

Berkeley Global Campus

AT RICHMOND BAY

Housing and Displacement Subcommittee

Context and Approach:

The Housing and Displacement Subcommittee has developed a set of draft recommendations to support **building and preserving affordable housing** throughout the city in order to **prevent displacement** of existing Richmond residents. The recommendations are focused on **low and very low income households**, as well as “special needs populations” (e.g., single-parent households, individuals with disabilities, and homeless persons and families). The draft recommendations identify **synergies with existing city programs** and policies, such as the General Plan and updated Housing Element.

Process:

Broad and inclusive input from a wide range of stakeholders including:

- Community Working Group members, City of Richmond staff, community based organizations like CCISCO, Alliance of Californians for Community Empowerment and Raise Up Richmond Coalition, UCB Real Estate Division, residents and other community representatives.
- Average of 15-25 attendees at each meeting
- The Housing and Displacement Subcommittee has met four times over the past three months to develop, discuss, and refine the draft recommendations.

	Recommendation:	Lead Entity and Partners:	Measured by:	Community Notes
	<p>#1) Agree to pay impact fees to the City to establish an Anti-Displacement Fund to be used to build and preserve affordable housing and to prevent displacement. Impact fees are based on the construction of residential and non-residential space (office and commercial) in the City.</p> <p>The Anti-Displacement Fund will be used to support a wide range of priority programs and initiatives, including renter/ homeowner assistance and protection programs, low interest loan programs, pre and post home ownership and foreclosure counseling, temporary/ short-term housing programs, first-time homebuyer programs and alternative housing models.</p>	<p>Lead: UCB/LBNL (paying the fee), City of Richmond (administering the programs)</p> <p>Partners: Community partners and housing development organizations</p>	<p>1) % increase in new affordable housing units (including multi-family units);</p> <p>2) % increase in affordable housing units preserved;</p> <p>3) % reduction in households paying more than 30% of income on housing (broken down by race and owner/ renter status)</p> <p>4) enhanced neighborhood stability as evidenced by key indicators</p>	

	Recommendation:	Lead Entity and Partners:	Measured by:	Community Notes
	#2) Build housing on BGC site for unique needs of workforce, faculty and students to avoid negative impact on existing and future residents and neighborhoods.	UCB/ LBNL; private or non-profit affordable housing developers	x # of workers/ students /faculty housed in UCB owned housing at BGC site; x # of new housing units	

	Recommendation:	Lead Entity and Partners:	Measured by:	Community Notes
	<p>#3) Provide research and data support related to affordable housing and displacement mitigation by offering expertise of relevant UCB departments, institutes, faculty and student engagement. This support can happen apart from and ahead of any BGC development.</p>			
	<p>3a) Collaborate with the City to study the feasibility of non-traditional forms of affordable housing (e.g., coops, Community Land Trusts, tiny houses) ;</p> <p>3b) Identify preferred models to implement in Richmond (this research study can occur independent of the impact fee and the Anti-Displacement Fund);</p> <p>3c) Identify relevant promising practices to preserve/develop affordable housing, as well as anti-displacement initiatives that have worked in the past 10 years in cities similar to Richmond.</p>	<p>UCB/LBNL (research study lead);</p> <p>City of Richmond (implementation of study recommendations)</p>	<p>Identification and implementation of a preferred non-traditional housing model for Richmond to develop permanently affordable housing;</p> <p>x # of public land parcels and property transferred for non-traditional housing program (City of Richmond);</p> <p>Long-term affordable housing solutions</p>	

