

INCLUSIONARY HOUSING PROGRAM

PERMIT PROGRESS SUMMARY

PHAC UPDATE- May 2020

	Grand Totals				PHB Projects (Direct funds)			Private Development			
	All Projects Total	Rental	Homeownership	Other/ Undetermined	Total PHB Projects	PHB Rental	PHB Homeownership	Total Private Projects	Private Rental	Private Homeownership	Other/ Undetermined
Units	6338	5997	230	111	882	818	64	5456	5179	166	111
Permit Applications	97	89	5	3	12	11	1	85	78	4	3

Grand Total # of IH Units	707	Inclusionary Housing Units Summary					Total Projects using Reconfiguration	18
Total		Studio	1BR	2BR	3BR	4BR		
RENTAL:	695	289	257	70	56	5		
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	427	5	432
80% MFI	268	4	272

* Please note: 1 private-market development project has 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 3 IH Units not accounted for in the total. 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	461	218	146	55	41	1
Total IH Rental Units Pending	234	71	111	15	15	4
Total IH Rental Units On Market*	61	28	20	9	3	1
Total IH Homeownership Units Approved	7	0	0	3	3	1
Total IH Homeownership Units Pending	2	0	1	1	0	0
Total IH Homeownership Units On Market	2	0	0	0	1	1

Voluntary IH Projects	
Total Voluntary IH Permit Applications	26
Total Previously Vested Permit Applications	6
Under 20 Units	20

Fee-In Lieu	
Total Voluntary Projects paying FAR Bonus Fee- in Lieu (\$24/gsf)	10
Total Subject Projects Paying Fee-in-Lieu (based on Zone and base FAR)	2

	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	97	6338	707	710
PHB Project	12	882	81	81
Private Development	85	5456	626	629

By Plan District	Total Buildings	Using Reconfiguration	Total IH Units	Total IH Units @ 80% MFI	Total IH Units @ 60% MFI
Central City	7	4	49	0	49
Gateway	2	0	31	15	16
Other	88	14	627	260	367

