

**Please Start Here**

General Information	
Jurisdiction Name	Corona
Reporting Calendar Year	2023
Contact Information	
First Name	Sandra
Last Name	Vanian
Title	Planning Manager
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Phone	9517362434
Mailing Address	
Street Address	400 S. Vicentia Avenue
City	Corona
Zipcode	92882

**Optional:** Click here to import last year's data. This is best used when the workbook is new and empty. You will be prompted to pick an old workbook to import from. Project and program data will be copied exactly how it was entered in last year's form and must be updated. If a project is no longer has any reportable activity, you may delete the project by selecting a cell in the row and typing ctrl + d.

[Click here to download APR Instructions](#)

Click here to add rows to a table. If you add too many rows, you may select a cell in the row you wish to remove and type ctrl + d.

**Optional:** This runs a macro which checks to ensure all required fields are filled out. The macro will create two files saved in the same directory this APR file is saved in. One file will be a copy of the APR with highlighted cells which require information. The other file will be list of the problematic cells, along with a description of the nature of the error.

**Optional:** Save before running. This copies data on Table A2, and creates another workbook with the table split across 4 tabs, each of which can fit onto a single page for easier printing. Running this macro will remove the comments on the column headers, which contain the instructions. Do not save the APR file after running in order to preserve comments once it is reopened.

**Optional:** This macro identifies dates entered that occurred outside of the reporting year. RHNA credit is only given for building permits issued during the reporting year.

Link to the online system: <https://apr.hcd.ca.gov/APR/login.do>

### Submittal Instructions

**Please save your file as Jurisdictionname2022 (no spaces).** Example: the city of San Luis Obispo would save their file as SanLuisObispo2022

Housing Element Annual Progress Reports (APRs) forms and tables must be submitted to HCD and the Governor's Office of Planning and Research (OPR) on or before April 1 of each year for the prior calendar year; submit separate reports directly to both HCD and OPR pursuant to Government Code section 65400. There are two options for submitting APRs:

**1. Online Annual Progress Reporting System - Please see the link to the online system to the left.** This allows you to upload the completed APR form into directly into HCD's database limiting the risk of errors. If you would like to use the online system, email [APR@hcd.ca.gov](mailto:APR@hcd.ca.gov) and HCD will send you the login information for your jurisdiction. *Please note: Using the online system only provides the information to HCD. The APR must still be submitted to OPR. Their email address is [opr.apr@opr.ca.gov](mailto:opr.apr@opr.ca.gov).*

**2. Email -** If you prefer to submit via email, you can complete the excel Annual Progress Report forms and submit to HCD at [APR@hcd.ca.gov](mailto:APR@hcd.ca.gov) and to OPR at [opr.apr@opr.ca.gov](mailto:opr.apr@opr.ca.gov). Please send the Excel workbook, not a scanned or PDF copy of the tables.

<b>Jurisdiction</b>	Corona	
<b>Reporting Year</b>	2023	(Jan. 1 - Dec. 31)
<b>Housing Element Planning Period</b>	6th Cycle	10/15/2021 - 10/15/2029

<b>Building Permits Issued by Affordability Summary</b>		
<b>Income Level</b>		<b>Current Year</b>
Very Low	Deed Restricted	0
	Non-Deed Restricted	0
Low	Deed Restricted	0
	Non-Deed Restricted	0
Moderate	Deed Restricted	0
	Non-Deed Restricted	0
Above Moderate		326
<b>Total Units</b>		<b>326</b>

Note: Units serving extremely low-income households are included in the very low-income permitted units totals

<b>Units by Structure Type</b>	<b>Entitled</b>	<b>Permitted</b>	<b>Completed</b>
Single-family Attached	0	0	0
Single-family Detached	26	213	246
2 to 4 units per structure	0	0	0
5+ units per structure	112	70	34
Accessory Dwelling Unit	0	42	22
Mobile/Manufactured Home	0	1	2
<b>Total</b>	<b>138</b>	<b>326</b>	<b>304</b>

<b>Infill Housing Developments and Infill Units Permitted</b>	<b># of Projects</b>	<b>Units</b>
Indicated as Infill	326	326
Not Indicated as Infill	0	0

<b>Housing Applications Summary</b>	
Total Housing Applications Submitted:	366
Number of Proposed Units in All Applications Received:	1,406
Total Housing Units Approved:	124
Total Housing Units Disapproved:	0

<b>Use of SB 35 Streamlining Provisions - Applications</b>	
Number of SB 35 Streamlining Applications	0
Number of SB 35 Streamlining Applications Approved	0

<b>Units Constructed - SB 35 Streamlining Permits</b>			
<b>Income</b>	<b>Rental</b>	<b>Ownership</b>	<b>Total</b>
Very Low	0	0	0
Low	0	0	0
Moderate	0	0	0
Above Moderate	0	0	0
<b>Total</b>	<b>0</b>	<b>0</b>	<b>0</b>

<b>Streamlining Provisions Used - Permitted Units</b>	<b># of Projects</b>	<b>Units</b>
SB 9 (2021) - Duplex in SF Zone	0	0
SB 9 (2021) - Residential Lot Split	0	0
AB 2011 (2022)	0	0
SB 6 (2022)	0	0
SB 35 (2017)	0	0

<b>Ministerial and Discretionary Applications</b>	<b># of Applications</b>	<b>Units</b>
Ministerial	78	87
Discretionary	288	1319

<b>Density Bonus Applications and Units Permitted</b>	
Number of Applications Submitted Requesting a Density Bonus	3
Number of Units in Applications Submitted Requesting a Density Bonus	175
Number of Projects Permitted with a Density Bonus	0
Number of Units in Projects Permitted with a Density Bonus	0

<b>Housing Element Programs Implemented and Sites Rezoned</b>	<b>Count</b>
Programs Implemented	139
Sites Rezoned to Accommodate the RHNA	128

Jurisdiction	Corona	
Reporting Year	2023	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	10/15/2021 - 10/15/2029

**ANNUAL ELEMENT PROGRESS REPORT**  
**Housing Element Implementation**

Note: "+" indicates an optional field  
Cells in grey contain auto-calculation formulas

**Table A**  
**Housing Development Applications Submitted**

Project Identifier					Unit Types		Date Application Submitted	Proposed Units - Affordability by Household Incomes							Total Approved Units by Project	Total Disapproved Units by Project	Streamlining	Density Bonus Law Applications		Application Status	Project Type	Notes	
1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21			
Prior APN*	Current APN	Street Address	Project Name*	Local Jurisdiction Tracking ID	Unit Category (SFA, SFD, 2 to 4, 5+, ADU, MH)	Tenure R=Renter O=Owner	Date Application Submitted+ (see instructions)	Very Low-Income Deed Restricted	Very Low-Income Non Deed Restricted	Low-Income Deed Restricted	Low-Income Non Deed Restricted	Moderate-Income Deed Restricted	Moderate-Income Non Deed Restricted	Above Moderate-Income	Total PROPOSED Units by Project	Total APPROVED Units by project	Total DISAPPROVED Units by Project	Please select streamlining provision/s the application was submitted pursuant to.	Did the housing development application seek incentives or concessions pursuant to Government Code section 65915?	Were incentives or concessions requested pursuant to Government Code section 65915 approved?	Please indicate the status of the application.	Is the project considered a ministerial project or discretionary project?	Notes*
Summary Row: Start Data Entry Below								121	3	77	0	12	0	1193	1406	124	0						
	279-450-033	No address	Terrano Phase II	CUP2023-0002	5+	R	2/13/2023							50	50	50		NONE	No	No	Approved	Discretionary	279-450-036
	113-340-014	No address	Main & Chase Affordabl Senior	DPR2023-0002	5+	R	2/2/2023	71						1	72			NONE	No	N/A	Pending	Discretionary	Project was only submitted
	282-030-030	No address	Bedford Phase 3 & 4	TTM 38572, PP2023-0004	2 to 4	O	5/2/2023							546	546			NONE	No	N/A	Pending	Discretionary	
	120-200-004	1508 Taber St		DPR2023-0006	5+	R	2/21/2023		3					50	53			NONE	No	N/A	Pending	Discretionary	Project was only submitted
	117-115-010	310 S. Victoria Ave	SB 9	DPR2023-0008	2 to 4	R	3/2/2023							4	4			SB 9 (2021) - Residential Lot Split	No	N/A	Pending	Ministerial	
	114-070-022	430 W. Foothill	Oakmont Assist Living	PP2023-0006	5+	R	8/14/2023							107	107			NONE	No	N/A	Pending	Discretionary	Assisted Living Project
	110-342-031	No address		PP2023-0006	SFD	R	10/12/2023							19	19			NONE	No	N/A	Pending	Discretionary	
	118-279-055	No address	Second Street Permanent Supportive Housing	DPR2023-0026, PP2023-0011	5+	R	12/28/2023	24						1	25			NONE	Yes	N/A	Pending	Discretionary	
	118-279-055	No address	Second Street Affordable Project	DPR2023-0027, PP2023-0010	5+	R	12/28/2023	24		77		12		2	115			NONE	Yes	N/A	Pending	Discretionary	
	103-200-088	1717 Via Del Rio	Meritage Homes	DPR2023-0029	5+	O	10/19/2023							19	19			NONE	No	N/A	Pending	Discretionary	Project was only submitted
	113-340-010	No address	SB 9	DPR2023-0031	SFD	R	10/19/2023							4	4			SB 9 (2021) - Residential Lot Split	No	N/A	Pending	Ministerial	
	118-242-016	203 VIOLET ST	SB 9	DPR2023-0039	SFD	R	12/27/2023							4	4			SB 9 (2021) - Residential Lot Split	No	N/A	Pending	Ministerial	
	120-020-022	No address	Warmington	PP2023-0009, TTM 38495	SFD	O	11/6/2023	2						33	35			NONE	Yes	N/A	Pending	Discretionary	
	111242016	983 COTTONWOOD CT #1		B23-00024	ADU	R	1/4/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	110205005	324 W. KENDALL ST		B23-00127	ADU	R	1/14/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	117141011	424 S. BELLE #D		B23-00206	ADU	R	1/19/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	121531003	2199 WHITMAN		B23-00355	ADU	R	1/31/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	110083019	720 S BUENA VISTA		B23-00676	ADU	R	2/22/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	110091005	1002 W EIGHTH		B23-00750	ADU	R	2/28/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	279421029	1740 GALLOWAY		B23-00900	ADU	R	3/9/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	109172004	656 W CITRON #1		B23-00915	ADU	R	3/9/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	109061002	421 W FRANCIS		B23-01375	ADU	R	4/3/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	117302013	719 CIRCLE CITY DR #2		B23-01675	ADU	R	4/19/2023							1	1	1		NONE	No	N/A	Approved	Ministerial	
	110111016	829 W NINTH ST		B23-01901	ADU	R	4/29/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	110205005	32 W KENDALL ST		B23-02173	ADU	R	5/13/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	113071023	2871 MAGELLAN CIR		B23-02215	ADU	R	5/15/2023							1	1			NONE	No	N/A	Pending	Ministerial	

110232008	940 W KENDALL ST	B23-02504	ADU	R	6/1/2023									1	1			NONE	No	N/A	Pending	Ministerial
121394031	18841 CHESAPEAKE WAY	B23-02650	ADU	R	6/13/2023									1	1			NONE	No	N/A	Pending	Ministerial
113042005	1107 OLD HICKORY RD	B23-03004	ADU	R	7/11/2023									1	1			NONE	No	N/A	Pending	Ministerial
110191020	1104 S SHERIDAN ST	B23-03123	ADU	R	7/14/2023									1	1			NONE	No	N/A	Pending	Ministerial
108260015	321 FERN HOLLOW DR	B23-03250	ADU	R	7/25/2023									1	1			NONE	No	N/A	Pending	Ministerial
111234009	1142 REDWOOD ST	B23-03291	ADU	R	7/26/2023									1	1			NONE	No	N/A	Pending	Ministerial
119042047	1126 PLACID DR	B23-034433	ADU	R	8/3/2023									1	1			NONE	No	N/A	Pending	Ministerial
109185003	854 W MONTEREY RD	B23-03617	ADU	R	8/19/2023									1	1			NONE	No	N/A	Pending	Ministerial
110332006	830 W FRANCIS	B23-03658	ADU	R	8/22/2023									1	1			NONE	No	N/A	Pending	Ministerial
116290081	1096 YOUNG CIR	B23-03812	ADU	R	8/31/2023									1	1			NONE	No	N/A	Pending	Ministerial
108484013	1447 ROADRUNNER DR	B23-03898	ADU	R	9/11/2023									1	1			NONE	No	N/A	Pending	Ministerial
117092016	601 W FOURTH ST	B23-04029	ADU	R	9/18/2023									1	1			NONE	No	N/A	Pending	Ministerial
116061010	1165 NICK CIR	B23-04062	ADU	R	9/19/2023									1	1			NONE	No	N/A	Pending	Ministerial
115030088	802 SAN JACINTO DR	B23-04119	ADU	R	9/25/2023									1	1			NONE	No	N/A	Pending	Ministerial
119091001	1146 SPRINGBROOK ST	B23-04138	ADU	R	9/26/2023									1	1			NONE	No	N/A	Pending	Ministerial
110203009	216 W OLIVE ST	B23-04165	ADU	R	9/26/2023									1	1	1		NONE	No	N/A	Pending	Ministerial
110394030	1119 ROSE CIR	B23-04332	ADU	R	10/9/2023									1	1			NONE	No	N/A	Pending	Ministerial
111164002	944 PARK LN	B23-04551	ADU	R	10/23/2023									1	1			NONE	No	N/A	Pending	Ministerial
120080008	2880 HUDSON AVE	B23-04600	ADU	R	10/30/2023									1	1			NONE	No	N/A	Pending	Ministerial
113291004	2256 S COTA AVE	B23-04650	ADU	R	10/31/2023									1	1			NONE	No	N/A	Pending	Ministerial
113340072	2844 MELLOR ST	B23-04691	ADU	R	11/4/2023									1	1			NONE	No	N/A	Pending	Ministerial
114190013	4020 ROYAL VISTA CIR	B23-04770	ADU	R	11/9/2023									1	1			NONE	No	N/A	Pending	Ministerial
172262019	2591 GRIFFIN WAY	B23-04843	ADU	R	11/15/2023									1	1			NONE	No	N/A	Pending	Ministerial
118123007	1242 D ST	B23-04977	ADU	R	12/1/2023									1	1			NONE	No	N/A	Pending	Ministerial
117256002	1110 S WASHBURN AVE	B23-05008	ADU	R	12/5/2023									1	1			NONE	No	N/A	Pending	Ministerial
110362013	1724 PINYON CIR	B23-05039	ADU	R	12/8/2023									1	1			NONE	No	N/A	Pending	Ministerial
117031037	710 RAILROAD ST	B23-05112	ADU	R	12/14/2023									1	1			NONE	No	N/A	Pending	Ministerial
107240029	760 YORKSHIRE WAY	B23-00512	ADU	R	2/13/2023									1	1			NONE	No	N/A	Pending	Ministerial
116350001	1375 SALLIE JEFFREYS WAY	B23-00786	ADU	R	3/1/2023									1	1	1		NONE	No	N/A	Approved	Ministerial
111412007	828 BEVERY RD	B23-02056	ADU	R	5/8/2023									1	1	1		NONE	No	N/A	Approved	Ministerial
117202016	615 S JOY ST	B23-03104	ADU	R	7/13/2023									1	1	1		NONE	No	N/A	Approved	Ministerial
117116012	306 S HOWARD ST #d	B23-03158	ADU	R	7/18/2023									1	1	1		NONE	No	N/A	Approved	Ministerial
113091026	3102 VIA MAZATLAN	B23-03673	ADU	R	8/22/2023									1	1	1		NONE	No	N/A	Approved	Ministerial
107272009	9688 ASHFORD CIR	B23-03823	ADU	R	8/31/2023									1	1			NONE	No	N/A	Pending	Ministerial
117281010	901 QUARRY ST	B23-040663	ADU	R	9/19/2023									1	1			NONE	No	N/A	Pending	Ministerial
109251002	228 W CITRON ST	B23-04902	ADU	R	11/21/2023									1	1			NONE	No	N/A	Pending	Ministerial
110231014	923 W KENDALL ST	B23-04912	ADU	R	11/26/2023									1	1			NONE	No	N/A	Pending	Ministerial

110241010	1326 S NORMANDY TERRACE	B23-05004	ADU	R	12/5/2023								1	1			NONE	No	N/A	Pending	Ministerial
109262009	1921 DAVIS ST	B23-05126	ADU	R	12/5/2023								1	1			NONE	No	N/A	Pending	Ministerial
111123001	1738 WREN AVE	B23-05199	ADU	R	12/21/2023								1	1			NONE	No	N/A	Pending	Ministerial
109073001	1421 S MAIN ST	B23-05202	ADU	R	12/26/2023								1	1			NONE	No	N/A	Pending	Ministerial
111333007	1922 KELLOGG AVE	B23-05241	ADU	R	12/28/2023								1	1			NONE	No	N/A	Pending	Ministerial
114401038	774 SAINT AMES DR	B23-01459	ADU	R	4/9/2023								1	1			NONE	No	N/A	Pending	Ministerial
117290020	1023 QUARRY ST	B23-01459	ADU	R	4/9/2023								1	1			NONE	No	N/A	Pending	Ministerial
122521019	1070 VIA BLAIRO	B23-02012	ADU	R	5/4/2023								1	1			NONE	No	N/A	Pending	Ministerial
111192009	1116 SPRUCE ST	B23-02727	ADU	R	6/21/2023								1	1			NONE	No	N/A	Pending	Ministerial
111280027	1349 CIRCLE ST	B23-04687	ADU	R	11/3/2023								1	1			NONE	No	N/A	Pending	Ministerial
118242016	203 VIOLET ST	B23-00195	SFD	O	1/19/2023								1	1			NONE	No	N/A	Pending	Ministerial
279540046	4027 SUMMER WAY	B23-00815	SFD	O	3/2/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
27954006	4029 SUMMER WAY	B23-00816	SFD	O	3/2/2023								1	1			NONE	No	N/A	Approved	Discretionary
279540046	4025 SUMMER WAY	B23-00817	SFD	O	3/2/2023								1	1			NONE	No	N/A	Approved	Discretionary
279421030	1740 GALLOWAY LN	B23-00873	SFD	O	3/7/2023								1	1			NONE	No	N/A	Pending	Ministerial
279-240-034	4072 SHADA LN	B23-01116	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279-240-034	4078 SHADA LN	B23-01117	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279-240-034	4070 SHADA LN	B23-01118	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279-240-034	4080 SHADA LN	B23-01119	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279-240-034	4074 SHADA LN	B23-01120	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279-240-034	4076 SHADA LN	B23-01121	SFD	O	3/21/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540024	4078 SUMMER WAY	B23-01125	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540024	4077 SUMMER WAY	B23-01126	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540024	4076 SUMMER WAY	B23-01128	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540024	4075 SUMMER WAY	B23-01129	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540024	4080 SUMMER WAY	B23-01130	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4079 SUMMER WAY	B23-01131	SFD	O	3/22/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4058 SPRING LANE #345	B23-01409	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4046 SPRING LN #351	B23-01410	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4044 SPRING LN #352	B23-0111	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4056 SPRING LN #346	B23-01412	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4054 SPRING LN #347	B23-01413	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4048 SPRING LN #350	B23-01414	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4052 SPRING LN #348	B23-01415	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary
279540034	4050 SPRING LN #349	B23-01416	SFD	O	4/5/2023								1	1	1		NONE	No	N/A	Approved	Discretionary

	279540046	4090 SHADA LN #150		B23-01544	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4096 SHADA LN #153		B23-01545	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4088 SHADA LN #149		B23-01546	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4098 SHADA LN #154		B23-01547	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4092 SHADA LN #151		B23-01548	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4094 SHADA LN #152		B23-01549	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4055 SPRING LN #386		B23-01550	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4049 SPRING LN #389		B23-01551	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4047 SPRING LN #390		B23-01552	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4059 SPRING LN #384		B23-01554	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4057 SPRING LN #385		B23-01555	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4045 SPRING LN #391		B23-01556	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4053 SPRING LN #388		B23-01558	SFD	O	4/5/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	3260 HOWE ST		B23-01603	SFD	O	4/17/2023						1	1			NONE	No	N/A	Pending	Ministerial	
	116111010	1769 KEITH ST		B23-01855	SFD	O	4/26/2023						1	1			NONE	No	N/A	Pending	Ministerial	
	279240034	4093 SPRING LN #370		B23-01948	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4085 SPRING LN #374		B23-01949	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4081 SPRING LN #376		B23-01950	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4075 SPRING LN #379		B23-01951	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4095 SPRING LN #369		B23-01952	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4091 SPRING LN #371		B23-01953	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4083 SPRING LN #375		B23-01954	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4079 SPRING LN #377		B23-01955	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4077 SPRING LN #378		B23-01956	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4069 SPRING LN #32		B2301957	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4067 SPRING LN #383		B23-01958	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4087 SPRING LN #372		B23-01959	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4087 SPRING LN #373		B23-01960	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4073 SPRING LN #380		B23-01961	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279240034	4071 SPRING LN #381		B23-01962	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540012	4097 POMELO DR		B23-01964	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540012	4091 POMELO DR		B23-01965	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4079 POMELO DR #96		B23-01966	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4073 POMELO DR #99		B23-01967	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540012	4099 POMELO DR		B23-01968	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540012	4089 POMELO DR		B23-01969	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4081 POMELO DR #95		B23-01970	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4071 POMELO DR #100		B23-01971	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540012	4095 POMELO DR		B23-01972	SFD	O	5/3/2023						1	1	1		NONE	No	N/A	Approved	Discretionary	



	279540012	4093 POMELO DR		B23-01973	SFD	O	5/3/2023							1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4077 POMELO DR #97		B23-01974	SFD	O	5/3/2023							1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540013	4075 POMELO DR #98		B23-01975	SFD	O	5/3/2023							1	1	1		NONE	No	N/A	Approved	Discretionary	
	114112007	290 ANDES WAY		B23-01998	SFD	O	5/3/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	279540005	2257 STELAMAR WAY		B23-02002	SFD	O	5/4/2023							1	1	1		NONE	No	N/A	Approved	Discretionary	
	279540005	2233 STELAMAR WAY		B23-02003	SFD	O	5/4/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279540005	2244 STELAMAR WAY		B23-02004	SFD	O	5/4/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279540004	2245 STELAMAR WAY		B23-02005	SFD	O	5/4/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540005	2232 STELAMAR WAY		B23-02006	SFD	O	5/4/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540005	2256 STELAMAR WAY		B23-02007	SFD	O	5/4/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4061 POMELO DDR #102		B23-02460	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4055 POMELO DR #105		B23-02461	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4043 POMELO DR #108		B23-02462	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4037 POMELO DR #111		B23-02463	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4063 POMELO DR #101		B23-02464	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4053 POMELO DR #106		B23-02465	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4045 POMELO DR #107		B23-02466	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4035 POMELO DR #112		B23-02467	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4059 POMELO DR #103		B23-02468	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540014	4057 POMELO DR #104		B23-02469	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4041 POMELO DR #109		B23-02470	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	279540015	4039 POMELO DR #110		B23-02471	SFD	O	5/31/2023							1	1			NONE	No	N/A	Approved	Discretionary	none
	116114001	1796 KEITH ST		B23-02617	SFD	O	6/8/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	278540027	4086 SUMMER WAY		B23-02774	SFD	O	6/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540027	4085 SUMMER WAY		B23-02775	SFD	O	6/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540027	4084 SUMMER WAY		B23-02776	SFD	O	6/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540027	4083 SUMMER WAY		B23-02778	SFD	O	6/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540027	4088 SUMMER WAY		B23-02781	SFD	O	6/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	

	278540034	4087 SUMMER WAY		B23-02782	SFD	O	6/26/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4092 SPRING LN		B23-03176	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4084 SPRING LN		B23-03177	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4080 SPRING LN		B23-03178	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4068 SPRING LN		B23-03179	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540033	4096 SPRING LN		B23-03181	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4090 SPRING LN		B23-03182	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4082 SPRING LN		B23-03183	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4078 SPRING LN		B23-03184	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4076 SPRING LN		B23-03185	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4074 SPRING LN		B23-03186	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4066 SPRING LN		B23-03187	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4088 SPRING LN		B23-03188	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4086 SPRING LN		B23-03189	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4072 SPRING LN		B23-03190	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540030	4070 SPRING LN		B23-03191	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540016	4025 POMELO		B23-03192	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540017	4013 POMELO		B23-03193	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540016	4007 POMELO		B23-03194	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540016	4023 POMELO		B23-03195	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540017	4015 POMELO		B23-03196	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540017	4005 POMELO		B23-03197	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540016	4027 POMELO		B23-03198	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540017	4011 POMELO		B23-03199	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540017	4009 POMELO		B23-03200	SFD	O	7/19/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4092 SUMMER		B23-03988	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4091 SUMMER		B23-03989	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4090 SUMMER		B23-03991	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4089 SUMMER		B23-03992	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4094 SUMMER		B23-03993	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4093 SUMMER		B23-03994	SFD	O	9/14/2023								1	1			NONE	No	N/A	Approved	Discretionary
	117041016	111 SCHOOL ST		B23-04207	SFD	O	9/29/2023								1	1			NONE	No	N/A	Pending	Ministerial
	108041001	3134 SONRISA		B23-04208	SFD	O	9/29/2023								1	1			NONE	No	N/A	Pending	Ministerial
	279540028	4099 SUMMER		B23-04416	SFD	O	10/16/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4102 SUMMER		B23-04417	SFD	O	10/16/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4101 SUMMER		B23-04418	SFD	O	10/16/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540027	4098 SUMMER		B23-04423	SFD	O	10/16/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279540028	4097 SUMMER		B23-04424	SFD	O	10/16/2023								1	1			NONE	No	N/A	Approved	Discretionary
	114243012	3100 GARRETSON		B23-04515	SFD	O	10/19/2023								1	1			NONE	No	N/A	Pending	Ministerial
	279240034	4012 SHADA LN		B23-04814	SFD	O	11/15/2023								1	1			NONE	No	N/A	Approved	Discretionary
	279240034	4014 SHADA LN		B23-04837	SFD	O	11/15/2023								1	1			NONE	No	N/A	Approved	Discretionary

	279240034	4022 SHADA LN		B23-04838	SFD	O	11/15/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4010 SHADA LN		B23-04839	SFD	O	11/15/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4026 SHADA LN		B23-04840	SFD	O	11/15/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4014 SHADA LN		B23-04857	SFD	O	11/15/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4016 SHADA LN		B23-04858	SFD	O	11/16/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4016 SPRING LN		B23-04858	SFD	O	11/16/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4010 SPRING LN		B23-05176	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4046 SUMMER WAY		B23-05117	SFD	O	12/14/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4045 SUMMER WAY		B23-05118	SFD	O	12/14/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4044 SUMMER WAY		B23-05120	SFD	O	12/14/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4043 SUMMER WAY		B23-05120	SFD	O	12/14/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4048 SUMMER WAY		B23-05122	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4047 SUMMER WAY		B23-05123	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4014 SPRING LN		B23-05174	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4012 SPRING LN		B23-05175	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4017 SPRING LN		B23-05178	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4015 SPRING LN		B23-05179	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4013 SPRING LN		B23-05180	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4007 SPRING LN		B23-05181	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4005 SPRING LN		B23-05182	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4003 SPRING LN		B23-05183	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4011 SPRING LN		B23-05184	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	4009 SPRING LN		B23-05185	SFD	O	12/20/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	117141010	420 S. BELLE AVE		B23-05205	SFD	O	12/26/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	116050017	4270 JAMESON #2		B23-03481	SFD	O	8/9/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	111182010	948 FORD ST #1		B23-04059	SFD	O	9/19/2023							1	1			NONE	No	N/A	Pending	Ministerial	
	279240034	3971 LAVINE WAY #101		B23-00285	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	3971 LAVINE WAY #111		B23-00286	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	3971 LAVINE WAY #105		B23-00287	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	3971 LAVINE WAY #109		B23-00288	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	3971 LAVINE WAY #103		B23-00291	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279240034	3971 LAVINE WAY #107		B23-00282	5+	O	1/26/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540011	2202 MELOGOLD WAY		B23-00399	SFD	O	2/2/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	278540011	2214 MELOGOLD WAY		B23-00400	SFD	O	2/2/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279540009	2208 MELOGOLD WAY		B23-00401	SFD	O	2/2/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279540011	2215 MELOGOLD		B23-00402	SFD	O	2/2/2023							1	1			NONE	No	N/A	Approved	Discretionary	

279540011	2207 MELOGOLD WAY	B23-00403	SFD	O	2/2/2023											1	1	NONE	No	N/A	Approved	Discretionary
279540008	2229 PANAMA DR	B23-00550	SFD	O	2/14/2023													NONE	No	N/A	Approved	Discretionary
279540009	3956 SATSUMA LN	B23-00554	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3955 SATSUMA LN	B23-00555	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3962 SATSUMA LN	B23-00556	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3950 SATSUMA LN	B23-00557	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3938 SATSUMA LN	B23-00558	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3944 SATSUMA LN	B23-00559	SFD	O	2/15/2023													NONE	No	N/A	Approved	Discretionary
279540009	3992 SATSUMA LN	B23-00906	SFD	O	3/9/2023													NONE	No	N/A	Approved	Discretionary
279540009	3974 SATSUMA LN	B23-00907	SFD	O	3/9/2023													NONE	No	N/A	Approved	Discretionary
279540009	3998 SATSUMA LN	B23-00908	SFD	O	3/9/2023													NONE	No	N/A	Approved	Discretionary
279540009	3980 SATSUMA LN	B23-00909	SFD	O	3/9/2023													NONE	No	N/A	Approved	Discretionary
279540009	3986 SATSUMA LN	B23-00910	SFD	O	3/9/2023													NONE	No	N/A	Approved	Discretionary
279540006	2279 YUZU ST	B23-01017	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279540007	2290 YUZU ST	B23-01018	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279540006	2291 YUZU ST	B23-01019	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279540007	2266 YUZU ST	B23-01020	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279540006	2267 YUZU ST	B23-01021	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279540007	2278 YUZU ST	B23-01022	SFD	O	3/16/2023													NONE	No	N/A	Approved	Discretionary
279240034	3952 LAVINE WAY #106	B23-01005	5+	O	3/21/2023													NONE	No	N/A	Approved	Discretionary
279240034	3952 LAVINE WAY #108	B23-01007	5+	O	3/21/2023													NONE	No	N/A	Approved	Discretionary
279240034	3952 LAVINE WAY #104	B23-01108	5+	O	3/21/2023													NONE	No	N/A	Approved	Discretionary
279240034	3952 LAVINE WAY #110	B23-01110	5+	O	3/21/2023													NONE	No	N/A	Approved	Discretionary
279240034	3952 LAVINE WAY #102	B23-0111	5+	O	3/21/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #105	B23-01568	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #109	B23-01570	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #110	B23-01571	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #103	B23-01573	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #107	B23-01574	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #111	B23-01575	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #112	B23-01576	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #104	B23-01577	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #108	B23-01578	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #101	B23-01579	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3945 LAVINE WAY #113	B23-01580	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #114	B23-01581	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279240034	3942 LAVINE WAY #102	B23-01582	5+	O	4/13/2023													NONE	No	N/A	Approved	Discretionary
279540007	2231 YUZU ST	B23-01623	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2242 YUZU ST	B23-01624	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2255 YUZU ST	B23-01625	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2230 YUZU ST	B23-01626	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2243 YUZU ST	B23-01627	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2254 YUZU ST	B23-01628	SFD	O	4/18/2023													NONE	No	N/A	Approved	Discretionary
279540007	2218 YUZU ST	B23-01989	SFD	O	5/3/2023													NONE	No	N/A	Approved	Discretionary
279540007	2206 YUZU ST	B23-01990	SFD	O	5/3/2023													NONE	No	N/A	Approved	Discretionary
279540006	2202 YUZU ST	B23-01992	SFD	O	5/3/2023													NONE	No	N/A	Approved	Discretionary
279540006	2219 YUZU ST	B23-01993	SFD	O	5/3/2023													NONE	No	N/A	Approved	Discretionary
279240034	3948 LAVINE WAY #103	B23-02243	5+	O	5/3/2023													NONE	No	N/A	Approved	Discretionary

279240034	3948 LAVINE WAY #107	B23-02244	5+	O	5/3/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3948 LAVINE WAY #105	B23-02245	5+	O	5/3/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3948 LAVINE WAY #109	B23-02246	5+	O	5/3/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3948 LAVINE WAY #101	B23-02247	5+	O	5/3/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3948 LAVINE WAY #111	B23-02248	5+	O	5/16/2023										1	1			NONE	No	N/A	Approved	Discretionary
172210002	671 LA CUMBRE CIR	B23-02425	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Ministerial
279540004	2293 STELAMAR WAY	B23-02427	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540005	2268 STELAMAR WAY	B23-02428	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540002	2283 FLORENTINE DR	B23-02429	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540005	2270 FLORENTINE DR	B23-02430	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540002	2295 FLORENTINE DR	B23-02431	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540003	2282 FLORENTINE DR	B23-02432	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540004	2269 STELAMAR WAY	B23-02433	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540005	2280 STELAMAR WAY	B23-02434	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540005	2281 STELAMAR WAY	B23-02436	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540005	2292 STELAMAR WAY	B23-02437	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540003	2271 FLORENTINE DR	B23-02438	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279540002	2294 FLORENTINE DR	B23-02439	SFD	O	5/30/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3934 LAVINE WAY #106	b23-03377	5+	O	8/1/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3934 LAVINE WAY #108	B23-03378	5+	O	8/1/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3934 LAVINE WAY #104	B23-03379	5+	O	8/1/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3934 LAVINE WAY #102	B23-03380	5+	O	8/1/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3934 LAVINE WAY #110	B23-03381	5+	O	8/1/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #103	B23-03689	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #107	B23-03690	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #105	B23-03995	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #109	B23-03692	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #101	B23-03693	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3930 LAVINE WAY #111	B23-03694	5+	O	8/23/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3925 LAVINE WAY #105	B23-03695	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3925 LAVINE WAY #109	B23-03996	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3920 LAVINE WAY #106	B23-03997	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3925 LAVINE WAY #103	B23-03998	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3925 LAVINE WAY #107	B23-03999	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary
279240034	3925 LAVINE WAY #111	B23-04000	5+	O	9/14/2023										1	1			NONE	No	N/A	Approved	Discretionary

	279240034	3920 LAVINE WAY #104		B23-04001	5+	O	9/14/2023											NONE	No	N/A	Approved	Discretionary		
	279240034	3920 LAVINE WAY #108		B23-04002	5+	O	9/14/2023												NONE	No	N/A	Approved	Discretionary	
	279240034	3925 LAVINE WAY #101		B23-04003	5+	O	9/14/2023												NONE	No	N/A	Approved	Discretionary	
	279240034	3925 LAVINE WAY #113		B23-04004	5+	O	9/14/2023												NONE	No	N/A	Approved	Discretionary	
	279240034	3920 LAVINE WAY #102		B23-04005	5+	O	9/14/2023												NONE	No	N/A	Approved	Discretionary	
	279240034	3920 LAVINE WAY #110		B23-04006	5+	O	9/14/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2260 OLVIDA ST		B23-04441	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2296 OLVIDA ST		B23-04442	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2248 OLVIDA ST		B23-04443	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2272 OLVIDA ST		B23-0444	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540002	2259 FLORENTINE DR		B23-04445	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540003	2246 FLORENTINE DR		B23-04446	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2284 OLVIDA ST		B23-04447	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540002	2247 FLORENTINE DR		B23-04449	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540003	2234 FLORENTINE DDR		B23-04450	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540003	2258 FLORENTINE DR		B23-04451	SFD	O	10/17/2023												NONE	No	N/A	Approved	Discretionary	
	279540002	2259 FLORENTINE DR		B23-04604	SFD	O	10/30/2023												NONE	No	N/A	Approved	Discretionary	
	279540001	2296 OLVIDA ST		B23-04605	SFD	O	10/30/2023												NONE	No	N/A	Approved	Discretionary	
	122210084	755 JOHN CIR		B23-04684	SFD	O	11/3/2023												NONE	No	N/A	Pending	Ministerial	
	278540008	2205 PANAMA DR		B23-04757	SFD	O	11/8/2023												NONE	No	N/A	Approved	Discretionary	
	279540010	2228 PANAMA DR		B23-04758	SFD	O	11/8/2023												NONE	No	N/A	Approved	Discretionary	
	279540008	2217 PANAMA DR		B23-04759	SFD	O	11/8/2023												NONE	No	N/A	Approved	Discretionary	
	279540010	2216 PANAMA DR		B23-04760	SFD	O	11/8/2023												NONE	No	N/A	Approved	Discretionary	
	116152046	0 DUNCAN WAY		B23-04808	SFD	O	11/14/2023												NONE	No	N/A	Pending	Ministerial	
	279540008	2277 PANAMA DR		B23-04845	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	279540008	2246 PANAMA DR		B23-04847	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	279540010	2240 PANAMA DR		B23-04848	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	278540010	2276 PANAMA DR		B23-04849	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	279540008	2265 PANAMA DR		B23-04850	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	278540010	2252 PANAMA DR		B23-04851	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	278540010	2288 PANAMA DR		B23-04852	SFD	O	11/16/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2622 SPROUT LN #103		B23-05027	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2626 SPROUT LN #101		B23-05028	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2638 SPROUT LN #101		B23-05030	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2622 SPROUT LN #101		B23-05030	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2622 SPROUT LN #101		B23-05031	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2622 SPROUT LN #101		B23-05032	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2632 SPROUT LN #103		B23-05033	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	
	279540045	2638 SPROUT LN #103		B23-05034	2 to 4	O	12/7/2023												NONE	No	N/A	Approved	Discretionary	

	279540045	2626 SPROUT LN #103		B23-05035	2 to 4	O	12/7/2023							1	1			NONE	No	N/A	Approved	Discretionary	
	279540045	2632 SPROUT LN #101		B23-05036	2 to 4	O	12/7/2023							1	1			NONE	No	N/A	Approved	Discretionary	
															0								
															0								
															0								
															0								
															0								
															0								

















Jurisdiction	Corona	
Reporting Year	2023	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	10/15/2021 - 10/15/2029

## ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation

This table is auto-populated once you enter your jurisdiction name and current year data. Past year information comes from previous APRs.  
Please contact HCD if your data is different than the material supplied here

Table B Regional Housing Needs Allocation Progress Permitted Units Issued by Affordability														
		1	Projection Period - 06/30/2021- 10/14/2021	2									3	4
Income Level		RHNA Allocation by Income Level		2021	2022	2023	2024	2025	2026	2027	2028	2029	Total Units to Date (all years)	Total Remaining RHNA by Income Level
Very Low	Deed Restricted	1,752	-	-	52	-	-	-	-	-	-	-	52	1,700
	Non-Deed Restricted		-	-	-	-	-	-	-	-	-	-	-	-
Low	Deed Restricted	1,040	-	-	-	-	-	-	-	-	-	-	-	1,040
	Non-Deed Restricted		-	-	-	-	-	-	-	-	-	-	-	-
Moderate	Deed Restricted	1,096	-	-	-	-	-	-	-	-	-	-	-	1,096
	Non-Deed Restricted		-	-	-	-	-	-	-	-	-	-	-	-
Above Moderate		2,200	40	47	121	326	-	-	-	-	-	-	534	1,666
Total RHNA		6,088												
Total Units			40	47	173	326	-	-	-	-	-	-	586	5,502
Progress toward extremely low-income housing need, as determined pursuant to Government Code 65583(a)(1).														
		5		2021	2022	2023	2024	2025	2026	2027	2028	2029	6 Total Units to Date	7 Total Units Remaining
		Extremely low-Income Need												
Extremely Low-Income Units*		876		-	52	-	-	-	-	-	-	-	52	824

\*Extremely low-income housing need determined pursuant to Government Code 65583(a)(1). Value in Section 5 is default value, assumed to be half of the very low-income RHNA. May be overwritten.

Note: units serving extremely low-income households are included in the very low-income RHNA progress and must be reported as very low-income units in section 7 of Table A2. They must also be reported in the extremely low-income category (section 13) in Table A2 to be counted as progress toward meeting the extremely low-income housing need determined pursuant to Government Code 65583(a)(1).

Please note: For the last year of the 5th cycle, Table B will only include units that were permitted during the portion of the year that was in the 5th cycle. For the first year of the 6th cycle, Table B will only include units that were permitted since the start of the planning period. Projection Period units are in a separate column.

Please note: The APR form can only display data for one planning period. To view progress for a different planning period, you may login to HCD's online APR system, or contact HCD staff at [apr@hcd.ca.gov](mailto:apr@hcd.ca.gov).

Jurisdiction	Corona	
Reporting Year	2023	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	10/15/2021 - 10/15/2029

## ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation

Note: "+" indicates an optional field  
Cells in grey contain auto-calculation formulas

Table C Sites Identified or Rezoned to Accommodate Shortfall Housing Need and No Net-Loss Law																	
Project Identifier				Date of Rezone	RHNA Shortfall by Household Income Category				Rezone Type	Sites Description							
1				2	3				4	5	6	7	8		9	10	11
APN	Street Address	Project Name*	Local Jurisdiction Tracking ID*	Date of Rezone	Very Low-Income	Low-Income	Moderate-Income	Above Moderate-Income	Rezone Type	Parcel Size (Acres)	General Plan Designation	Zoning	Minimum Density Allowed	Maximum Density Allowed	Realistic Capacity	Vacant/Nonvacant	Description of Existing Uses
<b>Summary Row: Start Data Entry Below</b>					850	1340	701	0							3456		
113-31-0005	2550 S Main St.			3/1/2023	0	0	45	0	Shortfall of Sites	4	MDR	R2	6	15	45	Non-Vacant	Educational/institution
107-050-034	777 S Temescal St.			3/1/2023	0	0	20	0	Shortfall of Sites	1.8	HDR	MP	6	15	20	Vacant	Vacant
117-281-007	801 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.25	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-008	805 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.24	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-010	901 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.23	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-012	907 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.21	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-013	911 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.22	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-014	915 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.23	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-015	919 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.22	MDR	R2	6	15	2	Non-Vacant	Residential
117-281-016	923 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.22	MDR	R2	6	15	2	Non-Vacant	Residential
117-282-005	1001 Quarry St.			3/1/2023	0	0	9	0	Shortfall of Sites	0.84	MDR	R2	6	15	9	Non-Vacant	Residential
117-290-019	1019 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.2	MDR	R2	6	15	2	Non-Vacant	Residential
117-290-020	1023 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.2	MDR	R2	6	15	2	Non-Vacant	Residential
117-290-021	1025 Quarry St.			3/1/2023	0	0	1	0	Shortfall of Sites	0.2	MDR	R2	6	15	2	Non-Vacant	Residential
117-133-004	S Merrill St.			3/1/2023	0	0	5	0	Shortfall of Sites	0.51	MDR	MF	6	15	5	Non-Vacant	Commercial
117-281-009	Quarry St.			3/1/2023	0	0	2	0	Shortfall of Sites	0.24	MDR	R2	6	15	2	Vacant	Vacant
117-281-011	Quarry St.			3/1/2023	0	0	2	0	Shortfall of Sites	0.23	MDR	R2	6	15	2	Vacant	Vacant
118-283-033	6th St.			3/1/2023	0	0	11	0	Shortfall of Sites	0.42	HDR	MF	15	36	11	Non-Vacant	Parking
115-080-001	6th St.			3/1/2023	0	0	7	0	Shortfall of Sites	0.27	MU2	BP(AHO)	15	36	7	Vacant	Vacant
117-080-003	44 E Grand Blvd.			3/1/2023	0	0	2	0	Shortfall of Sites	0.18	HDR	MF	15	36	3	Non-Vacant	Residential
117-080-004	116 N Victoria Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.17	HDR	MF	15	36	3	Non-Vacant	Residential
117-080-005	110 N Victoria Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.18	HDR	MF	15	36	3	Non-Vacant	Residential
117-080-018	108 N Victoria Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.17	HDR	MF	15	36	3	Non-Vacant	Residential
117-080-009	115 N Victoria Ave.			3/1/2023	0	0	3	0	Shortfall of Sites	0.21	HDR	MF	15	36	3	Non-Vacant	Residential
117-080-022	111 NVictoria Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.16	HDR	MF	15	36	3	Non-Vacant	Residential
117-070-004	101 S Sheridan St.			3/1/2023	0	0	4	0	Shortfall of Sites	0.24	HDR	MF	15	36	4	Non-Vacant	Residential
117-070-003	103 Nsheridan St.			3/1/2023	0	0	3	0	Shortfall of Sites	0.17	HDR	MF	15	36	3	Vacant	Vacant
117-070-006	114 N Belle Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.17	HDR	MF	15	36	4	Non-Vacant	Residential
117-070-007	110 N Belle Ave.			3/1/2023	0	0	2	0	Shortfall of Sites	0.17	HDR	MF	15	36	4	Non-Vacant	Residential
117-070-013	49 W Grand Blvd.			3/1/2023	0	0	3	0	Shortfall of Sites	0.21	HDR	MF	15	36	4	Non-Vacant	Residential
117-070-014	45 W Grand Blvd.			3/1/2023	0	0	2	0	Shortfall of Sites	0.14	HDR	MF	15	36	2	Non-Vacant	Residential
117-092-007	312 S Merrill St.			3/1/2023	0	0	14	0	Shortfall of Sites	0.52	HDR	MF	15	36	14	Non-Vacant	Commercial
113-020-015	1220 W Ontario Ave.			3/1/2023	0	8	0	0	Shortfall of Sites	2	HDR	R3	15	36	54	Non-Vacant	Educational/institution
117-165-020	551 S Joy St.			3/1/2023	7	7	0	0	Shortfall of Sites	0.52	MU1	MF	15	36	14	Non-Vacant	Commercial
117-332-005	1108 E 5th St			3/1/2023	1	2	0	0	Shortfall of Sites	0.5	MU1	MF	15	36	3	Non-Vacant	Residential
117-332-006	6th St			3/1/2023	4	4	0	0	Shortfall of Sites	0.5	MU1	MF	15	36	8	Non-Vacant	Residential
117-332-004	1111 E 6th St			3/1/2023	4	4	0	0	Shortfall of Sites	0.67	MU1	MF	15	36	8	Non-Vacant	Residential
117-332-003	5th Street			3/1/2023	1	2	0	0	Shortfall of Sites	0.32	MU1	MF	15	36	3	Non-Vacant	Residential
117-122-002	211 S Joy St.			3/1/2023	0	9	0	0	Shortfall of Sites	0.2	MU1	TC(AHO)	45	60	9	Vacant	Vacant
110-040-023	615 S Sherman Ave.			3/1/2023	3	14	0	0	Shortfall of Sites	0.39	MU1	C3(AHO)	45	60	17	Non-Vacant	Commercial
117-172-002	510 W 6th St			3/1/2023	5	18	0	0	Shortfall of Sites	0.53	MU1	TC(AHO)	45	60	23	Non-Vacant	Commercial
117-172-001	514 W 6th St.			3/1/2023	5	19	0	0	Shortfall of Sites	0.54	MU1	TC(AHO)	45	60	24	Vacant	Vacant
117-042-010	Railroad St.			3/1/2023	0	15	0	0	Shortfall of Sites	0.35	MU2	M1(AHO)	45	60	15	Vacant	Vacant
110-020-018	6th St.			3/1/2023	0	10	0	0	Shortfall of Sites	0.22	MU1	C3(AHO)	45	60	10	Vacant	Vacant
118-283-011	905 W 6th St.			3/1/2023	33	34	0	0	Shortfall of Sites	1.5	MU1	CS(AHO)	45	60	67	Non-Vacant	Parking
118-283-026	901 W 6th St.			3/1/2023	3	4	0	0	Shortfall of Sites	0.16	MU1	CS(AHO)	45	60	7	Non-Vacant	Commercial
117-340-022	507 S Vicentia Ave.			3/1/2023	9	9	0	0	Shortfall of Sites	0.4	MU1	CS(AHO)	45	60	18	Non-Vacant	Commercial
117-340-023	511 S Vicentia Ave.			3/1/2023	7	7	0	0	Shortfall of Sites	0.32	MU1	CS(AHO)	45	60	14	Non-Vacant	Commercial
110-101-012	852 W 6th St.			3/1/2023	7	8	0	0	Shortfall of Sites	0.35	MU1	GC(AHO)	45	60	15	Non-Vacant	Commercial
110-101-011	844 W 6th St.			3/1/2023	4	5	0	0	Shortfall of Sites	0.2	MU1	GC(AHO)	45	60	9	Non-Vacant	Commercial
110-101-010	836 W 6th St.			3/1/2023	8	9	0	0	Shortfall of Sites	0.38	MU1	GC(AHO)	45	60	17	Non-Vacant	Commercial
110-101-009	832 w 6th St.			3/1/2023	3	3	0	0	Shortfall of Sites	0.15	MU1	GC(AHO)	45	60	6	Non-Vacant	Commercial
110-101-027	828 W 6th St.			3/1/2023	4	4	0	0	Shortfall of Sites	0.18	MU1	GC(AHO)	45	60	8	Non-Vacant	Commercial
110-101-007	826 W 6th St.			3/1/2023	2	3	0	0	Shortfall of Sites	0.11	MU1	GC(AHO)	45	60	5	Non-Vacant	Commercial
110-101-006	820 W 6th St.			3/1/2023	4	5	0	0	Shortfall of Sites	0.21	MU1	GC(AHO)	45	60	9	Non-Vacant	Commercial



110-101-005	816 W 6th St.			3/1/2023	4	4	0	0	Shortfall of Sites	0.18	MU1	GC(AHO)	45	60	8	Non-Vacant	Commercial
110-101-004	812 W 6th St.			3/1/2023	4	4	0	0	Shortfall of Sites	0.18	MU1	GC(AHO)	45	60	8	Vacant	Vacant
110-101-003	808 W 6th St.			3/1/2023	3	3	0	0	Shortfall of Sites	0.15	MU1	GC(AHO)	45	60	8	Non-Vacant	Commercial
110-101-001	802 W 6th St.			3/1/2023	2	2	0	0	Shortfall of Sites	0.1	MU1	GC(AHO)	45	60	4	Non-Vacant	Commercial
110-101-002	612 S Vicentia			3/1/2023	2	2	0	0	Shortfall of Sites	0.1	MU1	GC(AHO)	45	60	4	Non-Vacant	Commercial
117-091-022	229 Grand Blvd.			3/1/2023	4	45	0	0	Shortfall of Sites	1.1	MU1	CS(AHO)	45	60	49	Non-Vacant	Commercial
110-030-004	1338 W 6th St.			3/1/2023	5	5	0	0	Shortfall of Sites	0.24	MU1	C3(AHO)	45	60	10	Non-Vacant	Commercial
110-030-003	1334 W 6th St.			3/1/2023	10	11	0	0	Shortfall of Sites	0.48	MU1	C3(AHO)	45	60	21	Non-Vacant	Commercial
110-030-008	1330 W 6th St.			3/1/2023	6	6	0	0	Shortfall of Sites	0.28	MU1	C3(AHO)	45	60	12	Non-Vacant	Commercial
102-270-015	1865 W 6th St.			3/1/2023	17	17	0	0	Shortfall of Sites	0.77	MU1	C3(AHO)	45	60	34	Non-Vacant	Commercial
110-040-039	1180 W 6th St.			3/1/2023	15	16	0	0	Shortfall of Sites	0.69	MU1	C(AHO)	45	60	31	Non-Vacant	Commercial
110-040-042	1210 W 6th St.			3/1/2023	32	33	0	0	Shortfall of Sites	1.46	MU1	C(AHO)	45	60	65	Non-Vacant	Commercial
115-690-013	1201 E 6th St.			3/1/2023	4	23	106	0	Shortfall of Sites	2.96	MU2	BP(AHO)	45	60	133	Non-Vacant	Commercial
111-290-040	Circle City Dr.			3/1/2023	9	10	0	0	Shortfall of Sites	0.44	MU2	M1(AHO)	45	60	19	Non-Vacant	Industrial
111-290-039	Circle City Dr.			3/1/2023	38	38	0	0	Shortfall of Sites	1.71	MU2	M1(AHO)	45	60	76	Non-Vacant	Industrial
111-290-021	Circle City Dr.			3/1/2023	24	24	0	0	Shortfall of Sites	1.08	MU2	M1(AHO)	45	60	48	Vacant	Vacant
111-290-022	Circle City Dr.			3/1/2023	17	17	0	0	Shortfall of Sites	0.77	MU2	M1(AHO)	45	60	34	Vacant	Vacant
111-290-023	Circle City Dr.			3/1/2023	10	11	0	0	Shortfall of Sites	0.47	MU2	M1(AHO)	45	60	21	Vacant	Vacant
117-331-006	E 5th St.			3/1/2023	16	17	0	0	Shortfall of Sites	0.74	MU2	BP(AHO)	45	60	33	Non-Vacant	Industrial
110-030-030	W 6th St.			3/1/2023	9	10	0	0	Shortfall of Sites	0.43	MU1	C3(AHO)	45	60	19	Vacant	Vacant
102-290-010	Yorba St.			3/1/2023	3	4	0	0	Shortfall of Sites	0.17	MU1	C3(AHO)	45	60	7	Non-Vacant	Industrial
110-040-041	W 6th St.			3/1/2023	26	26	0	0	Shortfall of Sites	1.16	MU1	C3(AHO)	45	60	52	Non-Vacant	Commercial
110-020-008	6th St.			3/1/2023	13	14	0	0	Shortfall of Sites	0.61	MU1	C3(AHO)	45	60	27	Vacant	Vacant
117-332-015	E 6th St.			3/1/2023	6	6	0	0	Shortfall of Sites	0.27	MU2	GC(AHO)	45	60	12	Vacant	Vacant
117-332-016	E 6th St.			3/1/2023	7	7	0	0	Shortfall of Sites	0.33	MU2	GC(AHO)	45	60	14	Vacant	Vacant
119-311-019	E Blaine St.			3/1/2023	6	6	0	0	Shortfall of Sites	0.27	MU1	MU(AHO)	45	60	12	Vacant	Vacant
119-311-018	E Blaine St.			3/1/2023	3	4	0	0	Shortfall of Sites	0.17	MU1	MU(AHO)	45	60	7	Vacant	Vacant
119-311-017	E Blaine St.			3/1/2023	1	2	0	0	Shortfall of Sites	0.07	MU1	MU(AHO)	45	60	3	Vacant	Vacant
119-311-016	E Blaine St.			3/1/2023	1	2	0	0	Shortfall of Sites	0.07	MU1	MU(AHO)	45	60	3	Vacant	Vacant
119-311-043	E Blaine St.			3/1/2023	2	2	0	0	Shortfall of Sites	0.1	MU1	MU(AHO)	45	60	4	Vacant	Vacant
119-311-042	E Blaine St.			3/1/2023	2	2	0	0	Shortfall of Sites	0.1	MU1	MU(AHO)	45	60	4	Vacant	Vacant
119-311-041	E Blaine St.			3/1/2023	2	2	0	0	Shortfall of Sites	0.1	MU1	MU(AHO)	45	60	4	Vacant	Vacant
119-311-025	100 E Harrison St.			3/1/2023	20	21	7	0	Shortfall of Sites	1.09	MU1	MU(AHO)	45	60	48	Non-Vacant	Commercial
119-311-015	E Blaine St.			3/1/2023	1	2	0	0	Shortfall of Sites	0.07	MU1	MU(AHO)	45	60	3	Non-Vacant	Commercial
119-311-014	E Blaine St.			3/1/2023	1	2	0	0	Shortfall of Sites	0.07	MU1	MU(AHO)	45	60	3	Non-Vacant	Commercial
119-311-013	E Blaine St.			3/1/2023	1	1	0	0	Shortfall of Sites	0.04	MU1	MU(AHO)	45	60	2	Non-Vacant	Commercial
119-311-005	320 E Harrison St.			3/1/2023	5	6	10	0	Shortfall of Sites	0.53	MU1	MU(AHO)	45	60	21	Non-Vacant	Commercial
119-311-004	280 E Harrison St.			3/1/2023	5	6	5	0	Shortfall of Sites	0.35	MU1	MU(AHO)	45	60	16	Non-Vacant	Commercial
119-311-003	240 E Harrison St.			3/1/2023	4	5	3	0	Shortfall of Sites	0.27	MU1	MU(AHO)	45	60	12	Non-Vacant	Commercial
119-311-002	122 E Harrison St.			3/1/2023	14	14	16	0	Shortfall of Sites	0.97	MU1	MU(AHO)	45	60	44	Non-Vacant	Commercial
119-311-040	E Blaine St.			3/1/2023	4	5	0	0	Shortfall of Sites	0.2	MU1	MU(AHO)	45	60	9	Non-Vacant	Commercial
110-020-012	S Smith Ave.			3/1/2023	5	18	0	0	Shortfall of Sites	0.5	UDR	R3(AHO)	45	60	23	Non-Vacant	Parking
110-030-015	1362 W 6th St.			3/1/2023	0	33	129	0	Shortfall of Sites	3.6	UDR	R3(AHO)	45	60	162	Non-Vacant	Parking
118-050-020	1553 Yorba St.			3/1/2023	2	27	0	0	Shortfall of Sites	0.64	MU1	C3(AHO)	45	60	29	Non-Vacant	Commercial
118-050-019	1549 Yorba St.			3/1/2023	2	17	0	0	Shortfall of Sites	0.43	MU1	C3(AHO)	45	60	19	Non-Vacant	Commercial
118-050-018	1545 Yorba St.			3/1/2023	2	27	0	0	Shortfall of Sites	0.65	MU1	C3(AHO)	45	60	29	Non-Vacant	Commercial
118-050-017	1539 Yorba St.			3/1/2023	2	41	0	0	Shortfall of Sites	0.95	MU1	C3(AHO)	45	60	43	Non-Vacant	Commercial
118-050-016	1535 W 6th St.			3/1/2023	2	43	0	0	Shortfall of Sites	0.99	MU1	C3(AHO)	45	60	45	Non-Vacant	Commercial
102-290-020	W. 6th Street			3/1/2023	5	36	79	0	Shortfall of Sites	4.56	MU1	C3(AHO)	45	60	205	Non-Vacant	Commercial
102-290-017	1625 W. 6th Street			3/1/2023	0	15	32	0	Shortfall of Sites	1.62	MU1	C3(AHO)	45	60	72	Non-Vacant	Commercial
103-280-001	1541 W. 6th Street			3/1/2023	4	24	17	0	Shortfall of Sites	0.99	MU1	C3(AHO)	45	60	45	Non-Vacant	Commercial
115-080-002	1210 E 6th Street			3/1/2023	6	6	5	0	Shortfall of Sites	0.38	MU2	BP(AHO)	45	60	17	Non-Vacant	Parking
115-080-041	1210 E 6th Street			3/1/2023	12	12	4	0	Shortfall of Sites	0.62	MU2	BP(AHO)	45	60	28	Non-Vacant	Parking
115-080-012	1210 E 6th Street			3/1/2023	26	26	30	0	Shortfall of Sites	1.82	MU2	BP(AHO)	45	60	82	Non-Vacant	Commercial
110-040-054	W. 8th St			3/1/2023	10	10	0	0	Shortfall of Sites	0.46	UDR	R3(AHO)	45	60	20	Vacant	Vacant
110-061-005	W 8th St.			3/1/2023	19	20	0	0	Shortfall of Sites	0.88	UDR	R3(AHO)	45	60	39	Vacant	Vacant
110-040-010	W 8th St.			3/1/2023	4	5	0	0	Shortfall of Sites	0.2	UDR	R3(AHO)	45	60	9	Vacant	Vacant
111-280-005	1203 Circle City Dr.			3/1/2023	23	24	0	0	Shortfall of Sites	1.05	UDR	R3(AHO)	45	60	47	Vacant	Vacant
111-280-001	1154 E 6th St.			3/1/2023	47	48	0	0	Shortfall of Sites	2.13	MU2	GC(AHO)	45	60	95	Vacant	Vacant
111-280-004	6th St.			3/1/2023	20	20	0	0	Shortfall of Sites	0.9	MU2	GC(AHO)	45	60	40	Vacant	Vacant
111-290-036	842 El Sobrante			3/1/2023	51	52	0	0	Shortfall of Sites	2.31	MU2	M1(AHO)	45	60	103	Non-Vacant	Commercial
118-101-014	S Sherman Ave.			3/1/2023	33	34	0	0	Shortfall of Sites	1.51	HDR	R3(AHO)	45	60	67	Vacant	Vacant
102-250-054	1910 Frontage Rd.			3/1/2023	52	0	0	0	Shortfall of Sites	1.27	MU1	C2(AHO)	45	60	52	Non-Vacant	Commercial
117-122-003	E 3rd St.			3/1/2023	12	12	0	0	Shortfall of Sites	0.54	MU1	TC(AHO)	45	60	24	Vacant	Vacant
110-020-005	1434 W. 6th St.			3/1/2023	4	38	0	0	Shortfall of Sites	0.94	MU1	C3(AHO)	45	60	42	Non-Vacant	Commercial
119-280-070	400 E Rincon St.			3/1/2023	5	22	0	0	Shortfall of Sites	3	MU1	BP(AHO)	45	60	135	Non-Vacant	Commercial
119-280-071	400 E Rincon St.			3/1/2023	5	22	0	0	Shortfall of Sites	3	MU1	BP(AHO)	45	60	135	Vacant	Vacant
102-270-014	1833 W. 6th Street			3/1/2023	6	6	24	0	Shortfall of Sites	0.82	MU1	BP(AHO)	45	60	36	Non-Vacant	Commercial
102-270-013	1833 W. 6th Street			3/1/2023	0	2	6	0	Shortfall of Sites	0.22	MU1	C3(AHO)	45	60	9	Non-Vacant	Parking
117-041-001	526 Railroad Street			3/1/2023	11	26	73	0	Shortfall of Sites	2.45	MU2	M1(AHO)	45	60	110	Non-Vacant	Commercial



# ANNUAL ELEMENT PROGRESS REPORT

## Housing Element Implementation

<b>Jurisdiction</b>	Corona		
<b>Reporting Year</b>	2023	(Jan. 1 - Dec. 31)	
<b>Table D</b>			
<b>Program Implementation Status pursuant to GC Section 65583</b>			
<b>Housing Programs Progress Report</b>			
Describe progress of all programs including local efforts to remove governmental constraints to the maintenance, improvement, and development of housing as identified in the housing element.			
<b>1</b>	<b>2</b>	<b>3</b>	<b>4</b>
<b>Name of Program</b>	<b>Objective</b>	<b>Timeframe in H.E</b>	<b>Status of Program Implementation</b>
Residential Rehabilitation Program	1. Assist 48 homeowners in the City's CDBG low- and moderate- income neighborhoods in Central Corona over the planning period, which is an average of 6 households annually.	Annual	<p>1. The residential rehabilitation program is offered to households below 80% AMI. In 2022, five viable applicants were submitted to the city with one application completed for property located in Northeast Corona. The residential rehab program information was made available to owners in Central Corona but no applications from this area were completed in 2022.</p> <p>2023: Seven (7) viable applications received and five (5) approved. Approved applications by area:</p> <ul style="list-style-type: none"> <li>- Northeast: 2</li> <li>- Central Corona: 3</li> </ul>
Residential Rehabilitation Program	2. Assist existing affordable housing operators on amendments to existing housing agreements that support funding for the rehabilitation of 96 low-income units that are aging in order to preserve existing low-income units in Central Corona.	Annual	<p>2. National Core, a local affordable housing partner with existing housing units in Central Corona, was awarded \$8 million in state funding for the rehabilitation of the housing units (Corona de Oro - 72 units and Corona del Rey - 160 units). HCD is passing the funds to the City. The City Council approved Resolution 2021-130 on December 15, 2021 accepting the awarded of the funds.</p> <p>2023: Two, 4-plex units under rehabilitation by National Core. Resources: state grant and county 8 project-based vouchers, a value estimated at \$3,000,000, and \$6,000,000 in ARPA funds.</p>

Residential Rehabilitation Program	3. Continue to provide community outreach regarding available loans and grants for needed home improvements in Central Corona by providing information via the city's website and media channels and conducting ongoing discussions with representatives of organizations that support low income and special needs groups identified in Appendix A.	Annual	<p>3. Outreach efforts in Year 2022 included:</p> <ul style="list-style-type: none"> <li>a. Approximately 600 quarterly mailers to targeted properties, including properties in Central Corona. Select areas are determined in collaboration with the Code Compliance Division based on field inspections and notices of violations.</li> <li>b. Advertisements in the Corona Connection, the City's local magazine covering available community services.</li> <li>c. In person distribution by Code Compliance personnel during field inspections.</li> <li>d. Social media postings.</li> <li>e. Material distribution at various city events throughout the year.</li> </ul> <p>2023: Outreach efforts included:</p> <ul style="list-style-type: none"> <li>a. Approximately 2,923 quarterly mailers to targeted properties, including properties in Central Corona. Select areas are determined in collaboration with the Code Compliance Division based on field inspections and notices of violations.</li> <li>b. Advertisements in the Corona Connection, the City's local magazine covering available community services.</li> <li>c. In person distribution by Code Compliance personnel during field inspections.</li> <li>d. Social media postings.</li> <li>e. Material distribution at various city events throughout the year.</li> </ul>
Housing Choice Voucher Program	1. Continue to provide tenant-based rental assistance and provide approximately 350 housing vouchers to households in Central Corona and North Main Street annually through cooperation with the Riverside County Housing Authority.	October, 2023	<p>The Riverside County Housing Authority administers the Housing Choice Voucher (HCV) Program, which covers the City of Corona. In Year 2022, 313 vouchers were issued to Corona households. Riverside County Housing Authority does not have information on how many vouchers were issued to residents in Central Corona or N. Main Street. Corona Housing Authority staff also refers dozens of callers to the County seeking this assistance.</p> <p>2022 - 313 vouchers 2023 – 407 vouchers</p>
Housing Choice Voucher Program	2. Compile and maintain a list of properties that participate in the Housing Choice Voucher program by October 2023.	October, 2023	In progress. County vouchers are tenant based and voucher holders are responsible for finding market rate/private owned units to rent with their vouchers. Corona Housing Authority staff is looking to create a list of apartments by contacting the office managers of the apartment complexes located in the city to identify which complexes accept housing vouchers.
Housing Choice Voucher Program	3. Create and implement an outreach program to promote the Housing Choice Voucher program to property owners in Central Corona and North Main Street by October 2023.	October, 2023	In progress. The County hosts a Landlord Seminar for landlords on the first Monday of every month from 9 am – 10 am. Information on the Housing Choice Voucher Program and the benefits of participating in the program are provided to landlords. Housing Authority staff will coordinate with County staff on assisting in outreach in the city, particularly in Central Corona and North Main Street.
Conservation of Existing and Future Affordable Units	1. Annually identify and analyze inventory that may be put at risk of losing affordability controls.	Annual	2022: No units at risk. 2023: No units at risk.
Conservation of Existing and Future Affordable Units	2. Maintain communication with the local HUD office.	Annual	Housing Authority staff maintains on-going communication with HUD.
Conservation of Existing and Future Affordable Units	3. Assist in tenant education.	Annual	Tenants are offered information on Fair Housing services by Code Compliance staff during field inspection complaints and Housing Authority staff. Pamphlets are also distributed in the field, at City Hall, City Public Library, by Housing staff, available on all Corona public transit buses, and provided on the City's Housing website.

Conservation of Existing and Future Affordable Units	4. Identify potential buyers.	Annual	2022: No potential buyers identified. 2023: Housing staff met with developers assessing two church sites.
Conservation of Existing and Future Affordable Units	5. Identify potential acquisition funds.	Annual	Potential funds for the acquisition of land is reviewed annually during the evaluation and use of CDBG, HOME and Housing funds.  2023: Housing staff conducted the HOME ARP fund planning processes required by HUD. The City Council approved the Allocation Plan on May 4, 2022. HUD approved the plan on August 3, 2023; 95% (or \$1,7,09,8611.30) of the grant will be used to develop new units located on City property, former RCTC surplus land in Central Corona.
Conservation of Existing and Future Affordable Units	6. Coordinate with property owners and non-profit developers to identify potential acquisition opportunities by October 2022.	Annual	Housing Authority staff collaborates with interested parties on acquisition opportunities. In Year 2022, the city issued a notice of availability on two acres of city surplus land located in South Corona. The Housing Authority is in negotiation with a developer for 72 low-income housing units for senior citizens.
Conservation of Existing and Future Affordable Units	7. The California Legislature extended the required notification period, requiring property owners give a 12-month notice of their intent to opt out of low-income use restrictions. The City will work with tenants of at-risk units and provide them with education regarding tenant rights and conversion procedures. The City will also provide tenants in at-risk projects information regarding Housing Choice voucher rent subsidies through the County's housing authority, and other affordable housing opportunities within in the City.	Annual	City will commence this effort 24 month prior to a use restriction expiring. No units at risk in Year 2022.  2023: No units at risk.
Conservation of Existing and Future Affordable Units	8. Assist tenants of existing rent restricted units to obtain priority status on housing choice voucher waiting list — HUD has set aside special vouchers for existing tenants in Housing Choice voucher projects that are opting out of low-income use. Upon conversion, the units will stay affordable to the existing tenants as long as they stay. Once a unit is vacated and new tenants move in, the unit will convert to market-rate housing.	Annual	City will commence this effort 24 month prior to a use restriction expiring. No units at risk in Year 2022.  2023: No units at risk.
Mobile Home Park Program	1. Continue to allow mobile home parks to be rehabilitated and restored through ownership programs as permitted by State law.	January, 2024	The city permits mobile home parks, which is regulated by existing zoning pursuant to the Corona Municipal Code.

Mobile Home Park Program	2. Distribute the city's Residential Rehabilitation information to residents of mobile homes and award rehabilitation funds to 3 mobile homes during the planning period.	January, 2024	2022: No city issued funds were available for mobile home rehabilitation. Mobile homeowners are provided information from HCD for program assistance. Housing Authority staff is researching grant opportunities from the state to create a program aimed at assisting mobile homes. No grant funds for mobile home rehabilitation were issued in 2022.  2023: Housing staff reviewed HCD's Division of Financial Assistance Notice of Funding availability for the Manufactured Housing Opportunity and Revitalization Program. This grant provides funding for mobile home rehabilitation. Housing staff is assessing staff capacity and associated costs required to operate the program to determine whether to apply for funds.  No grant funds for mobile home rehabilitation were issued in 2023.
Mobile Home Park Program	3. As appropriate, provide information to mobile home park tenants regarding potential tenant purchase of parks and assistance available, through programs such as State's Mobilehome Park Rehabilitation and Restoration Ownership Program (MPRRP).	January, 2024	Housing Authority staff provides information to the public on how to access to this external resource.
Neighborhood Improvements	Proactive and reactive inspections of 300 housing units annually in the City's low- and moderate-income neighborhoods that address housing complaints regarding the condition and maintenance of properties and to ensure improvements to properties are done in accordance with city ordinances. The program is intended to provide safe and sanitary housing by requiring non-permitted improvements to be brought into compliance with city ordinances.	Annual inspections of 300 housing units.	Inspections involved non-permitted construction, general dilapidation, rodent infestation, landscape violations, and green pools. Residents were also provided information on the city's residential rehabilitation program.  2022: 1,323 inspections performed by Code Compliance in Central Corona. 2023: 1,253 inspections performed by Code Compliance in Central Corona.
Sustainable Building	Implement sustainable building practices and incorporate amenities into new housing developments that utilize water efficiency, energy efficiency and building materials (such as solar and pervious outdoor surfaces) that support the City's Climate Action Plan and CAL Green Building Standards Code.	Annual	Plan reviews for new residential construction are reviewed against the California Building Code and California Building Green Code. New residential construction requires the installation of solar and high efficiency fixtures pursuant to the CA Electrical Code and CAL Green Code.  The city adopts the tri-annual update to the California Building Standards. The latest 2022 CA Building Standards Code update was adopted by the City Council on December 7, 2022 and became effective January 1, 2023.

<p>Site Availability and Rezone Program</p>	<p>1. Continue to provide zoning at appropriate densities to provide opportunities for accommodating the regional housing needs.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city created a new Affordable Housing Overlay (AHO) zone that was adopted into the Zoning Code (Title 17 of the Corona Municipal Code: Chapter 17.31) in March 2023. The AHO zone supports the development of high-density residential with a density range of 45 to 60 dwelling units to the acre. The AHO zone allows for by-right, mixed-income housing by requiring at least 20% of the total units to be set aside for low-income households or allows by-right 100% affordable housing.</p> <p>In March 2023, the city adopted High Density Residential and Mixed Use Development Objective Development Standards and Design Guidelines to support the planning of housing units in the AHO zone. The objective development standards have development standards that are more flexible than the city's traditional multi-family development standards and allows building heights up to 60 feet and 80 feet to support the higher density required by the AHO zone.</p> <p>The city completed Phase 1 of the rezoning program in March 2023. Properties identified on the Housing Sites Inventory that are required to be rezoned to support the planning of low- and moderate-income units were rezoned with an AHO zone, R-3 zone or R-2 zone. Phase 1 results in a shortfall of 368 low-income units. Rezoning for the shortfall of units/sites is expected by June 30, 2024.</p>
<p>Site Availability and Rezone Program</p>	<p>2. Amend the Zoning Map to incorporate all zoning designation changes required to meet RHNA requirements by October 2022.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city created a new Affordable Housing Overlay (AHO) zone that was adopted into the Zoning Code (Title 17 of the Corona Municipal Code: Chapter 17.31) in March 2023. The AHO zone supports the development of high-density residential with a density range of 45 to 60 dwelling units to the acre. The AHO zone allows for by-right, mixed-income housing by requiring at least 20% of the total units to be set aside for low-income households or allows by-right 100% affordable housing.</p> <p>In March 2023, the city adopted High Density Residential and Mixed Use Development Objective Development Standards and Design Guidelines to support the planning of housing units in the AHO zone. The objective development standards have development standards that are more flexible than the city's traditional multi-family development standards and allows building heights up to 60 feet and 80 feet to support the higher density required by the AHO zone.</p> <p>The city completed Phase 1 of the rezoning program in March 2023. Properties identified on the Housing Sites Inventory that are required to be rezoned to support the planning of low- and moderate-income units were rezoned with an AHO zone, R-3 zone or R-2 zone. Phase 1 results in a shortfall of 368 low-income units. Rezoning for the shortfall of units/sites is expected by June 30, 2024.</p>

<p>Site Availability and Rezone Program</p>	<p>3. By October 2022, amend the Zoning Code to establish an Affordable Housing Overlay (AHO) zone. New residential development within this overlay would be required to set aside at least 20% of the total units for lower and moderate-income households. Development standards that differ from traditional lower density residential standards will be established to accommodate higher density development. Development standards shall include reduced setbacks to property lines (example: 10 feet instead of 20 feet), reduced on-site common recreational space requirements (example: 100 sq ft per unit instead of 200 sq ft per unit), no maximum lot coverage requirement, etc.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city created a new Affordable Housing Overlay (AHO) zone that was adopted into the Zoning Code (Title 17 of the Corona Municipal Code: Chapter 17.31) in March 2023. The AHO zone supports the development of high-density residential with a density range of 45 to 60 dwelling units to the acre. The AHO zone allows for by-right, mixed-income housing by requiring at least 20% of the total units to be set aside for low-income households or allows by-right 100% affordable housing.</p> <p>In March 2023, the city adopted High Density Residential and Mixed Use Development Objective Development Standards and Design Guidelines to support the planning of housing units in the AHO zone. The objective development standards have development standards that are more flexible than the city's traditional multi-family development standards and allows building heights up to 60 feet and 80 feet to support the higher density required by the AHO zone.</p> <p>The city completed Phase 1 of the rezoning program in March 2023. Properties identified on the Housing Sites Inventory that are required to be rezoned to support the planning of low- and moderate-income units were rezoned with an AHO zone, R-3 zone or R-2 zone. Phase 1 results in a shortfall of 368 low-income units. Rezoning for the shortfall of units/sites is expected by June 30, 2024.</p>
<p>Site Availability and Rezone Program</p>	<p>4. Rezone properties to an Affordable Housing Overlay (AHO) zone to allow higher density development identified on the sites inventory to meet the RHNA remaining need identified in Table 49 to accommodate the planning of 2,505 lower income units and 674 moderate income units in the neighborhoods in Northwest Corona, Central Corona, and North Main Street, which are the most overcrowded neighborhoods and that have the greatest housing need.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city created a new Affordable Housing Overlay (AHO) zone that was adopted into the Zoning Code (Title 17 of the Corona Municipal Code: Chapter 17.31) in March 2023. The AHO zone supports the development of high-density residential with a density range of 45 to 60 dwelling units to the acre. The AHO zone allows for by-right, mixed-income housing by requiring at least 20% of the total units to be set aside for low-income households or allows by-right 100% affordable housing.</p> <p>In March 2023, the city adopted High Density Residential and Mixed Use Development Objective Development Standards and Design Guidelines to support the planning of housing units in the AHO zone. The objective development standards have development standards that are more flexible than the city's traditional multi-family development standards and allows building heights up to 60 feet and 80 feet to support the higher density required by the AHO zone.</p> <p>The city completed Phase 1 of the rezoning program in March 2023. Properties identified on the Housing Sites Inventory that are required to be rezoned to support the planning of low- and moderate-income units were rezoned with an AHO zone, R-3 zone or R-2 zone. Phase 1 results in a shortfall of 368 low-income units. Rezoning for the shortfall of units/sites is expected by June 30, 2024.</p>



<p>Site Availability and Rezone Program</p>	<p>5. Amend the General Plan to allow 100% residential uses in the MU-1 and MU-2 land use designations on properties that have an AHO zoning designation by October 2022.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>In March 2023, the city amended its General Plan Land Use Element to allow 100% residential uses in the MU-1 and MU-2 land use designations to support properties that have an AHO zone.</p>
<p>Site Availability and Rezone Program</p>	<p>6. Through the implementation of Program 18, maintain an ongoing inventory of multi-family residential and mixed-use sites on the City's website by providing an interactive zoning map on the housing sites inventory for the AHO zone, which identifies locations, density and development standards encouraging residential development.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>Sites identified with an AHO zone is provided on the city's website on its General Plan Update webpage.</p>
<p>Site Availability and Rezone Program</p>	<p>7. Through the implementation of Program 12, create an affordable housing webpage on the city's website that provides information on the incentives available for the construction of new residential units, such as density bonus, deferral or waiver of development impact fees, identification of sites zoned AHO to support by-right low and moderate-income housing, and AHO development standards.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>In progress.</p>

<p>Site Availability and Rezone Program</p>	<p>8. Maintain an ongoing inventory of City-owned properties and other surplus sites owned by other public agencies that may be appropriate for residential uses.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city has a list of city-owned properties. City -owned properties that have no identified purpose are listed as possible surplus properties.</p>
<p>Site Availability and Rezone Program</p>	<p>9. Continually update the Infill Affordable Housing Overlay Map to indicate suitable infill sites for new residential development. Through the implementation of Program 8, monitor the consumption of residential acreage to ensure an adequate inventory and buffer of residential units is available if sites on the residential inventory are not developed with low and moderate-income residential units and rezone additional properties if sites fall below the low and moderate income RHNA allocation. The City will periodically monitor sites. In the event that sites in zones that allow 100% nonresidential sites that are identified for lower-income RHNA develop with non-residential uses, the City will prioritize its buffer allocation to accommodate any shortfall.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>Online Zoning map updated.</p>
<p>Site Availability and Rezone Program</p>	<p>10. Create opportunity for at least 2,654 units for lower income households and 893 units for moderate income households.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>The city's rezoning program allows for the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation of 2,746 low-income units and 976 moderate income units. Phase 1 was completed in March 2023. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.</p>

<p>Site Availability and Rezone Program</p>	<p>11. By October 2022, change the land use and zoning designations of properties identified as North Main Street District Specific Plan in Appendix B to address any shortfall of sites to accommodate the City's remaining RHNA requirements.</p>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>Sites identified within the North Main Street District were rezoned with an AHO zone in March 2023.</p>
<p>Site Availability and Rezone Program</p>	<p>12. Add more City concessions for lower-income units through the implementation of Program 13, Density Bonus Program. Permit owner-occupied and multifamily uses by-right for developments when 20 percent or more of the units are affordable to lower-income households. Eligible projects must:</p> <ul style="list-style-type: none"> <li>a) Permit at least 16 units per site;</li> <li>b) Require a minimum density of 20 units per acre; and</li> <li>c) Accommodate at least 50 percent of the lower-income need on sites designated for residential use only or on sites zoned for mixed uses that accommodate all of the very low and low-income housing needs, if those sites: <ul style="list-style-type: none"> <li>i. Allow 100 percent residential use; and</li> <li>ii. Require that all residential use occupy 50 percent of the total floor area of a mixed-use project.</li> </ul> </li> </ul>	<p>October, 2024</p> <p>Note: The Housing Element extension of time for the SCAG region occurred after the city's submittal of the Housing Element to HCD. The city received a state approved Housing Element on October 12, 2022, which gives the city three years to complete its rezoning to meet its RHNA requirement, which is by October 2024.</p>	<p>By-right residential development for high density housing was established with the creation of the AHO zone adopted by the city in March 2023. The AHO zone allows by-right development for owner-occupied or rental units if at least 20% of the total units are set aside for low-income households. The AHO zone allows 100% residential use or mixed-use projects if 51% of the total floor area is developed with multifamily units.</p>
<p>Residential Sites Monitoring Program</p>	<p>1. Maintain an updated inventory of residential housing developments that have been submitted, approved, and denied.</p>	<p>Annually every April through the Annual Progress Report to HCD</p>	<p>Done annually as part of Housing Element APR to HCD.</p>
<p>Residential Sites Monitoring Program</p>	<p>2. The City will actively promote, through outreach and discussions, sites available for lower- and moderate-income housing development to potential developers, private and non-profit organizations, and other interested persons and organizations.</p>	<p>Annually every April through the Annual Progress Report to HCD</p>	<p>The city will be making available on its website an interactive zoning map that identifies properties with an AHO zone that would allow the development of high density residential to support the development of low-income housing units by October 2024.</p>

Residential Sites Monitoring Program	3. Amend Title 17 of the Corona Municipal Code by October 2022 to allow, by right, a mix of dwelling types and sizes, specifically missing middle housing types (e.g., duplexes, triplexes, fourplexes, courtyard buildings).	Annually every April through the Annual Progress Report to HCD	The AHO zone was adopted in March 2023 and allows by-right mixed-income multifamily housing units if 20% of the units are set aside for low-income households. Moderate income units are allowed beyond the minimum 20% low-income requirement. Multifamily units can include attached rental and owner-occupied units and a combination of apartments and attached townhouses.
Residential Sites Monitoring Program	4. Starting January 2022, annually monitor the City's remaining housing capacity to ensure compliance with SB 166 and if residential sites are not developed with low and moderate-income residential units and sites fall below the City's low and moderate income RHNA allocation, the City will rezone additional properties to establish a buffer of additional residential units within 180 days of noticed shortfall of units.	Annually every April through the Annual Progress Report to HCD	On-going, annually.
Sites Used In Previous Planning Periods Housing Elements	The City shall rezone or amend its Zoning Code or applicable specific plans by October 2024 to allow by-right approval for housing developments proposed for non-vacant sites included in one previous housing element inventory and vacant sites included in two previous housing elements, provided that the proposed housing development consists of at least 20 percent lower income and affordable housing units	October, 2024	Completed in March 2023 for the North Main Street District Specific Plan (Ordinance 3363 for Specific Plan Amendment 2022-0003).
Lot Consolidation and Large Lot Development	1. Facilitate lot consolidation or residential and mixed-use developments by providing information and technical assistance to property owners and developers.	October, 2023	On-going. The city's website contains applications for a tentative tract map and parcel map, which is used as part of the lot consolidation process. The consolidation of 4 lots or less can also be processed as a Lot Line Adjustment, which is a streamlined, administrative process for infill areas.
Lot Consolidation and Large Lot Development	2. Offer incentives for lot consolidation when minimum standards are met (after zoning amendment by October 2022). Incentives could include expedited processing, increased allowable density, decreased parking ratio requirements, reduced setbacks, and increased lot coverage and height allowance.	October, 2023	The AHO zone makes additional properties available for by-right, high density residential development based on the Housing Sites Inventory, which identifies adjacent properties that are capable of being consolidated to support future high-density housing.
Lot Consolidation and Large Lot Development	3. Waiver of certain development impact fees for lot consolidation for 100 percent affordable housing.	October, 2023	CMC Chapter 16.23 establishes provisions for the City Council to waive or defer development impact fees associated with new development.
Lot Consolidation and Large Lot Development	4. Create lot consolidation provisions for affordable housing projects within the Zoning Ordinance.	October, 2023	Lot consolidation is allowed by a tentative tract map and parcel map which is provide in Corona Municipal Code Chapters 16.12 and 16.20.

Multi-Family Acquisition and Rehabilitation	1. Utilize NSP and HOME funds to assist both nonprofit and for-profit developers to acquire existing apartment buildings in need of upgrading, in exchange for long-term affordability controls on some or all of the units in Central Corona.	Annual through the city's CDBG/HOME Funds Action Plan, which is adopted every fiscal year.	<p>The city's CDBG/HOME Five-Year Implementation Plan (2021 – 2025), allocated HOME funds in the amount of \$200,000 to the development of 25 permanent supportive housing units. In 2022 HOME American Rescue Plan Funds allocated \$1.5 million to fill the gap in financing for the 25 PSH units.</p> <p>The city's CDBG/HOME Five-Year Implementation Plan (2021 – 2025), allocated HOME funds in the amount of \$600,000 for the purchase of surplus land to develop 110 affordable housing units. This project is expected to be development within the 8-year planning period of the 6th Cycle Housing Element.</p> <p>2023: HUD HOME Grant approved August 3, 2024 – 95% (or \$1,709,861.30) of the grant is set aside for the construction of new affordable units.</p>
Multi-Family Acquisition and Rehabilitation	2. Through the implementation of Program 1, assist existing affordable housing operators on amendments to existing housing agreements that support funding for the rehabilitation of 96 low-income units that are aging in order to preserve existing low-income units in Central Corona.	Annual through the city's CDBG/HOME Funds Action Plan, which is adopted every fiscal year.	<p>National Core, a local affordable housing partner with existing housing units in Central Corona, was awarded \$8 million in state funding for housing unit rehabilitation: Corona de Oro - 72 units and Corona del Rey - 160 units. A letter of award of funding from HCD, dated October 14, 2021 was provided to the city. The city accepted the state funding on December 15, 2021 via Resolution 2021-130.</p> <p>2023: National Core awarded eight (8) Project Based Vouchers, estimated at \$3 million, and \$5 million in ARPA funds for the rehabilitation of Corona del Rey, and \$1 million in ARPA funds for Corona de Oro. National Core is also utilizing a state grant. Two, 4-plexes (8 units) are being remodeled. These improvements are 50% complete.</p>
Multi-Family Acquisition and Rehabilitation	3. Pursue available funds for multi-family acquisition and rehabilitation.	Annual through the city's CDBG/HOME Funds Action Plan, which is adopted every fiscal year.	Grant funds for property acquisition and rehabilitation are evaluated annually by the Corona Housing Authority.
Affordable and Special Needs Housing Development	1. Facilitate affordable housing production and development through assistance in sites identification with the Implementation of Program 7, Sites Availability and Rezone Program, acquisition, priority processing, or collaboration with nonprofit or other developers, as well as provision of incentives with the Implementation of Program 13, Density Bonus Program.	October, 2024	<p>The city issued a building permit in Year 2022 to convert an existing 53-room hotel that was decommissioned into 52 permanent supportive housing (PSH) units. The property is located at 1910 Frontage Road and is identified on the city's Housing Sites Inventory. The project was a collaboration with the City, Riverside County Workforce Housing Solutions and Abode Communities. Abode Communities received \$11.9 million in State Homekey funds, \$1.9 million in County American Rescue Plan Act funds and Section 8 vouchers from the County, and City HOME Funds in approximately \$80,000 for Tenant Based Rental Assistance for the rehabilitation and operation of this housing program. The city issued a Certificate of Occupancy for the PSH units in February 2023.</p> <p>2023: Under the City's HOME-funded Tenant Based Rental Assistance program, 65 PSH residents were provided rent deposit assistance.</p>
Affordable and Special Needs Housing Development	2. Continue to utilize funds to expand affordable housing projects for special needs populations with the goal of facilitating the development of 130 lower income units within the planning period.	October, 2024	<p>The Corona Housing Authority repurposed NSP/HUD funds for the rehabilitation of a city-owned 12-unit apartment complex into permanent supportive housing. The units are expected to be available in Year 2023 or 2024.</p> <p>2023: The 12-unit apartment complex was repurposed in partnership with Mercy House for occupancy by qualified PSH recipients as part of the City's Homeless Solutions strategy in 2023.</p>

Affordable and Special Needs Housing Development	3. At the City's predevelopment meeting with the developers (held during Development Plan Review) provide developers with the city's development impact fee waiver, deferral or reduction requirements listed in Corona Municipal Code Section 16.23.170 to support the inclusion of extremely low-income, very low-income, low-income low income units into new multiple family residential projects or for 100% affordable housing developments that have an affordability period for a stipulated period of time. Create a plan review submittal program that will prioritize and streamline the plan review and permit process for extremely low-income, very low-income, low-income, and moderate-income projects that qualify for by right development under the AHO zone; being proposed with the implementation of Program 7, Site Availability and Rezone Program by October 2023. The City will prioritize funding received from state and local resources towards the production of affordable housing in AHO sites.	October, 2024	The city's High Density Residential and Mixed-Use Development Objective Development Standards and Design Guidelines contains a flow chart of the city's by-right development process for affordable housing residential developments in the AHO zone and includes a checklist of the objective standards to be used by applicant's when developing plans for residential development. This information is also available on the city's website in the Planning & Development Department. The Development Plan Review (DPR) process is a 21-day review period. The DPR process is required prior to the official submittal of plan reviews to the Planning and Development Department for a building permit and grading permit.
Affordable and Special Needs Housing Development	4. By October 2023, create an affordable housing webpage on the city's website that provides information on the incentives available for the construction of new residential units, such as density bonus law information, development impact fee waiver and deferral process, sites already zoned for higher density housing to support lower and moderate-income units, information on development standards, streamline plan review, etc.	October, 2024	In progress.
Affordable and Special Needs Housing Development	5. Annually seek additional funding sources and identify new partnerships to greater expand resources in the City.	October, 2024	On-going effort.
Affordable and Special Needs Housing Development	6. By October 2024, develop a Streamlined Ministerial Approval Process for developments in localities that have not yet made sufficient progress towards their allocation of the regional housing need.	October, 2024	The City created a new Affordable Housing Overlay (AHO) Zone Ordinance that would allow by-right development for new housing that includes at least 20% of the total units set aside for low-income households. Qualified housing projects would be reviewed ministerially by city staff based on objective development standards and design guidelines and requirements adopted by city ordinances. The AHO zone ordinance was adopted by the City Council in March 2023 and became effective in April 2023.

Affordable and Special Needs Housing Development	7. Monitor both the City's and State's development code for any additional updates that will require housing in the City to be altered/changed to comply with the latest updates.	October, 2024	The City's Zoning Code (Title 17 of the Corona Municipal Code) was updated in 2021 and 2022 to reflect the latest regulations that were adopted by state legislation governing Accessory Dwelling Units, and Urban Lot Splits enacted by SB 9. Zoning Code updates were approved in May 2023 to reflect the regulations adopted by SB 6 (Middle Class Housing Act of 2022) and AB 2011(Affordable Housing and High Jobs Act of 2022), which went into effect on July 1, 2023. Checklists for SB 6 and AB 2011 are also provided on the city's website.
Affordable and Special Needs Housing Development	8. Investigate funding opportunities to provide rehabilitation services to homeowners and people amongst the vulnerable and low-income communities. Priority will be given to repair and rehabilitation of housing identified by the city's Building Division as being substandard or deteriorating, and which houses lower-income, and in some cases, moderate-income households.	October, 2024	In 2022, the Corona Housing Authority mailed 2400 flyers to properties located in Central Corona and Northwest Corona on available HUD funds allocated to the city as part of the CDBG/HOME programs to support the rehabilitation and repair of deteriorating housing in low-income qualified households. Flyers were also distributed in-person by Code Compliance personnel during field visits. 2023: Corona Housing Authority mailed 2923 flyers to properties located in Central Corona and Northwest Corona on available HUD funds allocated to the city as part of the CDBG/HOME programs to support the rehabilitation and repair of deteriorating housing in low-income qualified households. Flyers were also distributed in-person by Code Compliance personnel during field visits.
Affordable and Special Needs Housing Development	9. Adopt written policies for priority for water and sewer service allocations to proposed developments that include housing units affordable to lower-income households into the General Plan.	October, 2024	The city's adopted Housing Element 2021-2029 includes the following policy. Policy H-3.6: Prioritize water and sewer services and upgrades in areas of the city that have been identified as urban infill sites for the planning of affordable housing.  The city's General Plan Infrastructure and Utilities Element includes the following policies. Policy IU-1.2: Evaluate the adequacy of water infrastructure in areas where intensification of land uses is anticipated; coordinate capital improvements planning for all municipal water service infrastructure with the direction, extent, and timing of growth. Policy IU-3.2: Evaluate sewer infrastructure in areas where intensification of land uses is anticipated; coordinate capital improvements planning for service infrastructure with the direction, extent, and timing of growth.

Affordable and Special Needs Housing Development	<p>10. The City will seek funds from CDBG to support community, social welfare, non-profit and other charitable groups that provide services for those with special needs in Riverside County area with a focus on Corona residents. For CDBG funds, this will be done through the annual Action Plan process.</p> <p>In order to assist in the housing needs for special needs populations, the City will:</p> <ul style="list-style-type: none"> <li>» Engage with housing advocates on the identification of needs and new solutions,</li> <li>» The City will pursue funding sources designated for housing for special needs groups</li> <li>» Progress, activities, and issues will be assessed and reported annually with the Housing Element Annual Progress Report and addressed biannually beginning December 2023.</li> </ul>	October, 2024	<p>The city's CDBG/HOME five year Implementation Plan (2021-2025) allocated funding to 6 service providers that provide services to disadvantaged or special need groups within the community. The service providers include: a) ABC Hopes which provides fitness and life skill programs to disabled young adults , b) Big Brother Big Sisters which provides mentoring to youths, c) Peppermint Ridge which provides nursing services for mentally disabled residents, d) Starting Over which provides reentry into society assistance for formerly incarcerated individuals, e) Voices for Children which provides court appointed advocates for foster children and 6) Fair Housing services which provides services to prevent housing discrimination.</p> <p>HOME funds are committed annually through the five-year Implementation Plan cycle (2021-2025) for tenant based rental assistance with the goal of preventing homelessness.</p> <p>In 2022, the City, Riverside County Housing Authority and Abode Communities collaborated on converting a former 53 room hotel located at 1910 Frontage Road to 52 permanent supportive housing units. The project was made possible using State Homekey Funds, County American Rescue Plan Act Funds, Section 8 housing vouchers allocated to Abode Communities, and City Home Funds for Tenant Based Rental Assistance. The property was issued a building permit for the permanent supportive housing units in 2022 and a Certificate of Occupancy was issued in February 2023.</p>
Affordable and Special Needs Housing Development	11. The City will assess and monitor, as data is available, the needs for farmworker housing within the community.	October, 2024	Corona no longer contains properties for ranching or farming.
Affordable and Special Needs Housing Development	12. Facilitate and support efforts of individuals, private organizations, and public agencies to provide safe and adequate housing for farmworkers in agriculturally zoned areas.	October, 2024	Corona no longer contains properties for ranching or farming.
Density Bonus Program	1. Update the Corona Zoning Ordinance by October 2023 to integrate future changes in State Density Bonus Law.	October, 2023	Ordinance amended in March 2024 to reflect the updated state density bonus law.
Density Bonus Program	2. Continue to advertise and inform prospective developers of options for density bonuses, and actively educate and promote density bonus increases as adopted on the city's website.	October, 2023	In progress.
Density Bonus Program	3. Meet with developers to discuss incentives and concessions appropriate for the density bonus program to facilitate affordable housing development.	October, 2023	On going.



Density Bonus Program	4. Promote the use of density bonus incentives by providing information on City website and offering technical assistance to developers.	October, 2023	Ordinance amended in March 2024 to reflect the updated state density bonus law.
Zoning Ordinance Monitoring	1. Monitor the City's Zoning Ordinance to ensure standards do not excessively constrain affordable residential development.	Annual	On-going. The adoption of the city's AHO zone also makes affordable housing a by-right development using the city's High Density Residential and Mixed-Use Development Objective Development Standards and Design Guidelines.
Zoning Ordinance Monitoring	2. Amend Title 17 of the Corona Municipal Code by October 2024 to comply with AB 101 to permit low barrier navigation centers.	October, 2024	Ordinance on LBNC adopted in March 2024,
Zoning Ordinance Monitoring	3. Amend Title 17 of the Corona Municipal Code by October 2024 to comply with AB 2162 which prohibits impositions on any minimum parking requirements for supportive housing units located within ½ mile of a public transit stop.	October, 2024	In progress. Would apply to disabled housing listed in CMC Section 17.76.030.
Zoning Ordinance Monitoring	4. Amend Title 17 of the Municipal Code by October 2023 to comply with the Employee Housing Act.	October, 2023	Under review to determine if amendments need to be made.
Zoning Ordinance Monitoring	5. Amend the Zoning Ordinance by October 2023 to comply with AB 101 to permit residential care facilities by right and remove the requirement of a CUP.	October, 2023	Ordinance on Low Barrier Navigation Center adopted in March 2024. Residential care facilities with six or fewer residents are permitted by right in residential zones.
Zoning Ordinance Monitoring	6. Amend the Zoning Ordinance by October 2023 to remove subjective text seen as a constraint to the development of residential care facilities.	October, 2023	In progress.
Zoning Ordinance Monitoring	7. Amend the Zoning Ordinance including specific plans, as applicable, by October 2024 to allow up to three stories by-right in multifamily residential zones that accommodate affordable housing units.	October, 2024	Completed in March 2023 with the adoption of the AHO zone which allows by-right development for affordable residential units. The objective development standards allow up to 60 feet for multi-family development and 80 feet for mixed-use development.
Zoning Ordinance Monitoring	8. Amend the Zoning Ordinance by October 2023 to remove non-objective findings	October, 2023	Precise Plan and Architectural Review ordinances amended in March 2024 to remove non-objective findings for the approval of applications.
Flexibility in Development Standards	1. Monitor application of Development Code standards for constraints to development of new low- and moderate-income housing and recommend changes that would minimize such constraints and enhance the feasibility of high-density housing, while maintaining the quality of housing.	October, 2023	Completed in March 2023 under Program 7, Rezoning Program.

Flexibility in Development Standards	2. Adopt objective development standards and design guidelines for the AHO zone implemented by Program 7 to allow by right multiple family residential that includes at least 20% for lower and moderate-income units, including mixed use , which allows greater flexibility in development standards, such as reduced setbacks, and/or reduction of required common open space areas to support the planning of 2,505 lower income and 674 moderate income households in Northwest Corona, Central Corona, and North Main Street.	October, 2023	Completed in March 2023 under Program 7, Rezoning Program.
Development Impact Fees	1. At least once annually, evaluate the impact of development fees on residential and mixed-use developments that include low-income units and make adjustments as necessary to facilitate development activities.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Ongoing.
Development Impact Fees	2. As part of the city's Development Plan Review process educate affordable housing developers in the city on the fee deferral and waiver procedure identified in Section 16.23.170 of the Corona Municipal Code.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Ongoing.
Development Impact Fees	3. Consider a standardized policy to reduce development fees for high-density multifamily housing that can support housing units for low-income households.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Ongoing.
Expedited Project Review and Hearing Process	1. The City will create an expedited review and permit process for affordable housing projects and residential care facilities by October 2023.	This program will be implemented on an ongoing basis through the remainder of the planning period.	The city created an expedited review for affordable housing projects in the AHO zone by allowing by right development for affordable housing units. New construction of residential care facilities in single family zones are also allowed by-right if six or fewer persons reside at the facility.
Expedited Project Review and Hearing Process	2. Annually assess the efficiency of the City's permit streamlining process and continue to implement best practices with efficient project review procedures.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Ongoing. The city created an expedited review for affordable housing projects in the AHO zone by allowing by right development for affordable housing units. New construction of residential care facilities in single family zones are also allowed by-right if six or fewer persons reside at the facility.

Affirmatively Furthering Fair Housing (AFFH)	1. Continue to effectively address the requirements of AB 686 by increasing outreach and education through the fair housing service providers, publicize fair housing litigation to encourage reporting, and conduct random testing on a regular basis to identify issues, trends, and problem properties.	This program will be implemented on an ongoing basis through the remainder of the planning period	The city's Five Year CDBG Consolidated Plan (2021-2025) provides an Analysis of Impediments to Fair Housing Choice, which includes a review of public and private policies, practices and procedures affecting housing choice and makes recommendations to address impediments to housing. The consolidated plan is advertised to the public no less than 30 days before the plan is publicly reviewed and considered by the City Council. The city's current Five Year CDBG Consolidated Plan (2021-2025) was approved by the City Council in June 2020.
Affirmatively Furthering Fair Housing (AFFH)	2. Meet annually with local agencies such as the Fair Housing Council of Riverside County to help identify and reduce barriers to housing on both a regional and local scale.	This program will be implemented on an ongoing basis through the remainder of the planning period	Corona Housing Authority staff meets quarterly with the Fair Housing Council of Riverside County (FHCRC) for updates and needs. FHCRC submits a QPR (Quarterly Performance Report) to the Housing Authority that identifies the number of clients served on their anti-discrimination cases, landlord/tenant mediation, accomplishments and or barriers that occur while implementing fair housing programs.
Affirmatively Furthering Fair Housing (AFFH)	3. Once a year provide information to residents in Central Corona, Northwest Corona, and/or North Main Street on the services provided by the Fair Housing Council of Riverside County, such as credit counseling, first-time homebuyer resources, and pre-purchase counseling by including informational pamphlet inserts in the city's mailed utility billings. Provide the information both in English and Spanish.	This program will be implemented on an ongoing basis through the remainder of the planning period	Information on FHCRC services are provided in a pamphlet (both in English/Spanish) that is available at City Hall, City Library, and on board all City public transit buses that operate citywide Monday through Saturday. In 2023, staff will coordinate with the city's Utility billing division to distribute the flyer to its customers. Additionally, FHCRC has office hours 1 day a week (Thursday) from 10:00 a.m. to 12:30 p.m. at the Corona Public Library, providing information on affordable housing, rental deposit, rental eviction services, foreclosure prevention, habitability issues, harassment/illegal entry, homeless assistance, late fees, lead based paint issues, lease and rental terms, mold, occupancy standards, rental assistance, rental increases, issues with repairs, and Section 8. FHCRC distributes outreach materials during its office hours at the Corona Public Library.  2023: Fair Housing flyers (in English and Spanish) were mailed citywide to all utility account holders between July 24 and August 23, 2023. In total, 38,000 flyers were mailed.
Affirmatively Furthering Fair Housing (AFFH)	4. By December 2022, include on the City's website resources provided by the Fair Housing Council of Riverside County and quick links for easy access to Fair Housing's website.	This program will be implemented on an ongoing basis through the remainder of the planning period	A quick link and information pamphlets for the Fair Housing Council of Riverside County is provided on the city's Housing Authority webpage.
Affirmatively Furthering Fair Housing (AFFH)	5. By December 2022, include on the city's website information and a permit-process flow chart on the City's by-right urban lot split and two-unit dwelling standards for single family residential zoned properties to encourage the construction of additional housing units within existing residential neighborhoods in higher resources areas such as South Corona and West Corona and create opportunity for at least 50 new moderate-income units in those neighborhoods.	This program will be implemented on an ongoing basis through the remainder of the planning period	City has an Urban Lot Split ordinance and an urban lot split flow chart on the city's website.

Affirmatively Furthering Fair Housing (AFFH)	6. By October 2022, adopt an Affordable Housing Overlay (AHO) Zone within the Zoning Code to allow by right multiple residential development that contains a minimum of 20 percent affordability to lower and moderate-income households.	This program will be implemented on an ongoing basis through the remainder of the planning period	The City Council adopted an Affordable Housing Overlay zone into the Zoning Code on March 15, 2023. The AHO zone requires 20% of the total units in a project to be set aside for low-income households and allows by-right development.
Affirmatively Furthering Fair Housing (AFFH)	7. By October 2022, implement Program 7, Sites Availability and Rezoning Program, by rezoning non-residential properties identified on the sites inventory to include the AHO zone to allow by-right multiple family residential for housing developments that contain a minimum of 20 percent affordability to lower and moderate-income households to increase opportunities for housing and support the planning of 2,505 lower income and 674 moderate income residential units in Northwest Corona, Central Corona, and North Main Street.	This program will be implemented on an ongoing basis through the remainder of the planning period	The City Council approved the rezoning on March 1, 2023, to allow the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation. Phase 1 was completed on March 1, 2023. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.
Affirmatively Furthering Fair Housing (AFFH)	8. By October 2022, implement Program 7 by amending the General Plan land use for Mixed Use to allow 100% residential on properties with an AHO zone to increase housing opportunities in Northwest Corona, Central Corona, and North Main Street by 3,179 units to support the planning of lower and moderate-income units.	This program will be implemented on an ongoing basis through the remainder of the planning period	The City Council on March 1, 2023, approved a General Plan Amendment to the General Plan Land Use Element to allow 100% residential uses in the MU1 and MU2 designations that include an AHO zone.
Affirmatively Furthering Fair Housing (AFFH)	9. By January 2024, include on the City's website an interactive zoning map on the housing sites inventory for the AHO zone, which identifies locations, density and development standards to encourage the redevelopment of properties with residential land uses in Northwest Corona, Central Corona, and North Main Street and potential residential construction by developers. Implement Program 29, by annually evaluating the city's availability of surplus land to support the development of 60 lower income housing units over the planning period in high resource areas such as South Corona.	This program will be implemented on an ongoing basis through the remainder of the planning period	In 2022 the city issued a notice of availability on two acres of surplus property located in South Corona (APN 113-340-014). The Corona Housing Authority is currently working with Christian Church Homes on a Disposition and Development Agreement for the development of 72 assisted, low-income housing units for seniors with 25% of the units set aside for seniors with disabilities.

Affirmatively Furthering Fair Housing (AFFH)	10. Establish a method of measuring the progress of fair housing practices, which can include the index of dissimilarity, the Regional Opportunity Index, and percentage of residents experiencing extreme housing cost burdens. Report the findings of these metrics as part of the city's Housing Element Annual Progress Report starting in April 2023.	This program will be implemented on an ongoing basis through the remainder of the planning period	2023: FHCRC establishing the most prominent trends from 2023 data, as follows: 1) Notice to vacate without cause, 2) residents living in substandard conditions, and 3) rental increases. FHCRC is using this data to establish peaks, and to track results from their boots on the ground and education efforts to assist and resolve these three ongoing issues.
Affirmatively Furthering Fair Housing (AFFH)	11. Expand understanding of the current state of fair housing practices and potential areas of discrimination by having meetings once a year with the Fair Housing Council of Riverside County on fair housing issues reported around and in the city.	This program will be implemented on an ongoing basis through the remainder of the planning period	2023: In person meeting was held with Housing staff and FHCRC on June 26, 2023, to discuss fair housing program needs outlined on the City's Housing Element. Follow-up emails and conversations regarding fair housing outreach and services have been ongoing throughout the year.
Affirmatively Furthering Fair Housing (AFFH)	12. The City shall continue to facilitate opportunities for all residents and stakeholders to provide meaningful and effective input on proposed planning activities early on and continuously throughout plan development and the public review process. Outreach efforts to disadvantaged communities will be a priority.	This program will be implemented on an ongoing basis through the remainder of the planning period	For the city's Five Year CDBG Consolidated Plan (2021-2025), the following outreach was conducted to disadvantaged communities: a. Meeting invitation in English/Spanish and mailed it to all residents of the CDBG target area of Central Corona, which includes approximately 3255 residences. b. Meetings were held at St. Edward's Church and Corona City Hall located in Central Corona. Presentation provided in English and Spanish. c. Stakeholder meetings included Continuum of Care. d. City Council public Study Session held at City Hall located in Central Corona. e. Online and paper survey was provided for 42 days and provided in English and Spanish resulting in 382 responses. f. Direct email outreach to 12 affordable housing developments, 29 religious' institutions, and 44 misc. stakeholders and all current and former service providers. g. Hand delivered paper surveys to senior living facilities. h. Information posted in the Sentinel Weekly and on the city's webpage and social media.
Affirmatively Furthering Fair Housing (AFFH)	13. Annually implement Program 1, Residential Rehabilitation, and distribute information to residents on the City's Residential Rehabilitation program to encourage the maintenance of aging residential units so that the housing stock of owner-occupied units does not get reduced due to the loss of declining structures and support the award of funds to 6 households annually. The City will prioritize outreach to Central Corona residents as that neighborhood has the highest percentage of aging housing stock and is also an LMI area.	This program will be implemented on an ongoing basis through the remainder of the planning period	In Year 2022, the city awarded funds to one household located in Northeast Corona. Outreach in Central Corona is prioritized using CDBG funds for staffing to do field inspections and provide information on the city's Residential Rehabilitation Program.  2023: The City awarded funds to five households; three properties located in the vulnerable area of Central Corona and two located outside the vulnerable area of Northeast Corona. Corona continues to prioritize using CDBG funds for staffing to conduct targeted field inspections in the CDBG-eligible areas, including Central Corona.

Affirmatively Furthering Fair Housing (AFFH)	14. By December 2022, provide information on the City's website on Riverside County's CalWorks program to assist lower-income households to enter or re-enter the workforce.	This program will be implemented on an ongoing basis through the remainder of the planning period	In progress.
Fair Housing Services	1. Encourage affirmative marketing on all residential projects and will require developers to advertise to under-represented minority groups to indicate the availability of housing units that meet affordable housing requirements.	Annual.	2022: No mixed-income projects approved. 2023: No mixed-income projects approved.
Fair Housing Services	2. Allocate annual CDBG funding during each fiscal year as part of the City's Local Action Plan to support fair housing services to approximately 1,850 city residents.	Annual	2022: Fair housing services assisted 1,823 city residents.  2023: FHCRC assisted 1,536 Corona residents and received \$33,000 of CDBG Program grants in FY 2023/2024 from Corona.
Fair Housing Services	3. Meet annually with fair housing service providers and enforcement organizations to track issues and identify patterns in Corona. Potential strategies to improve communication with the public on fair housing rights and resources can include inviting fair housing service providers to present annually at the Planning and Housing Commission, hold a resource fair for residents, hold a meeting to establish connections between fair housing providers and other community service providers and property managers and landlords.	Annual.	FHCRC provides the Corona Housing Authority a Quarterly Performance Report. The report includes attendance at special events such as "Corona Norco Day of the Child" and Unity Awards.
Fair Housing Services	4. Annually distribute educational materials to at least 30 property owners/managers of apartments in Central Corona, Northwest Corona, North Main Street, and Northeast Corona relative to fair housing requirements, regulations, and services and provide contact information on how to setup staff training with the County's Fair Housing Council.	Annual.	2023: FHCRC distributed educational materials to at least 30 apartment owners within the Corona City limits. This effort focused on all the affordable and senior complexes listed on the City's list of affordable units. FHCRC also provides educational materials to landlords as part of their case management.

Fair Housing Services	5. Provide biannual public announcements, via different media (e.g., social media, newspaper ads, and public service announcements at local radio and television channels) related to fair housing programs and opportunities for Corona residents. Public announcement will be provided in both English and Spanish.	Annual.	The Corona Housing Authority provides public announcements and pamphlets quarterly using the city's local Corona Connection magazine, which advertises community services and mailers. Announcements are also posted on the city's social media posts such as Instagram, facebook and the city's website. Information is provided in both English and Spanish. Fair housing pamphlets are also available at City Hall at the following locations: city's concierge desk, Planning & Development public counter and Community Services public counter. Additionally, fair housing pamphlets are available at the Corona Public Library and aboard City public transit buses that operate citywide Monday-Thursday.
Fair Housing Services	6. Conduct workshops and training with different community-based organizations.	Annual.	Corona Housing Authority staff is consulting with its fair housing consultant on forms of outreach to community-based organizations in this field. Fair Housing staff hosts and attends events at the "Day of the Child", Corona City Hall Council Events, Corona/Norco Settlement House, Corona Adult School, and Corona Senior Center. Local office hours are available 1 day a week from 10:00 a.m. to 12:30 p.m. at the Corona Library.  2023: FHCRC added attendance to monthly "UNITY" (United Neighbors Involving Today's Youth) meetings. This effort expands their reach to parents and youth to discuss and educate on fair housing issues.
Fair Housing Services	7. Annually hold diversity awareness events and programs at a variety of locations throughout the city.	Annual.	2023: FHCRC conducts several events and programs throughout the City and at their Riverside headquarters.  a. Two monthly workshops for First Time Home Buyer in English and Spanish.  b. Every February, FHCRC hosts a "Legacy Builders" meeting to recognize the community-based organizations and diverse services provided.  c. Monthly, FHCRC conducts education workshops for both landlords and tenants, focused on rights and responsibilities.  d. FHCRC also offers "one-on-one" training for landlords, managers, and owners in landlord-tenant issues, Section 8, Evictions, and occupancy standards.  FHCRC also offers "one-on-one" guidance to low income residents on foreclosure prevention.
Fair Housing Services	8. Once a year provide information to residents on the services provided by the Fair Housing Council of Riverside County, such as credit counseling, first-time homebuyer resources, and pre-purchase counseling by including informational pamphlet inserts in the city's mailed utility billings. Provide the information both in English and Spanish.	Annual.	FHCRC's pamphlet is available at City Hall along with fair housing information available on the city's website. Work in progress includes providing inserts in the city's utility billing to residents on an annual basis.
Fair Housing Services	9. By December 2022, include on the City's website resources provided by the Fair Housing Council of Riverside County and quick links for easy access to Fair Housing's website.	December, 2022.	A quick link and information pamphlets for the Fair Housing Council of Riverside County is provided on the city's Housing Authority webpage.

Fair Housing Services	10. Respond to complaints of discrimination (i.e. intaking, investigation of complaints, and resolution) within 3 days and follow up with information on the resources and services available through fair housing services.	Annual.	Fair housing complaints are responded to immediately within the first phone call with a follow up provided within the following 3- 5 days to provide additional materials once all applicable documentation from both the resident and landlord are obtained.
Fair Housing Services	11. Annually conduct fair housing testing at random sites to measure compliance and remove any such impediments through fair housing law enforcement.	Annual.	Fair Housing testing is completed on an annual basis. FHCRRC reviews locations that have the highest volume of calls and conducts testing at those locations.
Fair Housing Services	12. Take affirmative actions to further fair housing choice in the city, and implement the solutions developed in the Regional Analysis of Impediments to Fair Housing Choice to mitigate and / or remove fair housing impediments.	Annual.	Ongoing. Amendments approved and proposed to the City's Zoning Code encourage the creation of additional residential units in existing neighborhoods. Examples include the City's ADU ordinance, urban lot split ordinance which allows up to 4 units in a single-family residential zone with one rental unit required to be available to low-income households, and the Affordable Housing Overlay zone which requires the development of mixed-income units with 20% of the total units set aside for low-income households.
Fair Housing Services	13. Target housing creation or mixed income strategies through the implementation of Program 13, Density Bonus Program, to offer residential density bonuses as a means of encouraging affordable housing development.	Annual.	On-going. The City's Zoning Code does allow density bonus opportunities to encourage mixed-income project. Amendments to the existing ordinance are programmed in 2023/2024. The City's AHO zone also requires mixed-income projects where at least 20% of the total units are set aside for low income or allows 100% affordable housing, which is a by-right approval using the city's adopted objective development standards.
Segregation in Housing Implementation	1. Monitor application of Development Code standards for constraints to development of new housing and recommend changes that would minimize such constraints, including but not limited to flexibility is building setbacks, increased lot coverage, reduced parking requirement if within 0.5 miles of transportation stops, etc. in order to enhance the feasibility of affordable housing, while maintaining the quality of housing.	October, 2023	The City Council approved on March 1, 2023, objective development standards and design guidelines for High Density Residential and Mixed-Use Development to support the development of higher density housing by allowing reduced setbacks and taller building heights.
Segregation in Housing Implementation	2. By December 2022, implement Program 18, Affirmatively Furthering Fair Housing, to include on the City's website information and a permit-process flow chart on the City's by-right urban lot split and two-unit dwelling standards for single family residential zoned properties to encourage the construction of additional housing units within existing residential neighborhoods in higher resources areas such as South Corona and West Corona and create opportunity for at least 50 new moderate income units.	December, 2022	Completed.



Segregation in Housing Implementation	3. Assess opportunities on infill sites for residential development and redevelopment of underutilized property that could support higher density housing opportunities for low- and moderate-income households through the implementation of Program 7, Sites Availability and Rezoning Program, by increasing housing opportunities by 3,179 units in Northwest Corona, Central Corona, and North Main Street.	October, 2023	The City Council on March 1, 2023, approved the following: a. An Affordable Housing Overlay zone into the Zoning Code (adopted by ordinance on March 15, 2023). The AHO zone requires 20% of the total units in a project to be set aside for low-income households and allows by-right development. The sites zoned for AHO are infill sites that include underutilized commercial sites identified on the city's Housing Sites Inventory. b. Phase 1 of the rezoning program on various properties to include the AHO zone, and multi-Family zone to allow the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.
Segregation in Housing Implementation	4. Provide on the City's Housing Division website a link to Riverside County's Mortgage Credit Certificate Program and First Time Homebuyer Program by January 2023.	January, 2023	In progress.
Housing for Persons Experiencing Homeless	1. Continue to monitor policies, standards, and regulations to ensure that they do not unduly impact persons with special needs.	Annual.	Ongoing.
Housing for Persons Experiencing Homeless	2. Coordinate with agencies such as the Housing and Homeless Coalition of Riverside County along with SCAG for the purposes of coordinating efforts, reducing the unsheltered population, increasing emergency and permanent housing, and leveraging resources to address homelessness.	Annual.	City's coordination with other agencies include: a. Regular attendance at the Riverside County Continuum of Care Board Meetings. The City's Homeless Solutions Manager was elected as Chair of Board. b. City increased City Net case managers from two to five days to assist in the processing of shelter for homeless individuals. c. City Council approved a MOU between the City and the Riverside University Health System-Behavioral Health for the Mobile Crisis Management Team. d. The City of Corona was awarded \$1 million in State Homeless Encampment Resolution Funds to address homelessness in the Santa Ana River. This grant will expand outreach and engagement, emergency shelter, housing, and resources to clean up
Housing for Persons Experiencing Homeless	3. Continue to provide funding for local and sub-regional homeless service providers that operate temporary and emergency shelters.	Annual.	City Council approved the allocation of \$1.7 million in 2022 to fund Phase 2 renovations costs for the City's Harrison Hope Shelter/Navigation Center. Phase 2 includes on-site medical clinic services, dog run shelter, security system, and ADA improvements. The Harrison Hope Center opened in 2023.
Housing for Persons Experiencing Homelessness	4. Assist (when possible) local non-profits and charitable organizations in securing state and federal funding for the acquisition, construction, and management of shelters.	Annual.	On-going.
Housing for Persons Experiencing Homelessness	5. Review the low barrier navigation centers and emergency shelter provisions to comply with recent changes to state law and amend the zoning ordinance (Refer to Program 14) and other documents as part of the General Plan and Zoning Code by October 2022.	Annual.	Amendment to the City's Municipal Code in 2022 revised the parking requirement for emergency shelters to be consistent with state law. An additional amendment to the municipal code removed the maximum length of stay within a one-year period.

Housing for Persons Experiencing Homelessness	6. Consider establishing a maximum length of stay for emergency shelters to have a limit of no more than 180 consecutive days within a one-year period instead of a total of 180 days in a one-year period.	Annual.	Amendment to the City's Municipal Code in 2022 revised the parking requirement for emergency shelters to be consistent with state law. An additional amendment to the municipal code removed the maximum length of stay within a one-year period.
Housing for Persons Experiencing Homelessness	7. Continue to financially support the 211-system operated by the Volunteer Center of Riverside County. This system provides information on all social services offered in Riverside County.	Annual.	211 no longer applicable in city.
Housing for Persons Experiencing Homelessness	8. Commit to updating the Zoning Ordinance to be consistent with the State law for parking requirements which are allowed for staff, provided the requirements do not exceed parking requirements for other uses and proximity requirements, provided those shelters are not required to be more than 300 feet apart by October 2022.	Annual.	Amendment to the City's Municipal Code in 2022 revised the parking requirement for emergency shelters to be consistent with state law. An additional amendment to the municipal code removed the maximum length of stay within a one-year period.
Housing for Special Needs Populations	1. Continue to monitor policies, standards, and regulations to ensure that they do not unduly impact persons with special needs.	October, 2023.	Ongoing.
Housing for Special Needs Populations	2. Amend Title 17 of the Corona Municipal Code to incorporate all changes to State legislation pertaining to special needs populations as part of the General Plan and Zoning Code update project, by October 2023.	October, 2023.	Ongoing. Ordinance adopted in March 2023 allowing Low Barrier Navigation Center pursuant to state law.
Housing for Special Needs Populations	3. Facilitate the development of housing for persons with disabilities, including developmental disabilities, through technical assistance and partnerships with affordable housing providers, with the goal of submitting 3 applications for funding for housing development (new construction or rehabilitation) to support persons with disabilities by the end of the planning period.	October, 2023.	Two acres of city surplus land is being considered for the development of 72 assisted senior housing units. The proposed development involves the application of project-based vouchers from Riverside County and CA tax credits.

Housing for Special Needs Populations	4. Meet with special interest groups twice a year at scheduled Continuum of Care meetings in Riverside County and support State funding opportunities that help educate and execute the development of supportive and transitional housing in existing, vacated commercial buildings in Central Corona that can be converted to residential uses to support the production of 53 permanent supportive housing units for extremely low-income households over the planning period.	October, 2023.	In 2022, the City's Homelessness Solutions Manager attended no less than two meeting held by Continuum of Care Board Members. In January 2022, the County's Housing and Workforce Solutions appropriated \$1.9 million in American Rescue Plan Act (ARPA) funds and \$13,080,000 in State Homekey Program Funds to Abode Communities for the creation of 52 permanent supportive housing units in the City of Corona at a former hotel site located at 1910 Frontage Road within Central Corona.
Safe and Healthy Communities	1. Annually monitor policies, standards, and regulations regarding environmental justice in the City, especially those that may impact LMI neighborhoods and lower CalEnviroscen scores, particularly Northwest Corona, Central Corona, and North Main Street.	This program will be implemented on an ongoing basis through the remainder of the planning period.	In progress.
Safe and Healthy Communities	2. Nurture ongoing partnerships, with a focus on Northwest Corona, Central Corona, and North Main Street neighborhoods, that help educate and execute the development of safe and healthy housing communities for all groups of people.	This program will be implemented on an ongoing basis through the remainder of the planning period.	In progress.
Safe and Healthy Communities	3. Apply for a minimum of 3 funding applications to support placemaking activities and/or infrastructure improvements in Northwest Corona, Central Corona, and North Main Street during the planning period.	This program will be implemented on an ongoing basis through the remainder of the planning period.	2023: <b>Canvas on the Curb Program.</b> Utility cabinet wraps along city streets that feature the work of local artists to deter graffiti in neighborhoods. Seven artworks were selected and will be placed on utility cabinets throughout the city. <b>Community Mural Program.</b> City awarded a local artist to paint a community mural at Promenade Park (northeast corona), on all four sides of the park's restroom structure to deter graffiti. The mural was completed in February 2024. <b>Park Tree Planting.</b> 75 new trees were planted at Promenade Park. <b>Downtown Beautification Grants.</b> 15, \$20,000 grants available to businesses in Downtown (central corona) to beautify and enhance commercial building exteriors.

Alternative Housing Program	1. Continue to annually monitor underutilized properties and sites that have a potential for alternative housing options and offer the information to interested developers on an on-going basis.	October, 2024	<p>The City Council on March 1, 2023, approved the following:</p> <ul style="list-style-type: none"> <li>a. An Affordable Housing Overlay zone into the Zoning Code (adopted by ordinance on March 15, 2023). The AHO zone requires 20% of the total units in a project to be set aside for low-income households and allows by-right development. The sites zoned for AHO are infill sites that include underutilized commercial centers identified on the city's Housing Sites Inventory.</li> <li>b. Phase 1 of the rezoning program on various properties to include the AHO zone, and multi-Family zone to allow the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.</li> <li>c. Objective development standards and design guidelines for High Density Residential and Mixed-Use Development to support the development of higher density housing by allowing reduced setbacks and taller building heights.</li> </ul>
Alternative Housing Program	2. Rezone underutilized commercial, office, and or industrial space, as appropriate, to facilitate use for alternative housing types. This will be done with the RHNA updates on or before October 2024 and then annually as opportunities arise.	October, 2024	<p>The City Council on March 1, 2023, approved the following:</p> <ul style="list-style-type: none"> <li>a. An Affordable Housing Overlay zone into the Zoning Code (adopted by ordinance on March 15, 2023). The AHO zone requires 20% of the total units in a project to be set aside for low-income households and allows by-right development. The sites zoned for AHO are infill sites that include underutilized commercial centers identified on the city's Housing Sites Inventory.</li> <li>b. Phase 1 of the rezoning program on various properties to include the AHO zone, and multi-Family zone to allow the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.</li> <li>c. Objective development standards and design guidelines for High Density Residential and Mixed-Use Development to support the development of higher density housing by allowing reduced setbacks and taller building heights.</li> </ul>
Alternative Housing Program	3. By October 2024, develop, as part of a zoning ordinance update, measures that encourage affordability by design (e.g., smaller, more efficient and flexibly-design living spaces).	October, 2024	<p>The City Council on March 1, 2023, approved the following:</p> <ul style="list-style-type: none"> <li>a. An Affordable Housing Overlay zone into the Zoning Code (adopted by ordinance on March 15, 2023). The AHO zone requires 20% of the total units in a project to be set aside for low-income households and allows by-right development. The sites zoned for AHO are infill sites that include underutilized commercial centers identified on the city's Housing Sites Inventory.</li> <li>b. Phase 1 of the rezoning program on various properties to include the AHO zone, and multi-Family zone to allow the development of low- and moderate-income housing units to meet the city's unmet RHNA allocation. A shortfall of sites for 368 low-income units are planned to be rezoned or identified by June 30, 2024.</li> <li>c. Objective development standards and design guidelines for High Density Residential and Mixed-Use Development to support the development of higher density housing by allowing reduced setbacks and taller building heights.</li> </ul>

Alternative Housing Program	4. Where appropriate, utilize the city's regulatory powers (e.g., land use and fees) to remove the requirement of a CUP for the development of care facilities that provide 24-hour care to seven or more disabled persons.	October, 2024	Under evaluation.
Alternative Housing Program	5. Encourage the development of alternative housing including care facilities for 7+ individuals in residential zones.	October, 2024	Under evaluation.
Alternative Housing Program	6. Actively encourage, through annual outreach and discussions with developers, innovative housing structures, such as micro-unit housing and new shared and intergenerational housing models to help meet the housing needs of aging adults, students, and lower-income individuals citywide. This will be accomplished on an on-going basis.	October, 2024	On-going. In January 2022, the County's Housing and Workforce Solutions appropriated \$1.9 million in American Rescue Plan Act (ARPA) funds and \$13,080,000 in State Homekey Program Funds to Abode Communities for the creation of 52 permanent supportive housing units in the City of Corona at a former hotel site located at 1910 Frontage Road within Central Corona.
Alternative Housing Program	7. Develop and promote assistance with financing or funding applications.	October, 2024	On-going. The Corona Housing Authority is working with C & C Development and Christian Church Homes on CA TCAC funding applications for affordable housing sites in Corona.
Community Outreach Program	1. Increase accessibility to public meetings for all sectors of the community including minority groups and persons with disabilities by ensuring public meetings are in accessible locations to all persons.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Public meetings are held at City Hall in the City's Council Chamber located in Central Corona. City Hall operates with state-of-the-art facilities with accessible access to all persons. Special community meetings are done at other locations within the city based on meeting topic. Meetings are also available virtually to the public to watch as an attendee.
Community Outreach Program	2. Ensure public meetings and other planning processes are delivered in ways that all groups of the community can understand such as delivering meeting content in multiple languages.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Public meetings are held at City Hall in the City's Council Chamber located in Central Corona. City Hall operates with state-of-the-art facilities with accessible access to all persons. Special community meetings are done at other locations within the city based on meeting topic.
Community Outreach Program	3. Make public announcements and information accessible and visible using a variety of communication methods.	This program will be implemented on an ongoing basis through the remainder of the planning period.	Communication efforts include: a. City's website, facebook and Instagram. b. Electronic messaging on city signage c. Inserts in utility billing d. Inner City newsletter e. Corona Connection magazine City's webpage includes multi-language translation options.

Community Placemaking Pilot Program	1. Connect diverse neighborhoods through small, inclusive, and accessible placemaking projects and activities. Achieve at least 3 placemaking projects and activities in the neighborhoods of Northwest Corona, Central Corona, and/or North Main Street by 2028.	This program will be implemented on an ongoing basis through the remainder of the planning period.	City piloted its first Community Mural Project at Promenade Park in Northeast Corona. Call for artist occurred between November and December 2022. A final artist for the first community mural project is expected to be selected in May 2023. If the pilot program is a success the city will evaluate the community mural project at other parks.  2023: <b>Canvas on the Curb Program.</b> Utility cabinet wraps along city streets that feature the work of local artists to deter graffiti in neighborhoods. Seven artworks were selected and will be placed on utility cabinets throughout the city. <b>Community Mural Program.</b> City awarded a local artist to paint a community mural at Promenade Park (northeast corona), on all four sides of the park's restroom structure to deter graffiti. The mural was completed in February 2024. <b>Park Tree Planting.</b> 75 new trees were planted at Promenade Park. <b>Downtown Beautification Grants.</b> 15, \$20,000 grants available to businesses in Downtown (central corona) to beautify and enhance commercial building exteriors.
Community Placemaking Pilot Program	2. Expand public outreach to target all neighborhoods and educate people from all types of community groups on new and upcoming neighborhood projects and activities. Engage at least one new neighborhood-based group from the neighborhoods of Northwest Corona, Central Corona, and/or North Main Street in neighborhood projects or activities by 2028.	This program will be implemented on an ongoing basis through the remainder of the planning period.	2022: City hosted the following community cleanups that included tree plantings, litter and graffiti removal, new mulch in landscaped areas, and the painting of utility buildings and restrooms within the parks. a. Corona Beautiful Monthly Park Cleanups at various locations that included Central Corona and Northwest Corona – 10 events with an average of 70 volunteers. b. Closed Group Cleanups – 10 Events with an average of 50 volunteers.  Annual total for all events was 615 volunteers. 2023: Skyline Trail Clean up (south corona); Ridgeline Park Clean Up and Tree Planting (West Corona), Santana Park Skate Park Clean Up (south corona) .
Community Placemaking Pilot Program	3. Annually examine the need for infrastructure and secure funding for 3 improvement projects over the planning period within the CDBG target area of Central Corona that improves the amenities in neighborhood parks and sidewalk conditions to enhance the quality of life of residents in the LMI designated neighborhood which is where the majority of housing opportunities will be with implementation of the rezone program.	This program will be implemented on an ongoing basis through the remainder of the planning period.	In 2022, a 3-year Capital Improvement Plan was approved to improve parks within the CDBG target area of Central Corona; Sheridan Park and Victoria Park. Approved amenities include splash pads at Victoria Park (2022 Phase I), improved lighting and inclusive playground equipment at Sheridan Park (2023 Phase II) and facility interior improvements at Victoria Park (2024 Phase III).  2023: Park Phase II was approved and funded. This portion of the 3-year plan includes creating a park theme and replacing all playground equipment and lighting improvement at Sheridan Park located in Central Corona. Park themes are a way to improve place making, engage, and foster creativity. Sheridan Park is proposed to be themed based on the solar system and constellations. <b>Downtown Beautification Grants.</b> 15, \$20,000 grants available to businesses in Downtown (central corona) to beautify and enhance commercial building exteriors.
Replacement Housing Program	Pursue amendment to the Zoning Code by October 2022 to address replacement requirement.	October, 2022.	Under review.
ADU Monitoring and Incentive Program	1. Create a separate webpage on the City's website that provides information on ADUs and City requirements. Provide a plan review and permit flow chart for ADUs to educate property owners on the process of getting a permit for an ADU.	This program will be implemented on an ongoing basis through the remainder of the planning period.	ADU permit flow chart and informational sheet already created and available on Planning & Development's website.







Jurisdiction	Corona	
Reporting Period	2023	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	10/15/2021 - 10/15/2029

## ANNUAL ELEMENT PROGRESS REPORT Housing Element Implementation

Note: "+" indicates an optional field  
Cells in grey contain auto-calculation formulas

**Table F**

**Units Rehabilitated, Preserved and Acquired for Alternative Adequate Sites pursuant to Government Code section 65583.1(c)**

Please note this table is optional: The jurisdiction can use this table to report units that have been substantially rehabilitated, converted from non-affordable to affordable by acquisition, and preserved, including mobilehome park preservation, consistent with the standards set forth in Government Code section 65583.1, subdivision (c). Please note, motel, hotel, hostel rooms or other structures that are converted from non-residential to residential units pursuant to Government Code section 65583.1(c)(1)(D) are considered net-new housing units and must be reported in Table A2 and not reported in Table F.

Activity Type	Units that Do Not Count Towards RHNA <sup>+</sup> Listed for Informational Purposes Only				Units that Count Towards RHNA <sup>+</sup> Note - Because the statutory requirements severely limit what can be counted, please contact HCD at apr@hcd.ca.gov and we will unlock the form which enable you to populate these fields.				The description should adequately document how each unit complies with subsection (c) of Government Code Section 65583.1 <sup>+</sup> . For detailed reporting requirements, see the checklist here: <a href="https://www.hcd.ca.gov/community-development/docs/adequate-sites-checklist.pdf">https://www.hcd.ca.gov/community-development/docs/adequate-sites-checklist.pdf</a>
	Extremely Low-Income <sup>+</sup>	Very Low-Income <sup>+</sup>	Low-Income <sup>+</sup>	TOTAL UNITS <sup>+</sup>	Extremely Low-Income <sup>+</sup>	Very Low-Income <sup>+</sup>	Low-Income <sup>+</sup>	TOTAL UNITS <sup>+</sup>	
Rehabilitation Activity									
Preservation of Units At-Risk									
Acquisition of Units									
Mobilehome Park Preservation									
Total Units by Income									









# ANNUAL ELEMENT PROGRESS REPORT

<b>Jurisdiction</b>	Corona	
<b>Reporting Period</b>	2023	(Jan. 1 - Dec. 31)
<b>Planning Period</b>	6th Cycle	10/15/2021 - 10/15/2029

**Table K**  
**Tenant Preference Policy**

Local governments are required to inform HCD about any local tenant preference ordinance the local government maintains when the jurisdiction submits their annual progress report on housing approvals and production, per Government Code 7061 (SB 649, 2022, Cortese). Effective January 1, 2023, local governments adopting a tenant preference are required to create a webpage on their internet website containing authorizing local ordinance and supporting materials, no more than 90 days after the ordinance becomes operational.

<b>Does the Jurisdiction have a local tenant preference policy?</b>	No	
<b>If the jurisdiction has a local tenant preference policy, provide a link to the jurisdiction's webpage on their internet website containing authorizing local ordinance and supporting materials.</b>		
<b>Notes</b>		

