

SANDAG GRANT FUNDING INCENTIVES TO ACCELERATE HOUSING PRODUCTION**Applicability and Purpose of Policy**

Board Policy No. 033 establishes guidelines for incentivizing local participation in the achievement of regional housing goals. The Policy only applies to discretionary funding allocated by SANDAG through a competitive process to the cities and the County in the San Diego region (“local jurisdictions”), including but not limited to the Housing Acceleration Program grants, *TransNet* Active Transportation Grant Program, and *TransNet* Smart Growth Incentive Program. Funding programs that are not subject to this Policy include those: (1) awarded on a formula-basis, (2) allocated by agencies other than SANDAG, (3) that award to entities other than local jurisdictions, or (4) that do not have the potential to accelerate housing production. For new grant programs, the Policy Advisory Committee providing oversight for the relevant policy area will review and make a recommendation to the Board of Directors about whether a particular funding source should be subject to this Policy.

Procedures

1. Eligibility. A local jurisdiction must meet the following criteria at the time of the funding program’s application deadline for award of points under this Policy.
 - 1.1. Housing Element Compliance: an adopted Housing Element found compliant by the California Department of Housing and Community Development (HCD) for the current planning period as defined by Government Code Section 65588.
 - 1.2. Annual Housing Element Progress Reports: an annual report submitted to SANDAG by April 1 each year demonstrating the status and progress a local jurisdiction has made in implementing its Housing Element that includes the information required by Government Code Section 65400, et seq.
2. Scoring Criteria. A minimum of 25 points out of 100, or 25 percent of the total points in a funding program will be awarded under this Policy based on jurisdictions’ adoption of prohousing policies and demonstrated commitment to advancing housing equity. The specific number of points to be allocated in accordance with this Policy will be determined for each competitive process and will be described in the corresponding call for projects.
 - 2.1. Prohousing Policies. A local jurisdiction may earn up to half of the total points awarded under this Policy by demonstrating that it has implemented policies that accelerate the production of housing in the four categories listed below. A jurisdiction which has received a Prohousing Designation from HCD will receive full points under this Prohousing Policies Section.
 - 2.1.1. Favorable Zoning and Land Use. A local jurisdiction may earn points in this category by demonstrating zoning and land use actions that measurably support the Acceleration of Housing Production.
 - 2.1.2. Acceleration of Housing Production Timeframes. A local jurisdiction may earn points in this category by demonstrating actions that decrease production timeframes or promote the streamlining of approval processes.

- 2.1.3. Reduction of Construction and Development Costs. A local jurisdiction may earn points in this category by demonstrating actions that quantifiably reduce construction or development costs.
- 2.1.4. Providing Financial Subsidies. A local jurisdiction may earn points in this category by demonstrating actions that promote, develop, or leverage financial resources for housing.
- 2.2. Housing Equity/Affirmatively Furthering Fair Housing (AFFH). A local jurisdiction may earn up to half of the total points awarded under this Policy by addressing housing inequity and providing solutions to foster equitable and inclusive communities.

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