



Kate Harrison
Councilmember District 4

SUPPLEMENTAL AGENDA MATERIAL

Meeting Date: June 13, 2017

Item Number: 53

Item Description: Changes to Affordable Housing Mitigation Fee; Amending Berkeley Municipal Code Section 22.20.065

Supplemental/Revision Submitted By: Councilmember Harrison

“Good of the City” Analysis:

The analysis below must demonstrate how accepting this supplement/revision is for the “good of the City” and outweighs the lack of time for citizen review or evaluation by the Council.

Based on the information provided by the Rent Board regarding data from the First Quarter of 2015 and the First Quarter of 2017, we can see that rents have increased significantly. The first chart shows the median percent of rent increase between Q1 2015 and Q1 2017. For studios, the median rent increased by 15.83%, for one-bedroom units the increase was 17.7%, for two-bedroom units the increase was 20.93%, and for three-bedroom units the median rent increased by 25.54%. This chart provides a vital visual representation of the rapidly increase rent rates in the City.

The second chart provides a visual aide to represent the rapid increase in rents for two-bedroom units from the buildings used in the most recent Nexus Study (completed in 2015). Based on the information provided by the Nexus Study and current rent data, we can see that each of the five buildings have had substantial rent increases in the past two years. The peak of these increases can be seen at Hillside Village, whose rents increased by 29.98% since the Nexus Study was completed.

The final chart is based on information provided by the rent board to show the dollar amount increases in rent for studios, one-bedroom, two-bedroom, and three-bedroom units, and is based on Q1 data from 2015 and 2017. This chart is a supplement to the first chart to inform the public of how the percent increases were calculated, and to show the dramatic rent increases over the past two years.

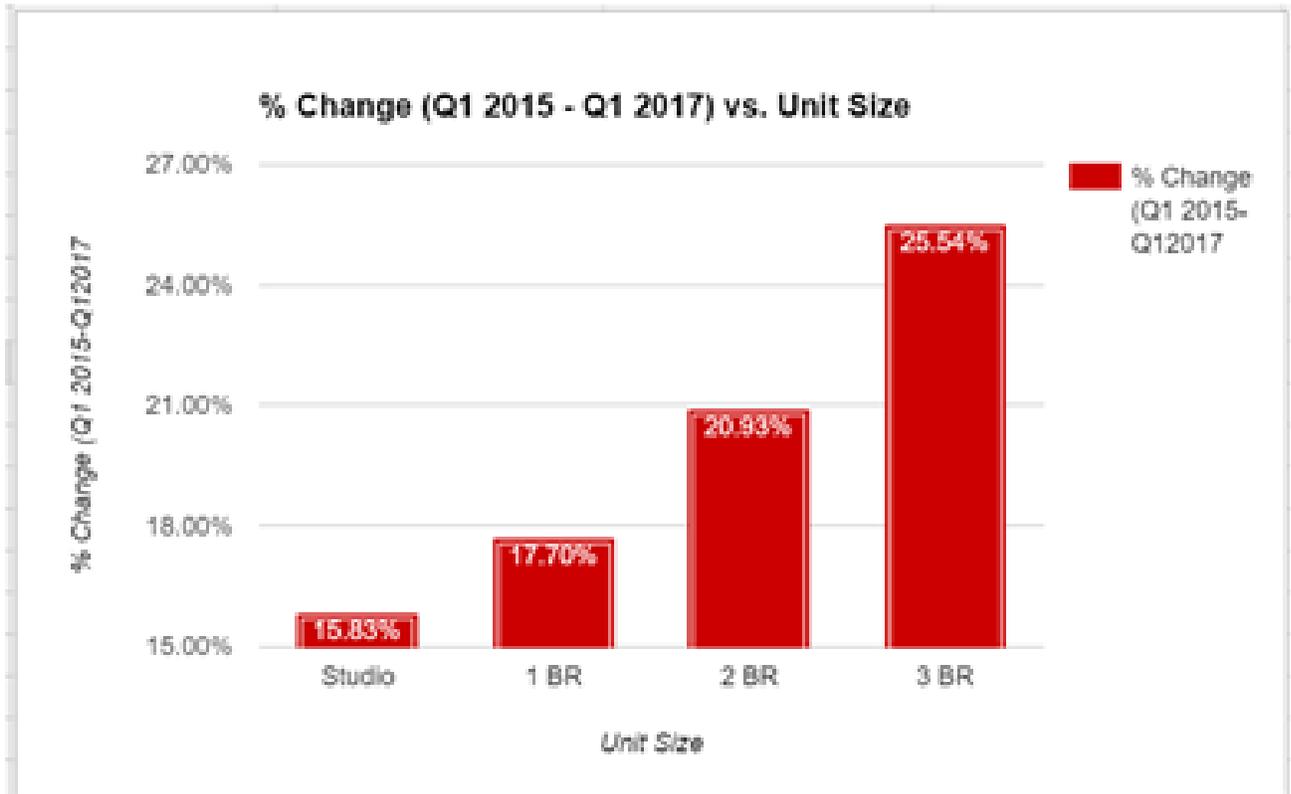
Consideration of supplemental or revised agenda material is subject to approval by a two-thirds vote of the City Council. (BMC 2.06.070)

A minimum of **42 copies** must be submitted to the City Clerk for distribution at the Council meeting. This completed cover page must accompany every copy.

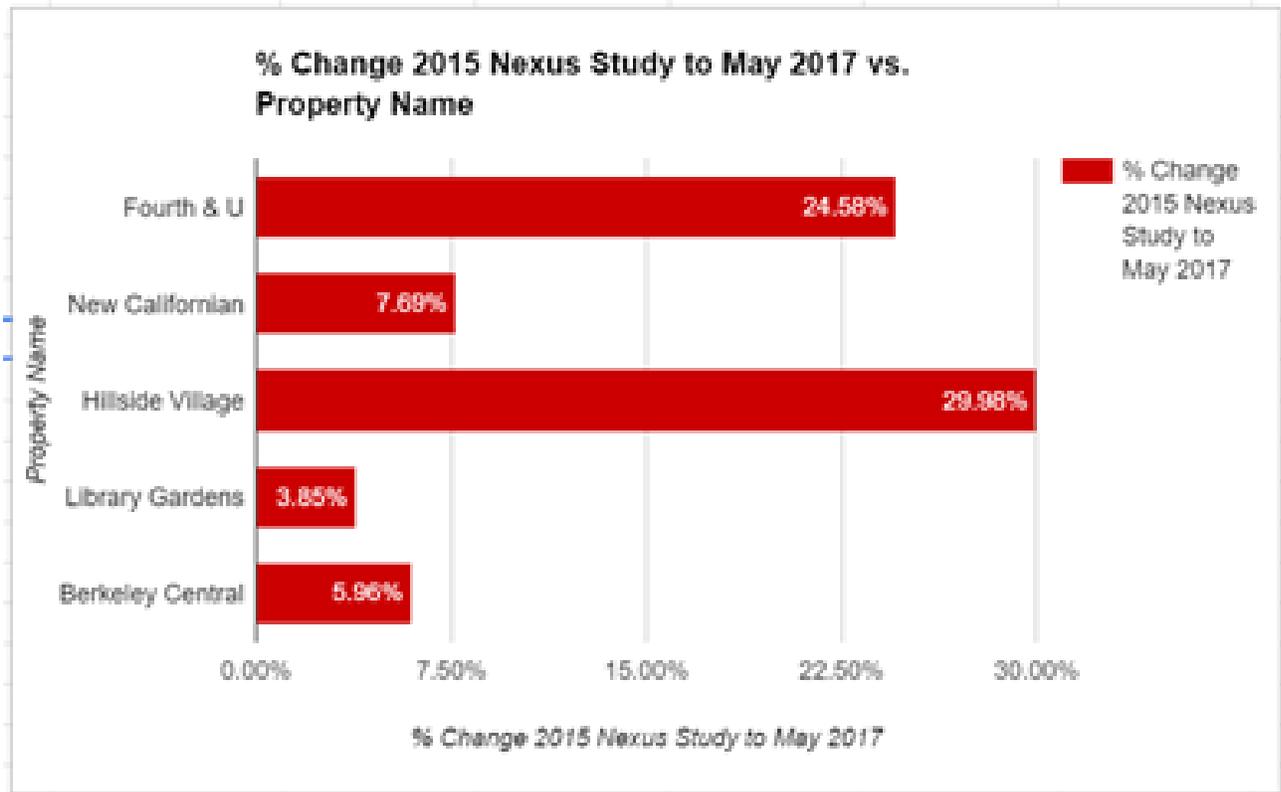
Copies of the supplemental/revised agenda material may be delivered to the City Clerk Department by 12:00 p.m. the day of the meeting. Copies that are ready after 12:00 p.m. must be delivered directly to the City Clerk at Council Chambers prior to the start of the meeting.

Supplements or Revisions submitted pursuant to BMC § 2.06.070 may only be revisions of the original report included in the Agenda Packet.

(1)



(2)



(3)

