



City of Villa Park

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June 24, 2008

The Honorable Nancy Weiben Stock
Presiding Judge, Orange County Superior Court
700 Civic Center Drive West
Santa Ana, California 92701

RE: CITY OF VILLA PARK RESPONSE TO THE 2007-2008 ORANGE COUNTY GRAND JURY REPORT: "NO COUNTY FOR OLD BOOMERS: WHEN ORANGE COUNTY BABY BOOMERS RETIRE, WHERE WILL THEY LIVE?"

Dear Judge Weiben Stock:

On behalf of the City of Villa Park, I am pleased to provide you a response to the Grand Jury's report regarding the above titled report.

The City of Villa Park provides the following responses:

Finding F-1: *The Housing Elements for the cities and County of Orange do not reflect that the number of affordable senior housing units in Orange County will not accommodate the projected population.*

City Response: The City agrees with the finding.

Finding F-2: *The Housing Elements for the County of Orange and the cities do not focus sufficiently on or analyze the population growth and housing needs of the aging baby boomer generation.*

City Response: The City agrees with the finding.

Finding F-3: *Not all Housing Elements are available online for easy access by the public.*

City Response: The City disagrees partially with the finding. The City of Villa Park has provided its full Housing Element, as well as the General Plan, on its website for years. In addition, the City has posted agendas, drafts, and other information regarding the current update on its website to facilitate public information.

Finding F-4: *Municipalities are not proactive enough in encouraging the development of affordable senior housing.*

City Response: The City disagrees partially with the finding. In general, the development of affordable senior housing is a complex process that has several market factors dictating actual development, thus the encouragement can be beyond the ability of many cities. For the City of Villa Park, we are physically constrained by City size, the complete lack of available land, incompatible zoning and funding resources. However, the City has greatly encouraged the development of secondary units, specifically targeted to older adults, both in our current Housing Element update and through normal interactions with property owners and developers.

Recommendation R-1: *Include the current and projected affordable senior housing inventory by type, location and cost in the 2008 and future years' development of the Housing Element.*

City Response: The recommendation will not be implemented because it is not warranted or is not reasonable. The City's update of its Housing Element is near complete and based on the timeline to submit a version to the State for comments, there is no time available in which to develop the requested information. Further, it is believed that other regional organizations are better able to develop a comprehensive review of current and projected inventories. Conducting such an inventory through the Housing Element process by 34 individual cities will lead to various presentations of the information and possible piecemealing of the intent. A regional organization such as the Orange County Office on Aging should be the lead on this project as they already compile and have committees regarding affordable housing for seniors.

Recommendation R-2: *Include sufficient data in the Housing Element to acknowledge the imminent growth in the county's aging population. This data is to include the current population and the growth trend of the aging baby boomer generation as well as the current median income and the income trend of the senior population.*

City Response: The recommendation will not be implemented because it is not warranted or is not reasonable. The City believes this data is best contained in a document compiled by a regional agency and distributed accordingly. For the City of Villa Park, the ability to mine data relevant to our housing characteristics, zoning, and quantity of housing units is determined to be burdensome and possibly cost prohibitive. In addition, it is questionable whether such data contained in the City's Housing Element would fulfill the Grand Jury's intent of assisting seniors.

Recommendation R-3: *Put all Housing Elements online on each city's website.*

City Response: The recommendation has been implemented. The City's 2001 Housing Element is currently on the internet as will be the draft and final 2006 version.

Recommendation R-4: *Confer with developers to establish the needs for affordable senior housing and to encourage investment in future projects.*

City Response: The recommendation will not be implemented because it is not warranted or is not reasonable. The City does not contain parcels of land that are conducive to affordable senior housing development beyond the aforementioned secondary dwelling unit development.

The City of Villa Park greatly appreciates the opportunity to respond to the Grand Jury Report.

Sincerely,
THE CITY OF VILLA PARK



Brad Reese
Mayor

C: City Council
Orange County Grand Jury