

Martinez, Ruben

From: Virginia Robbins <vrobbs@pasadena.net>
Sent: Saturday, May 22, 2021 2:44 PM
To: PublicComment-AutoResponse
Cc: Jill Shook
Subject: Monday Evening mtg. for Affordable Housing

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To Pasadena City Council,

I am a member of Making Housing Happen and an advocate of Affordable Housing in this time of major crisis to help protect the homeless of our city.

To overcome barriers for ADUs (Accessory Dwelling Units, "granny flats") we are asking for our City Council to summon your humanity and compassion to approve seeking to streamline the approval process to allow two on a lot and over garages and carports, and for all fees to be dropped.

This week Newport Beach dropped all fees for ADUs!

Thank you for protecting the people of our community. We know you can be there for us and return onto the agenda the proposal to rezone congregational land for affordable housing.

Virginia Robbins and Family

05/24/2021
Item 2 & 20

Martinez, Ruben

From: Jill Shook <Jill@makinghousinghappen.com>
Sent: Monday, May 24, 2021 12:32 PM
To: PublicComment-AutoResponse
Subject: re: for #2 and #20,

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Dear Honorable City Council members,

Just as all affordable housing in Pasadena is incentivized by waiving or dropping fees, affordable ADUs using Section 8, also need this kind of incentive. We ask you today to eliminate all permitting and utility hook-up fees for affordable ADUs using Section 8.

For example, currently the fee for solar connection, which is now required by state law, is \$8,000, (This is just the fee—the cost of the solar panels and installation is not included in this). Such fees make affordable ADUs cost-prohibitive for many homeowners, particularly low-income homeowners who could benefit from the additional income stream. Currently, the city practice of incentivizing affordable housing by lowering the \$20,000 impact to less than \$1,000 for affordable units is a model that should be applied to ADUs. While the state law does not allow for impact fees on ADUs 750 sf or smaller, this additional incentive of dropping all fees will help to make up for some of the sacrifice of a homeowner will incur by offering lower rents for seven years.

There are also precedents for dropping fees for affordable units in other California jurisdictions. Santa Cruz county, for example, provided reduced fees for those renting to moderate or below-moderate-income households. Approximately 15 permits (out of 36) qualified for reduced fees in 2020. And Newport Beach just dropped all fees, affordable or not for this year. See: <https://www.latimes.com/socal/daily-pilot/news/story/2021-04-30/newport-beach-temporarily-waives-permitting-fees-for-granny-flats-through-end-of-2022>

As you discuss the fees today, I hope that you will be sure to discuss how all fees for affordable ADUs could be dropped. Thank you!! Jill Shook

Jill Shook, Missions Door, Catalyst <http://www.missionsdoor.org/missionaries/shook-jill>

Doctor of Ministry, Bakke Graduate School

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Author/Editor: *Making Housing Happen: Faith Based Affordable Housing Models*

Jill@makinghousinghappen.com Phone: (626) 675-1316



05/24/2021
Item 2 & 20

Martinez, Ruben

Subject: FW: for #2 and #20,

From: Anthony Manousos <

Sent: Monday, May 24, 2021 4:17 PM

To: PublicComment-AutoResponse <publiccomment@cityofpasadena.net>

Cc: Gordo, Victor <vgordo@cityofpasadena.net>; Kennedy, John <JohnJKennedy@cityofpasadena.net>; Madison, Steve <smadison@cityofpasadena.net>; Masuda, Gene <gmasuda@cityofpasadena.net>; Williams, Felicia <fwilliams@cityofpasadena.net>; Rivas, Jessica <jerivas@cityofpasadena.net>; Hampton, Tyron <THampton@cityofpasadena.net>

Subject: Re: for #2 and #20,

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Dear Mayor Gordo and City Council members,

I am writing in deep appreciation for all the the City has done to promote ADUs in recent years, but more needs to be done. As you know, there was once a time when Pasadena did all it could to prevent the building of ADUs, particularly in lower income neighborhoods with small lot sizes, but now the Council has come to realize that ADUs can play a role in helping to alleviate our housing crisis and enhance, not threaten, our single family neighborhoods. ADUs can benefit single family neighborhoods by helping keep low-income homeowners in their homes and provide some level of affordability for residents who might otherwise have to leave our city because of rising housing costs. That's why I am urging you to eliminate all fees for homeowners who are willing to build ADUs for Section 8 renters. This will help incentivize homeowners to provide much needed affordable housing at no cost to the City.

As you know, the need is great. Only 388 units of affordable housing were permitted in the last eight years, according to the Sept 2020 report of the Planning Dept. 43% of renters and 32% of homeowners are severely cost burdened, i.e. pay more than 50% of their income on rent (according to the most recent Housing Element: the current figures are probably worse). This means that 20,000 residents in our city are severely cost burdened. That's why we need to encourage all kinds of affordable housing policies, from dropping fees on ADUs to allowing congregations to have affordable housing built on their underutilized land. As Council members Kennedy has repeatedly pointed out, we need to make affordable housing a top priority in our city!

Respectfully yours,

Anthony Manousos

**05/24/2021
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