



City of Gilroy

COMMUNITY DEVELOPMENT DEPARTMENT/PLANNING DIVISION

7351 Rosanna Street, Gilroy CA 95020

(408) 846-0440, main • (408) 846-0429, fax

www.cityofgilroy.org/planning

SB 6 Eligibility Checklist

This checklist provides an overview of Senate Bill 6 requirements which allows certain multi-family residential projects in zones where office, retail or parking are a principally permitted use. No new approval process is created and projects are not exempt from CEQA. The answers to all of the statements below must be “yes” for the project to be eligible for the approval process. **For any statement with a response of “yes,” the applicant must demonstrate (providing supplemental exhibits as appropriate) how that determination was rendered or the application will not be accepted.**

Projects must comply with **ALL** the following to qualify for SB 6 review:

GENERAL ELIGIBILITY REQUIREMENTS

- | | YES | NO |
|---|--------------------------|--------------------------|
| 1. Zoning. The housing development project is in a zone where office, retail, or parking are a principally permitted use. | <input type="checkbox"/> | <input type="checkbox"/> |
| 2. Type. The development is a housing development project per Gov. Code Section 65852.24 and proposes either of the following: <ul style="list-style-type: none">• Residential units only; or• Mixed-use development consisting of residential and nonresidential retail commercial or office uses, where at least 50 percent of the square footage of the new construction associated with the project is designated for residential use and none of the square footage is designated for hotel, motel, bed and breakfast inn, or other transient lodging use, except for a residential hotel. | <input type="checkbox"/> | <input type="checkbox"/> |
| 3. Minimum Units. The development is a multi-family housing development project that proposes two (2) or more units. | <input type="checkbox"/> | <input type="checkbox"/> |
| 4. Lot Size. The site is 20 acres or less. | <input type="checkbox"/> | <input type="checkbox"/> |
| 5. Density. Project density meets or exceeds applicable density deemed appropriate to accommodate lower-income households pursuant to housing element law. (30 du/acre) | <input type="checkbox"/> | <input type="checkbox"/> |
| 6. Urban Area. Project is within an urbanized area or urban cluster (now designated “urban areas” by the US Census Bureau. | <input type="checkbox"/> | <input type="checkbox"/> |
| 7. Adjacent Industrial Use. Not on or adjoined to any site where more than one-third of the site is industrial use (inclusive of parcels that are only separated by a street or highway). | <input type="checkbox"/> | <input type="checkbox"/> |



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|--|--------------------------|--------------------------|
| <p>8. Sustainable Community Strategy. The project is consistent with any applicable and approved sustainable community strategy or alternative plan (i.e., Plan Bay Area 2050).</p> | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>9. Tenant Relocation. Notice to commercial tenants and relocation assistance to certain qualifying independently owned commercial tenants will be provided per Gov. Code Section 65852.24(c).</p> | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>10. Prevailing Wage. The project will pay prevailing wage under Gov. Code Section 65913.4(a)(8)(A).</p> | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>11. Skilled and Trained Workforce. The project will utilize a skilled and trained workforce except where, after specified bidding process, fewer than two prequalified contractors that are committed to using a “skilled and trained workforce” bid on the contract.</p> <ul style="list-style-type: none">• Developer agrees to require these standards be included in all construction contracts.• Developer agrees to certify to the local government that the labor requirements will be met in the project construction.• Developer shall provide local agency with monthly compliance reports. | <input type="checkbox"/> | <input type="checkbox"/> |
| <p>12. Objective Standards. Project complies with local zoning, parking, design and other ordinances, local code requirements and procedures applicable to the processing and permitting of a housing development in a zone that allows for housing with the density deemed appropriate to accommodate lower-income households pursuant to housing element law.</p> <ul style="list-style-type: none">• Note: If more than one zoning designation allows for above-described density, the applicable zoning standards shall be those for the zoning designation for the closest parcel that allows residential use at density that is appropriate to accommodate lower-income households pursuant to housing element law.• Note: If existing zoning designation for the parcel allows residential density that exceeds housing element law density, the existing zoning designation applies. | <input type="checkbox"/> | <input type="checkbox"/> |

PROCESS NOTES:

1. CEQA Exemption: Not exempt under CEQA.
2. Permit Processing: Does not result in a new streamlined ministerial process but may invoke SB 35 or Housing Accountability Act.



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SB 6 Certificate for Compliance with Eligibility Requirements

Under penalty of perjury the following declarations are made:

- a. The undersigned is the owner of this property.
- b. The information presented is true and correct to the best of my knowledge.
- c. **Public Record.** I understand that any information provided becomes part of the public record and can be made available to the public for review and posted to the city website.
- d. **Prevailing Wage.** I agree to comply with the applicable prevailing wage requirements established under Government Code section 65913.4(a)(8)(A).

PROPERTY OWNER:

Owner's Signature

Date

Owner's Name (printed)