

**INCLUSIONARY HOUSING PROGRAM
PERMIT PROGRESS SUMMARY**

PHAC UPDATE- December 2019

	<u>Grand Totals</u>				<u>PHB Projects (Direct funds)</u>			<u>Private Development</u>			
	All Projects Total	Rental	Homeownership	Other/ Undetermined	Total PHB Projects	PHB Rental	PHB Homeownership	Total Private Projects	Private Rental	Private Homeownership	Other/ Undetermined
Units	5418	5296	94	28	882	818	64	4536	4478	30	28
Permit Applications	89	82	5	2	12	11	1	77	71	4	2

Grand Total # of IH Units	533	<u>Inclusionary Housing Units Summary</u>					Total Projects using Reconfiguration	14
		Total	Studio	1BR	2BR	3BR		
RENTAL:	524	239	171	59	41	1		
HOMEOWNERSHIP:	9	0	1	4	3	1		

Affordability Levels	Total IH Rental Units	Total IH Homeownership Units	Total
30% MFI	0	0	0
60% MFI	311	5	316
80% MFI	213	4	217

* Please note: 10 private-market development projects have yet to submit their intake form (which identifies the total number of units required based on the option selected) which accounts for a projected minimum of 54 IH Units not accounted for in the total. In addition, one private development was misidentified in permitting as subject to IH and has since been removed from the count, reducing the total number of potential IH units by 6. PHB staff cannot confirm totals of units by type or affordability levels for any projects that have not submitted an Intake Form. These calculations do not take into account minimum if using reconfiguration, which would be lower in total but increase the number of family type units.

PHB Approved Permit vs. Pending	Total	Studio	1BR	2BR	3BR	4BR
Total IH Rental Units Approved	436	211	145	44	35	1
Total IH Rental Units Pending	88	28	26	15	6	0
Total IH Rental Units On Market*	50	23	18	8	0	1
Total IH Homeownership Units Approved	2	0	0	0	1	1
Total IH Homeownership Units Pending	7	0	1	4	2	0
Total IH Homeownership Units On Market	0	0	0	0	0	0

<u>Voluntary IH Projects</u>	
Total Voluntary IH Permit Applications	25
Total Previously Vested Permit Applications	6
Under 20 Units	19

<u>Fee-In Lieu</u>	
Total Voluntary Projects paying FAR Bonus Fee- in Lieu (\$24/gsf)	11
Total Subject Projects Paying Fee-in-Lieu (based on Zone and base FAR)	1

	Permit Applications under IH	New Residential Units	IH Units Confirmed	*Projected Minimum IH Units (Includes minimum from projects that have not selected an IH Option)
Combined Total	89	5418	533	587
PHB Project	12	882	81	81
Private Development	77	4536	452	506

By Plan District	Total Buildings	Using Reconfiguration	Total IH Units	Total IH Units @ 80% MFI	Total IH Units @ 60% MFI
Central City	6	4	49	0	49
Gateway	2	0	31	15	16
Other	81	10	453	202	251

