

**DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT  
DIVISION OF HOUSING POLICY DEVELOPMENT**

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January 30, 2013

\*\*\*\*\*Corrected\*\*\*\*\*

Mr. Mike McKeever, Chief Executive Officer  
Sacramento Area Council of Governments (SACOG)  
1415 L Street, Suite 300  
Sacramento, CA 95814

**RE: Review of SACOG Housing Element Data**

Dear Mr. McKeever:

Thank you for the opportunity to review the SACOG Housing Element Data. The Department applauds SACOG for its tremendous effort to assist local governments in complying with the statutory requirements of housing element law. The Housing Element Data prepared for SACOG members will provide an important tool in updating housing elements for all local governments in the SACOG region for the 5<sup>th</sup> housing element cycle.

Housing element law requires a quantification and analysis of existing housing needs. The SACOG Housing Element Data addresses most of the requirements for quantification of existing housing needs<sup>1</sup> and listing of projects at-risk of converting to market rate uses, including:

- Identification of population and employment trends;
- Household characteristics (i.e., existing households, existing extremely low income households, total, lower and extremely low income households overpaying, overcrowded households);
- Special needs (i.e., number of persons with disabilities, number of persons with developmental disabilities, elderly households by tenure, large households by tenure and female headed households);
- Projected housing needs for extremely low income households; and
- Inventory of at-risk units between 2013 and 2023.

HCD has reviewed the Housing Element Data and determined it meets statutory requirements for the quantification of existing housing needs as described above. The Housing Element Data will not be subject to further HCD review as part of the housing element update process. However, local housing elements must still include or update the requisite analysis of this data as appropriate. For more information on analysis requirements, please see the Department's Building Blocks at [http://www.hcd.ca.gov/hpd/housing\\_element2/HN\\_home.php](http://www.hcd.ca.gov/hpd/housing_element2/HN_home.php).

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<sup>1</sup> Local governments must still quantify farmworkers and homeless persons.

For your information, the Department has recently established its Housing Element Update Guidance which provides additional assistance to jurisdictions in the update of their housing elements. The Update Guidance also provides a streamlined review option for jurisdictions meeting specific requirements. SACOG's Housing Element Data has been incorporated into the streamlined review portion of the Update Guidance. Jurisdictions simply need to confirm use of HCD pre-approved Housing Element Data and HCD will not need to review the data it has pre-approved. Other jurisdictions, not using the streamlined review, just need to notify the Department that the Housing Data has been utilized. For more information on the Department's Update Guidance, please see <http://www.hcd.ca.gov/hpd/>.

The Department appreciates the efforts of SACOG, particularly Tina Glover, Associate Research Analyst, Joe Concannon, Data Services Manager, Sharon Sprowls, Senior Program Specialist, Corina Cisneros, Intern, and Greg Chew, Senior Planner, in making the data available to streamline the preparation and review of housing elements for local governments in the SACOG region. The Department looks forward to working with SACOG and its members in the update of the housing elements. If you have any questions, please contact Paul McDougall, of our staff, at (916) 322-7995.

Sincerely,



Glen A. Campora  
Assistant Deputy Director