



City of Villa Park 2021-2029 Housing Element

City Council
June 28, 2022



Housing Element Milestones

- Dec 22, 2020 - Submitted initial draft to HCD
- Feb 19, 2021 - HCD review #1
- April 13, 2021 - Public Hearing to review options
- May 11, 2021 – Public Hearing & direction
- June 2021 - Submitted 2nd draft to HCD
- August 3, 2021 - HCD review #2
- Sept 28, 2021 - Public Hearing - HE adoption & submittal to HCD
- January 6, 2022 – HCD review #3
- January 25, 2022 – Public meeting to review HCD comments
- February 22, 2022 – Public meeting to review options
- March 22, 2022 – Public meeting to review options
- **June 28, 2022 – Public hearing to consider adoption**



Revised Housing Element

- Resolution Exhibit A – summary of HCD comments & Housing Element revisions
 - ✓ Zoning amendments & other actions to accommodate RHNA (Program 1)
 - ✓ Housing rehabilitation assistance (Program 5)
 - ✓ AFFH analysis and actions (Program 6)



RHNA Strategy

Potential new housing units (Fig IV-34, p. IV-35):

ADUs 86 units (10.3/year)

Town Center 28 units

Smith Basin 204 units

Total potential 318 units

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RHNA

296 units



Implementation Actions

- General Plan & zoning amendments in 2022 (OCWD)
- Developer outreach & RFP in 2022
- Property owner coordination (Town Center, OCWD)
- Development assistance & incentives
- Expand ADU incentives, monitor progress & revise if production does not meet expectations
- Revise Housing Element if substantial progress not made by 2025



Recommended Actions

- Conduct public hearing
- Adopt resolution approving 2021-2029 Housing Element