



City of Sonora

Community Development Department
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MEMORANDUM

Date: August 12, 2019
To: Tim Miller, City Administrator
From: Rachele Kellogg, Community Development Director
Subject: Staff Report for July 2019

The following highlighted projects were undertaken by the Community Development Department:

HOUSING ELEMENT – Beginning in 1969, state law requires each city and county to adopt a General Plan containing at least seven mandatory elements including a Housing Element. Additionally, the Housing Element is required to be updated every five years. This Element is also subject to detailed statutory requirements and oversight by the State Department of Housing and Community Development (HCD). Staff is currently in the process of completing the City's fifth cycle of housing updates for the planning period of 2019 through 2024 and the CEQA documents.

The Housing Element update process began with HCD's allocation of the region's share of the statewide housing needs. The Regional Housing Need Allocation (RHNA) for the City of Sonora is 115 units covering the 2019-2024 planning period. The required units include 25 -Very Low Income, 20 – Low Income, 20 – Moderate Income, and 50 - Above-Moderate Income. The Housing Element must site a specific inventory of properties, their zoning and general plan designations, their size and existing use, a general environmental analysis of constraints and available infrastructure on these sites, and the realistic development capacity of these sites to accommodate the City's RHNA allocation. The Housing Element must also include, at a minimum, a housing needs assessment, an analysis of constraints on housing development, and housing programs to address the Element's goals and policies and quantified objectives.

A Housing Condition Survey and Multi-Family Housing Survey were completed to assess the City's current housing needs. An Open House was also held on July 24th to receive additional public input. At the August 12, 2019 Planning Commission Meeting, City staff will discuss survey results, current housing conditions, and possible housing goals, policies and programs.

MAGIC OF THE NIGHT – Staff finalized plans for "Magic of the Night". The event was held on Friday, August 2nd from 6 to 9 p.m. The event brought hundreds of people to Downtown Sonora, both locals and tourists, to enjoy the evening's activities.

STATE REPORTS – Staff completed and submitted the required fiscal year-end reports to the State Department of Housing and Community Development, Caltrans and the California Transportation Commission for various grant programs.

MONTH OF JULY, 2019	COMMUNITY DEVELOPMENT DEPARTMENT		CITY OF SONORA 94 N. WASHINGTON ST. SONORA, CA 95370	
ACTIVITY REPORT				
NAME	LOCATION	TYPE	VALUATION	FEES
NEW RESIDENTIAL		TOTAL UNITS __ 0 __		
SUBTOTAL __ 0 __				
CDBG REHABS		TOTAL UNITS __ 0 __		
SUBTOTAL __ 0 __				
COMMERCIAL		TOTAL UNITS __ 0 __		
SUBTOTAL __ 0 __				

ALTERATIONS & ADDITIONS		TOTAL UNITS __ 13 __		
James & Eleanor Plessas Tr.	46 N. Stewart Street	Re-side building & replace windows as approved by the Planning Commission	\$32,000	\$486.95
Edward Machado	46 W. Lytton Street	Install Fire Sprinkler system for new residence	\$4,800	\$203.94
Monica Dunkel Haggard	628 Olive Street	Water heater enclosure repair	\$200	\$112.00
Chanell Latta	128 W. Sunset	Renew permit to finish replacing electrical serv.	\$100	\$113.00
Larry Bezaitis	275 S. Washington St.	Renew permit to complete moving elect. disconnect to ext. wall	\$1,700	\$112.00
Eric Miller	736 Arbona Circle N.	Install a 5.95 KW roof top solar PV system	\$20,825	\$300.00
Steven & Pamela Shield	89 & 91 O'Hara Drive	Deck Replacement	\$11,000	\$347.16
Eveleen Sheehan- Smith	143 E. Dodge Lane	Remodel ex. home and add 125 sq. ft. to porch	\$14,806	\$578.25
Don A. Johnson	51 Cottage Court	Install a 10.240 Kw roof top solar system	\$40,000	\$300.00
Kerry Rice	304 Pasadena Ave.	Install a 8.5 KW roof mount solar system	\$24,470	\$300.00
William Canning	29 Hope Lane	New 2 story garage w/storage above	\$50,000	\$1,136.04

Susannah Frantz & Todd Newburger	256 Hillcrest St	Rot repairs to wall	\$15,000	\$276.25
Elwyn Peckham TR.	590 S. Stewart St.	Pest repairs	\$4,125	\$124.00

DEMOLITIONS		TOTAL UNITS <u> 0 </u>		
NAME	LOCATION	TYPE	VALUATION	FEE
SUBTOTAL				<u> 13 </u>
MISCELLANEOUS REPAIRS				
NUMBER OF PERMITS	VALUATION \$		FEE	
7	\$206,893		\$2,759.26	

TOTAL NUMBER OF PERMITS ISSUED	20
TOTAL VALUATION	\$425,919
SUB TOTAL OF PERMIT FEES COLLECTED	\$7,148.85
TOTAL FIRE DEPARTMENT FEES COLLECTED	\$ 340.00
TOTAL TRAFFIC FEES COLLECTED	\$ 0
TOTAL PUBLIC SAFETY FEES COLLECTED	\$ 0
TOTAL PARKS & RECREATION FEES COLLECTED	\$ 0
TOTAL FEES COLLECTED	\$7,488.85

FISCAL YEAR TO DATE

TOTAL NUMBER OF PERMITS ISSUED	20
TOTAL VALUATION	\$425919
TOTAL FIRE DEPARTMENT FEES COLLECTED	\$340.00
TOTAL PUBLIC SAFETY FEES COLLECTED	\$0
TOTAL PARKS & RECREATION FEES COLLECTED	\$0
TOTAL TRAFFIC MITIGATION FEES COLLECTED	\$0
TOTAL PERMIT FEES COLLECTED	\$7,148.85