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Santa Cruz County Housing Advisory Commission
 701 Ocean Street
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August 12, 2004

RE: Housing Density Study

Dear Fellow Commissioners,

I have proposed that we make a study of the as-built housing density of the unincorporated County. Given **our** recent approval of a new Housing Element, and given the testimony heard regarding the desire for **higher** density housing, I feel that this Commission will be better be able to assess housing issues in **this** County going forward if we have detailed information about the as-built status of the County now. In addition, setting a baseline will allow this Commission to assess changes in housing density in the future.

Our statutory authority¹ certainly allows **us** to make such a study. The information from this study will allow **this** Commission to assess housing density relative to schools, transportation corridors, public facilities, and the like. It may point out the **strengths** and deficiencies in the focus of other projects. And a baseline study now will allow **this** Commission to assess changes in **this** statistic.

The study I envision will be able to be viewed as a map of the unincorporated County. Overlaid on this map will be:

1. Density of the **as** built housing (housing units/acre & housing units/parcel)
2. Zoning basis
3. County designated transportation arterial routes
4. Schools
5. Libraries
6. Bus routes
7. Hospitals
8. Other important items

¹ 2.94.050 **Powers** and duties: The commission shall advise the **board** of supervisors on housing policy; advise the board of supervisors and the planning commission **on matters relating to the** housing element of the general plan, developed pursuant to Government Code Section 65302(c) and Health and Safety Code Section 50459, **conduct a continuous study of housing in the county, and** may conduct public hearings on housing problems and **potential** solutions. The commission **shall** assess the housing needs in **this** county, and study, prepare, review and **make recommendations** on public programs designed to meet those needs. The commission may also study, review and make **recommendations** on **private** housing programs. (Ord. 3620 § 28, 1985; Ord. 3602 § 18, 1985; prior code § 3.17.020; Ord. 2110, 4/1/75)(emphasis added)

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Given the lack of resources available to this Commission, I propose that this project be done with the support of myself (and other volunteers, if any) with additional support coming from Supervisor's offices and the appropriate agencies at their leisure. Any and all resources and methodologies used by myself in this study will be fully disclosed to the Commission and in the Study. In my research of this topic so far, I feel **as** though all the data is already available in usable form from the Sanitation District, the Planning Department, and from other official sources. The task appears to be one of collection and collation of data, and then manipulation of databases into a graphical format.

I ask for the following support as an action at the next Housing Advisory Commission meeting:

1. Receive and accept this letter.
2. Approve in concept **an** As-Built Housing Density Study as described above.
3. Request that Commissioner Guth **return** to the November meeting with a planning report, including a plan and schedule, for the completion of the Study.

I **thank** you in advance for your support.

Yours Sincerely,

Michael A. Guth
Chairperson, Housing Advisory Commission