



City Council Meeting Staff Report

Meeting Date:

March 25, 2025

Subject: City of Wheatland Housing Element Annual Progress Report for 2024.

Prepared By: Tim Raney, Community Development Director

Recommendation:

Staff recommends that the Wheatland City Council receive and file the 2024 Housing Element Annual Progress Report and provide direction to staff to submit the Annual Progress Report to the State, as required.

Background:

California requires each jurisdiction to prepare a Housing Element as part of its General Plan to ensure that all jurisdictions are planning for the projected housing demand throughout California.

California Government Code Section 65400 requires that an Annual Progress Report (APR) be prepared on the status and progress of implementation of the Housing Element and submitted to the City Council, the State Office of Planning and Research (OPR), and the California Department of Housing and Community Development (HCD) by April 1st of each year. The contents of the report are specified in State law, and include detailed reporting on planning approvals, building permits, and program implementation as specified in the Housing Element. The Wheatland 2024 Housing Element Annual Progress Report can be found in Attachment 1.

Discussion:

In 2024, 94 residential building permits were issued for the City of Wheatland and 37 of those 94 building permits received their Certificate of Occupancy. The Caliterra Ranch Project accounted for most of those permits, which are market rate single-family detached homes. In addition to the Caliterra Ranch Project, the City approved a building permit for an Accessory Dwelling Unit (ADU) located on Nicols Road and the First Street Senior Housing Project located at the corner of First Street and E Street.

The Housing Element Annual Progress Report is required by the State of California to be completed on an annual basis. Staff recommends that the Wheatland City Council receive and file the Wheatland 2024 Housing Element Annual Progress Report and provide direction to staff to submit to the State, as required.

Attachment

1. City of Wheatland 2024 Housing Element Annual Progress Report