



Let's Talk Housing

CITY OF SAN MATEO



November 2, 2021

WELCOME! ¡BIENVENIDO!

Housing Policy Workshop

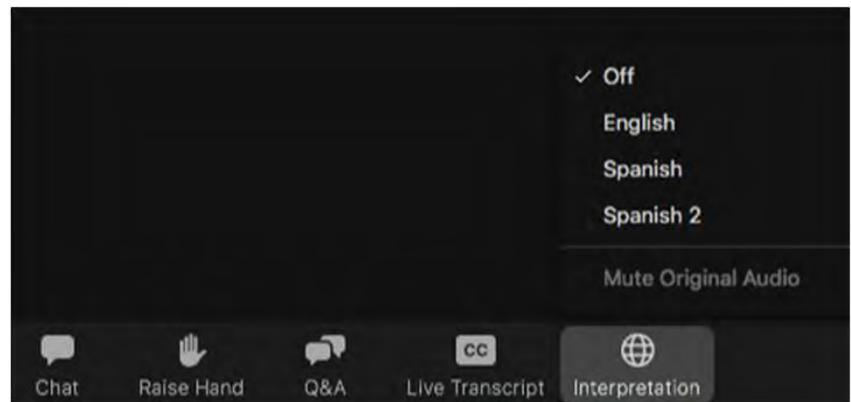


Zoom Logistics



MUTE/VIDEO
You will be muted during presentation.
We'd love to see your face so keep video on if possible.
Click ^ arrow to turn off or on.

CHAT
Send questions
“CHAT ME”



LANGUAGE
Change to Spanish

Our Goals Today

- Provide an inclusive and informed dialogue about housing
- Connect community members with each other and develop a shared sense of possibility for the future
- Identify priorities that can guide City's upcoming housing programs and policies



Agenda

- Presentation & Discussion #1:
Background/Overview of Existing
Programs/Policies
- Presentation & Discussion #2: New Strategies
- Next Steps

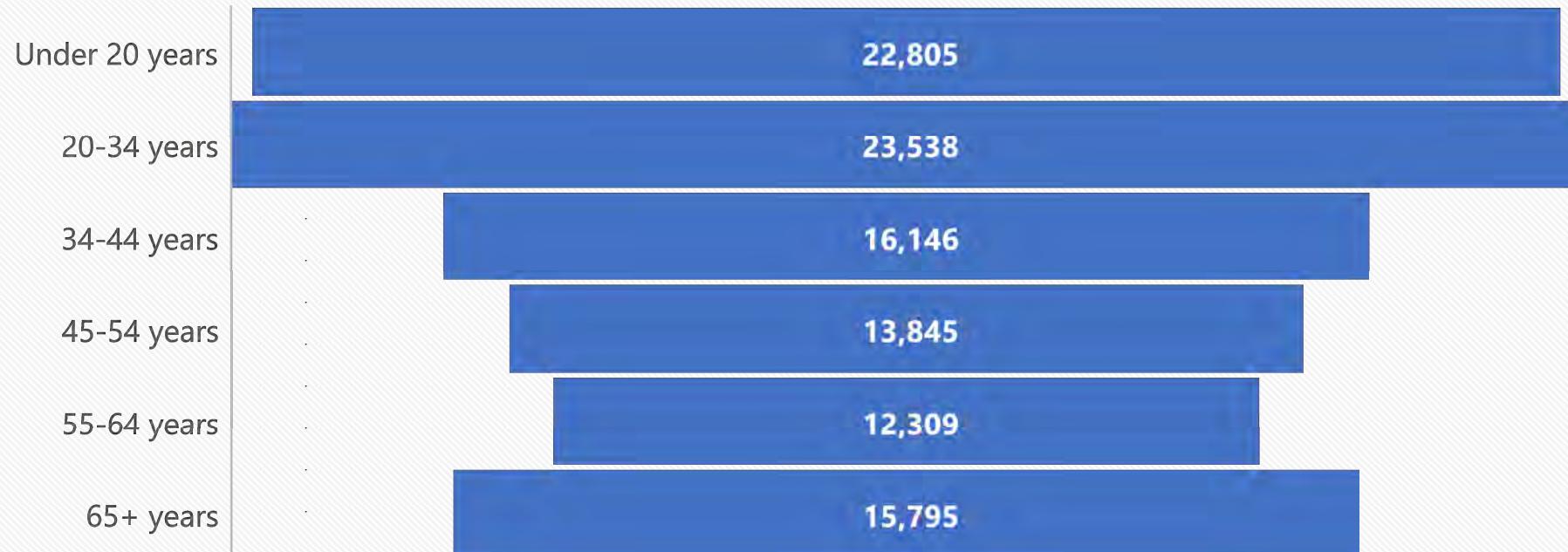




Who's in the Room?

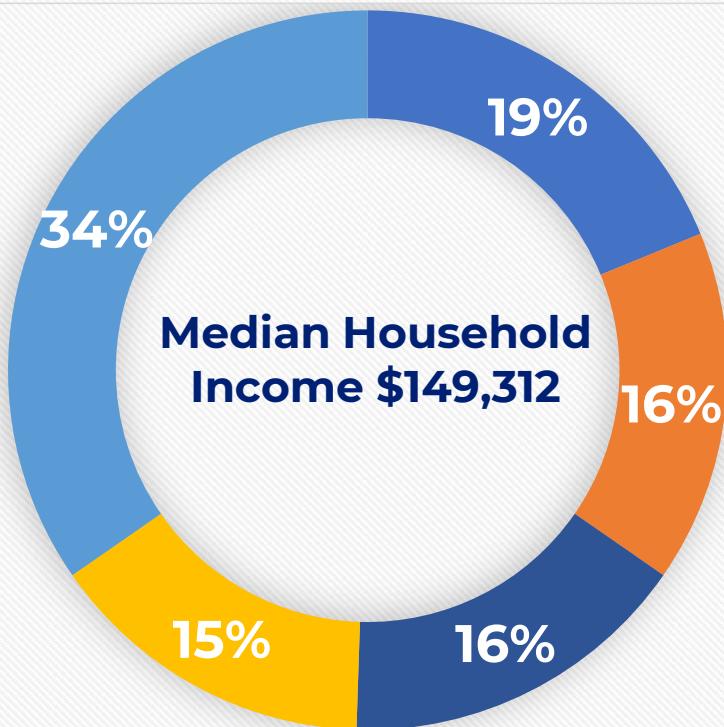
Who Lives Here?

Median Age 37.2



Sources: 2019 American Community Survey 1-year Estimates

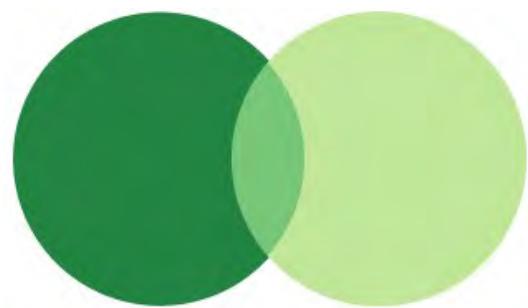
Household Incomes



- Less than \$50,000
- \$50,000 - 99,999
- \$100,000 - 149,999
- \$150,000 - 199,999
- \$200,000 or greater

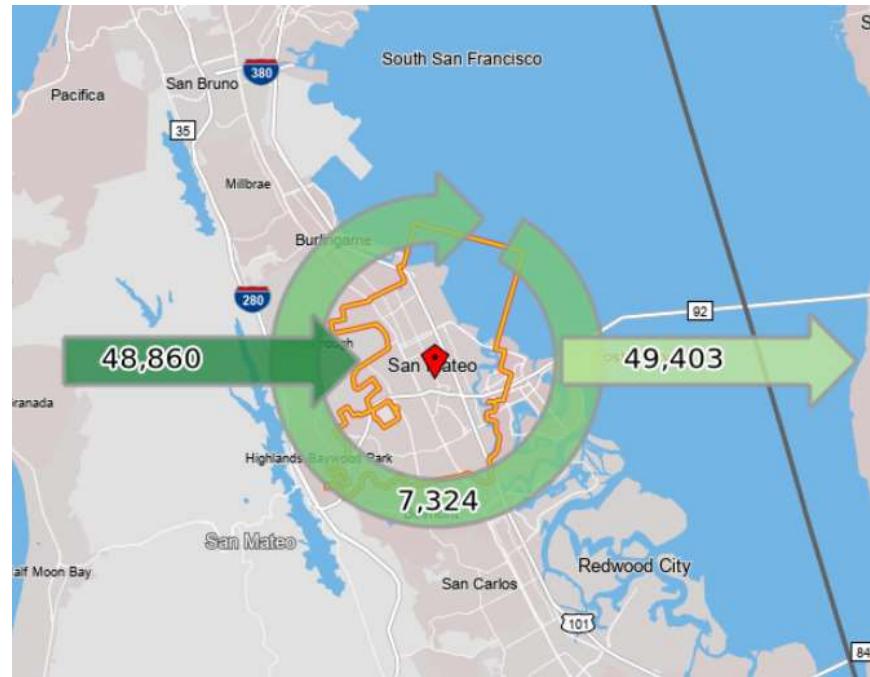
Source: 2019 American Community Survey 1-Year Estimates

Where People Live vs. Work



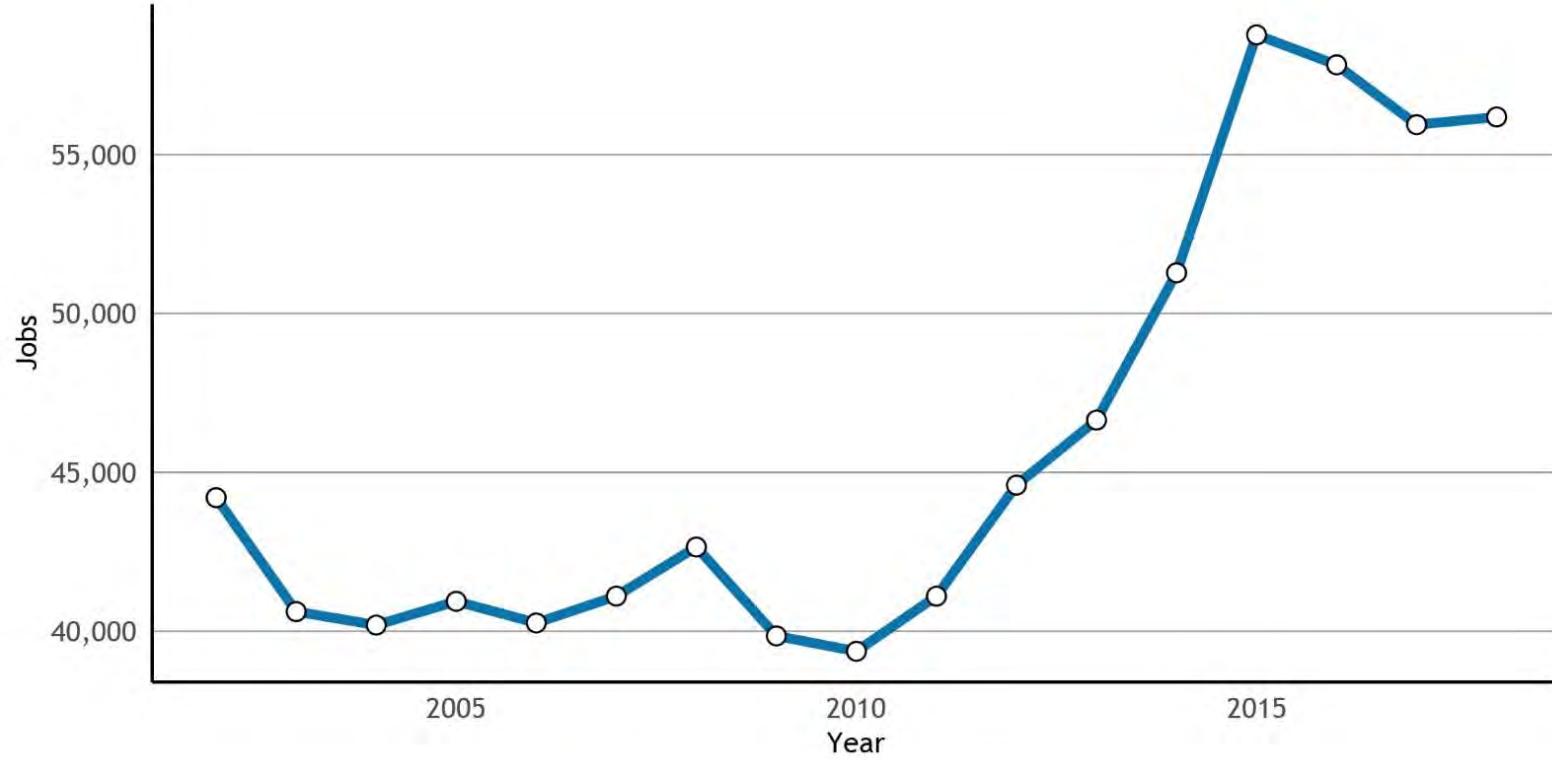
- 48,860 - work in San Mateo, live outside
- 49,403 - live in San Mateo, work outside
- 7,324 - live and work in San Mateo

(Inflow/Outflow Job Counts in 2018)



Source: [U.S. Census Bureau, OnTheMap Application](#) and LEHD Origin-Destination Employment Statistics

Jobs in San Mateo



Housing Element

- Planning Period 2023-2031
- Capacity to accommodate RHNA -7,015
- Programs / Policies to support Housing at all income levels
- Programs/ Policies to ensure inclusion of all residents (Fair Housing)

What we've heard so far.....

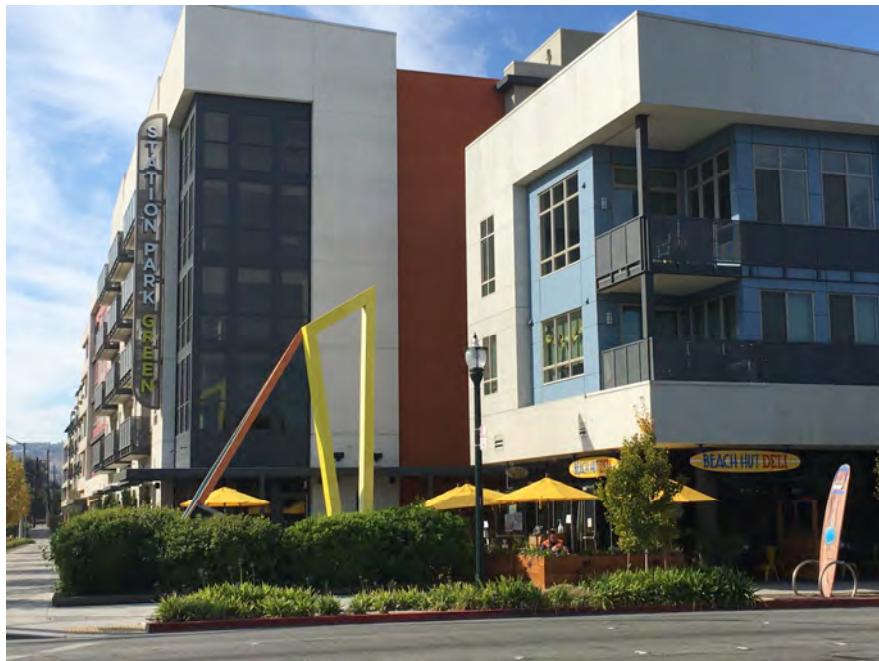
“I hope that there will be more opportunities in the future so that our children do not have to move from this city or state.”

“I would like the community to be more walkable and have better public transit.”

“I prefer to live in a diverse community that welcomes people of all ethnicities and incomes.”

“We need to improve traffic flow in denser areas.”

Encourage Affordability



Encourage Affordability

- Inclusionary Requirements/ Below Market Rate (BMR) Program and Density Bonus
- Commercial Linkage Fee
- Local funding to support affordable housing

Accessory Dwelling Units





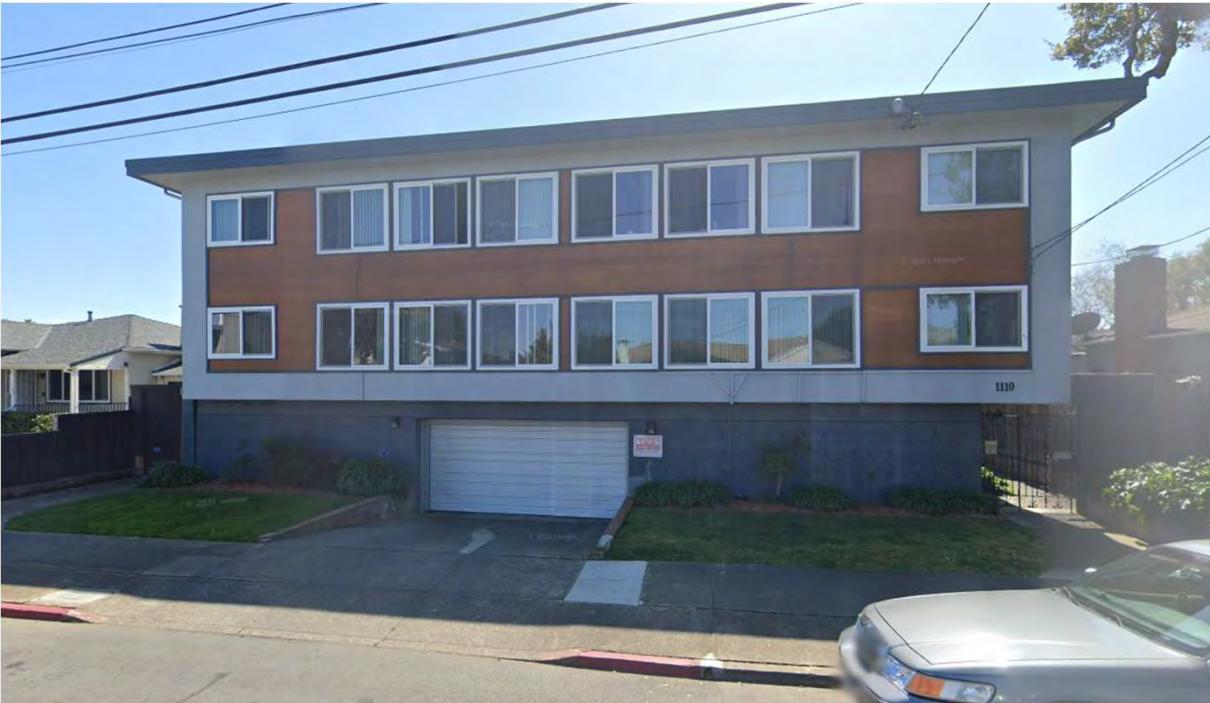
Mixed Use

- Mix of uses in one building or development
- Increases walkability



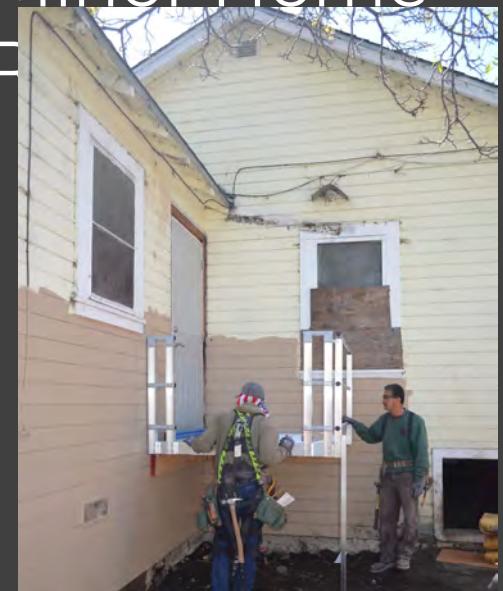
Transit Oriented Development

- Compact housing, jobs, shopping
- 1/4 to 1/2 mile from public transit

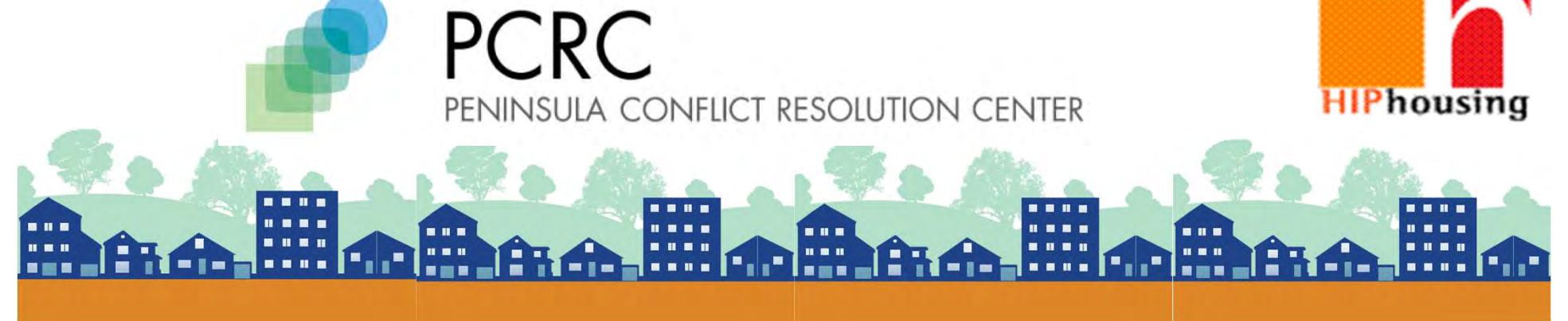
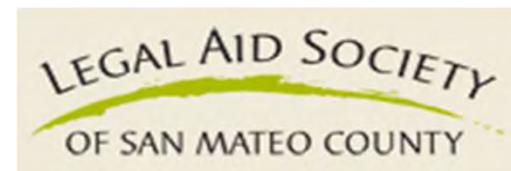


Preservation of Existing Housing

Acquisition
/Rehab
Rehab Loan
Program
Minor Home
Rehab



Housing Services



PCRC
PENINSULA CONFLICT RESOLUTION CENTER

The background of the PCRC logo features a stylized city skyline with various buildings of different heights and colors (blue, green, orange). In front of the skyline is a solid orange horizontal band.

Conversation Guidelines

- Speak from your own experience
- Listen to understand each other
- Respect differences; be curious
- Let everyone participate
- Your questions are valuable

- Habla a partir de tu propia experiencia
- Escucha para que nos entendamos unos a otros
- Respeta las diferencias; ten curiosidad
- Deja que todos participen
- Tus preguntas son valiosas



Table Introductions

- What is your name
- What do you love about San Mateo?



Table Discussion #1

- What do you think about the existing programs?
- Are there revisions to them that you think would be interesting to explore?



Table Discussion #1

Recap/Questions



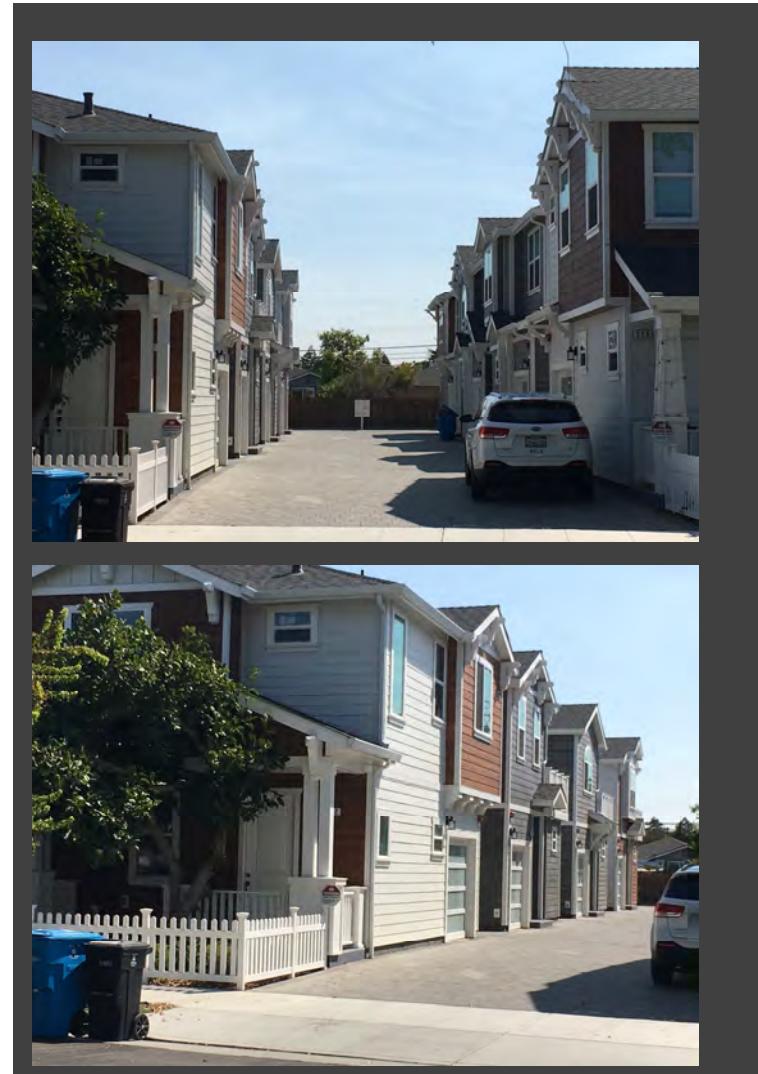
New Strategies



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Missing Middle



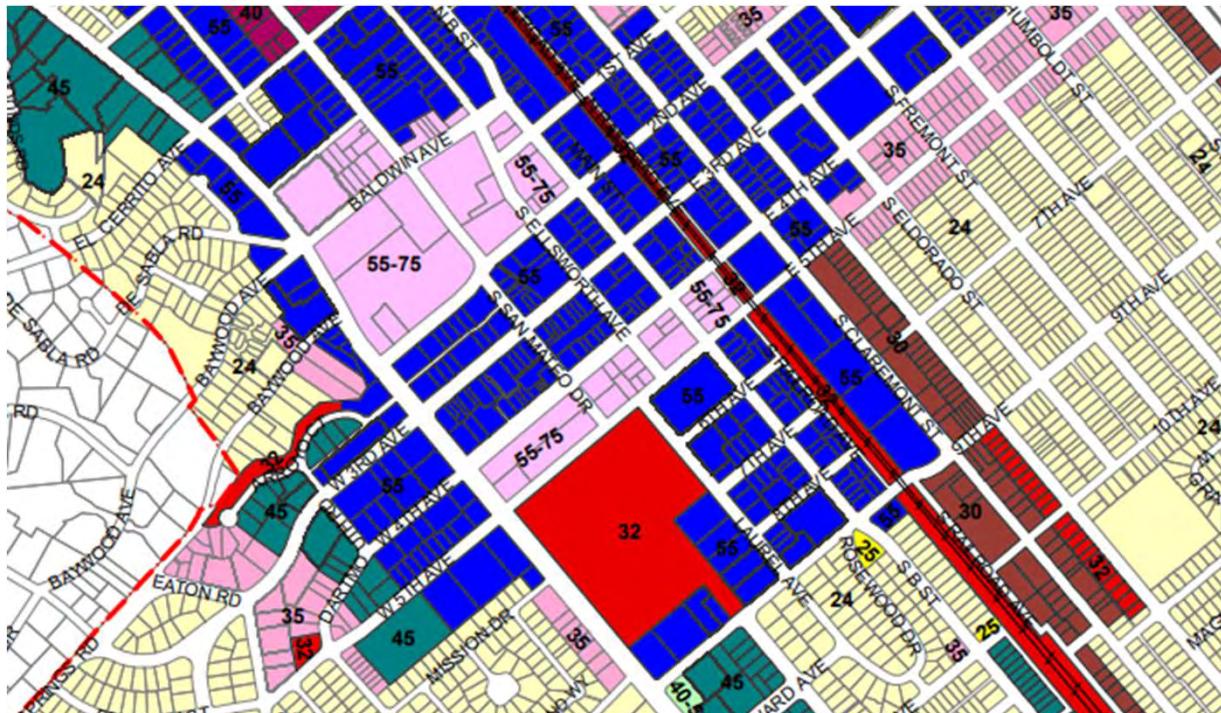


Missing Middle



What Size Units?





Developer Incentives

- More affordable units
- Transportation Improvements
- Ped/Bike Improvements
- Recreation Amenities



Reduce Auto Use

- Transit passes/info
- Bikes
- Car share
- Shuttle
- Safe passage ways

Ensuring Inclusion

Fair Housing

- Tenant Protections
- Accessibility
- Housing Choices



Table Discussion #2

- As the City moves forward with planning efforts, which options would best match San Mateo's needs?
- What other questions, concerns, and ideas do you have?



Table Discussion #2

Recap/Questions



Next Steps

Website

Por favor visite nuestro sitio web
cityofsanmateo.org/HousingElement2023

Join

- Our email list to receive summary and notices

Share

- Take our online survey

Attend

- Future events to discuss housing issues

Upcoming Events

- January 13, 2022- Fair Housing Workshop
- January/February 2022- Joint Study Session City Council and Planning Commission



Thank You!

Please visit our website
Por favor visite nuestro sitio web
cityofsanmateo.org/HousingElement2023

Questions? Contact the Housing Division
Tiene preguntas? Contacte la Division de Vivienda
housing@cityofsanmateo.org | (650) 522-7220

