

**BEFORE THE BOARD OF SUPERVISORS
COUNTY OF KINGS, STATE OF CALIFORNIA**

**IN THE MATTER OF APPROVING)
GENERAL PLAN AMENDMENT NO. 15-03)
OF THE KINGS COUNTY GENERAL PLAN)**

RESOLUTION NO. 16-007

Re: 2016-2024 Housing Element Update

WHEREAS, the California Government Code, Section 65300, requires that the planning agency of each county or city prepare, and the legislative body adopt, a comprehensive, long-term general plan for the physical development of the county or city; and

WHEREAS, on January 26, 2010, after a duly noticed public hearing, the Kings County Board of Supervisors adopted Resolution No. 10-002 adopting the *2035 Kings County General Plan*; and

WHEREAS, from time to time the General Plan requires adjustment of its contents to ensure that it is consistent with current law, is internally consistent, consolidates and coordinates policies from one element to another, and addresses the changing physical needs of the county and the people who live and work here; and

WHEREAS, state law requires that the General Plan include a Housing Element; and

WHEREAS, each jurisdiction within Kings County is required by state law to prepare an update to its Housing Element for the 2016-2024 planning period; and

WHEREAS, in compliance with Section 65585 of the California Government Code, a Draft 2016-2024 Housing Element was transmitted to the California Department of Housing and Community Development (“HCD”) for review; and

WHEREAS, on November 24, 2015 HCD issued a letter reporting its findings on the Draft Housing Element, which has been reviewed and considered by the Board of Supervisors; and

WHEREAS, the County’s responses to each and every HCD comment are set forth in Exhibit “A”, incorporated herein by reference; and

WHEREAS, the Planning Commission conducted a duly-noticed public hearing to consider the Housing Element update at its regularly scheduled meeting on January 4, 2016, at which time all interested persons were provided an opportunity to offer comments, and at the conclusion of that hearing the Planning Commission adopted Resolution No. 16-01 recommending Board of Supervisors approval of the 2016-2024 Housing Element; and

WHEREAS, an Addendum to Negative Declaration No. SCH 2010041005 for the 2009-2014 Housing Element was prepared in compliance with the California Environmental Quality Act (“CEQA”).

NOW, THEREFORE, BE IT RESOLVED, that after consideration of evidence submitted by all concerned parties, the Planning Commission, and the Staff Report, this Board finds that Addendum No. 1 to Negative Declaration No. SCH 2010041005 prepared for the 2009-2014 Housing Element satisfies the requirements of CEQA for the 2016-2024 Housing Element update. There is no substantial evidence in

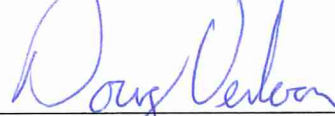
the record that the 2016-2024 Housing Element update would have a significant effect on the environment. The Addendum reflects the independent judgment of the Board of Supervisors.

BE IT FURTHER RESOLVED, that this Board adopts General Plan Amendment No. 15-03, the 2016-2024 Housing Element update to the *Kings County General Plan*, as shown in Exhibit "B." The Community Development Director is directed to transmit the adopted Housing Element to HCD for review, and is further directed to make any clerical or technical revisions to the Housing Element that may be necessary to obtain a finding of substantial compliance by HCD.

The foregoing Resolution was adopted on a motion by Supervisor Neves and seconded by Supervisor Fagundes, at a regular meeting held on January 26, 2016, by the following vote:

AYES:	Supervisors Neves, Fagundes, Pedersen, Verboon
NOES:	None
ABSTAIN:	None
ABSENT:	Supervisor Valle

KINGS COUNTY BOARD OF SUPERVISORS



Doug Verboon, Chairman
Kings County Board of Supervisors

WITNESS, my hand this 26th day of January, 2016.



Melanie Curtis
Deputy Clerk of Said Board of Supervisors

cc: Kings County Community Development Agency
Kings County Counsel

Attachments:

Exhibit "A" HCD Comments and Responses – Kings County
Exhibit "B" 2016-2024 Kings County Housing Element (on file with the Clerk of the Board)

Exhibit A
HCD Comments and Responses
Kings County
January 26, 2016

HCD Comment*	Housing Element Page	Response
A.1 Progress in Meeting the RHNA	3-2 A-48 B-4	Tables 3-1, A-3e and B-1 have been revised to identify deed-restricted units. While many market-rate units were sold or rented at prices affordable to lower-income households, those units are not counted toward the lower-income RHNA.
A.1 Appropriate Densities to Accommodate Lower Income Households	3-2 B-4 B-6 B-60	The inventory of sites in Appendix B has been revised to include additional vacant parcels with allowable densities of 24 to 29 units/acre. The realistic capacity of the sites inventory exceeds the County's remaining lower-income RHNA allocation, therefore no further analysis is required.
A.1 Infrastructure	4-35 B-60	The element has been revised to include additional information regarding infrastructure availability in community plan areas and capacity to accommodate the level of housing need allocated to the unincorporated area in the RHNA.
A.2 Land Use Controls	4-19/20	<u>Height Limit.</u> The height limit is 30 feet (50 feet by CUP) in all residential zones as described in Table 4-7, which can accommodate 3-story structures and does not unreasonably constrain development. The element has been revised to expand on this issue. <u>Parking.</u> Chapter 4 has been revised to note that required parking for second units was recently reduced from 2 spaces to 1 space.
A.2 Fees and Exactions	4-27	Table 4-10 has been revised to include school fees and includes all impact fees.
A.3 Special Housing Needs	2-31 4-17	Farmworker housing needs are described in Chapter 2. According to recent Census data there are an estimated 3,051 farmworkers living in unincorporated areas, which represents about 37% of Kings County's total farmworker population. As noted in Chapter 4, Program 5.10 includes a commitment to process a Zoning Code amendment to ensure conformance with employee housing law (Health and Safety Code Sections 17021.5 and 17021.6).
B.1 Adequate Sites		As noted under A.1 above, the element has been revised to address this comment.

