

STAFF REPORT FOR PLANNING COMMISSION MEETING OF AUGUST 30, 2023

FILE NO: MPA-2023-0314

AGENDA ITEM: 4.A

STAFF CONTACT: Hope Sullivan, AICP, Community Development Director

AGENDA TITLE: For Discussion Only: Discussion with developers of market rate and affordable housing to discuss price and other factors considered in building market rate and affordable housing in Carson City.

STAFF SUMMARY: The Carson City FY 2022-2026 Strategic Plan states that in Fiscal Year ("FY") 2024, the Community Development Department will "evaluate ways to partner with affordable housing developers to increase affordable housing units." This meeting is an opportunity for housing developers to explain the factors they consider when approaching a project to inform both City staff and the Planning Commission.

PROPOSED MOTION: none (discussion only)

DISCUSSION:

The Carson City FY 2022-2026 Strategic Plan states that in Fiscal Year ("FY") 2024, the Community Development Department will "evaluate ways to partner with affordable housing developers to increase affordable housing units." Two affordable housing developers and one market rate housing developer will meet with the Planning Commission to discuss the factors considered in building and the relationship to price. As part of the discussion, ideas related to updates to various City codes may emerge.

LEGAL REQUIREMENTS: CCMC 18.02.075 (Zoning map amendments and zoning code amendments)

KEY ISSUES: Is there an opportunity to partner with affordable housing developers to increase affordable housing units?