

**DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT  
DIVISION OF HOUSING POLICY DEVELOPMENT**

2020 W. El Camino Avenue, Suite 500  
Sacramento, CA 95833  
(916) 263-2911 / FAX (916) 263-7453  
www.hcd.ca.gov



September 8, 2014

Ms. Barbara Nelson, Director  
Planning Department  
City of Healdsburg  
401 Grove Street  
Healdsburg, CA 95448

Dear Ms. Nelson:

**RE: City of Healdsburg's 5<sup>th</sup> Cycle (2015-2023) Draft Housing Element**

Thank you for submitting Healdsburg's draft housing element update received for review on August 7, 2014, along with additional revisions received on September 4 and 8, 2014. The Department conducted a streamlined review of the draft housing element based on the City meeting all eligibility criteria detailed in the Department's Housing Element Update Guidance. Pursuant to Government Code (GC) Section 65585(b), the Department is reporting the results of its review. Our review was facilitated by various communications including a telephone conversation on August 28, 2014 with you; Mr. Jesse Brown, Project Planner; and Ms. Chelsey Payne, the City's Consultant.

The revised draft element meets the statutory requirements of State housing element law. The element will comply with State housing element law (GC, Article 10.6) when adopted and submitted to the Department, in accordance with GC Section 65585(g).

To remain on an eight year planning cycle, pursuant to Senate Bill 375 (Chapter 728, Statutes of 2008) the City of Healdsburg must adopt its element within 120 calendar days from the statutory due date of January 31, 2015 for ABAG localities. If adopted after this date, GC Section 65588(e)(4) requires the housing element be revised every four years until adopting at least two consecutive revisions by the statutory deadline. For more information on housing element adoption requirements, please visit our website at: [http://www.hcd.ca.gov/hpd/hrc/plan/he/he\\_review\\_adoptionsteps110812.pdf](http://www.hcd.ca.gov/hpd/hrc/plan/he/he_review_adoptionsteps110812.pdf).

Public participation in the development, adoption and implementation of the housing element is essential to effective housing planning. Throughout the housing element process, the City must continue to engage the community, including organizations that represent lower-income and special needs households, by making information regularly available and considering and incorporating comments where appropriate.

HCD Review of Healdsburg's Housing Element

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The Department appreciates your dedication and that of Jesse Brown, Planner; and Chelsey Payne, the City's Consultant, in preparation of the housing element and looks forward to receiving Healdsburg's adopted housing element. If you have any questions or need additional technical assistance, please contact Harrison Anixter, of our staff, at (916) 263-8673.

Sincerely,

A handwritten signature in blue ink, appearing to read "P. McDougall", with a stylized flourish at the end.

Paul McDougall  
Housing Policy Manager