



Mill Valley
HOUSING ELEMENT
update

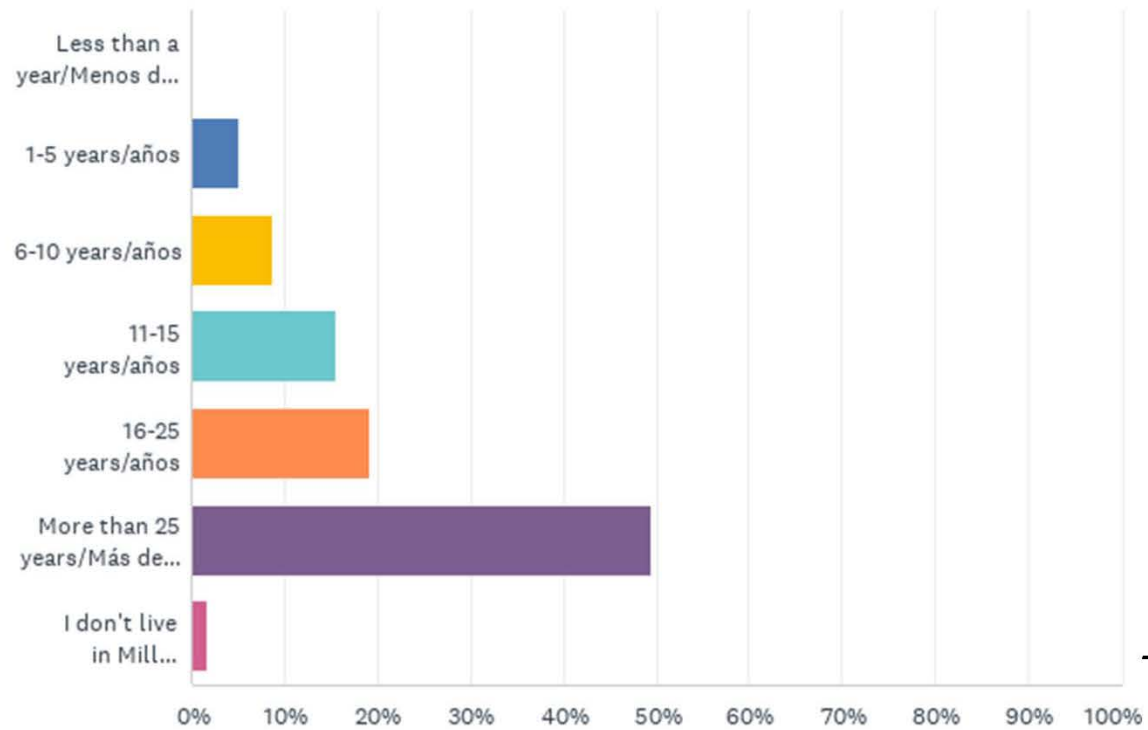
October 18, 2021

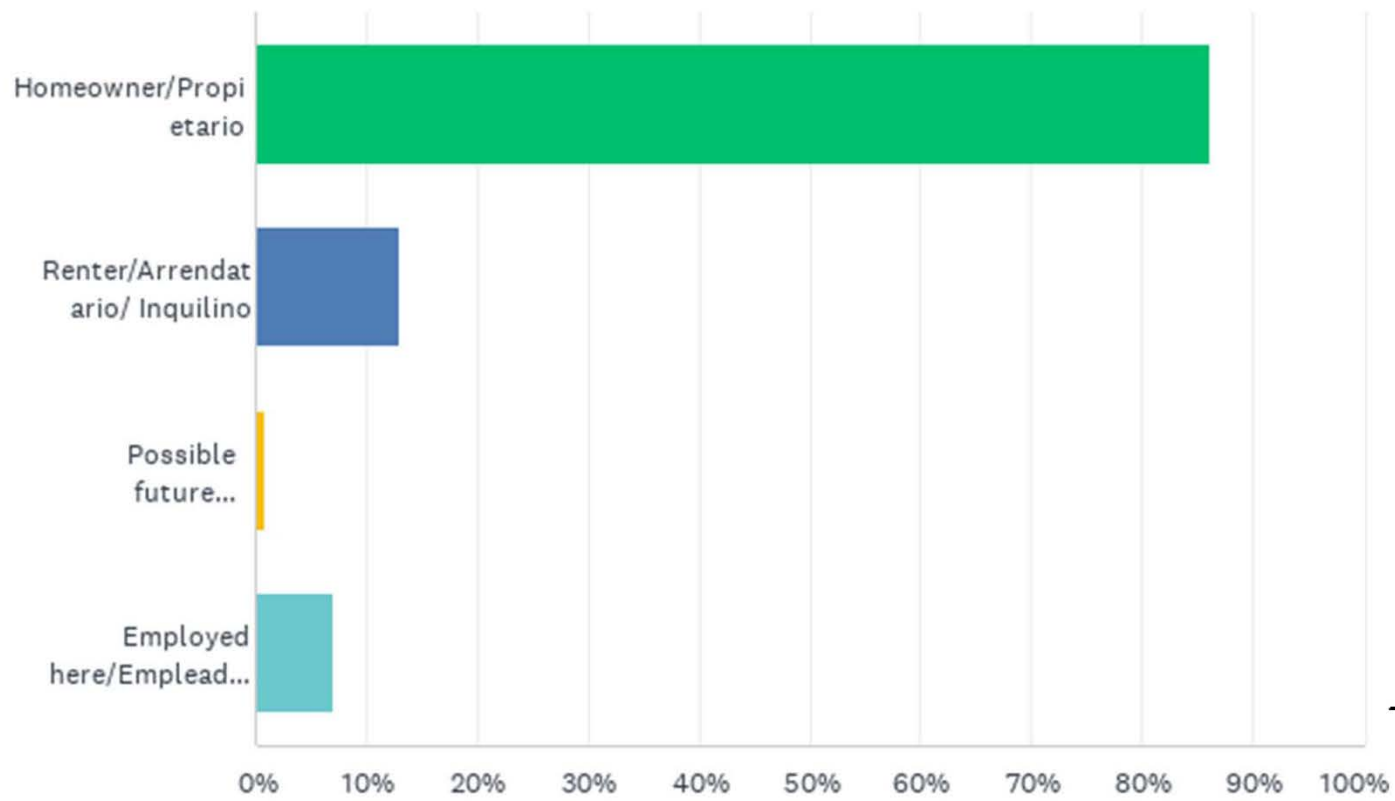
- Purpose:

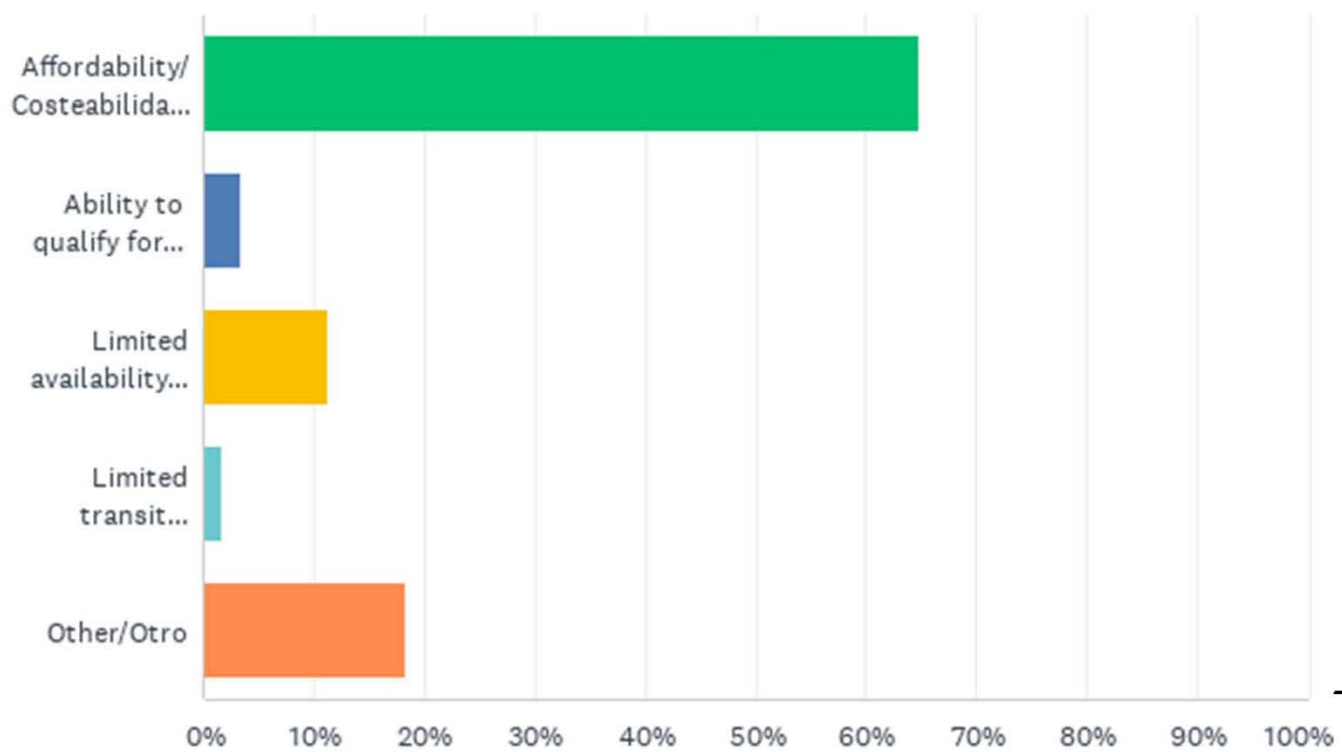
Review requirements and overall process, discuss housing trends and demographics, review existing housing goals

- 40+ Attendees
- Six additional views
- 115 Online Survey Participants

The screenshot shows a Zoom meeting in progress. The main content is a presentation slide titled "OPPORTUNITIES EXISTING POLICIES & PROGRAMS". The slide features a central diagram with "Housing Strategies" in the middle, surrounded by four blue circles: "Protect Existing Housing" (top), "Enhance & Preserve Housing Stock" (right), "Expand & Produce More Units" (bottom), and "Target Local Community / Tenants & Workforce" (left). There are three inset images: a photo of a house in the top right, a photo of two people on a couch in the middle left, and a photo of a modern house in the bottom left. The Zoom interface includes a search bar at the top, a video thumbnail of a participant in the top right, and a video player at the bottom with a play button and a timestamp of 36:05 / 1:14:51. Below the video player, the title "Mill Valley Housing Element Workshop #1" and "6 views · Sep 27, 2021" are visible, along with social media icons for likes, shares, and saves.









Housing and Neighborhood Quality

- Maintain and enhance the quality and affordability of existing housing and ensure new development is compatible with Mill Valley's small-town character and many environmental, community, neighborhood and scenic attributes.

Housing Supply and Diversity

- Provide opportunities for a range of housing types for residents of varying lifestyles & incomes.

Housing Affordability

- Enhance affordability so that modest income households can join and remain an integral part of the community.

Address Governmental Constraints

- Address governmental requirements and processes related to maintenance, improvement and development of housing while maintaining community character.
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Equal Housing and Special Needs

- Promote equal housing opportunities for all residents, including special needs populations.

Sustainability and Energy Efficiency

- Promote a healthy and sustainable Mill Valley through support of existing and new housing which minimizes reliance on natural resources.

Community and Government Collaboration

- Coordinate with citizens, community groups, and agencies to address housing needs.
-

88 Responses

- Co-Housing and affordable apartment scale housing
 - Financial Assistance
 - Focus on Affordable Housing, Senior Housing, Workforce Housing, Accessory Dwelling Units, rental units
 - Housing that Maintains MV Character
 - Community Land Trusts
 - Changes to density along certain corridors
-



- Overall support for existing policies.
 - Concern about impacts to traffic and quality of life by increasing housing numbers.
 - Concern over adequacy of housing for all.
 - Concern about state mandates.
-



Aging Population

50

Median Age

23%

MV Population 65 years or older

Local Workforce (mainly service providers)

72%

MV Workforce

Live outside the City

Diversity & Inclusion

86%

Identify themselves as "white"

*Decreasing, particularly for
younger generations*

Disabled

11%

MV Population

Cost Burdened Households

29%

30%+ income allocated to housing costs

Below Poverty

5.6%

MV Population

Housing Element Update Schedule

Phase One: Housing Needs



- Draft Outreach Plan
- Establish Website
- City Council Presentation and Feedback
- Initial Outreach
- **WORKSHOP #1** Housing Needs
- City Council Update

SEPT
2021

OCT
2021

Phase Two: Site Analysis



- **WORKSHOP #2** Preliminary Site Analysis
- City Council Update
- Ongoing Outreach

NOV-DEC
2021

JAN-MAR
2022

Phase 4: Policy Development



- Focus Group with DEI
- **Workshop #4: Housing Policies and Programs**
- Farmers Market
- Labor Day Pancake Breakfast
- Ongoing Outreach

APR - MAY
2022

JUN-AUG
2022

Adoption of Element



- Planning Commission Hearing
- City Council Hearing
- Review by HCD
- Additional Hearings if Needed

SEP - NOV
2022

JAN
2023

Phase 3: Draft Scenarios



- Focus Groups (DEI and Other)
- Farmers Market
- Joint CC/PC Meeting
- **Workshop #3** Review Draft Scenarios
- Ongoing Outreach

Development of Draft Document



- Public Review Draft Document
- Planning Commission
- City Council
- Revised Draft Document
- Environmental Review

Certification of Housing Element by HCD





Home » » Long-Range Planning (City Plans, Policies, Programs) » Housing » Housing Element

Email Print

Housing

Long-Range Planning (City Plans, Policies, Programs)

General Plan MV2040

Zoning (Ordinance) Updates

Historic Context Statement/Survey Update

Housing

Multi-Family and Mixed-Use



Housing Element

2023-2031 Update

The Housing Element is one of the seven required elements (or chapters) of the City's [General Plan](#). Because housing affordability and availability is a critical issue with statewide implications, State law requires Housing Elements to be updated on a regular basis.

The City of Mill Valley is currently part of an 8-year update cycle (2023-2031) and is working to update the Housing Element. The Housing Element Update must be reviewed and certified by the State Department of Housing and Community Development (HCD) by January 2023.

Join Our Email List

Stay up-to-date on the latest information by signing up for the [Housing Element Update Email List](#).

Join the Conversation at Upcoming Events

The City welcomes your input and comments as part of the update process! See below for the series of workshops that will discuss housing needs, policies, sites, and land use plans to support housing opportunities for all income levels in the community during the 8-year planning cycle.

September 23, 2021: Workshop 1 (6:30 - 8:00pm)

- [Register for the zoom workshop](#) to discuss demographics, housing needs and general requirements for the Housing Element Update
- Can't attend? Participate remotely after the meeting by visiting this website between September 24 - October 2, 2021.

Other forecasted workshop dates: November 10, 2021; February 16, 2022; and March 30, 2022



Check out the Housing Element Website!

WWW.CITYOFMILLVALLEY.ORG/HOUSINGELEMENT

- Tell a friend or neighbor
 - Sign up for e-mail notifications
 - Download documents
-



Provide additional comments

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November 10, 2021

6:30 PM – 8:30 PM

Via ZOOM
