

**CLERK OF THE BOARD OF SUPERVISORS
EXHIBIT/DOCUMENT LOG**

MEETING DATE & AGENDA NO. 04/23/2025 # 03

STAFF DOCUMENTS (Numerical)

No.	Presented by:	Description:
1.	Staff	19 page PowerPoint presentation

2.

3.

4.

PUBLIC DOCUMENTS (Alphabetical)

No.	Presented by:	Description:
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A.

B.

C.

D.

E.

F.

G.



2024 General Plan and Housing Element Annual Progress Report, and SANDAG SGIP Grant Resolution

Board of Supervisors

April 23, 2025

Item #3

Housing in San Diego County



Barriers to housing development

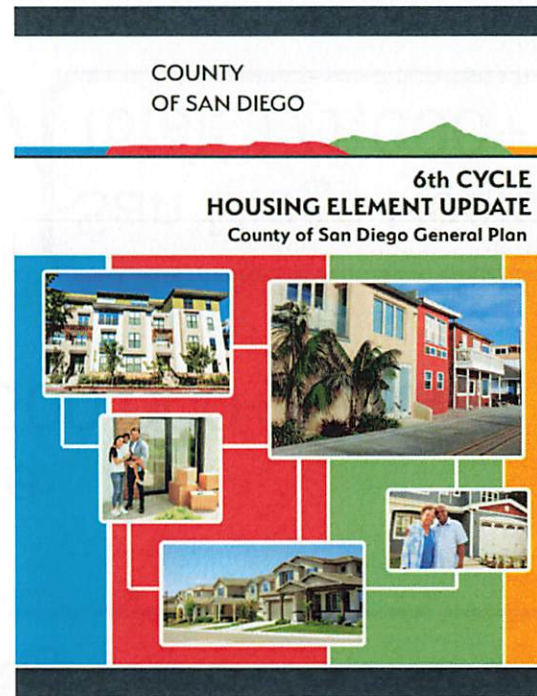
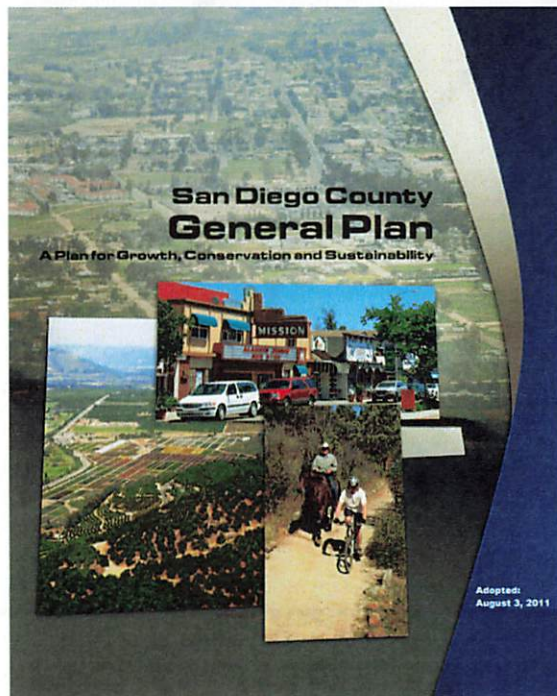


Innovative housing policies

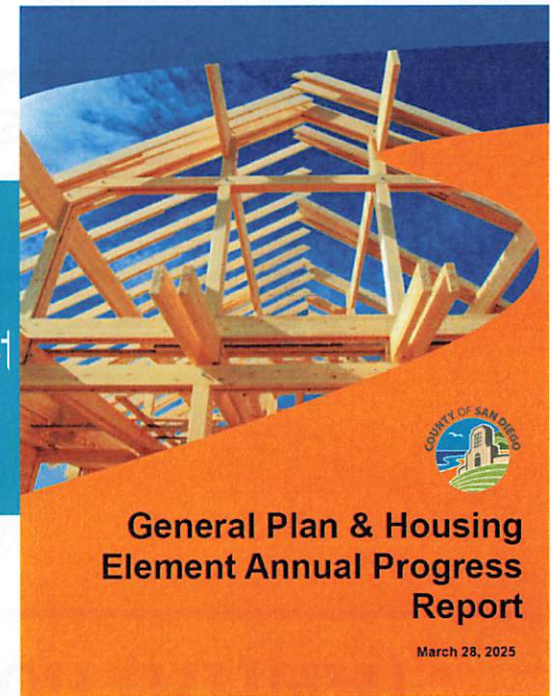


Housing initiatives underway

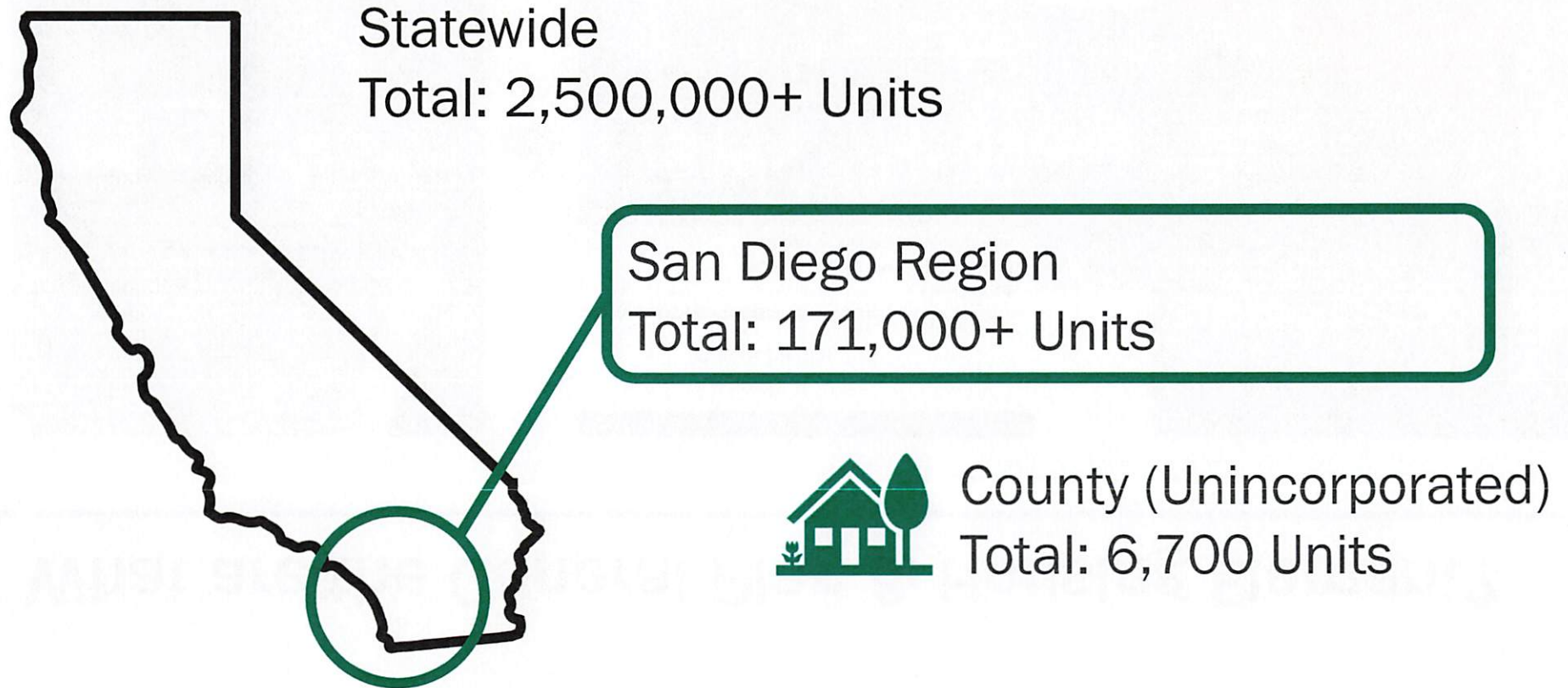
What are the General Plan & Housing Element?



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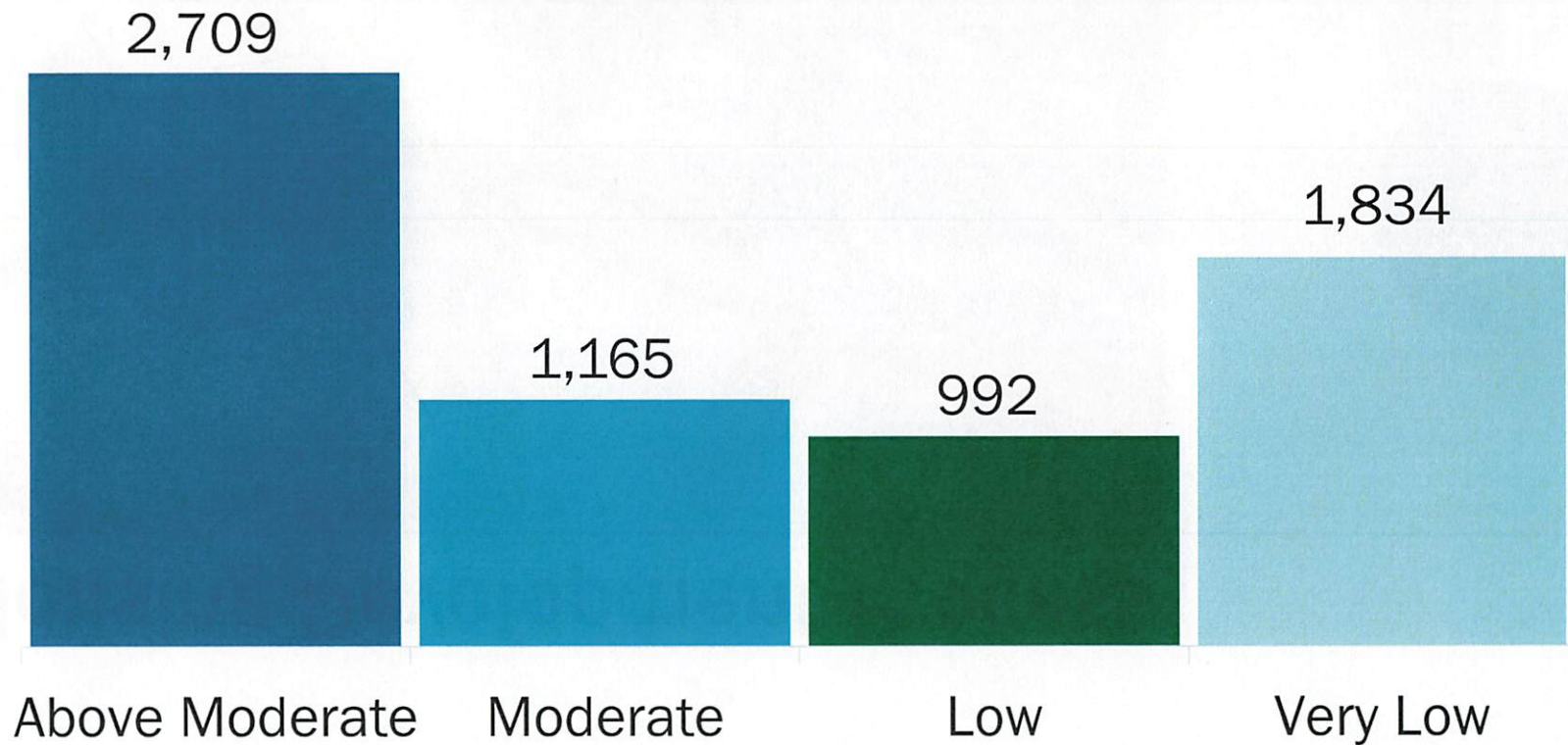


Regional Housing Needs Allocation (RHNA)



Regional Housing Needs Allocation (RHNA)

RHNA for San Diego County (Unincorporated Areas)



Housing Development Process



Step
1

The background image for Step 1 shows architectural blueprints spread on a table, with a set of keys resting on them.

Project Application



Step
2

The background image for Step 2 shows the wooden roof trusses of a building under construction against a blue sky.

Building Permit



Step
3

The background image for Step 3 shows a small wooden house-shaped keychain hanging from a set of keys on a light-colored wall.

Ready for Move In

Housing Development Process



Step
1

The background image for Step 1 shows architectural blueprints spread on a table, with a set of keys resting on them. A blue circle with the text 'Step 1' is overlaid on the image.

Project Application



Step
2

The background image for Step 2 shows the wooden framework of a building under construction, with a blue sky visible in the background. A blue circle with the text 'Step 2' is overlaid on the image.

Building Permit



Step
3

The background image for Step 3 shows a small wooden house model hanging from a light fixture. A green circle with the text 'Step 3' is overlaid on the image.

Ready for Move In

Housing Development Process



Project Application

The background image for this section shows a close-up of a desk with architectural blueprints, a large green key, and a red arrow pointing to a specific area on the plans.

231 Housing
Units Approved



Building Permit

The background image for this section shows the wooden roof trusses of a building under construction, with a clear blue sky visible through the gaps.

Ready for Move In

The background image for this section shows a small, light-colored wooden house-shaped keychain hanging from a chain against a plain, light-colored wall.

Housing Development Process



Project Application

The background image for this section shows a close-up of a large metal key with a yellow stripe, resting on a set of architectural blueprints. A red arrow points towards the bottom right of the image.

231 Housing
Units Approved



Building Permit

The background image for this section shows the wooden roof trusses of a building under construction, with a clear blue sky visible through the gaps.

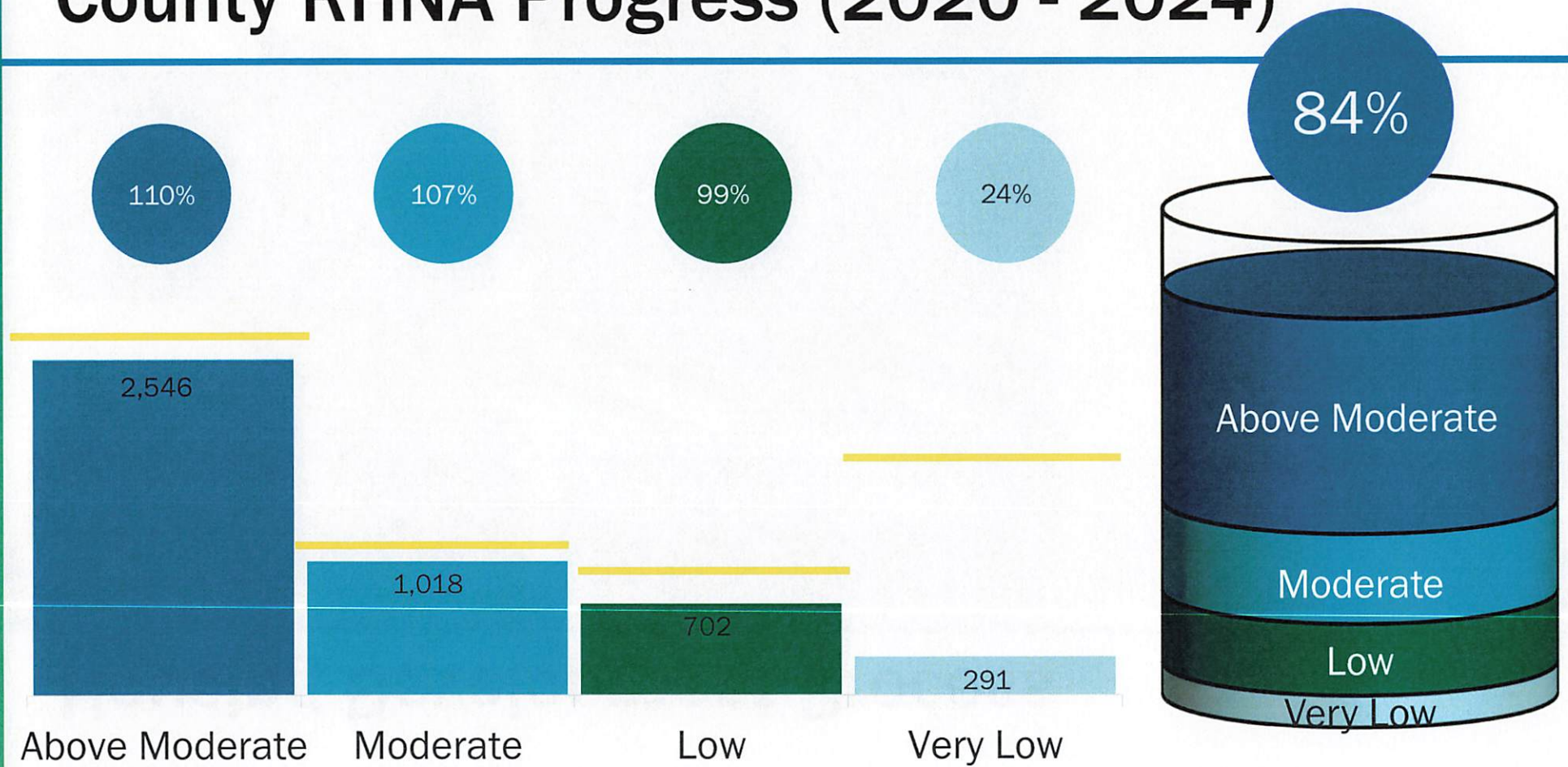
1,088 Permitted
Housing Units



Ready for Move In

The background image for this section shows a small, light-colored wooden house-shaped ornament hanging from a chain against a light, textured background.

County RHNA Progress (2020 - 2024)



Housing Development Process



Project Application

Approved –
231 Units



Building Permit

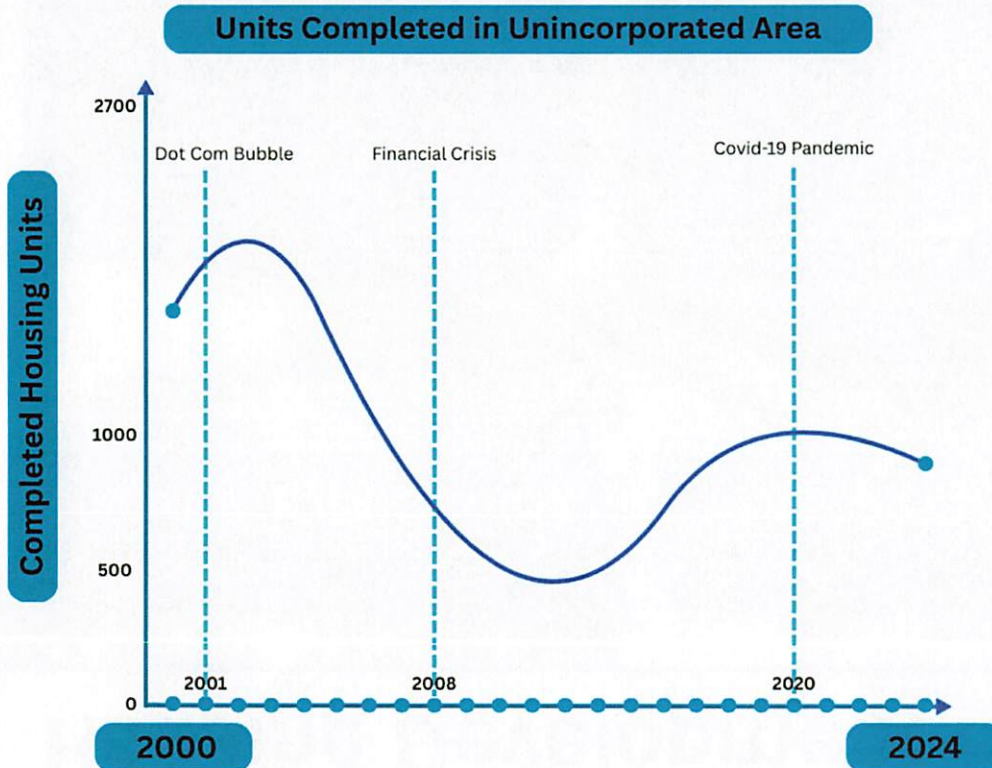
1,088 Permitted
Housing Units



Ready for Move In

954 New Homes
Ready for
Move-In

Key Trends & Factors



Composite General Trend line (2025). County of San Diego, Planning and Development Services

Factors Impacting Housing:

- Interest rates
- Material and labor costs
- Funding for affordable housing
- Fire risk
- State legislation
- Litigation risk

Vehicle Miles Traveled (VMT)

- Senate Bill (SB) 743 passed (2013)
- SB 743 became effective (2020)
- Transportation Study Guide (TSG) adopted by the Board (2022)
- Litigation
- 15183 Exemption

County Efforts to Encourage Housing Production



Construction started on 139 units in the unincorporated areas funded by County HCDS.



PDS continues to offer free pre-approved building plans for ADUs.



SB 9 projects reviewed in 60 days.



Released new resources for navigating development process.

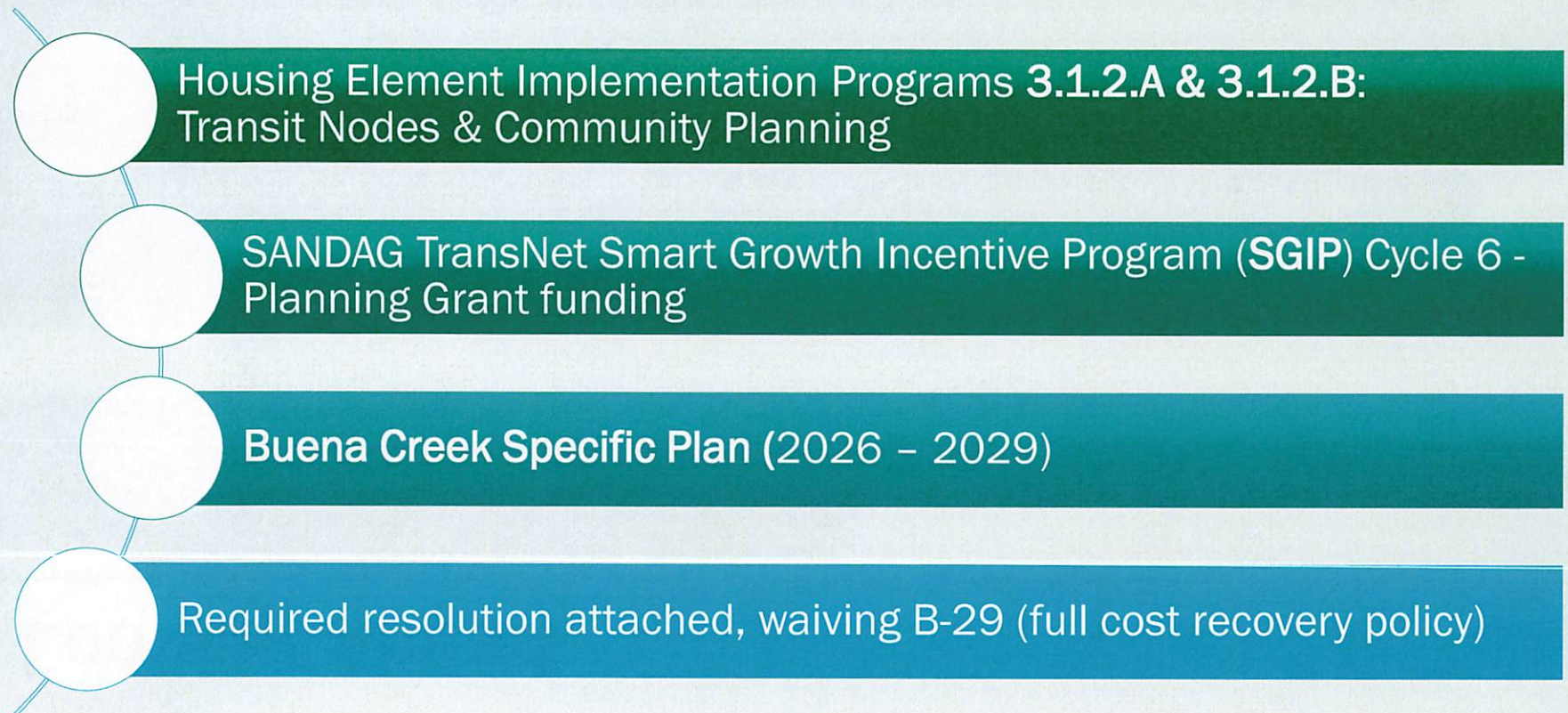
Looking Ahead

Housing Workshop

VMT Mitigation | Inclusionary Housing | Framework

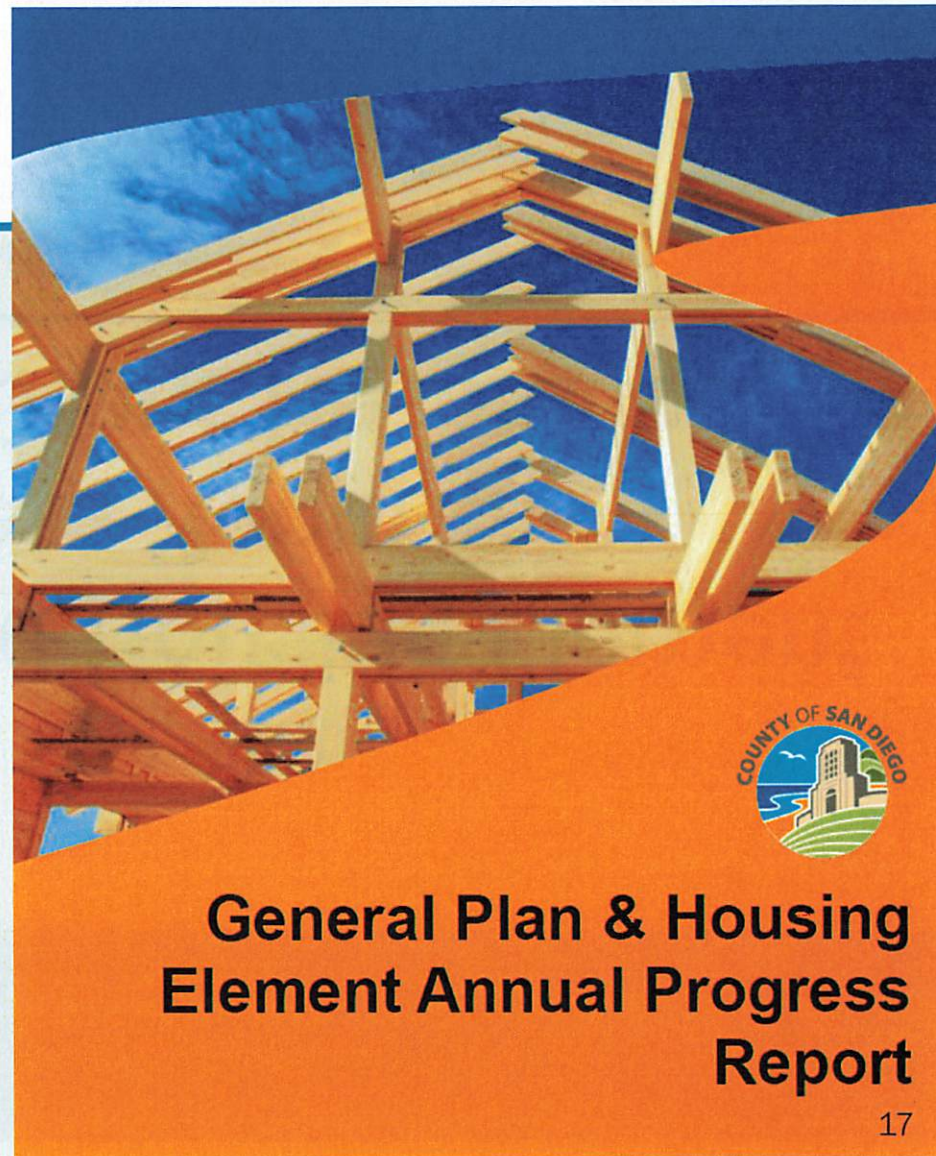
Removing Barriers | Housing Blueprint | Code Updates

SANDAG Smart Growth Incentive Program



Staff Recommendation

1. Find that today's actions are not subject to CEQA
2. Accept the GP APR
3. Waive Board Policy B-29
4. Adopt the resolution authorizing the application for Transnet Smart Growth Incentive Program grant funds through SANDAG for the Buena Creek Specific Plan





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Backup Slides

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