Residential Project Review Application

Please review our “Purpose, Procedures and Guideline for Endorsement” before completing this application. Applications for project review should be submitted to the Coastal Housing Coalition at least 5 weeks prior to any public hearing to allow the item sufficient time to be scheduled for consideration of the Project Review Committee.

Completed applications should be sent to Shannon Batchev, Executive Administrator at [shannon@coastalhousing.org](mailto:shannon@coastalhousing.org) or [info@chcsb.org](mailto:info@chcsb.org). Applications and supporting documents can also be mailed to: Coastal Housing Coalition, PO Box 1076 Santa Barbara, CA 93102. For additional information call (805) 570-1250.

## **Contact Information**

Primary contact name:

Primary contact email:

Primary contact phone number:

**Property Information**

Property address:

Property zoning:

Property owner name:

Represented by:

**General Information**

General description of proposed development:

Does the project have an application in process with local planning authorities?

Please briefly describe the results of the project’s environmental review:

Does the application require a change in zoning? If yes, please explain:

Will the development require a general plan amendment in order to be approved?

Please describe any community input you have received on this project and provide details of how the input was provided (formal hearing, neighborhood meeting, written comments, personal communication etc.) Are there any know proponents/opponents of the project? If so, please list them and their major reasons for support/opposition.

**Project Design**

Please describe how the project is compatible to the neighborhood in terms of style, function and aesthetics?

Please describe existing development in the surrounding area, including uses and height of structures. Is the project consistent with the development pattern of the neighborhood? What is the location of the nearest public transit? How far is the project from major commercial services, a downtown center or a major job center?

What is the average unit size?

What is the overall density (units/acre) of the development?

Please list any innovative project components including any transportation benefits (i.e. access to Zip cars, bus passes, Uber/Lyft credits).

**Affordability**

Will the units be available for rent or ownership?

For rentals, please list the anticipated range of rents per unit type:

Studio:

1-bedroom:

2-bedroom:

3-bedroom:

For ownership, please list anticipated listing price:

Studio:

1-bedroom:

2-bedroom:

3-bedroom:

**CHC Involvement**

What is the greatest obstacle you have to overcome?

What type of support are you seeking from the CHC (i.e. letter of support; speaking at public hearings)?

Please list the dates of upcoming public hearings for which you would like CHC support?

Please list any other details that you would like the CHC to consider?

## Coastal Housing Coalition

PO Box 1076

Santa Barbara, CA 93102

Phone: (805) 570-1250

Email: [info@chcsb.org](mailto:info@chcsb.org)

## **CHC Disclosures**

Upon receipt of an endorsement request, the proposal will be forwarded to the Coastal Housing Coalition’s Project Review Committee, which will make a recommendation to the Board of Directors. In the event that the proposal clearly is not in furtherance of the goals of the Coastal Housing Coalition, the Residential Project Review Committee may elect not to forward the proposal to the Board of Directors.

The Board of Directors will consider all requests forwarded by the Residential Project Review Committee. The Board shall retain full discretion to approve or deny endorsement requests. This document shall not be interpreted as imposing on the Coastal Housing Coalition an obligation to approve or deny any endorsement request for any reason, including matters that may not be addressed in this document.

Decisions made by the Board of the Coastal Housing Coalition to endorse or deny support for specific projects do not necessarily represent the opinion of each member organization. Decisions made by the Coastal Housing Coalition Board of Directors represent only the majority view of the Board itself.

For projects that meet the general criteria set forth above and which otherwise meet the approval of the Board of Directors, the Coastal Housing Coalition will consider publicly endorsing new residential development before appropriate public bodies. This may take the form of a letter of support, or where it is believed that the development proposal meets the goals of Coastal Housing Coalition in an outstanding manner, public appearances by the Coastal Housing Coalition members or staff will be provided.

Example Workforce Housing Rental Ranges

**Workforce Salary based on Area Median Income (AMI) 2018 = $79,600 (family of 4)\***

**Household Size (persons in household)**

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  | 1 | 2 | 3 | 4 |
| 120% AMI | $66,850 | $76,400 | $ 85,950 | $95,500 |
| 200% AMI | $111,400 | $127,400 | $143,300 | $159,200 |

**Maximum Workforce Rents (30% of Income)**

**Household Size (persons in household)**

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  | 1 | 2 | 3 | 4 |
| 120% AMI | $1671 | $1,910 | $2,148 | $2,388 |
| 200% AMI | $2,785 | $3,185 | $3,683 | $3,980 |

**Maximum Rental Range per Unit Type**

|  |  |
| --- | --- |
| Unit size | Rental range |
| Studio | $1,671 to $2,785 |
| 1-bedroom | $1,910 to $3,185 |
| 2-bedroom | $2,148 to $3,980 |

|  |
| --- |
| \*The following Income Guidelines are determined by the State of California Housing and Community Development (HCD), and calculated pursuant to Santa Barbara County's Housing Element.  These figures are primarily based on Area Median Income (AMI) for a family of four, adjusted for household size and income category.  Please note these numbers may be subject to change annually (http://cosb.countyofsb.org/housing/default.aspx?id=4576). |