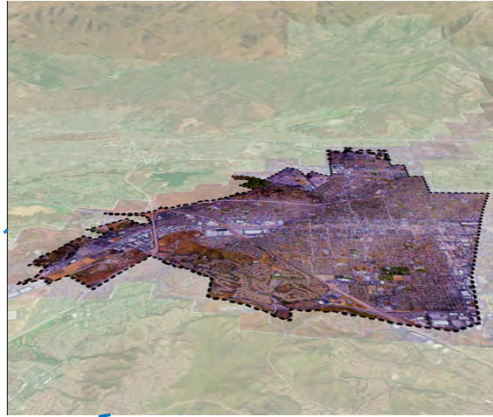
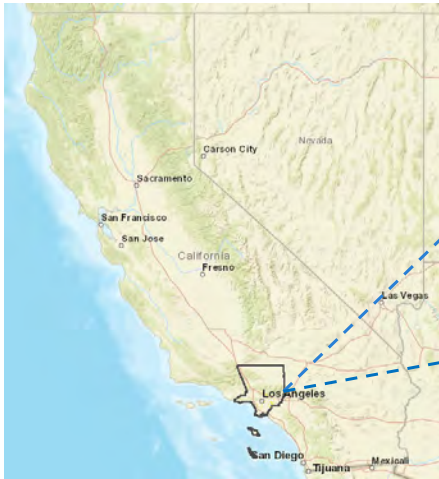




City of Pomona



Pomona is a charter city located in Los Angeles County, California and is roughly 32.6 miles via I-10W from the city of Los Angeles.



Community Profile

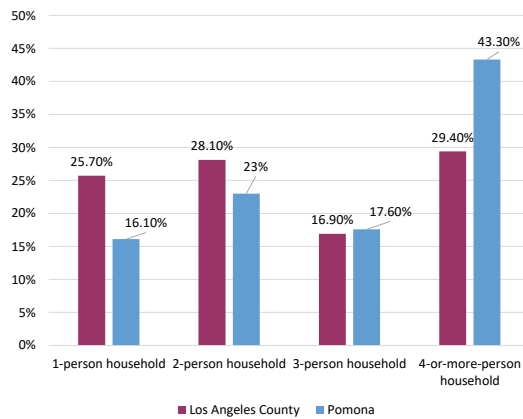
- Population: 152,209
- Households: 39,097
- Median age: 32
- Median household income: \$60,598
- Poverty rate: 12.6%
- Homeownership: 52.7%
- Cost burdened homeowners: 35.0%
- Cost burdened renters: 62.6%
- Overcrowding: 3.77 persons per household

Source: SCAG, ACS 2015-2019 5-year estimates, Calif. Dept. of Finance

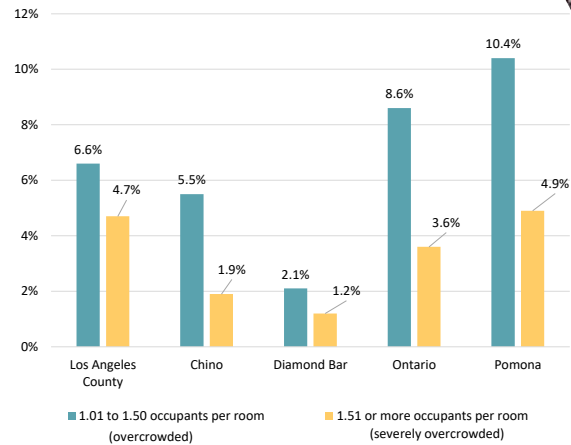


The Pomona Community

Household Sizes Comparisons



Overcrowding Comparisons



Source: American Community Survey 5-Year Estimates, 2019



Housing Units by Type



7.4% Townhomes



19.1% Multiunit



60.2% Single Unit



8.5% Duplex/Triplex



4.8% Mobile Homes

Data: SCAG. (May 2019). Local Profiles Report: Profile of the City of Pomona, Photos: Zillow.com

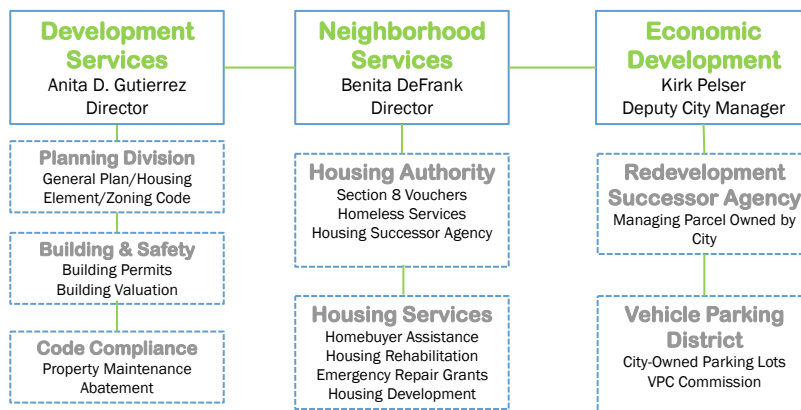


Housing & City Organization

7

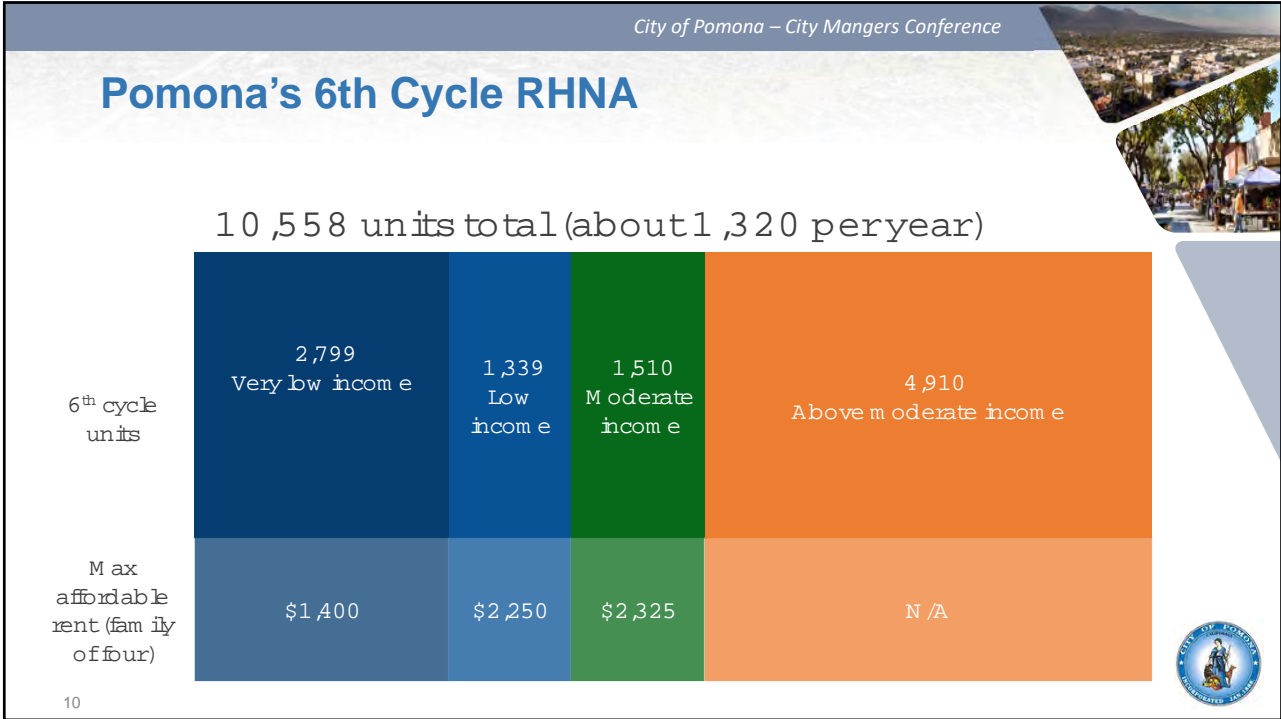
City of Pomona – City Mangers Conference

Three Pillars of Housing Development

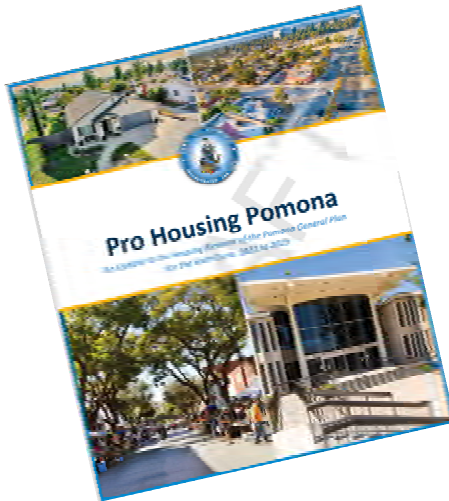


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Prohousing + Housing Element



- City is seeking Pro-Housing Designation
- Current Pro-Housing Efforts include:
 - Adopted Inclusionary Ordinance
 - Applies to developments with 3 or more units
 - Partnering with non-profit developers on 100% affordable housing projects on vacant/surplus land
 - Adopted Emergency Shelter Overlay
 - Hope for Home – Shelter
- The Housing Element is the City's opportunity to evaluate pro-housing policies for update or modification

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Prohousing Pomona - 10 actions steps

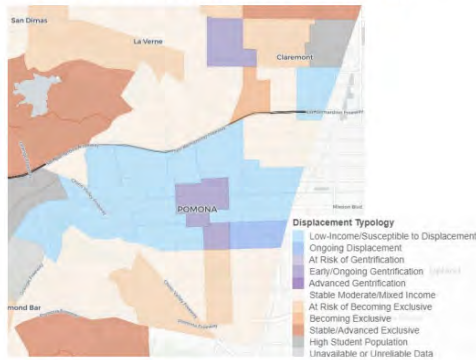
1. Establish financial incentives for housing, including a housing trust fund.
2. Improve development standards to reduce barriers to on-site housing production.
3. Allow residential land uses by-right.
4. Maximize zoning density for residential units.
5. Streamline the production of accessory dwelling units and duplexes.
6. Improve permit processes to reduce time and cost for housing construction.
7. Establish objective design standards and pre-approved site plans for housing permits.
8. Establish development standards for affordability, choice, and equity, including inclusionary housing.
9. Develop a Housing Element with policies that are pro-housing and anti-racist.
10. Engage the public, including advocacy groups and State, County, and local partners, early and often

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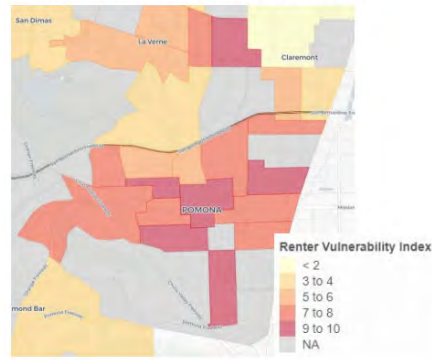


Displacement Risk and Renter Vulnerability

DISPLACEMENT RISK IN POMONA



RENTER VULNERABILITY IN POMONA



Fair Housing – Key Findings

- Housing discrimination based on race and disability.
- Housing Choice vouchers rejected by landlords.
- Residents may face more barriers to securing mortgages than other communities.
- City has 2 census tracts of racial or ethnic concentrations of poverty (R/ECAPs).
- Environmental health and quality is low.
- Residents have a moderate to low level of access to opportunity.



Housing Programs Leading the Way

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Inclusionary Housing Ordinance

- February 2021 - Pomona City Council established new inclusionary housing policy
- Requires market-rate projects to include affordable units in new developments

Single unit:
7% moderate
income



Rental apartments: 13% moderate income



Condos and
townhomes:
11% moderate
income

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San Gabriel Valley Regional Housing Trust Fund

- Established in Feb. 2020
- Pomona along with 20 other cities
- Addressing housing and homelessness planning needs for the region
- Access to funding for affordable housing

Pomona Projects Funded:

1. The Jamboree project, 57 affordable units (2020)
2. The Cesar Chavez project, 125 affordable units (2021)
3. The National Core project, 74 affordable units (approved, awaiting funding 2022)



Other Noteworthy Programs

- Accessory Dwelling Unit Permit Streamlining
- Guaranteed Income Pilot Project
- Comprehensive Zoning Code Update
- SB 330 Overlay
- Complete Streets Ordinance
- Community Land Trust
- Housing Leadership Academy



Thank you



www.pomonaca.gov/prohousing

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