

July 24, 2017

TODAY'S NEWS

AFFORDABLE HOUSING

KQED: Part of S.F. Housing Complex Reserved for Seniors at Risk of Displacement

By Cesar Saldana [7-21-17] // A housing complex for low-income seniors that was at the center of controversy between San Francisco and the U.S. Department of Housing and Urban Development during the Obama administration **celebrated its grand opening Friday.**

CBS Sacramento: California Lawmakers Looking for Ways to Close Affordable Housing Gap

By Lemor Abrams [7-21-17] // "There's billions of dollars of planned and approved projects throughout CA just waiting on the shelves until there's funding," said Donald Terry, mayor of Rancho Cordova.

City of Arcata: Arcata Awarded \$500,000 Grant for Rental Assistance Program

[7-21-17] // The City of Arcata was awarded a \$500,000 grant of federal funds by the California Department of Housing and Community Development (HCD) this week. Arcata's grant was one of just 16 HOME Investment Partnerships Program (HOME) grants totaling \$9.9 million to be disbursed in California by HCD this year.

LAND USE / PLANNING / REGULATION

Los Angeles Times: Santa Monica's 'Grand Bargain' on Growth and Housing: A Model for Other Cities?

By Christopher Hawthorne [7-21-17] // Santa Monica has a downtown plan that promises to speed the approvals process for housing developments smaller than 75,000 square feet, eliminate parking requirements for new construction and boost the required number of affordable units on the biggest residential projects to 30%, an unusually high number.

Planetizen: A New Video to Explain the High Cost of Free Parking

[7-19-17] // An interview with UCLA professor and parking expert Donald Shoup details the "two big parking inventions that came to dominate how we think about and manage parking": the parking meter and off-street parking requirements.

Public Square: Seven Key Concepts to Teach Form-based Planning

By Tony Perez [7-17-17] // Having taught form-based planning and zoning academically and [professionally over the past ten years](#), there are a few key concepts I make it a point to teach to my students...

HOUSING MARKETS / REAL ESTATE

Reuters: U.S. Home Sales Stumble as Prices Hit Record High

By Lucia Mutikani [7-24-17] // U.S. home resales fell more than expected in June as a dearth of properties amid strong demand pushed prices to a record high, keeping first-time buyers on the sidelines.

MORTGAGE & FORECLOSURE ISSUES

Washington Examiner: Jonathan Gruber Disputes Idea That Mortgage Interest Deduction Boosts Homeownership

By Joseph Lawler [7-24-17] // The tax deduction for mortgage interest does not increase homeownership, according to a new study based on an experiment in Denmark.

COMMUNITY DEVELOPMENT

DSNews: Looking out for the Rural Communities

By Aly J. Yale [7-21-17] // New legislation was pushed through the U.S. Appropriations Committee recently that would, if passed into law, force the [U.S. Department of Housing and Urban Development \(HUD\)](#) to recalibrate how it determines eligibility for Community Development Block Grants (CDBG).

HOMELESSNESS

PR Newswire: Affirmed Celebrates San Diego Affordable Housing with Local and Statewide Electeds

[7-24-17] // Affirmed Housing is pleased to announce that it will celebrate the grand opening of Cypress on July 24, 2017 at 11:00am. Located at 1435 Imperial Avenue in Downtown San Diego, Cypress is a Permanent Supportive Housing development serving homeless individuals with special needs.

Simi Valley Acorn: Stand Down Gives Help to Homeless Veterans

[7-21-17] // The 25th annual Ventura County Stand Down will take place Fri. through Sun., July 28, 29 and 30 at the California Army National Guard Armory in Ventura. To take part in Stand Down, veterans should preregister at various social service agencies.

ABC: Shelter of Sacramento Homeless Man Is Damaged While Impounded

By Anne Di Grazia [7-24-17] // (Video and text) It's about 3-feet by 7-feet. Most call it a pod-shelter, but Thomas Mullen calls it his "box." The 38-year-old has been living on the streets for seven years and said his box was his home until it was impounded a week and a half ago on July 12. The [Sacramento Bee](#) first reported on Mullen's situation.

U.S. News: Advocates Fear Trump Budget Will Erode Progress in Housing

By Associated Press [7-23-17] // Advocates fear that cuts to affordable housing programs included in President Donald Trump's proposed budget will undermine several years of declines in homelessness across Indiana.

ECONOMY / EMPLOYMENT

The Hill: Two-thirds of States Adding Jobs, Government Says

By Reid Wilson [7-21-17] // Thirty-three states have seen measurable increases in the number of nonfarm jobs over the last year, the Bureau of Labor Statistics reported, as the unemployment rate continues to fall nationwide.

Beacon Employment Report: California Job Growth Continues Slowdown

By Beacon Economics [7-21-17] // The latest data release from the California Employment Development Department shows the labor market slowdown continuing. The state shed 1,400 jobs in June. Christopher Thornberg states: "The ultimate issue is not labor demand...the problem is labor supply."

Gilroy Patch: Unemployment up in Gilroy, Santa Clara County

By Maggie Avants [7-22-17] // While the state's unemployment rate held steady in June at 4.7 percent, the number of people without work in Santa Clara County went up, according to not-seasonally adjusted data released Friday by the California Employment Development Department.

Times Standard: Humboldt County Unemployment up in June

By Will Houston [7-21-17] // Humboldt County's unemployment rate increased by about almost a full percentage point between May and June, rising from 3.6 percent to 4.5 percent, according to state data released on Friday.

Fontana Herald News: San Bernardino County's Unemployment Rate Increases to 5.4 percent in June

[7-22-17] // In May, the jobless rate had declined to a 10-year low of 4.4 percent.

TRANSPORTATION / TRANSIT-ORIENTED DEVELOPMENT

Newark Patch: Gov. Signs Bill on Transit-Oriented Development Near BART Stations

[7-24-17] // **SB 680** extends the boundaries where BART can pursue commercial, residential or mixed-use development up to a half mile of its stations.

Inland Empire.US: Pre-Leasing Underway at Metro Gateway, First Transit Oriented Development in the City of Riverside

[7-17-17] // Riverside: MBK Rental Living has commenced pre-leasing at Metro Gateway, the first transit-oriented development in Riverside, Calif. The four-story contemporary collection of 187 for-lease flats and lofts is off the 91 Freeway, directly adjacent to the La Sierra Metrolink.

REDEVELOPMENT / INFILL / REVITALIZATION

East Bay Times: Third Housing Project for Alameda's Waterfront Gains Support

By Peter Hegarty [7-20-17] // A proposal to transform a chunk of the city's northern waterfront along the Oakland Estuary with 589 homes and 160 slips for boats will soon go before the City Council.

Environmental Protection: Mutual Housing California Receives Grant for Green Building

[7-21-17] // NeighborWorks America recently gave Sacramento-based Mutual Housing California a \$403,000 grant to continue building sustainable communities and renovating older developments with the latest green methods and technology.

NATIONAL HOUSING NEWS

AM New York: City Gets \$1.65M to Maintain, Expand Affordable Housing through Community Land Trusts

By Sarina Trangle [7-20-17] // The Department of Housing Preservation and Development announced Wednesday that it had secured \$1.65 million in grants to help expand the city's only community land trust (CLT) and support two new ones. The CLT initiative will be overseen by Enterprise Community Partners.

Politico Magazine: How Chicago Learned Privatizing Public Housing Isn't Enough

By Debra Bruno [7-20-17] // Too many residents got lost in the effort to tear down some of the worst public housing in the nation...

New York Times: When the (Empty) Apartment Next Door Is Owned by an Oligarch

By Emily Badger [7-21-17] // In Miami and New York, new luxury apartments are rising rapidly, often [sold to anonymous buyers, sight unseen](#). In Melbourne and [London](#), housing shortages have worsened even as recently purchased homes [appear to be sitting vacant](#). In each of these cities there are at least some indications that what is troubling the housing market can be traced elsewhere.

FAIR HOUSING

Ventura County Star: Fair Housing Workshop Planned Tuesday in Oxnard

[7-24-17] // Ventura County Community Development Corp. will host a free fair-housing workshop in collaboration with the Housing Rights Center at 6 p.m. Tuesday at the VCCDC Home Ownership Center, 2231 Sturgis Road, Suite A, in Oxnard.

Washington Examiner: Civil Rights Commissioner Tells Carson to Rescind Obama Housing Discrimination Rule

By Joseph Lawler [7-20-17] // Commissioner Peter Kirsanow told the HUD secretary in [a letter](#) that the rule, finalized in 2015 under former President Barack Obama, is "a profoundly flawed rule, representing a significant assertion of federal control over matters of local concern."

ENVIRONMENT / CLIMATE CHANGE

San Diego Union-Tribune: Renewables Major Force for San Diego Economic Development

By Kevin L. Faulconer [7-20-17] // (Opinion) We are in the midst of an energy revolution and I see incredible opportunity ahead for our city as we march toward achieving 100 percent renewable electricity in San Diego.

[Mercury News: Giant California Solar Project Cut Back after Environmentalists Oppose It](#)

By Paul Rogers [7-21-17] // The compromise was hailed by its developer, New York-based Con Edison Development, along with the Sierra Club, the Santa Clara Valley Audubon Society and Defenders of Wildlife as a win-win for renewable energy and wildlife.

[Public Radio International: Global Warming Will Increase Poverty in the Southern US, a New Study Says](#)

By Adam Wernick [7-23-17] // “Going from 90 to 95 degrees is a much bigger deal than going from 70 to 75 degrees. Because the southern parts of the country are already so warm, a bit of warming does a lot more harm to them than to the northern parts of the country that tend to be cooler,” says Solomon Hsiang, a lead researcher of the study.

[Monterey County Herald: California Farm Region Plagued by Dirty Air Looks to Trump](#)

By Scott Smith [7-24-17] // (Text and video) Despite the air district's efforts, the valley's air still violates federal standards for sooty pollution that comes from industry, businesses and vehicles.

COVERAGE INFORMATION:

California Department of Housing & Community Development WEB NEWS service coverage:

Monday, Wednesday, and Friday each week includes electronic format articles retrieved from newspapers or news services that report housing and community development news in California and some national services. Coverage is for California newspapers that are available electronically via the Internet – and any significant related breaking news.

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