

**INCLUSIONARY HOUSING PROGRAM  
PERMIT PROGRESS SUMMARY**

PHAC UPDATE- January 2020

	<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
<b>Units</b>	5768	5674	94	0	882	818	64	4886	4856	30	0
<b>Permit Applications</b>	91	85	5	1	12	11	1	79	74	4	1

Grand Total # of IH Units	601	<b>Inclusionary Housing Units Summary</b>					Total Projects using Reconfiguration	17
Total		Studio	1BR	2BR	3BR	4BR		
<b>RENTAL:</b>	592	255	187	65	55	5		
<b>HOMEOWNERSHIP:</b>	9	0	1	4	3	1		

Affordability Levels	Total IH Rental Units	Total IH Homeownership Units	Total
30% MFI	0	0	0
60% MFI	329	5	334
80% MFI	263	4	267

\* Please note: 5 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 12 IH Units not accounted for in the total. In addition, two private developments abandoned their permits and one elected not to voluntarily opt into the IH Program. The projects have been removed from the count and reduced the total number of IH Projects by 3 and potential IH units by 4. 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	446	211	145	54	35	1
Total IH Rental Units Pending	146	44	42	11	20	4
Total IH Rental Units On Market*	55	24	20	9	1	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

<b>Voluntary IH Projects</b>	
Total Voluntary IH Permit Applications	24
Total Previously Vested Permit Applications	6
Under 20 Units	18

<b>Fee-In Lieu</b>	
Total Voluntary Projects paying FAR Bonus Fee- in Lieu (\$24/gsf)	9
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)
<b>Combined Total</b>	91	5768	601	613
<b>PHB Project</b>	12	882	81	81
<b>Private Development</b>	79	4886	520	532

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	83	13	521	252	269

