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CITY COUNCIL
Peter Cloven, Mayor
Holly Tillman, Vice Mayor
Jim Diaz, Councilmember
Jeff Wan, Councilmember
Carl "C.W." Wolfe, Councilmember

July 11, 2022

State Department of Housing and Community Development
C/O Land Use and Planning Unit
2020 W. El Camino Avenue, Suite 500
Sacramento, CA 95833
Email: HousingElements@hcd.ca.gov

RE: Submittal of City of Clayton Draft Housing Element

I am pleased to submit for HCD's review the HCD Review Draft Housing Element Update for the City of Clayton. Our local process has involved extensive opportunities for public input, including volunteer distribution of informational doorhangers to each residence in the City, two online surveys and a dedicated project webpage on the City website, and eight public meetings with residents and decision-makers to discuss Housing Element statute and creation of a local, viable plan for meeting housing needs for all income levels. This document also reflects public input received on the first, Public Review Draft Housing Element, which was made available to the community for a 30-day review period that ran between May 20 and June 20, 2022, and included four of the aforementioned public comment meetings.

We believe that our Draft Housing Element is both compliant with Housing Element statute and reflective of the preferences and desires of the Clayton community. We are excited to share this document with HCD staff and look forward to communication with HCD toward achieving certification of our community's housing plan.

Thank you for your time and attention. For future correspondence, please contact our consultant, Laura Stetson of MIG, Inc, by email to lstetson@migcom.com, and me by email to danaa@claytonca.gov. I am also available by telephone at 925-673-7343.

Respectfully,

Dana Ayers, AICP
Community Development Director

**Please Start Here, Instructions in Cell
A2, Table in A3:B15**

Form Fields

Site Inventory Forms must be submitted to HCD for a housing element or amendment adopted on or after January 1, 2021. The following form is to be used for satisfying this requirement. To submit the form, complete the Excel spreadsheet and submit to HCD at sitesinventory@hcd.ca.gov. Please send the Excel workbook, not a scanned or PDF copy of the tables.

| General Information | |
|----------------------------|--|
| Jurisdiction Name | CLAYTON |
| Housing Element Cycle | 6th |
| Contact Information | |
| First Name | Dana |
| Last Name | Ayers |
| Title | Community Development Director |
| Email | danaa@claytonca.gov |
| Phone | 925-673-7343 |
| Mailing Address | |
| Street Address | 6000 Heritage Trail |
| City | Clayton |
| Zip Code | 94517 |

| Jurisdiction Name | Site Address/Intersection | 5 Digit ZIP Code | Assessor Parcel Number | Consolidated Sites | General Plan Designation (Current) | Zoning Designation (Current) | Minimum Density Allowed (units/acre) | Max Density Allowed (units/acre) | Parcel Size (Acres) | Existing Use/Vacancy | Infrastructure | Publicly-Owned | Site Status | Identified in Last/Last Two Planning Cycle(s) | Lower Income Capacity | Moderate Income Capacity | Above Moderate Income Capacity | Total Capacity |
|-------------------|---------------------------|------------------|------------------------|--------------------|------------------------------------|------------------------------|--------------------------------------|----------------------------------|---------------------|----------------------|----------------|----------------------|-----------------|---|-----------------------|--------------------------|--------------------------------|----------------|
| CLAYTON | 5555 CLAYTON RD | 94517 | 118101025 | A | ID | PD | 7.6 | 40 | 2.38 | Civic Facility | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 41 | | | 41 |
| CLAYTON | 5701 CLAYTON RD | 94517 | 118020029 | B | MD | PD | 3.1 | 5 | 13.91 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 3 | | 32 | 35 |
| CLAYTON | DIABLO CREEK PL | 94517 | 118230002 | D | PU | PD | 0 | 3 | 2.86 | Civic Facility | YES - Current | YES - City-Owned | Available | Not Used in Prior Housing Element | 0 | | 6 | 6 |
| CLAYTON | CLAYTON RD | 94517 | 120015011 | E | MHD | PD | 20 | 30 | 1.08 | Residential | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 25 | | | 25 |
| CLAYTON | CENTER ST | 94517 | 119050008 | F | PU | PF | 0 | 20 | 0.28 | Parks/Recreation | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 3 | | | 3 |
| CLAYTON | 1007 OAK ST | 94517 | 119050009 | F | TC | PD | 0 | 20 | 0.22 | Parks/Recreation | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 4 | | | 4 |
| CLAYTON | 1005 OAK ST | 94517 | 119050034 | F | TC | PD | 0 | 20 | 0.29 | Parks/Recreation | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 4 | | | 4 |
| CLAYTON | 6005 MAIN ST | 94517 | 118560010 | G | TC | PD | 0 | 20 | 1.66 | Vacant | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 26 | | | 26 |
| CLAYTON | 6470 MARSH CREEK RD | 94517 | 119021054 | H | MHD | PD | 20 | 20 | 1.16 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 18 | | | 18 |
| CLAYTON | 6955 MARSH CREEK RD | 94517 | 119080009 | J | PU | A | 0 | 10 | 13.23 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 0 | 53 | 52 | 105 |
| CLAYTON | MITCHELL CANYON RD | 94517 | 121090011 | J | MD | R-15 | 3.1 | 5 | 4.1 | Single Family | YES - Current | NO - Privately-Owned | Pending Project | Used in Two Consecutive Prior Housing Elements - Vacant | 3 | | 7 | 10 |
| CLAYTON | MITCHELL CANYON RD | 94517 | 121090016 | J | MD | R-15 | 3.1 | 5 | 4.51 | Open Space | YES - Current | NO - Privately-Owned | Pending Project | Used in Two Consecutive Prior Housing Elements - Vacant | 0 | 2 | 9 | 11 |
| CLAYTON | 500 DOUGLAS RD | 94517 | 119560012 | K | LD | PD | 1.1 | 3 | 1.47 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Prior Housing Element - Non-Vacant | 0 | | 4 | 4 |
| CLAYTON | MARSH CREEK RD | 94517 | 119070008 | L | PR | R-10 | 0 | 1 | 8.04 | Open Space | YES - Current | NO - Privately-Owned | Pending Project | Used in Prior Housing Element - Non-Vacant | 1 | | 6 | 7 |
| CLAYTON | 1060 PINE LN | 94517 | 78020006 | M | LD | PD | 1.1 | 5 | 5.86 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 0 | | 23 | 23 |
| CLAYTON | 1080 PINE LN | 94517 | 78020007 | M | LD | PD | 1.1 | 5 | 2.21 | Single Family | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 0 | | 8 | 8 |
| CLAYTON | CENTER ST | 94517 | 119017003 | N | TC | PD | 0 | 20 | 0.43 | Vacant | YES - Current | NO - Privately-Owned | Available | Used in Two Consecutive Prior Housing Elements - Vacant | 6 | | | 6 |
| CLAYTON | 6070 CENTER ST | 94517 | 119017004 | N | TC | PD | 0 | 20 | 0.63 | Single Family | YES - Current | NO - Privately-Owned | Available | Not Used in Prior Housing Element | 9 | | | 9 |
| CLAYTON | 6490 MARSH CREEK RD | 94517 | 119021013 | O | MHD | PD | 20 | 20 | 0.87 | Single Family | YES - Current | NO - Privately-Owned | Pending Project | Used in Two Consecutive Prior Housing Elements - Vacant | 7 | | 18 | 25 |
| CLAYTON | 6450 MARSH CREEK RD | 94517 | 119021055 | O | MHD | PD | 20 | 20 | 0.95 | Single Family | YES - Current | NO - Privately-Owned | Pending Project | Used in Two Consecutive Prior Housing Elements - Vacant | 0 | | 26 | 26 |
| CLAYTON | 6170 HIGH ST | 94517 | 119021063 | O | MHD | PD | 20 | 20 | 1.11 | Vacant | YES - Current | NO - Privately-Owned | Pending Project | Used in Two Consecutive Prior Housing Elements - Vacant | 0 | | 30 | 30 |
| CLAYTON | 1015 DIABLO ST | 94517 | 119016009 | P | TC | PD | 0 | 20 | 0.46 | Civic Facility | YES - Current | YES - City-Owned | Available | Not Used in Prior Housing Element | 7 | | | 7 |
| CLAYTON | NO ADDRESS | 94517 | 118370073 | Q | PR | PD | 0 | 40 | 2.55 | Private Parking Lot | YES - Current | NO - Privately-Owned | Available | Not Used in Prior Housing Element | 40 | 41 | | 81 |
| CLAYTON | 1578 KIRKER PASS RD | 94517 | 118031054 | R | KC | PD | 0 | 40 | 3.68 | Civic Facility | YES - Current | NO - Privately-Owned | Available | Not Used in Prior Housing Element | 43 | | | 43 |
| CLAYTON | 6055 MAIN ST | 94517 | 119011003 | S | TC | L-C | 0 | 20 | 0.58 | Office | YES - Current | NO - Privately-Owned | Available | Not Used in Prior Housing Element | 8 | | | 8 |

