corp, which brought in over \$15 million in grants, low-income
			housing tax credit (LIHTC) equity, and below-market-rate financing for Los
			Adobes de Maria III, a 34 unit affordable housing development in Santa Maria
			for farmworker families. The project is under construction with a completion date
			of spring 2019;
			(6) \$3.1 million in HOME & In-Lieu funding, and \$2.4 million in a County
			originated Mental Health Services Act (MHSA) loan to the 80-unit Depot Street
			Apts. in Santa Maria for a \$37 million affordable housing development;
			(7) The leverage of State HEAP (\$1.35m) and non-competitive No Place Like
			Home (NPLH) (\$1.5m) funding for the development of West Cox Apts (30 units
			of special needs housing);
			(8) Acquisition of El Colegio Hedges House of Hope (\$7m) to be utilized as a
			non-congregate shelter with on-site supportive services; and
			(9) In October 2021, HCD staff collaborated with County Board of Supervisors
			on a Workforce Housing study where staff recommended the Board approve up

Program 5.2: Regional	Participate in regional planning and	Ongoing	STATUS: ONGOING; KEY OBJECTIVE(S) COMPLETED.
Housing Programs	housing programs with the		
Participation	incorporated cities; public and private		County HCD regularly collaborates with partner cities on regional planning and
	housing agencies such as the Housing		housing programs. In part, collaboration occurs through the Joint Cities-County
	Authority of Santa Barbara County,		Affordable Housing Task Group, County HOME Consortium, CDBG Urban
	Housing Authority of the City of Santa		County programs, and the newly formed Elected Leaders Forum to Address
	Barbara, and Habitat for Humanity; and		Homelessness. It meets quarterly and has representation from municipalities
	other stakeholders as appropriate. As		and other local elected leaders.
	part of this effort, the County shall		
	pursue collaborative partnerships, such		The efforts of the Central Coast Collaborative on Homelessness (C3H), which
	as the Central Coast Collaborative on		no longer exists since 2016, have been expanded through efforts by the
	Homelessness.		Northern Santa Barbara County United Way's Home For Good. The County
			HCD collaborates with homeless regional planning bodies, such as the United
			Way of Santa Barbara County and the Santa Maria/Santa Barbara CoC. In
			2019, the County's CoC received approximately \$1.9 million in federal funding to
			help address homelessness.
			County HCD created a Permanent Local Housing Allocation Consortium, which
			includes the County of Santa Barbara and the Cities of Goleta and Santa Maria.
			The purpose is to develop a 5-year plan which will designate the County as the
			administrating jurisdiction of the County and cities' PLHA funds being allocated
			by the Permanent Local Housing Allocation Noncompetitive award from the
			State of California, Department of Housing and Community Development.

	OING; KEY OBJECTIVE(S) COMPLETED. In 2020, County clusionary Housing Program held Affordable Homeownership
residential second units, farm employee dwellings, and permit streamlining. In addition, the County shall provide information on its website and provide literature detailing the opportunities to develop housing which is affordable by design or with price restrictions. Santa Barbara O time, in north Sa non-profit and pu learn about the f are available three Santa Barbara O Group meetings, community group financing. Additid and efforts to ma	 Inta Barbara and Goleta. The seminars were designed to educate ees who may be future homebuyers on the available affordable unty-restrictive covenants. HCD regularly participates with the g Partnership programs including marketing efforts to home the County to promote discounted real estate transaction services esses and down payment assistance programs designed to pownership opportunities to the local workforce. Santa Barbara ed its Annual Housing Santa Barbara Day event. In 2021, Barbara Day was held in two areas of the county: one in south County in the City of Santa Barbara and another, for the first anta Barbara County in the City of Santa Maria. The event brings public sector agencies to the table to provide an opportunity to housing-related various programs, services, and resources that roughout the community. County also participates in quarterly Affordable Housing Working s. Elected leaders, non-profit developers, and interested ups discuss affordable housing policies, developments, and tionally, the group discusses trends in the local housing market naintain and increase opportunities for low-income renters and ested in potential homeownership opportunities.

Program 5.4: Use Technology to Monitor ProgramsContinue to utilize new technology and data to monitor and assess housing development and the affordability of housing. The County shall continue to develop more efficient housing tracking options in its Accela permit tracking system.The County will also provide support to federal, state, and regional authorities to successfully implement the 2020 U.S. Census, which will provide valuable information regarding population and housing for the 2024- 2032 Housing Element.		STATUS: ONGOING. In addition to the Homeless Management Information System (HMIS), County HCD uses the Integrated Disbursement and Information System (IDIS) nationwide monitoring software platform to provide the federal Department of Housing and Urban Development (HUD) with current information regarding current program activities in the county. In 2018, in compliance with a federal HUD mandate for all CoC grant recipient communities, County HCD implemented a regional Coordinated Entry System (CES) to prioritize scarce homeless housing resources, such as permanent supportive housing (PSH) to the most vulnerable homeless community members. Locally, P&D uses a permit database called ACCELA to track development progress in the county. County HCD also works in partnership with P&D on planning for census tabulations, which ultimately assist the County in planning and enhancing eligibility for a variety of funding opportunities. In 2021, the County transitioned its affordable housing, CDBG capital, public services, and human services grants applications to a Neighborly software platform. The new online platform will host documents for applicants and staff to rank and run reports. The Neighborly software will also be utilized to monitor ongoing funded projects.
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Jurisdiction	County -	
Reporting Period	2021	(Jan. 1 - Dec. 31)
Planning Period	5th Cycle	02/15/2015 - 02/15/2023

ANNUAL ELEMENT PROGRESS REPORT

Housing Element Implementation

Note: "+" indicates an optional field Cells in grey contain auto-calculation formulas

(CCR Title 25 §6202)

					Tab					
			Com	mercial Developi	ment Bonus App	roved pursuant f	to GC Section 65915.7			
	Project	ldentifier		Units Constructed as Part of Agreement				Description of Commercial Commercial Development Development Bonus Date Approved		
	,	1				2		3	4	
APN	Street Address	Project Name ⁺	Local Jurisdiction Tracking ID ⁺	Very Low Income	Low Income	Moderate Income	Above Moderate Income	Description of Commercial Development Bonus	Commercial Development Bonus Date Approved	
Summary Row: Start	t Data Entry Below									

Annual Progress Report

Jurisdiction	County -	
Reporting Period	2021	(Jan. 1 - Dec. 31)
Planning Period	5th Cycle	02/15/2015 - 02/15/2023

ANNUAL ELEMENT PROGRESS REPORT

Housing Element Implementation

Note: "+" indicates an optional field

Cells in grey contain auto-calculation formulas

(CCR Title 25 §6202)

Table F

Units Rehabilitated, Preserved and Acquired for Alternative Adequate Sites pursuant to Government Code section 65583.1(c)

Please note this table is optional: The jurisdiction can use this table to report units that have been substantially rehabilitated, converted from non-affordable to affordable by acquisition, and preserved, including mobilehome park preservation, consistent with the standards set forth in Government Code section 65583.1, subdivision (c). Please note, motel, hotel, hostel rooms or other structures that are converted from non-residential to residential units pursuant to Government Code section 65583.1(c)(1)(D) are considered net-new housing units and must be reported in Table A2 and not reported in Table F.

Activity Type	Units that Do Not Count Towards RHNA⁺ Listed for Informational Purposes Only co							The description should adequately document how each unit complies with subsection (c) of Government Code	
	Extremely Low- Income ⁺	Very Low-Income ⁺	Low-Income ⁺	TOTAL UNITS ⁺	Extremely Low- Income ⁺	Very Low- Income ⁺	Low-Income ⁺	TOTAL UNITS ⁺	Section 65583.1 ⁺
Rehabilitation Activity									
Preservation of Units At-Risk									
Acquisition of Units									
Mobilehome Park Preservation									
Total Units by Income									

Jurisdiction	County -		NOTE: This table must only be filled out if the housing element sites inventory contains a site which is or was owned by the reporting	Note: "+" indicates an optional field
Reporting Period	2021			Cells in grey contain auto-calculation formulas
Planning Period	5th Cycle	02/15/2015 - 02/15/2023	ANNUAL ELEMENT PROGRESS REPORT	

Housing Element Implementation

(CCR Title 25 §6202)

	Table G						
	Locally Owned Lar	nds Included in the I	Housing Element Sit	tes Inventory that ha	ive been sold, leased, or other	wise disposed of	
	Project Identifier						
		1	-	2	3	4	
APN	Street Address	Project Name ⁺	Local Jurisdiction Tracking ID ⁺	Realistic Capacity Identified in the Housing Element	Entity to whom the site transferred	Intended Use for Site	
Summary Row: St	art Data Entry Below						
	-						
						<u> </u>	

Jurisdiction	Santa Barbara County - Unincorporated		
		(Jan. 1 - Dec.	

Reporting Period

2021

31)

ANNUAL ELEMENT PROGRESS REPORT

Housing Element Implementation

(CCR Title 25 §6202)

Table H Locally Owned Surplus Sites							
	Parcel Identifier	Designation	Size	Notes			
1	2	3	4	5	6	7	
APN	Street Address/Intersection	Existing Use	Number of Units	Surplus Designation	Parcel Size (in acres)	Notes	
Summary Row: Start	t Data Entry Below						

Note: "+" indicates an optional field Cells in grey contain auto-calculation formulas

Jurisdiction	I Barbara County - Unincorporated	
Reporting Year	2021	(Jan. 1 - Dec. 31)

ANNUAL ELEMENT PROGRESS REPORT Local Early Action Planning (LEAP) Reporting

(CCR Title 25 §6202)

Please update the status of the proposed uses listed in the entity's application for funding and the corresponding impact on housing within the region or jurisdiction, as applicable, categorized based on the eligible uses specified in Section 50515.03, as applicable.

Total Award Amount	\$		500,000.00 Total award amount is auto-populated based on amounts entered in rows 15-26.		
Task	\$ Amount Awarded	\$ Cumulative Reimbursement Requested	Task Status	Other Funding	Notes
Work Plan 2015-2023 Housing Element Analysis	12,500	0	In Progress	REAP	
Housing Conditions	21,750	0	In Progress	REAP	
Emergency Shelter Characteristics	10,500	0	In Progress	REAP	
Site Inventory	41,000	0	In Progress	REAP	
Governmental and Nongovernmental Constraints	11,250	0	In Progress	REAP	
Special Housing Needs	16,000	0	In Progress	REAP	
At-Risk Units	6,750	0	In Progress	REAP	
Public Participation	40,500	0	In Progress	REAP	
Hearings-Draft Element	18,000	0	Other (Please Specify in Notes)	None	Adoption phase.
HCD Initial Review	9,000	0	Other (Please Specify in Notes)	None	Adoption phase.
Environmental Review (CEQA)	200,000	0	In Progress	None	
Housing Element Adoption Hearings	17,150	0	Other (Please Specify in Notes)	None	Adoption phase.
Project and Grant Management	19,100	0	In Progress	None	
HE-related Land Use Element Amendments	76,500	0	Other (Please Specify in Notes)	None	Adoption phase.

Summary of P	ntitlements h	wilding permits	s, and certificates	of occupancy	(auto-nonulated	from Table A2
Summing of er	illienienis, D	jununing permits	, unu certificutes	of occupancy	(αατο-ροραιατέα	(IOIII IUDIE AZ)

Completed Entitlement Issued by Affordability Summary				
Income Lev	Current Year			
Deed Restricted		0		
Very Low	Non-Deed Restricted	0		
1	Deed Restricted	0		
Low	Non-Deed Restricted	0		
Moderate	Deed Restricted	0		
Moderate	Non-Deed Restricted	1		
Above Moderate	78			
Total Units		79		

Building Permits Issued by Affordability Summary				
Income Le	Current Year			
Very Low	Deed Restricted	10		
Very Low	Non-Deed Restricted	0		

	Deed Restricted	50
Low	Non-Deed Restricted	29
Moderate	Deed Restricted	0
Moderate	Non-Deed Restricted	72
Above Moderate		229
Total Units		390

Certificate of Occupancy Issued by Affordability Summary				
Income Level	Current Year			
Very Low Deed Restricted		0		
Very Low	Non-Deed Restricted	0		
Low	Deed Restricted	0		
LOW	Non-Deed Restricted	4		
Moderate	Deed Restricted	0		
Modelate	Non-Deed Restricted	3		
Above Moderate	144			
Total Units		151		

Jurisdiction	arbara County - U	arbara County - Unincorporated		
Reporting Year	2021	2021 (Jan. 1 - Dec. 31)		
Planning Period	5th Cycle	02/15/2015 - 02/15/2023		

Building Permits Issued by Affordability Summary				
Income Level	Current Year			
VeryLow	10			
Very Low	Non-Deed Restricted	0		
Low Deed Restricted Non-Deed Restricted		50		
		29		
Moderate Deed Restricted		0		
Widderate	Non-Deed Restricted	72		
Above Moderate		229		
Total Units		390		

Note: Units serving extremely low-income households are included in the very low-income permitted units totals

Units by Structure Type	Entitled	Permitted	Completed
SFA	C) 0	0
SFD	78	3 113	117
2 to 4	C) 0	1
5 +	C) 0	0
ADU	C	162	29
MH	1	4	3
Total	79	279	150

Housing Applications Summary		
Total Housing Applications Submitted:	136	
Number of Proposed Units in All Applications Received:	404	
Total Housing Units Approved:	95	
Total Housing Units Disapproved:	0	

Use of SB 35 Streamlining Provisions		
Number of Applications for Streamlining	0	
Number of Streamlining Applications Approved	2	
Total Developments Approved with Streamlining	2	
Total Units Constructed with Streamlining	0	

Units Constructed - SB 35 Streamlining Permits					
Income Rental Ownership Total					
Very Low	10	0	10		
Low	50	0	50		
Moderate	0	0	0		
Above Moderate	0	0	0		
Total	60	0	60		

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ATTACHMENT 2

Housing Successor Annual Report Low and Moderate Income Housing Asset Fund Fiscal Year 2020-2021

COUNTY OF SANTA BARBARA HOUSING SUCCESSOR ANNUAL REPORT LOW AND MODERATE INCOME HOUSING ASSET FUND FISCAL YEAR 2020-2021

This Housing Successor Annual Report (Report) for the Low and Moderate Income Housing Asset Fund (LMIHAF) has been prepared pursuant to California Health and Safety Code Section 34176.1(f). The purpose of this Report is to provide the governing body of the Housing Successor an annual report on the housing assets and activities of the County of Santa Barbara acting as the Housing Successor of the former Redevelopment Agency of the County of Santa Barbara under Part 1.85, Division 24 of the California Health and Safety Code, in particular sections 34176 and 34176.1 (the Dissolution Law) for the period July 1, 2020 to June 30, 2021 (Fiscal Year).

The financial portion of the Report is based on the independent financial audit of the Low and Moderate Income Housing Asset Fund for Fiscal Year 2020-2021 as prepared by Brown Armstrong Accountancy as part of the audit for the County of Santa Barbara. The following Report conforms to Sections 1 through 13, of Section 34176.1(f) of the Dissolution Law:

1) Amount Received: Amount the county received pursuant to subparagraph (A) of paragraph (3) of subdivision (b) of Section 34191.4.

The County of Santa Barbara received no monies.

 Amount Deposited into LMIHAF: Total amount of funds deposited into the LMIHAF during the previous fiscal year. Any amounts deposited for items listed on the Recognized Obligation Payment Schedule (ROPS) must be distinguished from the other amounts deposited.

Amount Deposited in LMIHAF	
Loan Payment Principal	11,604
Loan Payment Interest	81,853
Other Revenue	-3,568
Sub-Total Revenue	89,889
Deposits Received for the Payment of ROPS	-
Enforceable Obligations	
Total LMIHAF Deposits 07/01/20 to 06/30/21	89,889

3) Ending Balance of LMIHAF: Statement of the balance in the LMIHAF as of the close of the fiscal year. Any amounts deposited for items listed on the ROPS must be distinguished from the other amounts deposited.

Fund Balance	
Fund Balance 06/30/2021	2,150,839
Funds Reserved for ROPS Obligations	-
Total Fund Balance 06/30/21	2,150,839

 Statutory Value of Assets Owned by Housing Successor: The statutory value of real property owned by the Housing Successor, the value of loans and grants receivables, and the sum of these two amounts. Under the Dissolution Law and for purposes of this Report, the "statutory value of real property" means the value of properties formerly held by the former redevelopment agency prior to 2/1/2012 as listed on the housing asset transfer schedule approved by the Department of Finance (DOF) and the purchase price of properties purchased by the Housing Successor after 2/1/2012.

The Successor Agency, as of June 30, 2021, has no property held.

5) **Description of Expenditures from LMIHAF:** Description of the expenditures made from the LMIHAF during the fiscal year by category.

Expenditures	
Monitoring/Preserving Existing Affordable Housing & Administration	10,232
Total LMIHAF Expenditures 07/01/20 to 06/30/21	10,232
Cap on Administration Expenditures (2% of Statutory Value of Assets or \$200,000 whichever is greater)	244,581

6) **Description of Transfers**: Description of transfers, if any, to another housing successor agency made in previous fiscal year(s), including whether the funds are unencumbered and the status of projects, if any, for which the transferred LMIHAF will be used.

The Housing Successor did not make any LMIHAF transfers to other housing successor(s) under Section 34176.1(c)(2) during the fiscal year.

7) **Project Descriptions**: Description of any project for which the Housing Successor receives or holds property tax revenue pursuant to the ROPS and the status of that project.

During the fiscal year, the Housing Successor did not make any LMIHAF transfers to other Housing Successor(s) under Section 34176.1(c) (2). Therefore, no project descriptions are provided.

8) Status of Compliance with Section 33334.16: For real property acquired by the former redevelopment agency prior to February 1, 2012, a status on compliance dates for the intended purpose for which it was acquired within 5 years after the DOF approved the property on the housing asset transfer list. For real property acquired on or after February 1, 2012, this section provides a status update on the project.

Address	Date Acquired	DOF Transfer Approved	Deadline to Initiate Activity	Status		
761 Camino						
Pescadero	9/15/10	8/29/12	9/15/10	Property sold on 11/27/13		
Properties Acquired after 2/1/12						
None						

All properties acquired prior to February 1, 2012 have been transferred and are in compliance with the deadlines pursuant Section 33334.16. No new properties have been acquired after February 1, 2012.

9) Description of Outstanding Obligations under Section 33413: Describes the outstanding inclusionary and replacement housing obligations, if any, under Section 33413 that remained outstanding prior to dissolution of the former redevelopment agency as of February 1, 2012, along with the Housing Successor's progress in meeting those prior obligations, if any, of the former redevelopment agency and how the Housing Successor plans to meet unmet obligations, if any.

<u>Replacement Housing:</u> There are no other replacement housing obligations.

<u>Inclusionary/Production</u>: As stated in the 2010-2014 Implementation Plan, all inclusionary/production housing obligations were met prior to the establishment of the Housing Successor.

10) **Income Targeting**: Description of LMIHAF expenditures by income restriction for a five year period, beginning January 1, 2014 and whether the statutory thresholds have been met.

Development of housing funded by the LMIHAF must be affordable to and occupied by households earning 80% or less of the Area Median Income (AMI). Therefore, no expenditure descriptions are provided.

11) **Senior Housing**: Percentage of deed-restricted senior rental housing units assisted individually or jointly by the Housing Successor, its former redevelopment Agency, and its host jurisdiction within the previous 10 years in relation to the aggregate number of units of all deed-restricted rental housing assisted within the same time period cannot exceed 50%.

No deed-restricted Senior Housing Units were assisted by the former redevelopment agency, the County of Santa Barbara or the Housing Successor within the last ten years.

12) Excess Surplus: This section provides the amount of excess surplus in the LMIHAF, if any, the length of time that the Housing Successor has had excess surplus, and the Housing Successor's plan for eliminating the excess surplus.

As reported in the September 27, 2012 independent financial audit of the Low and Moderate Income Housing Asset Fund as prepared by Brown Armstrong Accountancy, all excess surpluses were sent to the County and distributed to the original taxing entities.

13) Inventory of Homeownership Units: An inventory of homeownership units assisted by the former redevelopment agency, the County of Santa Barbara or the Housing Successor that are subject to covenants or restrictions or to an adopted program that protects the former redevelopment agency's investment of monies from the Low and Moderate Income Housing Fund pursuant to subdivision (f) of Section 33334.3.

No Homeownership Units were assisted by the former redevelopment agency, the County of Santa Barbara or the Housing Successor.

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