DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT DIVISION OF HOUSING POLICY DEVELOPMENT

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June 3, 2009

Mr. Mark Deven, City Manager City of Woodland 300 First Street Woodland, CA 95695

Dear Mr. Deven:

RE: Review of the City of Woodland's Adopted Housing Element

Thank you for submitting the City of Woodland's housing element adopted on March 24, 2009 and received for review on March 25, 2009. The Department is required to review adopted housing elements and report the findings to the locality pursuant to Government Code Section 65585(h).

As you know, the Department's March 19, 2009 review found the City of Woodland's revised draft housing element addressed the statutory requirements of housing element law. As the adopted element is substantially the same as the revised draft, the Department is pleased to find the element in full compliance with State housing element law (Article 10.6 of the Government Code).

Programs 2.7, 2.8 and 2.10, including seeking and providing financial assistance, to assist in the development of new rental construction for lower-income households, including extremely low-income and farmworkers, are critical to compliance with housing element law. The City should monitor and report on the results of these programs through the annual progress report, required pursuant to Government Code Section 65400, and should amend programs as necessary, if existing programs or strategies are not effective in providing needed housing opportunities.

Woodland now meets specific requirements for several State funding programs designed to reward local governments for compliance with State housing element law. For example, the Infill Infrastructure Grant Program, authorized by Proposition 1C, Local Housing Trust Fund and the Building Equity and Growth in Neighborhoods (BEGIN), and Housing Related Parks Programs include housing element compliance either as a threshold or a competitive factor in rating and ranking applications. More specific information about these and other programs is available on the Department's website at http://www.hcd.ca.gov/hpd/hrc/plan/he/loan_grant_hecompl011609.pdf.



The Department wishes the City of Woodland success in implementing its housing element and looks forward to following its progress through the General Plan annual progress reports pursuant to Government Code Section 65400. If the Department can provide assistance in implementing the housing and land-use strategies, please contact Paul McDougall, of our staff, at (916) 322-7995.

Sincerely,

Cathy E. Creswell
Deputy Director