

## City of Rio Vista

*policy can be found in Housing Element of General Plan at: [www.ci.rio-vista.ca.us/planning](http://www.ci.rio-vista.ca.us/planning)*

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|--|---|
| <b>Applicable Developments</b>                         | Future large-scale discretionary projects of 400 units or more.   |
| <b>Required Set-Aside</b>                              | Must provide at least 20% of the units as multi-family housing or adopt mechanisms to ensure affordability of at least 20% of the units to low-income households.       |
| <b>Phasing</b>   | Inclusionary units must be built concurrently with market-rate units.   |
| <b>Unit Location and Design</b>                        | Requirement to be determined, but likely that comparability in design will be required and that in a large multi-family complex units will be required to be dispersed. |
| <b>Term of Affordability</b>                           | Requirement to be determined.   |
| <b>Affordability Enforcement</b>                       | Requirement to be determined.   |
| <b>Alternatives to On-Site Construction</b>            | Alternatives to be determined.  |
| <b>Incentives</b>                                      | Incentives to be determined.  |
| <b>Responsibility for Filling and Monitoring Units</b> | Requirements to be determined.  |
| <b>Fees</b>  | No fees unique to inclusionary housing requirements.  |
| <b>Process</b>   |   |
| <b>Local Public Funding</b>                            | Redevelopment Tax Increment Funds, possibly CDBG  |
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*Currently, most residential projects are negotiated on an individual basis and implemented through development agreements. However, the City is in the process of creating zoning districts, which may result in some standard, specific requirements.*