

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the City of Claremont has initiated and will hold a public hearing on a proposed amendment to the Claremont Municipal Code (CMC) pertaining to modification of the existing inclusionary housing ordinance. The proposed Code amendment responds to Assembly Bill 1505 allowing cities and counties to require onsite construction of affordable housing (also called “inclusionary” housing) in connection with the development of market-rate rental residential projects. The Planning Commission recommended unanimous approval by an affirmative vote of 7-0-0-0 of the proposed draft ordinance at the regularly scheduled Planning Commission meeting held on October 2, 2018.

The City Council will hold a public hearing to consider the proposed amendment on **Tuesday, October 23, 2018, beginning at 7:00 p.m.** in the Council Chamber, 225 W. Second Street, Claremont. All persons interested in the proposed amendment are invited to appear and be heard at the public hearing.

Proposed Change to Claremont Municipal Code Chapter 16.036 – Inclusionary Housing Requirements of Title 16 of the Claremont Municipal Code

The proposed Code amendment would amend CMC Chapter 16.036 – Inclusionary Housing Requirements to permit the City to require that 15% of all rental units planned as part of a housing development of five or more units be designated as inclusionary, or affordable, units or, in the alternative, require the payment of certain in-lieu fees. Currently, this requirement applies only to “for-sale” units. This amendment would require that a minimum of fifteen percent (15%) of all newly constructed for-rent dwelling units in the residential development be developed, offered to and rented to moderate income households, at an affordable housing cost.

NOTICE IS FURTHER GIVEN that the proposed Ordinance has been reviewed with respect to applicability of the California Environmental Quality Act (“CEQA”) and the State CEQA Guidelines (California Code of Regulations, Title 14, Sections 15000 *et seq.*). Passage of this ordinance is not considered a project under Public Resources Code Section 21065 and CEQA Guidelines Section 15378, because the activity will not result in a direct or reasonably foreseeable indirect physical change in the environment. In addition, the proposed Ordinance is exempt from CEQA as it can be seen with certainty that there is no possibility for causing a significant effect on the environment (CEQA Guidelines Section 15061(b)(3)).

Copies of the proposed Code amendment are available at the Planning Division, Claremont City Hall, 207 Harvard Avenue and on the City website at www.claremontca.org/publichearingnotices. Persons are invited to comment on the proposed Code amendment by contacting Director of Community Development Brad Johnson via email at bjohnson@ci.claremont.ca.us via phone at (909) 399-5321, or by sending written comments to P.O. Box 880, Claremont, CA 91711-0880.

In compliance with the Americans with Disabilities Act of 1990, any person with a disability who requires a modification or accommodation in order to participate in a City meeting should contact the City Clerk at 909/399-5461 “VOICE” or 1-800/735-2929 “TT/TTY” at least three (3) working days prior to the meeting, if possible.

CITY CLERK
CITY OF CLAREMONT

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