



Office of the City Manager

March 27, 2026

To: Honorable Mayor and Members of the City Council
From: Paul Buddenhagen, City Manager 
Re: Housing Element and General Plan Annual Progress Reports

SUMMARY

On March 23, 2026, the City submitted the 2025 Housing Element Annual Progress Report (APR) (Attachment 1) and the General Plan APR (Attachment 2) to the California Department of Housing and Community Development (HCD) and to the Governor's Office of Land Use and Climate Innovation (LCI). This memorandum provides a high-level summary of both reports.

BACKGROUND

Pursuant to Government Code (GC) §65400, the Housing Element APR and General Plan APR must be submitted to HCD and LCI annually by April 1 and must cover the previous calendar year. The purpose of the APRs is to inform the State and the public on the status and progress of implementing the City's General Plan and 2023-2031 Housing Element (6th Cycle), and to provide the opportunity to identify necessary adjustments to improve local implementation. Following submittal, HCD may request corrections to the 2025 Housing Element APR. Please refer to HCD's APR Data Dashboard for the most up to date information.¹

2025 GENERAL PLAN AND HOUSING ELEMENT ANNUAL PROGRESS REPORTS

The General Plan APR informs LCI of statewide trends in land use development, policy, and implementation. LCI also uses the APR to track local jurisdictions' progress on their General Plans.

¹California Department of Housing and Community Development, Annual Progress Reports - Data Dashboard and Download, <https://www.hcd.ca.gov/planning-and-community-development/housing-element-implementation-and-apr-dashboard>

The Housing Element APR updates HCD on a jurisdiction's progress in meeting its share of Regional Housing Need Allocation (RHNA) goals, as determined by the Association of Bay Area Governments (ABAG). The Housing Element APR reporting requirements are established by legislation and have continued to expand over the years. Broadly, the APR tracks overall housing unit production and affordability.

Since 2023, HCD has introduced additional tracking requirements to the APR each year, to implement recently adopted State laws. Jurisdictions now report on project addresses, permit numbers, dates of completed application submittals, entitlements issued, building permits issued, building permits finalized, affordability levels, housing tenure (ownership and rentals), and streamlining applications (enabled by state ministerial approval legislation) for the January 1 to December 31 reporting period. For the 2025 reporting period, HCD introduced additional reporting requirements for unit tracking, including historic landmark designation status and quantified outcomes for Housing Element Program implementation progress, reported in Table D of Attachment 1. Additionally, HCD introduced two new Below-Market-Rate (BMR) income categories that contribute to the City's RHNA, Acutely low-income and Extremely low income. All the BMR categories are shown in **Table 3**.²

2025 Housing Element APR Data Highlights

The 2025 Housing Element APR is provided as Attachment 1. Highlights of the report are summarized below.

1. Completed Housing Applications Received and Entitled in 2025³

In 2025, the City received 16 complete housing development applications, with a total of 755 proposed units, which was 3,077 fewer units than were proposed in 2024 (see **Table 1**). Of the 755 units that applied for entitlement in 2025, 471 units were granted entitlements in the same year. The remaining 284 units are still under review.

During the 2024 reporting period, the five largest projects that submitted housing development applications made up 2,042 of the 3,832 proposed units, or 53 percent. These projects include North Berkeley BART (739 units), 1974 Shattuck (599 units), 2700 Shattuck (276 units), 2274 Shattuck (227 units) and 2100 Milvia (201 units). In 2025, the five largest projects that submitted housing development applications made up 686 of the 758 proposed units, the largest being 2029 University Avenue with 240 units. Berkeley experienced a roughly 56 percent decrease in housing development

² Acutely low-income units and extremely low-income units count towards the City's very low-income RHNA allocation, after being introduced to the APR in 2025. Table 3 summarizes the data included in Attachment 1.

³ HCD defines a housing development application as a formal submittal of a housing development for approval. These applications can include housing developments ranging from a single unit to multiple units and discretionary and nondiscretionary approvals. Housing development application included in Table A (Attachment 1) were deemed complete during the 2025 reporting period.

applications from 2024 to 2025. In addition to the decrease in applications, the difference in scale of housing development applications submitted in 2024 versus 2025 explains in part the significant downward trend between these reporting years.

Table 1: Housing Development Applications (2022-2025)

	2022	2023	2024	2025
Total Housing Development Applications Submitted	26	25	39	16
Number of Proposed Units in All Applications Received	1,324	2,224	3,832	755
Total Housing Units Granted Entitlements	474	1,256	1,235	471

2. Total Entitlements Granted in 2025

Some applications were submitted and reported in 2024 or earlier but received entitlements in 2025. A total of 1,495 units were entitled in 2025, regardless of application year. By comparison, a total of 2,037 units were entitled in 2024, regardless of application year. These include a range of unit types (see Table 2).

Table 2: Units by Structure Type (2025)

Structure Type	Entitled	Building Permits Issued	Completed
Single Family, Attached	1	1	0
Single Family, Detached (multiple on one lot)	2	13	7
2 to 4 Unit	9	6	7
5+ Units	1366	326	386
ADU	117	117	92
Mobile Home	0	0	0
Total Units	1,495	463	492

In 2025, 16 of the 19 projects greater than five units (84%), including those entitled, issued, and completed, were approved using State Density Bonus provisions.

3. Building Permits Issued

In 2025, the City saw a decrease in total units issued building permits, with 463 total units compared to 2024's 731 units (see **Table 3** below). Although the pace of construction of above moderate income (market rate) housing slowed, the pace of construction of affordable housing was relatively high. Of the total units issued building permits in 2025, 55% were below market rate. In 2025, Berkeley issued building permits for 256 BMR units, which is more building permits issued for BMR units than market rate units in 2025 and more building permits issued for BMR units than any previous reporting year during both the 5th and 6th Cycle Housing Element Periods (see **Table 4** below).

Table 3: Building Permits Issued by Income Category (2022-2025)

Income Level		2022	2023	2024	2025
Acutely Low ⁴	Deed Restricted				-
	Non-Deed Restricted				-
Extremely Low	Deed Restricted	-	-	3	17
	Non-Deed Restricted	-	-	-	-
Very Low	Deed Restricted	88	36	44	32
	Non-Deed Restricted	-	25	31	35
Low	Deed Restricted	58	25	4	91
	Non-Deed Restricted	-	24	31	35
Moderate	Deed Restricted	-	-	-	11
	Non-Deed Restricted	-	25	30	35
Above Moderate		741	285	588	207
Total Units		887	420	731	463

Table 4: Building Permits Issued for BMR Units (2022-2025)

	2022	2023	2024	2025
BMR Units Issued	116	117	143	256

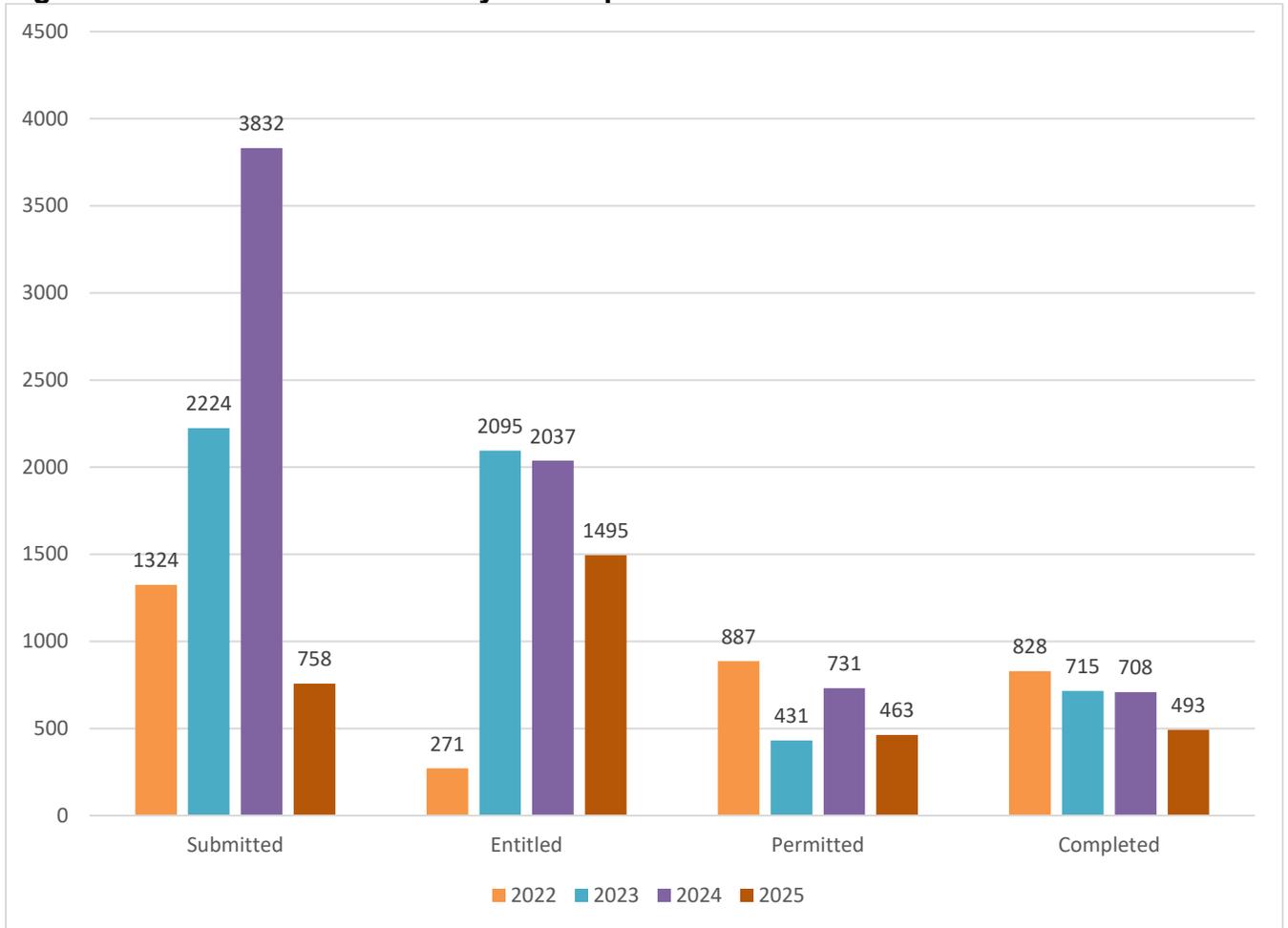
4. Completed Projects

The City saw a decrease in completed projects with 493 total units completed (issued Certificates of Occupancy) in 2025, compared to 708 in 2024.

Figure 1 shows the change in unit count by development status (e.g. submitted, entitled, permitted, and completed) between 2022 and 2025.

⁴ Berkeley received its RHNA determinations for the current cycle prior to the passage of AB 3093 (September 19, 2024) and was not allocated acutely low income and extremely low income RHNA targets. Therefore, the allocations for these categories are "0." Acutely low-income and extremely low-income units reported during the cycle are counted towards very low-income RHNA progress.

Figure 1: Unit Count 2022-2025 by Development Status



5. 6th Cycle RHNA Progress

The 6th Cycle RHNA extends from 2023 to 2031. 2025 is the fourth year that units issued building permits will count towards the RHNA allocation (see **Table 5** below).

Table 5: RHNA Progress: Permitted Units by Affordability Level⁵

Income Level	RHNA Allocation	Projection Period (June 30-2022-1/30/23) ⁶	2023 Permitted Units	2024 Permitted Units	2025 Permitted Units	Total Units to Date	Total Remaining RHNA by Income Level
Acutely Low					-	-	
Extremely Low		-	-	3	17	20	
Very Low	2,446	28	61	75	67	251	2,195
Low	1,408	28	49	35	126	238	1,170
Moderate	1,416	4	25	30	46	105	1,311
Above Moderate	3,664	443	285	588	207	1,523	2,141
Total	8,934	503	420	731	463	2,117	6,817

6. ADU Production and Affordability 2025

During the 2025 reporting period, the City issued building permits for 117 ADUs, 15 more than in 2024, and issued 92 certificates of occupancy for ADUs. In the 2024 reporting period, 102 ADUs were issued building permits, and 91 received Certificates of Occupancy.

In January 2026, ABAG informed jurisdictions that they should utilize ABAG's ADU affordability methodology for their Annual Progress Reports covering calendar years 2025 and 2026. This methodology, which was used to project ADU affordability in the 6th Cycle Housing Element Update, sets affordability levels at: 30% very low income, 30% low income, 30% moderate income and 10% above moderate income. **Table 6** shows the number of ADUs that were entitled, permitted, and completed in 2025, broken down using this affordability methodology.

Table 6: ADU Units by Estimated Affordability Level (2025)

	Entitled	Permitted	Completed
Very Low	35	35	27
Low	35	35	28
Moderate	35	35	28
Above Moderate	12	12	9
Total	117	117	92

7. Middle Housing

Zoning amendments to facilitate the production of Middle Housing only went into effect on November 1, 2025, and therefore we do not yet have data on Middle Housing unit production. Beginning in 2027, this annual memo will include data on the entitlement, permitting and completion of Middle Housing units.

⁶ Units permitted since the start of the 6th cycle RHNA projection period (June 30, 2022) is also displayed on Table B, and is auto-filled in the APR form by HCD.

2025 General Plan APR Highlights

The 2025 General Plan APR is provided as Attachment 2. Highlights of the major comprehensive land use planning efforts are provided below:

- **Local Hazard Mitigation Plan:** The Disaster Preparedness and Safety Element was amended on March 18, 2025, to incorporate by reference the 2024 Local Hazard Mitigation Plan (LHMP). The LHMP plan addresses natural hazards in Berkeley and their potential impacts, as well as a strategic plan to mitigate those impacts. The Plan was approved by the California Office of Emergency Services and the Federal Emergency Management Agency in late 2024 and early 2025, prior to Council adoption.
- **General Plan Safety Element Update and New Environmental Justice Element:** In 2025, the City conducted extensive community engagement and completed initial drafts of the Environmental Justice Element, the Safety Element and the Equitable Climate and Resilience Metrics, which were submitted on January 30, 2026 to fulfill the LCI Adaptation Planning Grant Program requirements. Public Review Drafts are expected to be shared in Spring/Summer 2026.
- **Middle Housing Zoning Amendments:** The City Council adopted the Middle Housing Zoning Ordinance amendments in July 2025. These changes allow multi-unit development and residential additions through a Zoning Certificate in the R-1, R-2, R-2A and MU-R zoning districts.
- **Corridors Zoning Update:** Initiated in 2024, the Corridors Zoning Update seeks to expand housing capacity in the City's major transit corridors, tackle development challenges, and promote equity while preserving each corridor's unique character. Ground Floor Objective Design Standards for the three corridors were developed at the end of 2025 and presented to the Planning Commission in 2026. Staff anticipate bringing draft zoning amendments to the Planning Commission and City Council in spring and summer 2026, respectively.
- **San Pablo Avenue Specific Plan:** In April 2023, the City began a specific plan process for the San Pablo Avenue area, funded in part by an MTC Priority Development Area grant. After extensive community engagement throughout 2024, including stakeholder interviews, small group meetings, multiple pop-up tabling events, intercept surveys and community workshops, staff anticipates bringing the specific plan and associated zoning and General Plan amendments to the Planning Commission and City Council in spring and summer 2026, respectively.

- **Ashby and North Berkeley BART Station Planning.** The City, BART and the community have completed many milestones to advance the transformation of the Ashby and North Berkeley BART stations as vibrant places that include housing, open space and community amenities.
 - **North Berkeley BART.** In February 2024, the developer for the North Berkeley Station, North Berkeley Housing Partners, submitted a housing project application for streamlined entitlements pursuant to AB 2011. On December 11, 2024, the City approved a land use application under AB 2011 for the North Berkeley BART site. The project includes 739 homes, 381 of which will be affordable to lower-income households, as well as public open space improvements.
 - **Ashby BART.** In September 2024, the City and BART issued a joint Request for Proposals and Notice of Funding Availability for developers of the Ashby BART West Lot. On December 6, 2024, the City published Preliminary Objective Design Standards for the Ashby BART West Lot, reflecting City and BART policies, state laws, and community input. In July 2025, BART selected a Developer Team for the Ashby BART West Lot. Next steps include adoption of Ashby BART West Lot Objective Design Standards, anticipated by November 2026; and the Developer Solicitation Process for the Ashby BART East Lot, expected to commence in April 2026.

AUDITING BERKELEY'S RHNA NUMBERS

Discrepancies are inherent to the annual APR process. Permits may be resubmitted and reissued, which can result in a change in the number of units or double-counting of units. HCD has advised the City that reporting on reissued building permits is permissible as long as it is noted as a reissuance in the report.

NEXT STEPS

Staff will continue working on implementing the programs and policies identified in the 6th cycle Housing Element, which runs from 2023 to 2031. The certified Housing Element can be found on the City's website.⁷ Staff will also continue working on improving the consistency and accuracy by which housing data is tracked.

ATTACHMENTS

1. 2025 Housing Element APR
2. 2025 General Plan APR

⁷ City of Berkeley, Housing Element Update <https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/housing-element-update>

cc: David White, Deputy City Manager
Jordan Klein, Planning and Development Director
Farimah Brown, City Attorney
Jenny Wong, City Auditor
Mark Numainville, City Clerk
Matthai Chakko, Assistant to the City Manager

Jurisdiction	Berkeley	
Reporting Year	2025	(Jan. 1 - Dec. 31)
Housing Element Planning Period	6th Cycle	01/31/2023 - 01/31/2031

Building Permits Issued by Affordability Summary		
Income Level		Current Year
Acutely Low	Deed Restricted	0
	Non-Deed Restricted	0
Extremely Low	Deed Restricted	17
	Non-Deed Restricted	0
Very Low	Deed Restricted	32
	Non-Deed Restricted	35
Low	Deed Restricted	91
	Non-Deed Restricted	35
Moderate	Deed Restricted	11
	Non-Deed Restricted	35
Above Moderate		207
Total Units		463

Units by Structure Type	Entitled	Permitted	Completed
Single-family Attached	1	1	0
Single-family Detached	2	13	7
2 to 4 units per structure	9	6	7
5+ units per structure	1366	326	386
Accessory Dwelling Unit	117	117	92
Mobile/Manufactured Home	0	0	0
Total	1495	463	492

Infill Housing Developments and Infill Units Permitted	# of Projects	Units
Indicated as Infill	135	463
Not Indicated as Infill	0	0

Housing Applications Summary	
Total Housing Applications Submitted:	16
Number of Proposed Units in All Applications Received:	755
Total Housing Units Approved:	471
Total Housing Units Disapproved:	0

Use of Streamlined Ministerial Approval Process or SMAP (formerly SB 35 / 423) - Applications	
Number of SMAP Applications	2
Number of SMAP Applications Approved	0

Units Constructed - SMAP (formerly SB 35 / 423) - Permits			
Income	Rental	Ownership	Total
Acutely Low	0	0	0
Extremely Low	12	0	12
Very Low	26	0	26
Low	85	0	85
Moderate	10	0	10
Above Moderate	34	0	34
Total	155	0	155

Streamlining Provisions Used - Permitted Units	# of Projects	Units
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
SMAP	3	167

Ministerial and Discretionary Applications	# of	Units
Ministerial	2	74
Discretionary	14	681

Density Bonus Applications and Units Permitted	
Number of Applications Submitted Requesting a Density Bonus	5
Number of Units in Applications Submitted Requesting a Density Bonus	669
Number of Projects Permitted with a Density Bonus	4
Number of Units in Projects Permitted with a Density Bonus	287

Housing Element Programs Implemented and Sites Rezoned	Count
Programs Implemented	79
Sites Rezoned to Accommodate the RHNA	0

ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation

City of San Diego

Project Number		City Type		Affordability by Household Income - Completed & Ongoing															Affordability by Household Income - Building Process															Affordability by Household Income - Construction of Occupancy															Housing Units		Housing Units with Financial Assistance		Housing Units with Financial Assistance - Total		Total of Housing Units		Housing Units with Financial Assistance - Total		Housing Units with Financial Assistance - Total		Housing Units with Financial Assistance - Total		Housing Units with Financial Assistance - Total																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																														
Year	City	Project	City	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100	101	102	103	104	105	106	107	108	109	110	111	112	113	114	115	116	117	118	119	120	121	122	123	124	125	126	127	128	129	130	131	132	133	134	135	136	137	138	139	140	141	142	143	144	145	146	147	148	149	150	151	152	153	154	155	156	157	158	159	160	161	162	163	164	165	166	167	168	169	170	171	172	173	174	175	176	177	178	179	180	181	182	183	184	185	186	187	188	189	190	191	192	193	194	195	196	197	198	199	200	201	202	203	204	205	206	207	208	209	210	211	212	213	214	215	216	217	218	219	220	221	222	223	224	225	226	227	228	229	230	231	232	233	234	235	236	237	238	239	240	241	242	243	244	245	246	247	248	249	250	251	252	253	254	255	256	257	258	259	260	261	262	263	264	265	266	267	268	269	270	271	272	273	274	275	276	277	278	279	280	281	282	283	284	285	286	287	288	289	290	291	292	293	294	295	296	297	298	299	300	301	302	303	304	305	306	307	308	309	310	311	312	313	314	315	316	317	318	319	320	321	322	323	324	325	326	327	328	329	330	331	332	333	334	335	336	337	338	339	340	341	342	343	344	345	346	347	348	349	350	351	352	353	354	355	356	357	358	359	360	361	362	363	364	365	366	367	368	369	370	371	372	373	374	375	376	377	378	379	380	381	382	383	384	385	386	387	388	389	390	391	392	393	394	395	396	397	398	399	400	401	402	403	404	405	406	407	408	409	410	411	412	413	414	415	416	417	418	419	420	421	422	423	424	425	426	427	428	429	430	431	432	433	434	435	436	437	438	439	440	441	442	443	444	445	446	447	448	449	450	451	452	453	454	455	456	457	458	459	460	461	462	463	464	465	466	467	468	469	470	471	472	473	474	475	476	477	478	479	480	481	482	483	484	485	486	487	488	489	490	491	492	493	494	495	496	497	498	499	500	501	502	503	504	505	506	507	508	509	510	511	512	513	514	515	516	517	518	519	520	521	522	523	524	525	526	527	528	529	530	531	532	533	534	535	536	537	538	539	540	541	542	543	544	545	546	547	548	549	550	551	552	553	554	555	556	557	558	559	560	561	562	563	564	565	566	567	568	569	570	571	572	573	574	575	576	577	578	579	580	581	582	583	584	585	586	587	588	589	590	591	592	593	594	595	596	597	598	599	600	601	602	603	604	605	606	607	608	609	610	611	612	613	614	615	616	617	618	619	620	621	622	623	624	625	626	627	628	629	630	631	632	633	634	635	636	637	638	639	640	641	642	643	644	645	646	647	648	649	650	651	652	653	654	655	656	657	658	659	660	661	662	663	664	665	666	667	668	669	670	671	672	673	674	675	676	677	678	679	680	681	682	683	684	685	686	687	688	689	690	691	692	693	694	695	696	697	698	699	700	701	702	703	704	705	706	707	708	709	710	711	712	713	714	715	716	717	718	719	720	721	722	723	724	725	726	727	728	729	730	731	732	733	734	735	736	737	738	739	740	741	742	743	744	745	746	747	748	749	750	751	752	753	754	755	756	757	758	759	760	761	762	763	764	765	766	767	768	769	770	771	772	773	774	775	776	777	778	779	780	781	782	783	784	785	786	787	788	789	790	791	792	793	794	795	796	797	798	799	800	801	802	803	804	805	806	807	808	809	810	811	812	813	814	815	816	817	818	819	820	821	822	823	824	825	826	827	828	829	830	831	832	833	834	835	836	837	838	839	840	841	842	843	844	845	846	847	848	849	850	851	852	853	854	855	856	857	858	859	860	861	862	863	864	865	866	867	868	869	870	871	872	873	874	875	876	877	878	879	880	881	882	883	884	885	886	887	888	889	890	891	892	893	894	895	896	897	898	899	900	901	902	903	904	905	906	907	908	909	910	911	912	913	914	915	916	917	918	919	920	921	922	923	924	925	926	927	928	929	930	931	932	933	934	935	936	937	938	939	940	941	942	943	944	945	946	947	948	949	950	951	952	953	954	955	956	957	958	959	960	961	962	963	964	965	966	967	968	969	970	971	972	973	974	975	976	977	978	979	980	981	982	983	984	985	986	987	988	989	990	991	992	993	994	995	996	997	998	999	1000	1001	1002	1003	1004	1005	1006	1007	1008	1009	1010	1011	1012	1013	1014	1015	1016	1017	1018	1019	1020	1021	1022	1023	1024	1025	1026	1027	1028	1029	1030	1031	1032	1033	1034	1035	1036	1037	1038	1039	1040	1041	1042	1043	1044	1045	1046	1047	1048	1049	1050	1051	1052	1053	1054	1055	1056	1057	1058	1059	1060	1061	1062	1063	1064	1065	1066	1067	1068	1069	1070	1071	1072	1073	1074	1075	1076	1077	1078	1079	1080	1081	1082	1083	1084	1085	1086	1087	1088	1089	1090	1091	1092	1093	1094	1095	1096	1097	1098	1099	1100	1101	1102	1103	1104	1105	1106	1107	1108	1109	1110	1111	1112	1113	1114	1115	1116	1117	1118	1119	1120	1121	1122	1123	1124	1125	1126	1127	1128	1129	1130	1131	1132	1133	1134	1135	1136	1137	1138	1139	1140	1141	1142	1143	1144	1145	1146	1147	1148	1149	1150	1151	1152	1153	1154	1155	1156	1157	1158	1159	1160	1161	1162	1163	1164	1165	1166	1167	1168	1169	1170	1171	1172	1173	1174	1175	1176	1177	1178	1179	1180	1181	1182	1183	1184	1185	1186	1187	1188	1189	1190	1191	1192	1193	1194	1195	1196	1197	1198	1199	1200	1201	1202	1203	1204	1205	1206	1207	1208	1209	1210	1211	1212	1213	1214	1215	1216	1217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Jurisdiction	Berkeley	
Reporting Year	2025	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	01/31/2023 - 01/31/2031

**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	2									3	4
Income Level		RHNA Allocation by Income Level	Projection Period - 06/30/2022-01/30/2023	2023	2024	2025	2026	2027	2028	2029	2030	2031	Total Units to Date (all years)	Total Remaining RHNA by Income Level
Acutely Low	Deed Restricted	-	-	-	-	-	-	-	-	-	-	-	-	-
	Non-Deed Restricted	-	-	-	-	-	-	-	-	-	-	-	-	-
Extremely Low	Deed Restricted	-	-	3	17	-	-	-	-	-	-	-	20	-
	Non-Deed Restricted	-	-	-	-	-	-	-	-	-	-	-	-	-
Very Low	Deed Restricted	2,446	25	36	44	32	-	-	-	-	-	-	251	2,195
	Non-Deed Restricted	-	3	25	31	35	-	-	-	-	-	-	-	-
Low	Deed Restricted	1,408	25	25	4	91	-	-	-	-	-	-	238	1,170
	Non-Deed Restricted	-	3	24	31	35	-	-	-	-	-	-	-	-
Moderate	Deed Restricted	1,416	-	-	-	11	-	-	-	-	-	-	105	1,311
	Non-Deed Restricted	-	4	25	30	35	-	-	-	-	-	-	-	-
Above Moderate		3,664	443	285	588	207	-	-	-	-	-	-	1,523	2,141
Total RHNA		8,934												
Total Units			503	420	731	463	-	-	-	-	-	-	2,117	6,817

*For years prior to 2025, Acutely Low-Income units are reported within the Extremely Low-Income category

*For jurisdictions that received RHNA determinations for the current cycle prior to the passage of AB 3093 (September 19, 2024):
 - You were not allocated Acutely Low-Income and Extremely Low-Income RHNA targets, therefore the allocations in Field 1 are listed as "0"
 - If you wish to set your own targets in these income categories for informational purposes, contact HCD staff at apr@hcd.ca.gov.
 - All Acutely Low-Income and Extremely Low-Income units reported during the cycle are counted towards Very-Low Income RHNA progress

*For years prior to 2025, data on deed-restricted vs. non-deed restricted Extremely Low-Income units is approximated from whether the projects reported any deed-restricted Very Low-Income Units. If you wish to edit this historical data for accuracy or have any questions about the data, you may login to HCD's online APR system, or contact HCD staff at apr@hcd.ca.gov.

Please Note: Table B does not currently contain data from Table F or Table F2 for prior years. You may login to the APR system to see Table B that contains this data.

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.

**ANNUAL ELEMENT PROGRESS REPORT
Housing Element Implementation**

Jurisdiction		Berkeley						
Reporting Year		2025 (Jan. 1 - Dec. 31)						
Table D								
Program Implementation Status pursuant to GC Section 65583								
Housing Programs Progress Report								
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.								
1	2	3	4	5	6	7	8	9
Name of Program	Objective	Projected Completion Date in Housing Element	Applicable Cycle	Status of Program Implementation	Program Implementation Details	Quantified Outcomes: Category	Quantified Outcomes: Count	Supporting Documents
Affordable Housing Berkeley	Complete Strategic Plan for Affordable Housing Berkeley Inc.	Dec-23	6th Cycle	Completed	ABH has developed its strategic plan which the Board Members approved in October 2023. The focus is geared towards small housing purchase of up to seven building units. ABH anticipates the searching for potential properties in 2024.	Other		https://bha.berkeleyca.gov/bhaahb-boards/af
Housing Choice Vouchers	Continue to assist up to 2,000 households during the 2023-2031 period through: Moderate Rehabilitation Program, SRO Program - 98 units, Housing Choice Vouchers - 400 households, Emergency Housing Vouchers - 51 households, Mainstream Voucher Program - 91 households, VASH - 40 households	2031	6th Cycle	Continuous	In 2025 BHA continued to issue new vouchers to Housing Choice Voucher (VASH), Veterans Affairs Supportive Housing (VASH) and Mainstream applicants on the Waitlist.	Other		https://bha.berkeleyca.gov/bha-programs/vash-program
Citywide Affordable Housing Requirements	Amend Berkeley Municipal Code (BMC) Chapter 23.38, updating the Citywide Affordable Housing Requirements (AHR) in the Zoning Ordinance. Adopt a Resolution addressing regulations for a voucher program and establishing an in-lieu fee pursuant to BMC Section 23.328.020(A)(2).	Jun-23	6th Cycle	Completed	City Council adopted Ordinance 7,853-N.S. (2/28/22) and Resolution No. 70,698-N.S. (2/14/22) to update Citywide Affordable Housing Requirements.	Other		https://records.cityofberkeley.info/PublicAccess/api/Document/ATRVfs%3%89MEMEY0ghcaZ6G72XekaaDFBhReKcLhen6cl6J9Qb6TPZceBibSFf52u9kHA%3%81wuNrvypSVIE mQHEhbg%3D/
Citywide Affordable Housing Requirements	Conduct a follow-up residential financial feasibility study to inform modifications to the City's affordable housing fees and continue to ensure a realistic development environment. (See also Program 35 - Affordable Housing Overlay and Southside Local Density Bonus)	Dec-25	6th Cycle	Completed	Consultant hired via competitive solicitation process to begin economic feasibility analysis in July 2023. Analysis was completed and reviewed by the Planning Commission in 2024. City Council adopted modifications to the citywide inclusionary housing fee on March 11, 2025 (Ordinance No. 7,954 N.S. and Resolution No. 71,674-N.S.)	Other		https://records.cityofberkeley.info/PublicAccess/api/Document/AbygxUegrHJCvNkeMRHHOyNI%3%81O7JhyTmhWTLt5ZZIqNdZXbxVZz8e%3%89g3pVrN8FEI4Bfoc5PWToOq41cKc3CTc%3D/

<p>Housing Trust Fund</p>	<p>Homekey 2 project completion Homekey 3 RFP process (target selection and funding of project) Housing Trust Fund Program funding awards for pipeline projects Small Sites Program North Berkeley project completion to preserve and renovate 13 units (1685 Solano Ave)</p>	<p>Dec-23</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>The Homekey 2 project - Golden Bear Homes - is fully occupied. The owner completed the accessibility rehab, and installed a modular unit in calendar year 2025 that added services and community space to the project.</p>	<p>Persons</p>	<p>43.00</p>	<p>N/A</p>
<p>Housing Trust Fund</p>	<p>BART - See also Program 28 - BART Station Area Planning: Predevelopment funding award</p>	<p>Feb-23</p>	<p>6th Cycle</p>	<p>Completed</p>	<p>City Council approved a total of \$2M in predevelopment funds for the North Berkeley BART affordable housing developers at their December 13, 2022 meeting (with Resolution 70,643) and at their July 25, 2023 meeting (with Resolution 70,991). City Council approved an additional \$3M in predevelopment funding for the North Berkeley BART team, which is part of their overall development funding reservation of \$26.5M (June 25, 2024, Resolution 71,428). The North Berkeley BART phase 1 developers are pursuing state financing and tax credits for the projects. The earliest construction start date is anticipated for calendar year 2027. On September 9, 2025, City Council approved a \$2M predevelopment funding award (with Resolution 71,941) for Resources for Community Development, the nonprofit partner for the Ashby BART west lot site. The City will release an RFP and NOFA for the Ashby east lot site in calendar year 2026, through which \$1M in predevelopment funds will be made available to the selected nonprofit developer.</p>	<p>Other</p>		<p>https://records.cityofberkeley.info/PublicAccess/api/Document/AR8v9xH2jMZjNmK8Sz7gs5wNr%C3%89zRdxoBKz85cO6BRSoDxWocYNOXICupzn00qnL3ripLUe1ZD6tagg0jdBIVQvc%3D/</p>
<p>Housing Trust Fund</p>	<p>Project completion for funded affordable projects: Maudelle Miller Shirek Community (2001 Ashby) and Blake Apartments (2527 San Pablo)</p>	<p>Dec-24</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>The Grinnell (2527 San Pablo Avenue, formerly known as Blake Apartments, was completed and fully occupied in 2024. Completion and lease-up for Maudelle Miller Shirek Community (2001 Ashby) is happening in calendar year 2025.</p>	<p>Other</p>		<p>https://berkeleyca.gov/your-government/our-work/capital-projects/grinnell; https://berkeleyca.gov/your-government/our-work/capital-projects/maudelle-miller-shirek-community</p>
<p>Housing Trust Fund</p>	<p>Issue Housing Trust Fund RFP BART - See also Program 28 - BART Station Area Planning: Initial development funding award</p>	<p>Dec-25</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>Three of the affordable housing development projects at the North Berkeley BART site received development funding reservations from the City in June 2024 (Resolution 71,428). RFPs for the Ashby BART sites (west and east lots) are planned for calendar year 2025.</p>	<p>Other</p>		<p>https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/ashby-and-north-berkeley</p>

<p>Preservation of At-Risk Housing</p>	<p>During the 2023-2031 period, continue to implement the City's affordable housing policies and administer the Housing Trust Fund and Small Sites Programs that subsidize both new affordable housing development and rehabilitation of existing projects to preserve and extend their affordability. Annually monitor status of the at-risk project with the goal of preserving the 92 at risk units Ensure tenants are properly notified by the property owners should a Notice of Intent to opt out of low income use is filed. Notices must be filed three years, one year, and six months in advance of conversion. Pursue acquisition of the affordable units through Affordable Housing Berkeley should conversion to market rate housing</p>	<p>2023-2031</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>The City issued an RFP for the rehabilitation of existing affordable housing and received \$11.5M in requests for the \$5.8M in rehab funds available. The City issued two (2) loans to rehabilitate two (2) deed-restricted properties with a total of 72 units, and extend their affordability deed-restriction period by an additional 55 years.</p>	<p>Other</p>	<p></p>	<p>https://berkeleyca.gov/community-recreation/affordable-housing-berkeley/housing-trust-fund</p>
<p>Fair Housing Outreach and Enforcement</p>	<p>Continue to provide fair housing services to residents, landlords, and housing professionals. Increase outreach and education to Homeowners Associations.</p>	<p>2023-2031</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>Eden Council for Hope and Opportunity (ECHO) provided Fair Housing services to 334 Berkeley residents in 2025. These services included Fair Housing counseling, educational trainings and workshops, complaint investigation, and audits.</p>	<p>Persons</p>	<p>334.00</p>	<p>https://www.echofairhousing.org/</p>
<p>Fair Housing Outreach and Enforcement</p>	<p>Conduct nine education/training workshops for tenant-focused CBOs and property owner associations. Provide 70 Fair Housing Counseling sessions on fair housing information, respond to information alleging potential discrimination, and provide basic information on State and Federal fair housing laws to tenants and landlords. Conduct 22 outreach events to inform Berkeley residents of their rights. Conduct 10 tenant/landlord mediation sessions to resolve disputes and/or legal problems.</p>	<p>2023-2031</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>Ongoing: ECHO conducted 13 group education workshops to assist service providers and their clients to recognize illegal housing discrimination in its various forms. ECHO provided 31 clients with Fair Housing counseling services. ECHO's Counselors respond to all inquiries and complaints regarding illegal housing discrimination based on race, sex, national origin, marital status, familial status, physical and mental disability, religion, source of income, sexual orientation, and all other arbitrary forms of discrimination as defined in state and federal fair housing law. All fair housing calls are responded to by ECHO's staff within a twenty-four hour period, whenever feasible. ECHO conducts outreach events to inform Berkeley residents of their fair housing rights. ECHO offers mediation or attempted conciliation of housing disputes, which consist of telephone or face-to-face efforts on behalf of the disputing parties to resolve the dispute.</p>	<p>Meetings</p>	<p>13.00</p>	<p>https://www.echofairhousing.org/</p>
<p>Fair Housing Outreach and Enforcement</p>	<p>Conduct an Equity Study to target program marketing.</p>	<p>Dec-25</p>	<p>6th Cycle</p>	<p>Not Yet Started</p>	<p>Not Started</p>	<p>Other</p>	<p></p>	<p>N/A</p>

Rent Stabilization and Tenant Protection	Continue to enforce the Rent Stabilization Ordinance. Maintain rent stabilization on approximately 21,000 units and monitoring the effect of the Ellis Act. Pursue new affordable housing to replenish unites removed due to Ellis.	2023-2031	6th Cycle	Ongoing	Each year, the Berkeley Rent Board continues its ongoing work to enforce and administer the Rent Stabilization Ordinance and related housing laws. This includes registering all rent-controlled units and additional tenant-occupied residential units that are eligible for eviction protections under the Ordinance. Following the passage of Measure BB, the number of registered units has increased to approximately 21,300 rent-controlled units and 7,750 additional tenant-occupied units. The Rent Board monitors all eviction notices filed in Berkeley, including those under the Ellis Act, to help ensure tenants are not unlawfully displaced. Staff review hundreds of eviction notices annually, providing oversight and compliance with local and state law. To assist tenants, property owners, and other stakeholders, Rent Board housing counselors provide guidance on the Rent Stabilization Ordinance and related housing regulations. Each year, counselors handle thousands of inquiries, including over 3,000 client cases, approximately 3,000 phone calls, and more than 500 emails per month, offering critical support and information to the community. In addition to enforcement and counseling, the Rent Board regularly reviews and provides input on proposed housing policy changes to maintain and expand affordable housing in Berkeley.	Other		https://rentboard.berkeleyca.gov/laws-regulations/rent-ordinance-rent-board-regulations
Rental Housing Safety	The City is currently working on expanding the proactive inspections program, with the goal of inspecting every building during a 5-year cycle as part of the Rental Housing Safety Program.	Ongoing	6th Cycle	Ongoing	This work is ongoing. The promotions of RHSP administrative staff to other COB agencies along with hiring and training of replacements occurred in 2025. Implementation of new RHSP software Citizenserve started in August, 2025. Assistant Housing Inspector was promoted to Housing Inspector 1. Recruitment of Assistant Inspector is in progress. Hiring and training of administrative staff is constant with promotional turnovers to other COB agencies. Inspectors are performing inspections and completing administrative support functions due to shortage of administrative staff.	Other		https://berkeleyca.gov/doing-business/operat
Rental Housing Safety	Complete the Housing Inspector Manual	Ongoing	6th Cycle	Ongoing	Data management of homeless shelters are ongoing. Inspections are scheduled per state law. Funding and other logistics of data management and inspections are ongoing.	Other		https://berkeleyca.gov/doing-business/operat
Rental Housing Safety	Hire five additional staff, including two inspectors and one administrative staff person, and two additional inspectors	Ongoing	6th Cycle	Ongoing	Hire vacant positions to fill and perform mandated city council agenda of inspecting all rental units.	Other		https://berkeleyca.gov/doing-business/operat
Rental Housing Safety	Rewrite and adopt the Berkeley Housing Code	Ongoing	6th Cycle	Ongoing	Changes and ammdements to the Berkeley Housing Code to clarify inspection protocols and code interpretations.	Other		https://berkeleyca.gov/doing-business/operat
Tenant Survey	Conduct Tenant Survey. Provide summary of data to the Rent Stabilization Board	23-Dec	6th Cycle	Completed	Survey Completed in 2023 and Final results presented to Rent Board on 9-21-2023.	Other		https://rentboard.berkeleyca.gov/sites/default/files/documents/05-15-2025_RSB_ITEM_8C_INFO_Tenant_Survey_Open_Letter_ED_Final.pdf

Housing Preference Policies	The City will adopt a housing preference policy. The City plans to conduct outreach on an ongoing basis, coordinate preferences with the Alameda County Housing Portal for applications, and collect data and monitor annually to assess impact.	23-Dec	6th Cycle	Completed	City Council unanimously adopted a housing preference policy on July 11, 2023 (resolution No. 70,960-N.S.). The policy became effective on January 1, 2024. To date (as of 1/12/26), the preferences have been implemented on eight new properties with affordable housing units. The City implements the policy on an ongoing basis, partnering on outreach, coordinating preferences with online housing portals for applications, and collecting data to assess impact.	Other		https://berkeleyca.gov/community-recrea
Rental Assistance	Provide rental assistance to 50-75 new households (or 400-600 new households over eight years)	Annually	6th Cycle	Ongoing	93 households received rental assistance. This includes, BACS North County Rapid Rehousing, BACS North County Shallow Subsidy and BACS Stair Navigation Center Rapid Rehousing Programs.	Households	93.00	None
Workforce Housing	Entitle construction of 110 affordable units, with a preference for Berkeley Unified School District employees.	23-Jun	6th Cycle	Completed	The 110-unit Berkeley Unified School District (BUSD) Workforce Housing development at 1701 San Pablo Avenue received its planning approvals in March 2023. The project was issued its building permit on May, 6, 2025.	Units	110.00	https://berkeleyca.gov/your-government/our
Homeless Services	Establish programs and services with the goal of assisting homeless populations by: Increasing capacity for housing the homeless by 43 beds/persons at Golden Bear Inn; Increasing capacity for housing the homeless by 43 beds/persons at the Rodeway; Serving an average of 15-25 unhoused persons the drop-in center daily; Maintaining transitional housing for 12 transition aged youth at 3404 King Street; Maintaining capacity for housing persons experiencing homelessness by 27 beds/households at the Berkeley Inn	24-Dec	6th Cycle	Ongoing	42 Households were served at Rodeway Inn. 59 Households were served at Berkeley Inn 49 Households were served at Golden Bear Inn. 13 Transition Aged Youth Households were served at 3404 King Street. Drop-in Centers in Berkeley serve on average 114 unhoused persons daily. serve more than 25 unhoused persons daily.	Households	163.00	https://berkeleyca.gov/safety-health/homeless-services
Housing for Homeless Persons with Disabilities	Approve and assist in the construction of a 119-unit very low-income housing project.	Dec-23	6th Cycle	In-Progress	Supportive Housing in People's Park was delayed due to a lawsuit that has since been resolved. The original nonprofit developer stepped away from the project, so the UC selected a new partner to develop the permanent supportive housing. The project is under construction and is estimated to be complete in 2026.	Persons	1100.00	
Shelter Plus Care	Enroll 10 new clients as vouchers become available due to existing clients exiting the program	Annually	6th Cycle	Completed	Shelter Plus Care successfully enrolled 25 new referrals in 2025.	Persons	25.00	https://berkeleyca.gov/safety-health/homeless-services/shelter-plus-care
Home Modification for Accessibility and Safety	Assist home modifications for approximately 13 homes (a total of 104 homes over the 2023-2031 period)	Annually	6th Cycle	Ongoing	During Calendar Year 2025, the City of Berkeley's Single-Family Rehabilitation programming completed a total of 32 housing rehabilitation projects focused on critical health and safety repairs and ADA accessibility improvements for low-income homeowners. These investments enable residents—particularly seniors and individuals with disabilities—to safely age in place without incurring undue financial burden. In addition to improving individual living conditions, the program plays a vital role in preserving the City's existing housing stock, reducing neighborhood deterioration, and supporting long-term housing stability while helping low-income households build and retain generational wealth. Project delivery was carried out through trusted community partners: Rebuilding Together East Bay Network completed 13 housing rehabilitation projects, the Center for Independent Living completed 17 ADA access improvement projects, and the City of Berkeley's Senior & Disabled Rehabilitation Loan Program (SDRLP) directly completed two projects during the reporting period.	Households	32.00	https://berkeleyca.gov/community-recreation/seniors/senior-and-disabled-home-rehab-loans

<p>Accessible Housing</p>	<p>Develop and amend the Zoning Ordinance to adopt Objective Design Standards for residential and mixed-use developments to facilitate first floor residential and live/work uses that encourages accessible design in higher density districts (e.g. R3, R-4, and commercial districts).</p>	<p>Dec-25</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>The City is proceeding with Zoning Ordinance Amendments and Objective Design Standards for the San Pablo Avenue Specic Plan and Corridors Upzoning projects to address first floor residential and live/work uses that encourage accessible design. Staff anticipates adoption of these plans and related Zoning Ordinance amendments and Objective Design Standards to be considered by City Council in Summer 2026.</p>	<p>Other</p>		<p>https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/san-pablo-avenue-specific; https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/corridors-zoning-update</p>
<p>Accessible Housing</p>	<p>Promote residential units to be developed with universal design and visitability principles in future PBV Master Contracts or exemptions for requiring a modified unit to be returned to its original state upon vacating the unit. As part of BHA's MTW application addressed in Affordable Housing Berkeley, the fiscal flexibilities include the ability to spend up to \$500 per unit to help landlords pay for unit modifications. This benefit cannot be combined with the CIL program addressed in Home Modification for Accessibility and Safety.</p>	<p>25-Dec</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>Two of the Moving To Work (MTW) activities approved by HUD offer landlord incentives. The Vacancy Loss, however, offers an incentive to landlords, when a current tenant dies while occupying the unit, of one month of rent, as long as the landlord agrees to rent the unit to another HCV participant. The landlord will receive the incentive upon leasing to another HCV tenant and executive the HAP contract and Tenancy Addendum with the BHA.</p>	<p>Other</p>		<p>https://bha.berkeleyca.gov/other/move-work-program</p>
<p>Senior/Disabled Home Improvement Loan</p>	<p>Provide two interest-free loans for a total of 16 loans over eight years.</p>	<p>Annually</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>In Calendar Year 2025, SDRLP financed three deferred, zero-interest rehabilitation loans utilizing a combination of federal Community Development Block Grant (CDBG) funds and State of California CalHome ReUse funds in the amount of \$300,000. Throughout the year, SDRLP supported a total of 22 active projects at various stages of enrollment, underwriting, financing, and construction. While not all 22 projects ultimately received funding, this activity reflects a robust pipeline of ongoing demand for rehabilitation assistance. As of February 2026, SDRLP is in the process of financing two additional loans and continues to actively enroll new applicants, ensuring sustained program momentum and continued investment in safe, accessible, and affordable homeownership for Berkeley residents.</p>	<p>Other</p>		<p>https://berkeleyca.gov/community-recreation/seniors/senior-and-disabled-home-rehab-loans</p>
<p>Housing Conditions Standards</p>	<p>Adopt and commence implementation of a Building and Safety Amnesty Program for Unpermitted Dwelling Units. Under BHA's Housing Quality Standards Program: Conduct an Annual Inspection approximately 9 months after the initial inspection, and every 9-10 months thereafter; Written notice of the inspection is mailed to the tenant and landlord approximately 2 weeks prior to the scheduled inspection. A person 18 or older must be present to grant the inspector permission to enter the unit; Minor repairs to be conducted on the spot if a maintenance person is available in order to avoid the need for a reinspection; If all deficiencies noted at the inspection are not repaired and confirmed by the scheduled reinspection date, rental subsidies will be withheld effective the first day of the month following the failed inspection. Payments will resume effective upon confirmation of all required repairs.</p>	<p>Dec-24</p>	<p>6th Cycle</p>	<p>Continuous</p>	<p>The Building & Safety Division launched a pilot Amnesty Program for Unpermitted Dwelling Units January 1, 2025. The 4-year program seeks to promote inspection and legalization of unpermitted ADUs and JADUs on single family lots.</p>	<p>Other</p>		<p>https://berkeleyca.gov/construction-development/permits-design-parameters/permit-process/amnesty-program-unpermitted</p>

Housing Conditions Standards	Adopt and commence implementation of a Building and Safety Amnesty Program for Unpermitted Dwelling Units. Under BHA's Housing Quality Standards Program: Conduct an Annual Inspection approximately 9 months after the initial inspection, and every 9-10 months thereafter; Written notice of the inspection is mailed to the tenant and landlord approximately 2 weeks prior to the scheduled inspection. A person 18 or older must be present to grant the inspector permission to enter the unit; Minor repairs to be conducted on the spot if a maintenance person is available in order to avoid the need for a reinspection; If all deficiencies noted at the inspection are not repaired and confirmed by the scheduled reinspection date, rental subsidies will be withheld effective the first day of the month following the failed inspection. Payments will resume effective upon confirmation of all required repairs.	Dec-24	6th Cycle	Continuous	To attract and incentivize qualified landlords to participate in the HCV program, the BHA will allow vacant units to be pre-inspected prior to occupancy. The pre-inspection will be conducted within 90 days of a participant occupying the unit, HQS inspection standards, as found at 24 CFR 982.401, will not be altered, and all participants will be able to request an interim inspection. ----The BHA has already instituted qualified biennial inspections, meaning annual inspections that pass on their first attempt will skip a year before the next annual HQS inspection, and annual inspections that fail on their first attempt will have an annual HQS inspection the following year. Landlords and program participants will continue to be able to request a Special Inspection at any time, whether the unit passes or fails the first attempt of the most recent HQS inspection. BHA reserves the right to accept inspections performed by another entity (city, housing developers in conformity with HOME or LIHTC rules) in lieu of conducting an annual inspection, but at this time will continue to schedule annual inspections to be conducted by BHA's contract inspector.	Other		https://bha.berkeleyca.gov/landlords/housing-c
Livable Neighborhoods	Create an updated registry of GLAs	Dec-22	6th Cycle	Continuous	The Neighborhood Service Code Enforcement (NSCE) Unit continues to monitor and update the registry of 300 plus GLA, Mini-Dorm and Co-Ops registered in the City of Berkeley. In 2025, the NSCE unit monitored annual registration and violations related to the Berkeley Municipal Code for group living accommodations.	Units	300.00	https://berkeleyca.gov/city-services/livable-neighborhoods
Livable Neighborhoods	Expand NSCE capacity by adding additional staff and/or outsourcing administrative functions.	Dec-23	6th Cycle	Continuous	No Update for 2025.	Other		N/A
Livable Neighborhoods	Fund and complete Quick Build pedestrian improvements on Martin Luther King Jr Way (South) Dwight to Adeline and Sacramento Street from Dwight to Southern City Limits. (Pedestrian Plan and Vision Zero)	Dec-23	6th Cycle	In Progress	Quick Build pedestrian improvements on Martin Luther King Jr Way (South) Dwight to Adeline were completed in 2024 and Sacramento Street from Dwight to Southern City Limits will be completed in 2026.	Other		https://berkeleyca.gov/your-government/our-work/capital-projects/martin-luther-king-jr-way-safe-pedestrian-crossings
Livable Neighborhoods	Add 2 new Community Gardens that give priority to low SES students and residents that live in apartments	Dec-23	6th Cycle	Completed	The community garden at Grove Park was completed in 2024. The community garden at Berkeley Mini-Park was completed in 2024.	Other		https://berkeleyca.gov/community-recreation/parks-recreation/parks/grove-park
Livable Neighborhoods	Work collaboratively with BUSD to authorize joint registration for scholarships to City Recreation Programs.	Dec-23	6th Cycle	Completed	Completed in 2024.	Other		https://berkeleyca.gov/community-recreation/news/scholarships-available-kids-families-recreation-programs
Livable Neighborhoods	Develop and provide 6 Low SES 11th grade Berkeley students with the opportunity to learn career skills through project-based internships. Effort will include development of outreach network, communication with BUSD, and training opportunities.	Dec-23	6th Cycle	Completed	Completed in 2023.	Other		N/A
Livable Neighborhoods	Return to Council for review and adoption of the 5-Year Street Maintenance and Rehabilitation Plan.	Jan-24	6th Cycle	Completed	Latest 5-year repaving plan was adopted by the Berkeley City Council in November 2023.	Other		https://berkeleyca.gov/your-government/our-work/capital-projects/street-maintenance-and-rehabilitation-fy-2025
Livable Neighborhoods	Finalize construction of the Southside Complete Streets project	Dec-24	6th Cycle	Completed	Southside Complete Streets Project was completed in 2025.	Other		https://berkeleyca.gov/your-government/our-work/capital-projects/southside-complete-streets-project

Livable Neighborhoods	Plant 200 trees in the right of way for South and West Berkeley Residents through the City's Make Life Better program, established to inform residents of free tree planting and watering opportunities.	Dec-24	6th Cycle	Completed	The City's Forestry Unit operates the Tree Request Program throughout the year. The program is described on the Forestry webpage on the City's website and provides a packet that includes a Tree Request Form, a Tree Care Agreement with the requesting resident, Tree Care Instructions for residents, and other resources that help ensure the success of the program.	Other		https://berkeleyca.gov/city-services/streets-sidewalks-sewers-and-utilities/city-trees-and-coast-live-oak-ordinance
Livable Neighborhoods	Fund and complete the design phase of a permanent pedestrian, bicycle, and transit improvement strategy on Adeline from Ashby to Southern City Limits. (Pedestrian Plan and Vision Zero, Capital Intensive Project, Adeline Corridor Specific Plan)	Jun-25	6th Cycle	In progress	Preliminary Engineering (public engagement, conceptual design, environmental clearance, City Council approval) and Detailed Engineering Design (100% PS&E construction documents) are funded by grants from Alameda County Transportation Commission. Preliminary engineering should be complete by end of 2027. Detailed engineering design should be completed by end of 2029. Construction is currently unfunded.	Other		https://berkeleyca.gov/your-government/our-work/capital-projects/adeline-transportation-improvements-project
Livable Neighborhoods	Fund and complete a permanent pedestrian, bicycle, and transit improvement strategy on San Pablo from University to Dwight. (Pedestrian Plan and Vision Zero, Capital Intensive Project)	Dec-27	6th Cycle	In progress	Being implemented by Alameda County Transportation Commission San Pablo Avenue Corridor Projects. Anticipated completion in 2027/2028.	Other		https://www.alamedact.org/programs-projects/multimodal-arterial-roads/sanpabloave
Livable Neighborhoods	Report to City Council on the progress of the City's Vision Zero Action Plan	Annually	6th Cycle	In progress	Delayed due to staff capacity issues. Annual reports were provided in 2021 and 2022 but not 2023. Vision Zero Action Plan is currently being updated with anticipated completion in late 2026/early 2027, after which annual reports should resume.	Other		https://berkeleyca.gov/your-government/our-work/adopted-plans/vision-zero-action-plan
Livable Neighborhoods	Bring updated BeST Plan to City Council for approval	Every two years	6th Cycle	Not Started	Delayed due to staff capacity issues. Department currently evaluating long-term funding strategies and planning in light of Measure FF to determine whether to continue the BeST framework.	Other		https://berkeleyca.gov/your-government/our-work/adopted-plans/berkeley-strategic-transportation-best-plan
Livable Neighborhoods	Bring updated Vision Zero Action Plan to City Council for approval	Every three years	6th Cycle	Not Started	Delayed due to staff capacity issues. Vision Zero Action Plan is currently being updated with anticipated completion in late 2026/early 2027, after which annual reports should resume.	Other		https://berkeleyca.gov/your-government/our-work/adopted-plans/vision-zero-action-plan
Livable Neighborhoods	Bring updated Pedestrian and Bicycle Plans to City Council for approval	Every five years	6th Cycle	In progress	Updated Pedestrian Plan adopted in 2020. Updated Bicycle Plan to be adopted in 2026. Next Ped Plan update to be started in late 2026 with anticipated completion in 2027.	Other		https://berkeleyca.gov/your-government/our-work/adopted-plans/pedestrian-plan-2020
Lead-Poisoning Prevention	Continue to assist approximately 12 households(or more, as needed) during the 2023-2031 period by: Conduct an Environmental Investigation (EI) for presence of lead when peeling lead paint has been identified or if/when a child has elevated blood lead levels. Proactive inspections will be conducted in high-risk areas citywide, which include a visual assessment and notifications to homeowners and landlords. The average inspection process from start to finish should take approximately 30 days to complete; Environmental Investigation timeframes – If blood lead level is: 44.5-69.4 mcg/dL à Perform EI within 48 hours of PHN referral; 14.5-19.4 mc/dLà Perform EI within two weeks of PHN referral; 19.5-44.4 mcg/dL à Perform EI within one week of PHN referral; 44.5-69.4 mcg/dL à Perform EI within 48 hours of PHN referral;	Annually	6th Cycle	Ongoing	The office of Environmental Health is not conducting Environmental Investigations as part of the CLPPP (Childhood Lead Poisoning Prevention program) after State funding for the program was suspended.	Other		N/A

Seismic Safety and Preparedness Programs	Earthquake Brace and Bolt program: Annually, the City's goal is to help at least 50 homeowners complete seismic retrofits and obtain rebates.	Annually	6th Cycle	In Progress	As of March 6, 2026, over 650 grants have been provided to Berkeley residents under the Earthquake Brace and Bolt Program since 2016, totaling roughly \$2.3M. In Spring of 2023, the California Earthquake Authority also launched a pilot Earthquake Soft Story (ESS) Program, which provides grant funding to single-family soft story homes with living spaces over a garage. As of March 6, 2026, 12 Berkeley property owners have received grant funding under the ESS Program.	Households	12.00	https://berkeleyca.gov/community-recreation/news/apply-march-26-seismic-retrofit-grants
Seismic Safety and Preparedness Programs	Seismic Retrofit Transfer Tax Rebate Program: Continue to issue building permit seismic upgrades and facilitate transfer tax rebates for qualifying properties.	Ongoing	6th Cycle	In Progress	During 2025, 78 transfer tax rebates were disbursed, totaling more than \$677K	Other		https://berkeleyca.gov/community-recreation/news/apply-march-26-seismic-retrofit-grants
Seismic Safety and Preparedness Programs	Provide Retrofit Grants to 50-60 property owners.	Dec-25	6th Cycle	In Progress	As of March 6, 2026, over \$4.3M of grant funding has been disbursed to Berkeley property owners and 121 buildings have been strengthened under the Retrofit Grants Program .	Other		https://berkeleyca.gov/construction-development/seismic-safety/funding-seismic-retrofits/retrofit-grants
Seismic Safety and Preparedness Programs	Soft Story Program: Facilitate the compliance of the remaining soft story buildings, including newly added properties since 2018. Newly added buildings may be subject to extended deadlines and additional buildings may be added to the inventory as needed. Unreinforced Masonry Ordinance: By December 2025, facilitate the retrofitting of the remaining four unreinforced masonry (URM) building. Of the approximately 600 buildings originally included in the City's URM inventory, roughly 99 percent have been seismically retrofitted, demolished or demonstrated to have adequate reinforcement.	Dec-26	6th Cycle	In Progress	As of March 6, 2026, out of 372 buildings on the soft story inventory, 295 buildings (containing approximately 3,259 units) have completed a seismic retrofit, 63 buildings complied with soft story program requirements and were removed from the inventory, and 14 soft story buildings (containing ~108 dwelling units) must still come into compliance with mandatory retrofit requirements. Of the remaining 14 buildings, five owners have obtained building permits, 2 have submitted permit applications and 7 have yet to apply. Unreinforced Masonry Ordinance: Of the approximately 600 buildings originally included in the City's URM inventory, roughly 99.5 percent have been seismically retrofitted, demolished or demonstrated to have adequate reinforcement. As of March 6, 2026, three buildings remain on the city's URM list and are required to retrofit in order to avoid further penalties. Two of the three building owners have retrofit permits issued or ready to issue, and one has an expired permit applications.	Units	3259.00	https://berkeleyca.gov/construction-development/seismic-safety/mandatory-earthquake-retrofit-programs
Berkeley Pilot Climate Equity Fund	Commence program implementation, with the goal of retrofitting 12 low and moderate income units. Depending on program effectiveness, pursue additional funding to continue program.	Jun-23	6th Cycle	In Progress	In 2024, an income qualified single-family home and two income-qualified multifamily buildings completed electrification upgrades. The upgraded multifamily buildings include a 22-unit limited-equity cooperative and a nonprofit student housing building, with 40 low-income, first generation UC Berkeley students. Upgrades included heat pump HVAC systems and heat pump water heaters. Implementation for an additional 8-unit low-income multifamily property is in progress with anticipated completion in 2026.	Units	62.00	https://berkeleyca.gov/sites/default/files/documents/Climate%20Equity%20Pilot%20Overview.pdf
Berkeley Existing Buildings Electrification (BEBE) Strategy	Complete Energy Equity for Renters Technical Assistance program with ACEEE and receive its research results. This is one implementation of BEBES that is tied to housing preservation. Within two years of receiving research results, develop programs and policies that promote energy efficiency while protecting tenants from displacement.	Dec-23	6th Cycle	Completed	The ACEEE Energy Equity for Renters Toolkit was published in November 2022. The City continues to look for opportunities to develop programs and policies that provide meaningful renter protections, and is coordinating with other jurisdictions and regional organizations to find potential opportunities.	Other		https://berkeleyca.gov/construction-development/green-building/building-electrification

Berkeley Existing Buildings Electrification (BEBE) Strategy	Explore funding opportunities for equity programs, including integration of electrification measures into housing protection and preservation programs, such as the City's Senior and Disabled Home Loan Program or Section 8 housing voucher program.	Dec-25	6th Cycle	In Progress	The City continues to look for funding opportunities for climate equity programs. In June 2022, City Council approved a resolution to develop a Just Transition Pilot Program, with a budget of \$1,500,000 to help income-qualified homeowners make electrification and resilience upgrades. The program requires that upgrades be completed by pre-qualified contractors who meet minimum labor standards, to ensure that residential electrification construction work also provides equitable benefits to workers. In 2023, the City released a RFP and selected Rebuilding Together East Bay Network to implement the Just Transition program. Implementation of the upgrades started in 2024 and will continue through 2026.	Other		https://berkeleyca.gov/construction-development/green-building/building-electrification
Building Emissions Saving Ordinance (BESO)	Amend ordinance to update requirements for building upgrades	Dec-25	6th Cycle	Completed	BESO was amended by City Council in April 2025 to require one-to-four-unit buildings to complete energy and resilience upgrades prior to sale or defer upgrades to the buyer to complete within 2 years. If deferred to buyer, the seller and buyer must each put \$2,500 in an escrow account to be used towards the cost of the upgrades. The seller must also complete and disclose an energy assessment and Home Energy Score at the point of listing their home for sale. The new time of sale requirements start January 1, 2026 for one-to-two unit buildings and January 2028 for three-to-four unit buildings.	Other		https://berkeleyca.gov/construction-development/green-building/building-emissions-saving-ordinance-beso
Building Emissions Saving Ordinance (BESO)	On average, around 400 buildings complete BESO assessments each year.	Annually	6th Cycle	Ongoing	In 2025, 496 buildings completed a BESO assessment.	Other		https://berkeleyca.gov/construction-development/green-building/building-emissions-saving-ordinance-beso
BayREN Single-Family Homes and Multi-Family Homes Programs	Continue to assist in recruiting participants to BayREN's rebate programs through BESO and other outreach, with the goal of assisting at least 75 single-family homes and 125 multi-family dwelling units annually in receiving BayREN incentives for qualifying renovations (or 600 single-family homes and 1,000 multi-family dwelling units over eight years).	Annually	6th Cycle	Ongoing	Staff continues to promote regional and statewide rebate programs, including BayREN's incentives. BayREN's single family Home+ program ended in late 2024. It was replaced with a limited and targeted direct install energy efficiency program for income-qualified residents, called EASE (Efficiency And Sustainable Energy) Home. In 2025, BayREN provided rebates to 52 multifamily units through the BAMBE program. Other rebates have seen fluctuations of funding over the year. In 2025, Berkeley residents accessed 31 heat pump water heater and 52 heat pump HVAC rebates through TECH and SGIP.	Units	52.00	https://www.bayren.org/programs-rebates/bambe-program
Priority Development Areas (PDAs) Commercial and Transit Corridors	Complete Telegraph PDA/Southside Plan Area zoning map amendments and up-zoning	Dec-24	6th Cycle	Completed	In December 2023, the City Council adopted zoning changes that increase residential development potential in the Southside Plan Area (Resolution # 71, 107-N.S) (Program 27-Priority Development Areas, Commercial and Transit Corridors; Program 33-Zoning Code Amendment: Residential)	Other		https://berkeleyca.gov/your-government/our-work/adopted-plans/southside-plan
Priority Development Areas (PDAs) Commercial and Transit Corridors	Develop and adopt the San Pablo PDA Specific Plan. Conduct analysis, public and stakeholder engagement, and policy options, including zoning and General Plan amendments	Dec-25	6th Cycle	In Progress	In April 2023, MTC and ABAG awarded the consulting team a contract to assist the City of Berkeley with the development of the specific plan. In 2025, staff prepared the public review draft plan and circulated it for public comment. During the public comment period, we presented the draft for feedback to the City Council and Planning Commission.	Other		https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/san-pablo-avenue-specific

<p>Priority Development Areas (PDAs) Commercial and Transit Corridors</p>	<p>Update Land Use, Safety, and Environmental Justice Elements of the General Plan to increase new housing opportunities by at least 2000 units on commercial and transit corridors, particularly in the highest resource and higher income neighborhoods, to achieve consistency among all transit and commercial corridors, and revise the City's zoning map and development standards to be consistent. The City commits to initiate this work within one year of certification of the Housing Element</p>	<p>Dec-26</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>The City issued an RFP for the City of Berkeley's Environmental Justice Element, Safety Element Update, and Equitable Climate and Resilience Metrics (Specification No. 24-11641-C). In 2025, the City conducted extensive community engagement and completed initial drafts of the Environmental Justice Element, the Safety Element and the Equitable Climate and Resilience Metrics which were submitted to fulfill the LCI APGP requirements on January 30, 2026. Public Review Drafts are expected to be shared in the Spring/Summer of 2026.</p>	<p>Other</p>		<p>https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/prepared-safe-and-healthy</p>
<p>BART Station Area Planning</p>	<p>June 2022, the City adopted zoning and associated General Plan amendments consistent with AB 2923; adopted City – BART Joint Vision and Priorities for Transit Oriented Development at the Ashby and North Berkeley BART Station Areas and certified EIR on these documents. The goal for development for both stations is by 2031. As stipulated in the June 2022 City and BART MOA, the next milestones include: July 2022 – Complete. Developer Request for Qualification (RFQ) and City of Berkeley Notice of Affordable Housing Funding (NOFA); November 2022. Right-Of-Way Redesign Options for Adeline Street at Ashby BART Station to City Council; December 2022. Developer selection for the North Berkeley BART station area; February 2023. City Affordable Housing Funding (Predevelopment Funding Award); April 2023. Exclusive Negotiating Agreement (ENA) execution with North Berkeley BART selected developer team; June 2023. An amended Memorandum of Agreement (MOA) for the Ashby BART Station. The amended MOA will include a refined timeline for the developer solicitation process. Structure of the developer solicitation process and project requirements and community benefits are currently in process of being negotiated between the City and BART. August 2023</p>	<p>2022-2027</p>	<p>6th Cycle</p>	<p>In Progress</p>	<p>North Berkeley BART Transit Oriented Development (TOD) In February 2024, the North Berkeley Housing Partners development team submitted a mixed-use development project application for streamlined entitlements pursuant to AB 2011. On December 11, 2024, the City approved a land use application under AB 2011 for the North Berkeley BART site. The project includes 739 homes, 381 of which will be affordable to lower-income households, as well as public open space improvements. Ashby BART Transit Oriented Development (TOD) In September 2024, City Council adopted a nonbinding Term Sheet for Ashby BART Transit Oriented Development (Resolution No. 71,514-N.S). The Term Sheet was executed by the City and BART on September 21, 2024. On December 3, 2024, the City Council approved an ordinance (No. 7,939-N.S.) authorizing agreements with BART, aligning with the term sheet adopted in September 2024. That same day, the City and BART issued a joint Request for Proposals (RFP) and Notice of Funding Availability (NOFA) for developers of the Ashby BART West Lot. On December 6, 2024, the City published Preliminary Objective Design Standards (ODS) for the Ashby BART West Lot, reflecting City and BART policies, state laws, and community input. In July 2025, BART selected a Developer Team for the Ashby BART West Lot. Next steps include: Adoption of Ashby BART West Lot Objective Design Standards, anticipated by November 2026; Ashby BART East Lot Developer Solicitation Process - Spring - Fall 2026.</p>	<p>Other</p>		<p>https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/ashby-and-north-berkeley</p>
<p>Middle Housing</p>	<p>Amend Affordable Housing Fee schedule to introduce a sliding scale for projects with less than 12,000 square feet (see also Program 3 -Citywide Affordable Housing Requirements).</p>	<p>Jun-23</p>	<p>6th Cycle</p>	<p>Completed</p>	<p>City Council adopted modifications to the citywide inclusionary housing fee on March 11, 2025 (Ordinance No. 7,954 N.S. and Resolution No. 71,674-N.S.)</p>	<p>Other</p>		<p>https://records.cityofberkeley.info/PublicAccess/api/Document/AbygxUegrHjCVnkeMRHHOyNl%3C%81O7jhyTmhWTLt5ZZlqNdZxbVZz8e%3C%89g3pVrN8FEI4Bcfoc5PWToOq41cKc3CTc%3D/</p>

Middle Housing	Amend Zoning code to allow multi-unit development on one lot in the lower density districts: R-1, R-1A, R-2, R-2A, and MU-R districts. Consider amending the Demolition Ordinance to provide a by-right pathway for demolition of single-family homes for projects that add density and are not tenant-occupied within the past five years and in which Ellis Act eviction did not occur within the preceding five years. This policy will be referred for consideration to the 4x4 Committee of the City Council and Rent Board. Further, explore the effect on local and state laws relating to the demolition of historic resources.	Dec-23	6th Cycle	Completed	City Council adopted the Middle Housing zoning amendments in July 2025 (Ordinance No. 7,978-N.S.)	Other		https://records.cityofberkeley.info/PublicAccess/api/Document/ARFTCnxFNGF%3%89Vxsfxq7k%3%81UB2kTCEvkn2pWz3MW8%3%896OPpkCcOWI%3%81eGfh22pO05DyQBRndHPBS4oZ%3%81FDG8IB3G6u0%3D/
Accessory Dwelling Units	Provide contact info for dedicated ADU planner on the City's ADU webpage.	Jun-23	6th Cycle	Completed	The City has identified the Zoning Officer as the lead contact for ADU information.	Other		https://berkeleyca.gov/construction-development/permits-design-parameters/permit-process/residential-additions-and
Accessory Dwelling Units	Amend the City's local ADU ordinance based on revised statutory requirements.	Dec-23	6th Cycle	Completed	The City's local ADU ordinance was amended to comply with state law and took effect on November 9, 2023 (Ordinance No. 7,983-N.S.)	Other		https://berkeleyca.gov/sites/default/files/documents/2025-09-09%20Item%2005%20Ordinance%207983.pdf
Accessory Dwelling Units	Assess if ADU production is on the trajectory to meet RHNA assumptions. If not, by January 2026, the City will initiate additional efforts needed (including, but not limited to, rezoning or pre-approved building plans) to incentivize ADUs, to be completed by January 2028.	Dec-25	6th Cycle	In Progress	During the 6th Cycle Housing Element period, Berkeley's ADU production has consistently exceeded the anticipated 75 ADU/year production rate. Through the APR the City will continue to monitor ADU production to assess if the trajectory remains on track to meet RHNA assumptions.	Other		https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/housing-element-update
Accessory Dwelling Units	Annually: Update ADU webpage to ensure information addresses questions raised by applicants Annually: Provide update on ADU permit progress to Planning Commission and City Council Throughout the 2023-2031 period: Coordinate ADU policies with the Community Wildfire Protection Plan (CWPP) and Fire Department Standards of Coverage assessment.	Annually/2023-2031	6th Cycle	Ongoing	The City continues to update the ADU webpage to make sure the information is as current as possible and provides annual ADU permitting updates to the City via publication of the Annual Progress Report. The City updated its ADU ordinance (Adopted September 9, 2025 Ordinance No. 7,983-N.S.) to comply with State Law, which incorporated special considerations for ADUs in the High and Very High Fire Hazard Severity Zones.	Other		https://berkeleyca.gov/construction-development/permits-design-parameters/permit-process/residential-additions-and
Zoning Code Amendment: Special Needs Housing	Review and adopt new zoning provisions and definitions to align land use standards with State law requirements for special needs housing.	Dec-26	6th Cycle	Completed	On July 11, 2023 City Council adopted Zoning Ordinance Amendments to Title 23 to align land use standards with state law requirements for special needs housing. The Zoning Ordinance amendments reflect requirements related to; Emergency Shelters (AB 139 & AB 2339), Low Barrier Navigation Center (AB101), Supportive Housing (AB 2162), Employee Housing Act, Landterman Developmental Disabilities Service Act, Supportive Child Care Family Home Expansion (SB 234), Minimum Parking Requirements (AB 2097) and conformed City's definition of "household" to align with state law. (Ordinance No. 7,882-N.S.)	Other		https://records.cityofberkeley.info/PublicAccess/api/Document/AVZ3i5JvNTCULCIIJ%3%89CT9Mu8FVnrJpSaynAdaf0Qi3VRbY5wZR%3%81AXU0hWAs2gNQ8QLLa6jzKDQ10VNWtPNz72KM%3D/

By-Right Approval on Reused Sites for Affordable Housing	Amend the Zoning Code to provide by-right approval of projects with 20 percent lower income units on opportunity sites that are reused from the previous Housing Element cycles. In the meantime, the city applies the law in a manner that supersedes local zoning. Create an additional GIS layer in the public facing Community Map portal to identify all Sites Inventory sites, with a color to identify the reused opportunity sites that must be approved by-right for 20 percent lower income units. As projects are entitled, permitted, and constructed, the GIS layer must be updated, by unit count and affordability categories.	Dec-23	6th Cycle	In Progress	A new GIS layer in the public facing Community Map portal has been created. It identifies all Site Inventory Sites and allows viewers to see Site Inventory Category of selected parcels.	Other		https://berkeley.maps.arcgis.com/apps/mapviewer/index.html?webmap=494b7695769b42408dddcbcb843cbe58
Zoning Code Amendment: Residential	By June 2024, as part of the Multi-Unit Residential Objective Standards project, minimum densities will be applied to all residential and mixed-use developments with five or more units.	Jun-24	6th Cycle	Ongoing	Minimum densities were included in the Middle Housing zoning changes adopted by the City Council in July 2025 (Ordinance No. 7,978-N.S.) . Work throughout 2025 on the Corridors rezoning and the San Pablo Specific Plan continued to include consideration of minimum density standards.	Other		https://records.cityofberkeley.info/PublicAccess/api/Document/ARFTcnxFNGF%3%89Vxsfxq7k%3%81UB2kTCEVkn2pWz3MW8%3%896OPpkCcOWI%3%81eGfh22pO05DyQBRndHPBS4oZ%3%81FDG8IB3G6u0%3D/
Zoning Code Amendment: Residential	Develop and amend the Zoning Ordinance to adopt Objective Design Standards for residential and mixed use developments in order to reduce reliance on the use permit process and non-detriment findings for larger (e.g. 10+ units) housing projects in higher density districts(e.g. R-3, R-4, and commercial districts), and commercial living situations, such as live/work units.	Dec-25	6th Cycle	In Progress	In 2024, Land Use Planning began the initial stages of a preliminary study for the Corridors Upzoning project. This initiative seeks to expand housing capacity, tackle development challenges, and promote equity while preserving each corridor's unique character. Following a competitive bidding process, the City selected Raimi + Associates to lead the project in 2024. The planning process is expected to take about two years, with draft objective development standards anticipated by early 2026.	Other		https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/corridors-zoning-update
Permit Processing	Functionality will be added to the permit tracking software and the Planning Department website to provide on-demand reporting of project status, which will include up to date completeness, CEQA and other actions.	Jun-23	6th Cycle	Completed	Zoning Permit application information is up-to-date with project status and maintained on a rolling basis. On-demand reporting added to ACA for "Zoning Permits -- Open Appeal Period" (April, 2023). On-demand reporting for active Zoning Permits (January, 2024)	Other		https://aca-prod.accela.com/BERKELEY/Cap/CapHome.aspx?module=Planning&TabName=Planning&TabList=Home%7C0%7CBuilding%7C1%7CHousing%7C2%7CPlanning%7C3%7CFire%7C4%7CLicenses%7C5%7CPublicWorks%7C6%7CCurrentTabIndex%7C3
Permit Processing	The City will conduct a needs assessment, develop an RFP for the Planning and Building permit and records management systems, and hire a consultant to implement a software upgrade.	Jun-24	6th Cycle	Completed	The Permit Software Procurement (PSP) project was completed in 2025. Following the multi-departmental needs assessment and RFP process initiated in 2024, the City completed vendor evaluation and selection and executed a professional services agreement for implementation of a new Planning and Building permit and records management system. The selected system will replace the City's legacy Accela platform and support improved processing, tracking, reporting, and public access for development applications and permits. Implementation is underway, with configuration, data migration planning, and stakeholder engagement ongoing.	Other		N/A
Permit Processing	As part of the Objective Design Standards effort (Program 33 - Zoning Code Amendment: Residential), City staff will also develop Zoning Ordinance amendments to reduce reliance on the use permit process and non-detriment findings, and increase the thresholds for discretionary review of residential and mixed-use residential projects for City Council consideration.	Dec-25	6th Cycle	Ongoing	Corridors Zoning Update: Ground Floor Objective Design Standards for the three corridors were developed at the end of 2025 and presented to the Planning Commission in 2026. Zoning ordinance amendments are expected to be completed by summer 2026. The Middle Housing Zoning changes included a single set of objective development standards, compliance with which allows ministerial approval of residential projects.	Other		https://berkeleyca.gov/construction-development/land-use-development/general-plan-and-area-plans/corridors-zoning-update

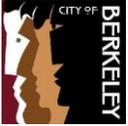
Jurisdiction	Berkeley	
Reporting Period	2025	(Jan. 1 - Dec. 31)
Planning Period	6th Cycle	01/31/2023 - 01/31/2031

ANNUAL ELEMENT PROGRESS REPORT

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.

Does the Jurisdiction have a local tenant preference policy?	Yes
If the jurisdiction has a local tenant preference policy, provide a link to the jurisdiction's webpage containing authorizing local ordinance and supporting materials.	https://berkeleyca.gov/community-recreation/affordable-housing-berkeley/apply-affordable-housing-preferences
Notes	City Council Resolution No. 70,960-N.S. - Adopting a Housing Preference Policy for Affordable Units Developed with City Subsidy and Through the Below Market Rate Program (7/11/2023)



2024 General Plan Annual Progress Report

City of Berkeley

Submitted March 23, 2026

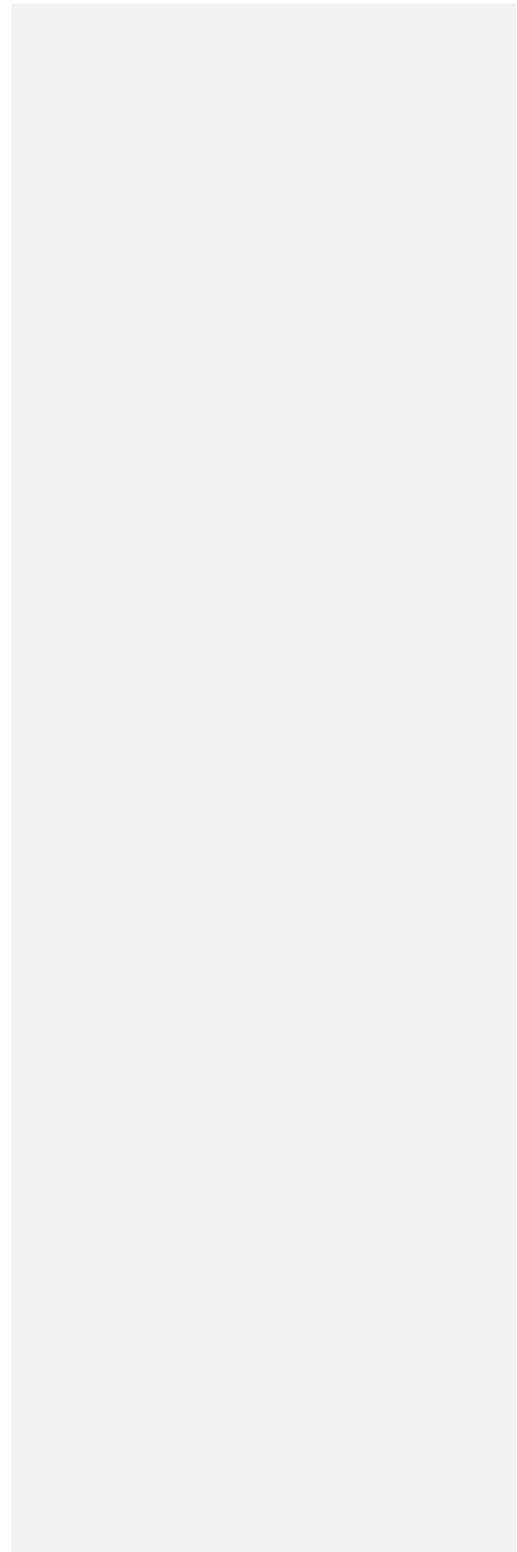


TABLE OF CONTENTS

1. Introduction	3
2. Land Use Element	4
3. Transportation	8
4. Housing	11
5. Disaster Preparation and Safety	14
6. Open Space and Recreation	16
7. Environmental Management	18
8. Economic Development	25
9. Urban Design	29
10. Citizen Participation	31

INTRODUCTION

Government Code Section 65400(a)(2) requires planning agencies to provide an annual report to their legislative body, the Governor's Office of Land Use and Climate Innovation (LCI) and California Department of Housing and Community Development (HCD) on the status of their General Plan and progress in its implementation. The report must detail the progress in meeting the jurisdiction's share of the regional housing need and address efforts by the local agency towards removing governmental constraints to the maintenance, improvement, and development of housing.

The purpose for the Annual Progress Report is to: 1) assess how the General Plan is being implemented in accordance with adopted goals, policies and implementation measures; 2) identify any necessary adjustments or modifications to the General Plan as a means to improve local implementation; 3) provide a clear correlation between land use decisions that have been made during the 12-month reporting period and the goals, policies, and implementation measures contained in the General Plan; and 4) provide information regarding local agency progress in meeting its share of the regional housing need.

The majority of the City of Berkeley General Plan was originally adopted on **December 18, 2001, and April 23, 2002**. The General Plan contains the seven State-required elements which are Land Use, Transportation (Circulation), Housing, Conservation, Open Space, Noise and Safety. The State allows the combining of elements or the addition of new elements as long as the required seven elements are present in some fashion. The Berkeley General Plan contains the following nine elements:

- Land Use
- Transportation
- Housing
- Disaster Preparedness & Safety
- Open Space & Recreation
- Environmental Management
- Economic Development & Employment
- Urban Design & Preservation
- Citizen Participation

Local governments are required to keep their General Plans current and internally consistent. The Berkeley Housing Element was last updated and adopted by the City Council on January 18, 2023, and certified by HCD on February 28, 2023 for the 2023-2031 planning period. The City has also updated its Land Use Element related to various specific plan and other zoning update efforts and its Disaster Preparedness and Safety Element related to federally required updates to the City's Local Hazard Mitigation Plan. The City is also in the process of comprehensively updating its Disaster Preparedness and Safety Element and creating a new Environmental Justice Element.

The City of Berkeley continues to actively implement the policies of the General Plan including the goals, policies and programs of the Housing Element. The following represents the progress the City has made towards implementing the General Plan and Housing Element during the **Calendar Year (CY) 2025** reporting period, which looks at the 2023-2031 6th Cycle Housing Element that was certified as that was the Housing Element in effect during the CY 2025.

The information to follow is organized to correspond with the elements of the Berkeley General Plan.

LAND USE ELEMENT

AMENDMENTS

State Law limits the number of times each mandatory element of the General Plan, such as the Land Use Element, can be amended to a maximum of four times per calendar year.

The Land Use Element of the Berkeley General Plan was amended twice during CY 2025. These amendments were related to zoning text and map amendments for new manufacturing zoning and residential zoning to accommodate higher density housing.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE LAND USE ELEMENT

- **San Pablo Avenue Specific Plan:** In April 2023, the City began a specific plan process for the San Pablo Avenue area, funded in part by an MTC Priority Development Area grant. After extensive community engagement throughout 2024, including stakeholder interviews, small group meetings, multiple pop-up tabling events, intercept surveys and community workshops, staff anticipates bringing the specific plan and associated zoning and General Plan amendments to the Planning Commission and City Council in spring and summer 2026, respectively.
- **Middle Housing:** The City Council adopted the Middle Housing Zoning Ordinance amendments in July 2025. These changes allow multi-unit development and residential additions through a Zoning Certificate in the R-1, R-2, R-2A and MU-R zoning districts.

- **Corridors Upzoning Project:** In 2024, Land Use Planning began the initial stages of a preliminary study for the Corridors Upzoning project. This initiative seeks to expand housing capacity, tackle development challenges, and promote equity while preserving each corridor's unique character. Following a competitive bidding process, the City selected Raimi + Associates to lead the project in 2024. Ground Floor Objective Design Standards for the three corridors were developed at the end of 2025 and presented to the Planning Commission in 2026.

The highlights below include additional updates from the Land Use and Housing Elements:

- **Ashby and North Berkeley BART Station Planning.** The City, BART and the community have completed many milestones to advance the transformation of the Ashby and North Berkeley BART stations as vibrant places that include housing, open space and community amenities.
 - **North Berkeley BART.** In February 2024, the Developer for the North Berkeley Station, North Berkeley Housing Partners submitted a housing project application for streamlined entitlements pursuant to AB 2011. On December 11, 2024, the City approved a land use application under AB 2011 for the North Berkeley BART site. The project includes 739 homes, 381 of which will be affordable to lower-income households, as well as public open space improvements.
 - **Ashby BART.** In September 2024, the City and BART issued a joint Request for Proposals and Notice of Funding Availability for developers of the Ashby BART West Lot. On December 6, 2024, the City published Preliminary Objective Design Standards for the Ashby BART West Lot, reflecting City and BART policies, state laws, and community input. In July 2025, BART selected a Developer Team for the Ashby BART West Lot. Next steps include: Adoption of Ashby BART West Lot Objective Design Standards, anticipated by November 2026; Ashby BART East Lot Developer Solicitation Process - Spring - Fall 2026.

Density Bonus Projects

In CY 2025, 84% of projects greater than 5 units were approved using State Density Bonus provisions. The following Density Bonus projects were either approved, under construction, or completed this past year.

- **1701 San Pablo Avenue -BUSD Workforce Housing**
New permanently affordable residential community with 110 units (99% affordable with one manager's unit), with residential amenities such as a co-working space, management offices and a community room for residents. The community will serve Berkeley Unified School District teachers and staff and their families. Project pursued ministerial approval under SB 35.

- 1740 San Pablo Avenue
New residential development of a 6-story, 54-unit, 100% affordable housing project to be processed under SB-35 (which mandates a streamlined, ministerial approval), and the State Density Bonus (which provides 33' of additional height, no density limit, and 4 concessions for 100% affordable projects within one-half mile of transit).
- 1752 Shattuck Ave
Demolish an existing 2,998 square-foot, one story commercial building and construct a 47,137 square-foot, seven-story mixed-use building containing 68 dwelling units and 1,210 square feet of commercial floor area.
- 2300 Ellsworth Street
Demolish two residential buildings with a total of 12 dwelling units and construct a 7-story residential apartment building (72,500 square feet) and 69 dwelling units (7 Very Low Income and 2 Low-Income units). The 6,500 square commercial building at 2300 Ellsworth will be retained.
- 2902 Adeline Street
Redevelop 3 parcels at 2902 and 2908 Adeline Street and 1946 Russell Street (approximately 14,065 square feet total), which includes the demolition of one single-family dwelling and one mixed-use (commercial and residential) structure; and the construction of a 6-story, mixed-use building with 4,119 sq. ft. of commercial space comprised of: 1 commercial unit, 4 live/work units, and 50 dwelling units, including 2 qualifying units available to very low income households and a commitment to provide 2 additional units on site available to low income households. The project would include 56 bicycle spaces and stacked parking for 24 vehicles.
- 2650 Telegraph Avenue
New Mixed-use Building with 72 units (including 5 Very Low-Income units) and ground floor retail/commercial space. The building consists of 5 floors of Type III-A construction over 2 floors Type I construction with 12 parking spaces on the 1st floor.
- 2000 Dwight
Demolish one existing commercial building; and construct one, five-story, mixed-use building with 45 units (including 4 Very Low-Income units), 1,290 square feet of commercial space, 4,051 square feet of usable open space, as well as 50 long-term bicycle parking spaces and 20 vehicular parking spaces at the ground level.
- 2001 Ashby Avenue
New Mixed-Use Development with 86 dwelling units, ranging in affordability from 20% to 80% AMI, one manager's dwelling unit and approximately 1,963 square feet of ground floor commercial space. Project pursued ministerial approval under SB 35.

- 2440 Shattuck Avenue
Demolish one existing commercial building and construct an eight-story, mixed-use building with 40 dwelling units (including three below market-rate units) and 2,160 square feet of ground floor commercial space.
- 2480 Bancroft Way
Demolish a one-story retail building and construct a 37,492 square foot, eight-story (95 feet) mixed-use building with 2,066 square feet of commercial area and 28 dwelling units, including two Very Low-Income units.
- 2555 College Ave
Demolish two single-story commercial structures with a combined size of 834 square feet and construct a four-story, 10,024 square-foot multifamily residential building with 11 units (including one Very-Low Income unit).
- 2680 Bancroft Way
Demolish the parking lot ancillary to the Bancroft Hotel at 2680 Bancroft Way to construct a 32,241 square-foot, 8-story multifamily building with 79 dwelling units (including 9 Very Low-Income units); and convert the City Landmark Bancroft Hotel (16,216 square feet) on the abutting lot at 2680 Bancroft Way to commercial offices, resulting in a 48,457 square-foot mixed-use project.
- 1974 Shattuck Avenue
Demolish five commercial buildings; merge four lots; and construct a 28-story (312-foot tall, plus 5-foot parapet), 411,610-square-foot, mixed-use building with 599 dwelling units (including 58 Very Low-Income Density Bonus qualifying units), 16,142 square feet of commercial area, and 154 parking spaces.
- 2274 Shattuck Avenue
Demolish the commercial building (preserving and renovating the front facade and lobby), and construct a 17-story, 214,032-square-foot, mixed-use residential building with 227 dwelling units (including 23 Very Low-Income Density Bonus qualifying units), and one ADA parking space.
- 2442 Haste Street
Demolish an existing three-story residential building (including four rent-controlled units) and construct an eight-story (85 feet) 39,646-square-foot residential building with 38 units (including 1 Extremely Low-Income unit, 1 Very Low-Income unit and 2 Low Income Density Bonus qualifying/replacement units).
- 2138 Kittredge Street
Demolish a four-unit residential building (including four rent-controlled units) and construct a 42,893-square-foot, eight-story (85 feet) residential building with 66 units

[including three (3) Very Low Income (VLI) units and two (2) Extremely Low Income (ELI) units] utilizing State Density Bonus, on a 6,750-square-foot lot.

- **2100 Milvia Street**
Demolish an existing three-story non-residential building and parking lot; construct an eight-story (90 feet tall including the parapet) 208,740-square-foot mixed-use building with 201 dwelling units and four live-work units (including 9 Very Low-Income Density Bonus qualifying units), 3,746 square feet of ground floor commercial space and eight off street parking spaces.

Accessory Dwelling Units (ADUs)

During the CY 2025 reporting period, the City issued building permits for 117 ADUs and issued certificates of occupancy for 92 ADUs.

TRANSPORTATION

AMENDMENTS

The Transportation Element was not amended during CY 2025.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE TRANSPORTATION ELEMENT

- **Citywide Demand-Responsive Parking Meter Pricing and SmartSpace Parking Program:** By the end of 2023, all of the City's parking meters were transitioned to the goBerkeley program, which uses demand-responsive pricing and longer time limits to create more parking options and availability. In summer 2023, the City also made the SmartSpace pilot program permanent, which is a program to reduce excess greenhouse gas emissions from visitors frequently re-parking in residential permit areas to avoid posted two-hour time limits. The project includes new long-term paid parking for visitors in a residential permit area immediately south of UC Berkeley campus and parking permits for employees of local neighborhood businesses in the Elmwood neighborhood. In 2026, SmartSpace parking permits, which were physical dashboard permits for the first two years of the program, are being transitioned to digital parking permits where license plate numbers are the permits.
- **Addison Bike Boulevard:** The City applied for and received funding from the California Active Transportation Program (ATP) grant program Cycle 6 to complete the remaining segments of the Addison Street Bicycle Boulevard from Sacramento Street to Aquatic Park and from Milvia Street to the UC Berkeley Campus. When complete, this route will provide the only continuous east-west bikeway connecting the UC Berkeley Campus with Downtown Berkeley, West Berkeley, and the Bay Trail along the San Francisco Bay Shoreline. The grant includes funding for public engagement, environmental clearance, detailed engineering design, and construction activities. Public Works staff are preparing to kick off the project in 2026 and anticipate to complete design within the next two years, followed by construction.

- **Telegraph Corridor Study:** The City has been awarded grants from the Alameda County Transportation Commission to perform preliminary engineering and detailed engineering design for major transit and bikeway improvements along Telegraph Avenue from Dwight Way to the Oakland border. The City kicked off the study process, collecting and analyzing existing conditions data and conducting the first phase of public engagement and concept design by the end of 2022. Project was on hold during 2023 but restarted in 2024 and completed conceptual design, public engagement, environmental clearance, and City Council approval in 2025. Detailed engineering design for the approved protected bikeway and bus infrastructure improvements will begin in 2026. Construction is currently unfunded but will be a priority for upcoming funding cycles.
- **Southside Complete Streets:** This project improved conditions for people walking, biking, and riding transit, while preserving access for driving, and improving commercial loading zones for delivering goods and services in Berkeley's Southside neighborhood along Bancroft Way, Fulton Street, and Dana Street. In February of 2022, the Berkeley City Council approved conceptual designs for each of the four corridors. By the end of 2022 the City completed detailed engineering design and requested allocation of construction funds to be able to begin construction of transportation improvements in 2023. Construction funds were allocated, an open public bid process was conducted, a construction contract was executed, and construction was initiated in mid-December 2023. Construction was completed in 2025.
- **Adeline Complete Streets:** This project will improve conditions for people walking, biking, riding transit, driving, and delivering goods and services along Berkeley's Adeline Street corridor from Ashby Avenue, alongside the Ashby BART station, and down to the Berkeley/Oakland border. The City has received grants from the Alameda County Transportation Commission to conduct preliminary engineering (conceptual design, public engagement, and environmental clearance) and detailed engineering design (100% PS&E construction drawings) for the Adeline Transportation Improvements Project (ATIP), to implement the long-term vision from the Adeline Corridor Specific Plan (ACSP). The City also subsequently received a grant from the Metropolitan Transportation Commission Regional Measure 3 program to construct a near-term "quick build" version of the protected bikeways and transit infrastructure improvements recommended in the ACSP. In 2022 the City advertised for a consultant contract for the preliminary engineering phase of the ATIP, including design for the quick build phase of the project, interviewed consultants, and picked a consultant with whom to negotiate scope, schedule, and budget. The project was on hold in 2023 but was restarted in 2024 with City Council award of a consultant contract in the first half of 2024. Construction of the quick build is anticipated in 2027, and data collected from the quick build project will inform the long-term ATIP design effort. Completion of conceptual design, public engagement, environmental clearance, and City Council approval of ATIP is anticipated by end of 2027.

- **Ohlone Greenway Modernization Project:** The goals of the Ohlone Greenway Safety Improvements Project are to upgrade a portion of the existing multi-use pathway, from Virginia Gardens to the south to Santa Fe Avenue to the north, to better accommodate the needs of all users and improve safety, especially at roadway intersections and during non-daylight hours. Upgrades will be focused on the following: Improving safety of pathway/roadway intersections, widening the pathway where feasible, improved connection at pathway gap on Peralta Avenue, enhanced pathway lighting to improve safety and security, and landscaping work to improve lighting and safety. The project completed conceptual design and public engagement in 2023, completed detailed engineering design in 2025 including bidding and awarding the project, and anticipates construction starting in spring 2026.
- **Martin Luther King Jr Way Vision Zero Quick Build:** This project implements elements of one of the high-priority pedestrian crossing safety corridors from the 2020 Berkeley Pedestrian Plan, prioritized according to the 2020 Vision Zero Action Plan. The project consists of the installation of median refuge islands, hardened centerlines, solar-powered Rectangular Rapid Flashing Beacons (RRFBs), improved lighting at selected crosswalks, roadway signage, detectable warning surfaces, roadway striping, pavement markings, red curb painting, pavement rehabilitation, and concrete curb ramp construction. The project completed detailed engineering design in late 2022, started construction in July 2023, and was completed in mid-2024.
- **Sacramento Street Pedestrian Safety Project:** This project implements elements of one of the high-priority pedestrian crossing safety corridors from the 2020 Berkeley Pedestrian Plan, prioritized according to the 2020 Vision Zero Action Plan. The project consists of the installation of median refuge islands, hardened centerlines, solar-powered Rectangular Rapid Flashing Beacons (RRFBs), improved lighting at selected crosswalks, roadway signage, detectable warning surfaces, roadway striping, pavement markings, red curb painting, pavement rehabilitation, and concrete curb ramp construction. Detailed engineering design was completed in mid-2025, with construction occurring beginning in late 2025.
- **Vision Zero Program:** The Vision Zero program uses Engineering, Education, and Enforcement strategies to try to achieve the Berkeley City Council adopted goal of eliminating severe injury and fatal traffic crashes by 2028. Vision Zero has supported delivery of major grant-funded capital Vision Zero and Complete Streets projects listed above to improve safety for vulnerable users. In 2025, Vision Zero initiated an update to the 2020 Action Plan and is conducting data collection to update the City's High Injury Street (HIS) network including considering a proactive Safety Network analysis. The City reconstituted a Vision Zero Coordinating Committee with representatives from applicable City Commissions (TIC, Accessibility, Youth, Planning, Aging, and Fire). With a dedicated Vision Zero Program Manager, we continue to refine our Vision Zero Rapid Response to fatal and severe injury

crashes and planning out and delivering Quick Build traffic safety implementation programs and projects on high injury streets.

- **Transit-First Policy Implementation Plan:** The City of Berkeley General Plan has a Transit-First Policy (Berkeley General Plan Policy T-4), which gives “priority to alternative transportation and transit over single occupant vehicles on transit routes identified on the [General Plan] Transit Network map.” The Berkeley Transit-First Policy Implementation Plan is intended to create a set of policies and design guidelines that provide procedures for the implementation of the Transit-First Policy and for future planning for the City’s existing transit primary routes. The Berkeley City Council approved the Berkeley Transit-First Policy Implementation Plan in March, 2023.
- **Washington Elementary and Berkeley High School Safe Routes to School Project:** The City applied for and received funding from the California Active Transportation Program (ATP) grant program Cycle 6 to implement recommendations for improving pedestrian safety at twelve intersections in the Downtown area blocks around Washington Elementary School and Berkeley High School. Public Works staff-initiated work on the project in 2025 and anticipate construction will be completed by end of 2029.

HOUSING

AMENDMENTS

The Berkeley Housing Element was not amended during CY 2025.

PROGRESS TOWARD MEETING THE GOALS AND GUIDING POLICIES OF THE HOUSING ELEMENT

Pursuant to Government Code Section 65400, the City Council is required to prepare an annual report on the status and progress in implementing the City’s Housing Element using forms and definitions adopted by HCD. The completed forms for CY 2025 are attached as **Exhibit A** to this report.

As shown in Table 1, the City of Berkeley’s RHNA for the applicable planning period is 8,934 residential units, broken down by income category. HCD regulations require that excess units in one income category cannot be used to reduce the unaccommodated need from the other categories.

Table 1: Regional Housing Needs Allocation 2023-2031

2023-2031	Income Category
2,446	Very Low Income
1,408	Low Income
1,416	Moderate Income
3,664	Above Moderate Income
8,934	Total

In 2025, the City issued building permits for 463 dwelling units, including 207 above moderate-income units, 46 moderate income units, 126 low-income units, 67 very low-income units and 17 extremely low-income units. Table 2 below shows the City’s progress in working towards the 6th Cycle RHNA allocation.

Table 2: Berkeley’s Progress in Meeting Regional Housing Needs

Income Level		2022	2023	2024	2025
Acutely Low ¹	Deed Restricted				-
	Non-Deed Restricted				-
Extremely Low	Deed Restricted	-	-	3	17
	Non-Deed Restricted	-	-	-	-
Very Low	Deed Restricted	88	36	44	32
	Non-Deed Restricted	-	25	31	35
Low	Deed Restricted	58	25	4	91
	Non-Deed Restricted	-	24	31	35
Moderate	Deed Restricted	-	-	-	11
	Non-Deed Restricted	-	25	30	35
Above Moderate		741	285	588	207
Total Units		887	420	731	463

Commented [JK1]: Do we need to explain that acutely low is a new reporting requirement? Perhaps in a footnote? Otherwise the grayed out columns are curious.

After reading further I saw that you actually have a footnote about this later in the memo. You might need to either move it up to this point or add an additional footnote.

As required by state law, the City must zone land to accommodate the RHNA and develop programs and policies that promote an environment where housing construction is encouraged at all income levels.

Additionally, in 2025, the City completed the following notable objectives from the 6th Cycle Housing Element:

Program 10 – Housing Preference Policies

- City Council unanimously adopted a citywide housing preference policy on July 11, 2023. The policy became effective on January 1, 2024. To date (as of 1//12/2026), the preferences have been implemented on eight new properties with affordable housing units. The City implements the policy on an ongoing basis, partnering on outreach, coordinating preferences with online housing portals for applications, and collecting data to assess impact.

Program 12 – Workforce Housing

- The 110-unit Berkeley Unified School District (BUSD) Workforce Housing development at 1701 San Pablo Avenue received its planning approvals in March 2023. The project was issued its building permit on May, 6, 2025.

¹ Berkeley received its RHNA determinations for the current cycle prior to the passage of AB 3093 (September 19, 2024) and was not allocated acutely low income and extremely low income RHNA targets. Therefore, the allocations for these categories are “0.” Acutely low-income and extremely low-income units reported during the cycle are counted towards very low-income RHNA progress.

Program 19 – Housing Conditions Standards

- The Building & Safety Division launched a pilot Amnesty Program for Unpermitted Dwelling Units January 1, 2025. The 4-year program seeks to promote inspection and legalization of unpermitted ADUs and JADUs on single family lots.

Program 20 – Livable Neighborhoods

- The Southside Complete Streets Project was completed in 2025.

Program 22 – Seismic Safety and Preparedness Programs

- In 2025 and into early 2026, over \$4.3M of grant funding has been disbursed to Berkeley property owners and 121 buildings have been strengthened under the Retrofit Grants Program.

Program 25 – Building Emissions Saving Ordinance (BESO)

- BESO was amended by City Council in April 2025 to require one-to-four-unit buildings to complete energy and resilience upgrades prior to sale or defer upgrades to the buyer to complete within 2 years. If deferred to buyer, the seller and buyer must each put \$2,500 in an escrow account to be used towards the cost of the upgrades. The seller must also complete and disclose an energy assessment and Home Energy Score at the point of listing their home for sale. The new time of sale requirements start January 1, 2026 for one-to-two unit buildings and January 2028 for three-to-four unit buildings.

Program 27 – Priority Development Areas (PDAs), Commercial and Transit Corridors

The City has made substantial progress on three major planning efforts:

- San Pablo Avenue Specific Plan. In 2024, the consultant team and City staff have conducted various forms of community outreach including stakeholder interviews, small group meetings, multiple pop-up tabling events, intercept surveys and community workshops. Approximately 62 attendees participated in the community open house and approximately 31 attendees participated in the workshop. The workshop focused on specific plan topics related to transportation, housing, safety, commercial activity and land use policies.
- Update to the General Plan Disaster Preparedness and Safety Element, a new Environmental Justice Element, and creation of Equitable Climate and Resilience Metrics. In 2025, the project team conducted extensive community engagement and community events to gather input and ideas on how the City can create policies that better prepare Berkeley for natural disasters and climate change and reduce exposure to pollution. Public Drafts of the General Plan Elements are anticipated to be shared in Spring 2026 and considered for recommendation and adoption by the Planning Commission and City Council in summer/fall of 2026, respectively.
- Corridors Upzoning Project. Over the past year, the consultant team and City staff have conducted extensive community engagement including targeted stakeholder meetings, citywide community meetings, pop-up events, and surveys. Staff anticipates bringing

draft zoning amendments, objective development standards to the Planning Commission and City Council for recommendation and adoption by summer 2026.

Program 29 – Middle Housing

- City Council stated, via a 2021 Resolution and a 2019 referral, its desire to review, research and consider rezoning of lower density residential districts to allow for more dense housing. This resolution and referral align with the proposed programs in the Housing Element and the Housing Element EIR assess 770 additional units distributed throughout the R-1 and R-1A districts. The City Council adopted the Middle Housing Zoning Ordinance amendments in July 2025. These changes allow multi-unit development and residential additions through a Zoning Certificate in the R-1, R-2, R-2A and MU-R zoning districts.

Program 37 – Replacement Housing/Demolition Ordinance

- City council adopted revisions to its Demolition Ordinance in July 2024.

For a comprehensive list of Housing Element Implementation, please refer to Table D of the Housing Element APR, which was submitted separately to LCI (found in Exhibit A).

DISASTER PREPAREDNESS & SAFETY

AMENDMENTS

The Disaster Preparedness and Safety Element was amended on March 18, 2025 to incorporate by reference the 2024 Local Hazard Mitigation Plan (Resolution #71, 697-N.S.). The LHMP plan addresses natural hazards in Berkeley and their potential impacts, as well as a strategic plan to mitigate those impacts. The Plan was approved by the California Office of Emergency Services and the Federal Emergency Management Agency in late 2024 and early 2025, prior to council adoption.

In 2025, the City made significant progress in its update to the General Plan Safety Element. Through extensive community engagement and cross-departmental collaboration, the project team developed and submitted a preliminary Draft Safety Element to the California Governor’s Office of Land Use and Climate Innovation (LCI) to fulfill the requirements of the Adaptation Planning Grant Program (APGP) in January 2026. Next steps include sharing Public Review Drafts in Summer 2026.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE DISASTER PREPAREDNESS AND SAFETY ELEMENT

- **Berkeley Ready:**
Staff continued work on many community-facing efforts of the Berkeley Ready program. Staff offered four rounds of Community Emergency Response Team classes, five Fire Safety classes, 16 Evacuation Planning classes, and 10 basic disaster preparedness classes. Classes were offered at libraries, in neighborhoods, online, and at special

events. Staff tabled at several community events, including Gilman Street Festival, National Night Out, Great ShakeOut, and the West Berkeley Family Wellness Re-Opening. Staff also secured a Neighbor-to-Neighbor AmeriCorps grant, bringing on two full-time fellows to work on building neighborhood connections and volunteer capacity.

- **Emergency Operations Center and Staff Training:**
104 City of Berkeley staff trained to serve in the Emergency Operations Center during disasters.
- **Evacuation Time Study:**
Staff finalized the Evacuation Time Study, which uses simulations to model a wide array of large-scale evacuations that would be too risky or impractical to conduct in real life. It tests different conditions—like time, location, and evacuee behaviors—and is built on a solid understanding of Berkeley’s hazards, streets, and community. The Study is a useful tool to help responders, residents, and elected leaders better prepare for emergencies.
- **Fire Spread Modeling:**
To better understand how fire might affect evacuations in Berkeley today, staff modeled potential fire spread based on historical geographic data. Analysis modeled how fast a fire could spread in the Berkeley Hills with how long it might take to evacuate. First, staff used data from the 1923 Berkeley Fire—the city’s worst fire—to model how a fire might spread today. Then, evacuation modeling showed traffic and congestion if that same area had to evacuate today. By combining fire spread and traffic patterns, analysis demonstrated the risks the community would face in a modern-day repeat of the 1923 Berkeley Fire.
- **Wildfire Mitigation:**
In 2025, the City established Effective Mitigations for Berkeley’s Ember Resilience (EMBER), a wildfire mitigation initiative aimed at reducing the risk of home ignition from wildfire embers, particularly in areas prone to wind-driven embers. The ordinance establishes new fire safety standards, including a Zone 0 buffer around homes where no combustible materials are allowed within five feet of the structure. This initiative is part of a broader effort to enhance fire safety and resilience in Berkeley’s neighborhoods, especially those on the urban-wildland interface. The Fire Department’s WUI Division assumed a leadership role in wildfire mitigation and readiness that extended well beyond Berkeley, including the development and adoption of EMBER, the advancement of Zone 0 standards, supporting original research and testing, and extensive community engagement positioned the City at the forefront of evidence-based wildfire mitigation.
- **Wildfire Mitigation - Resident Support:**
The City launched a Resident Assistance Program, funded by a \$1M CAL FIRE grant, to help homeowners achieve defensible space while setting innovative WUI benchmarks for long-term wildfire risk reduction.

OPEN SPACE & RECREATION

AMENDMENTS

Space Element was not amended during CY 2025.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE OPEN SPACE AND RECREATION ELEMENT

Funding

Parks, Recreation and Waterfront (PRW) capital funding is made up of Recurring Capital from the Parks Tax, the General Fund, the Marina Fund, and the Camps Fund; and one-time funding sources like grants and insurance. Below are descriptions of some of these funding sources.

- **Parks Tax/Measure Y:** In 2024, Berkeley voters approved a 20% increase in the Parks Tax to fund a tree planting unit, Waterfront parks and landscaped areas, and an additional \$1.45M for capital projects. This increased the total Parks Tax annual funding for capital projects to approximately \$2.5M. In CY25, the Parks Tax contributed \$3.56 M to projects like the MLK Jr. Youth Services Center/Y.A.P. Seismic Retrofit and Renovation. The Parks Tax also provides a yearly \$475,000 allocation for minor maintenance projects, which in CY25 included new play equipment at Virginia-McGee Totland, sports field renovations, picnic areas at Berkeley Way Park, and exterior painting, floor refinishing, and interior upgrades at Frances Albrier Community Center.
- **Measure T1:** In 2016 voters approved a \$100 million-dollar bond measure to repair and improve existing city facilities and infrastructure. The City completed \$41 million in Phase 1 projects in 2021 and is now implementing Phase 2 of the bond program in citywide improvements. Approximately half of this funding is going towards improvements in city parks, camps and waterfront. Phase 2 projects are largely focused in South and West Berkeley facility and restroom improvements and include parks projects such as the replacement of the Willard Clubhouse and the renovation of the Martin Luther King Youth Service Center.
- **Grants:** In 2025, PRW managed 15 grants totaling more than \$21 million. These included a \$5M Prop 68 CA Park Program grant for the Santa Fe Trackbed to Park conversion project; a \$2M State Coastal Conservancy grant for the design of the Bay Trail extension, and the design and construction of the J&K parking lot and recreation area at the Berkeley Waterfront; and a \$1M US Forest Service grant for tree planting in the low-canopy areas of Berkeley.

Commented [BJ2]: us forest service tree planting grant \$1m

Commented [BJ3R2]: sfrow \$5m prop 68 ca statewide park program

Completed Capital Improvements/Major Maintenance Park Projects in 2025

- Camps: Tuolumne Cabin and Sports Court Renovation (Camps Fund, General Fund)
- Parks: Civic Center Park Upper Plaza (Parks Tax, T1)
- Parks: Willard Clubhouse Replacement (Parks Tax, T1)
- Pools: West Campus Pool Heater (General Fund)
- Waterfront: South Cove East Dock Piling Repair (Marina Fund)
- Waterfront: South Cove Middle Dock ADA Gangway Replacement (Marina Fund)

Parks, Recreation and Waterfront Major Capital Improvement Projects (CIP)

The PRW Department has over 50 projects on its CIP list. The following represent some of the largest projects:

- Construction Projects
 - Marina Main Channel Dredging, Completion 2026
 - D and E Dock Replacement, Completion 2026
 - South Cove West Parking Lot, Completion 2026
 - Martin Luther King, Jr. Youth Service Center Renovation, Completion 2027
 - Santa Fe Trackbed to Park Conversion, Completion 2027
 - Tom Bates Sports Complex Restroom/Community Space, Completion 2027

- Planning & Design Projects
 - Berkeley Water Transportation Pier Ferry Project - Design & Environmental Phase
 - Aquatic Park Dreamland – Planning Phase
 - Glendale La Loma Upper Park Improvements – Planning Phase
 - John Hinkel Park Hut – Planning Phase

Berkeley Volunteer Programs

The City of Berkeley has a combination of year-round, monthly or even daily opportunities to volunteer within our department. Below is a brief description of a handful of different opportunities available to Berkeley residents.

- Shoreline Cleanup: The City hosts individuals, families and groups on the third Saturday of each month for small cleanups that meet at the Shorebird Park Nature Center at the Berkeley Waterfront. These events feature a safety talk, a service-learning presentation on the impact of trash and plastics in our oceans and waterways, and how we can help. The City also organizes larger groups for the annual Coastal Cleanup Day.

- Tree Planting: The City hosted 4 major tree planting and maintenance events in 2025. Tree planting sites included Ohlone Park, Aquatic Park, and the Shorebird Park at the Berkeley Marina. Staff and volunteers planted 170 trees.

- Pollinator Gardens & Open Space Beautification: In 2025, Parks staff worked with volunteers to install a pollinator garden at Shorebird Park. Parks staff also worked with volunteers to beautify the South Adeline Corridor through trash pickup, weeding, and mulching.

- Special Events: The Recreation Division hosts large community events every year. Recreation staff recruit the help of community members to facilitate these events. In 2025, 35 community volunteers helped at the Harvest Festival.

ENVIRONMENTAL MANAGEMENT

AMENDMENTS

The Environmental Management Element was not amended during CY 2025.

PROGRESS TOWARD MEETING THE GOALS AND GUIDING POLICIES OF THE ENVIRONMENTAL MANAGEMENT ELEMENT

Environmental Programs and Engagement

The City participates, often in leadership roles, in regional environmental management groups including:

- Bay Area Air District (Air District) Indoor Appliance Implementation Working Group
- Bay Area Climate Adaptation Network (BayCAN)
- Bay Area Electric Vehicle Coordinating Council and Steering Committee
- Bay Area Regional Climate Action Planning Initiative (BARCAPI)
- Bay Area Regional Energy Network (BayREN)
- Berkeley Lab Community Advisory Group (CAG)
- California Building Decarbonization Coalition
- California Climate and Energy Collaborative (CCEC)
- Green Cities California (GCC)
- High Road Training Partnership (H RTP) for Bay Area Residential Building Decarbonization
- Local Government Sustainable Energy Coalition (LGSEC)
- National Building Performance Standard Group
- Resilient Cities Network (R-Cities)
- Ride and Drive Clean
- StopWaste Technical Advisory Group (TAG) and Technical Advisory Committee (TAC)
- Urban Sustainability Directors Network (USDN)
- U.S. Green Building Council California (USGBC-CA) California Building Performance Standards Group

Grants and Funding

The City actively pursues resources and strategically leverages funding to support and accelerate its sustainability goals.

- **Funding for Regional Sea Level Rise Planning** The City is partnering with The Association of Bay Area Governments/San Francisco Estuary Partnership (SFEP) and the cities of Albany, Emeryville, and Oakland on sea level rise assessment and adaptation plans for land along the East Bay Crescent. The project, led by SFEP, has been approved for a California Ocean Protection Council grant of \$2,240,000 over 2.5 years to produce a regional coastal vulnerability study of the East Bay Crescent (EBC) as well as individual shoreline adaptation plans for Albany, Berkeley, and Emeryville.

- **Funding to Update Berkeley’s General Plan** The City received \$497,042 in funding from the State of California’s Adaptation Planning Grant Program to help update the General Plan Disaster Preparedness & Safety Element, create a new Environmental Justice Element, and develop community-driven climate and resilience metrics. The City’s community partner, the Ecology Center, led the equity-driven engagement with a Community Advisory Committee comprised of organizations serving communities who have been marginalized and are impacted first and hardest by climate change. In 2025, the project team conducted extensive community engagement and community events to gather input and ideas on how the City can create policies that better prepare Berkeley for natural disasters and climate change and reduce exposure to pollution. The project is anticipated to be completed in 2026.

Programs

The City advances equitable climate action by implementing programs and services that reduce greenhouse gas emissions throughout the community.

- **Climate Equity Fund Pilot Program** In 2021, Berkeley City Council established a Pilot Climate Equity Fund, with a budget of \$600,000, to promote building and transportation electrification for income-qualified residents. There are three Climate Equity Fund program areas:
 - **Program Area 1: Resilient Home Retrofits (\$250,000)** - In 2025, the Climate Equity Fund continues to work with an additional 8-unit deed-restricted affordable multifamily property to implement safety and electrification upgrades, with anticipated completion in 2026. An income-qualified home and 2 multifamily buildings received electrification upgrades in 2024.
 - **Program Area 2: Berkeley Equity E-Bike Program (BEEP) (\$250,000)** - BEEP is an electric bike (e-bike) program for income-qualified Berkeley households, and an e-bike youth education and workforce training program. The [BEEP Report](#) was published in February 2025 and details the program design, implementation, and participant experience including transportation mode shifts and decreased spending on transportation.
 - **Program Area 3: Climate Equity Collaborative (\$100,000)** - Climate Equity Collaborative convened about a dozen community organizations serving Berkeley communities, providing climate change education at community events and distributing resilience measures to income-qualified residents. The final report was completed in 2025.
- **Just Transition Pilot Program.** In 2022 City Council approved a resolution to develop a Just Transition Pilot Program (2022) with a budget of \$1,500,000 for home electrification retrofits coupled with high road labor standards for contractors completing the upgrades. This program aggregates electrification and resilience installations for low-to-moderate

income households (at or below 120% of the Area Median Income) and requires that upgrades be completed by pre-qualified contractors who meet minimum labor standards, to ensure that residential electrification construction work also provides equitable benefits to workers. Through a competitive process the City selected Rebuilding Together East Bay Network as the program implementer. In 2025, the team provided support and training for contractors prior to releasing an RFP to select qualified contractors to complete the electrification upgrades in income-qualified homes. Home retrofits began in 2025 and are slated to be completed in 2026.

Community Events and Engagement

The City leads proactive outreach and engagement efforts that inform, engage, and empower residents, businesses, and stakeholders to participate in sustainability initiatives. Some examples from 2025 include:

- **Berkeley High Green Fair.** On January 13, 2025, Berkeley staff shared information about careers in sustainability and government to over 300 high school students, including information on various career pathways and fellowships.
- **Home Electrification Fair.** On April 19, 2025, the fair convened electrification professionals, all-electric homeowners, and nonprofit and government representatives to share resources and incentives for home electrification. This year's event highlighted actions renters can take to support a cleaner, safer home environment. Agency representatives and contractors provided information on programs and incentives to help residents transition off gas and improve home safety, comfort, and climate performance.
- **Go GREEN! Mobility Fair.** On April 26, 2025, Berkeley joined the City of El Cerrito and BART to host a community event highlighting fun, accessible non-car mobility for traveling around town and the Bay Area.
- **East Bay Green@Home Tour.** On June 7, 2025, more than 200 community members toured 18 homes across Berkeley, Oakland, Piedmont, Albany, El Cerrito, Martinez, and Benicia to learn how to begin home electrification projects. Participants explored a range of electric appliances and received guidance on contractors, permitting, and next steps.
- **Sun Day.** On September 21, Berkeley hosted its first-ever Sun Day as part of an international clean energy and local climate action celebration. The event drew approximately 350 attendees to the newly constructed all-electric Willard Clubhouse and Park and featured electric bike test rides, an exhibition hall with local government, nonprofit, and clean energy organizations, a children's activity area, a speaker panel, and a community picnic.
- **Electric Car Ride and Drive.** On December 13, 2025, community members enjoyed free electric vehicle test rides at the Winter Youth Festival at Aquatic Park. Participants learned

about EV benefits, incentives, and charging options, and received a \$15 gift certificate to Waterside Workshops Street Level Cycles.

Climate Goals

The City aims to cut greenhouse gas emissions and become a fossil-fuel free community while preparing for climate impacts. The City focuses on renewable energy, energy-efficient buildings, clean transportation, and reducing waste, along with adapting to risks like heat and sea level rise.

- **Greenhouse Gas (GHG) Inventory.** On April 15, 2025, staff submitted a [Climate Action Plan and Resilience Update](#) to the Berkeley City Council and community. The report highlighted Berkeley's local action towards reducing greenhouse gas emissions and was divided into five sections: Buildings and Infrastructure, Transportation, Waste, Community Engagement, and Adaptation and Resilience. Based on 2023 data (the most recent available data), communitywide greenhouse gas emissions decreased 41% from the 2000 baseline and decreased 12% from 2021. Breaking out the 2023 data by sector and fuel type shows that:
 - **Transportation** accounted for 58% of greenhouse gas emissions. GHG emissions from Berkeley's transportation decreased 14% from 2018 (transportation emissions methodology changed in 2018 and has been consistent since that time). The decrease in emissions outpaced the reduction in miles traveled due to the increase of plug-in hybrid and electric vehicles.
 - **Buildings** accounted for 39% of greenhouse gas emissions. Berkeley's overall greenhouse gas emissions decreased by 10% from 2022 to 2023 and are 53% below 2000 levels. Total community-wide electricity usage has decreased by 36% since 2000. Total community-wide natural gas usage decreased by 6% from 2021 to 2022 and increased by 4% from 2022 to 2023. Community-wide natural gas usage remains 24% below 2000 levels.
 - **Waste** accounted for 3% of greenhouse gas emissions. Total community-wide landfill solid waste and overall emissions from the waste sector decreased by 2% in 2023 compared to 2022, placing current waste sector emissions 47% below the 2000 baseline.
 - **Water** accounted for less than 1% of greenhouse gas emissions.
- **Race to Zero.** On May 11, 2021, Berkeley City Council adopted a resolution committing the City of Berkeley to the C40 Cities Race to Zero Campaign, and on November 30, 2021, established a 2030 emission reduction target that reflects Berkeley's fair share of the 50% global reduction in CO₂e by committing to reduce emissions 60.5% from 2018 levels by 2030.

- **Global Covenant of Mayors.** The City of Berkeley maintained compliance in the Global Covenant of Mayors in 2025.
- **Local Hazard Mitigation Plan (LHMP).** The LHMP is the main document that houses the City's climate adaptation work. The LHMP is an appendix to the Disaster Preparedness and Safety Element of the [City of Berkeley General Plan](#). Berkeley created an [interactive story map](#) and [videos](#) (on air quality, extreme heat, landslides, flooding and high wind, tsunamis, earthquakes, utility disruptions, and wildfire risk) to help the community better understand local hazards and the City's work to protect the community from these disasters. The 2024 LHMP was adopted by City Council on March 18, 2025.

Solid and Hazardous Waste and Regulations

- **Construction and Demolition Debris Diversion.** The City requires residential construction projects over a certain value and all nonresidential projects to recycle construction and demolition debris. Through increased collaboration between Zero Waste and Planning Department staff, Zero Waste staff now participate in the New Construction Plan Check process to help architects and contractors understand and comply with all City Zero Waste requirements before breaking ground on new developments or renovations.

Air Quality

- **Indoor Appliances Implementation Working Group for the Bay Area Air District.** Berkeley participated in the Bay Area Air District Indoor Appliances Working Group (IWG). To improve indoor air quality, the Bay Area Air District adopted amendments to Rule 9-4 and Rule 9-6 in March 2023 which establish zero-nitrogen oxide (NOx) emissions standards for gas furnaces and water heaters. Beginning in 2027, these rules phase in requirements that will only allow heat pumps (zero NOx appliances) to be sold and installed in the Bay Area for new water heaters and furnaces. The IWG is assisting the Bay Area Air District in identifying and addressing implementation issues including technical and workforce readiness of the market and equitable transition to compliant appliances.
- **Electric Vehicles and Charging.** The City continues to promote the use of electric vehicles (EVs) and facilitate the installation of EV charging stations by offering streamlined permitting, educating property owners about EV charging and grant opportunities, and providing EV charging on municipal property. In 2024, the EV adoption rate showed that 13.5% of the registered vehicles in Berkeley were zero emission (EVs and hydrogen fuel cell vehicles) or near-zero emission (plug-in hybrid electric vehicles) compared to 11.4% in 2023. Based on the most recent field verification, conducted in October 2023, there were currently 129 publicly available EV charging ports in Berkeley (Level 2 and Direct Current Fast Chargers, or DCFC). The City

is partnering with Ava to develop future public DCFC Hubs at two locations in Berkeley. Local amendments to the 2025 California Green Building Standards Code (effective January 2026) require levels of EV charging in new buildings in Berkeley, which exceed state requirements.

- **Electrification of City Fleet Vehicles.** Staff worked with Ava Community Energy to conduct a municipal fleet electrification assessment including a plan for EV deployment and associated charging infrastructure through 2030, presented to City Council in July 2020. In 2025, the City added EV charging for fleet vehicles at the Corporation Yard and has continued to increase the number of EVs in the municipal fleet.

Water Quality and Creeks

- **Water Efficient Landscape Ordinance (WELO).** The City of Berkeley continued to enforce the California Water Efficient Landscape Ordinance (WELO), regulating the water use of new (500 square feet or more) or rehabilitated (2,500 square ft or more) landscapes in projects applying for zoning or building permits. In 2025, 14 projects were completed in Berkeley that were subject to WELO. An overall total of 29,375 square feet of permitted landscaping was subject to the WELO ordinance.
- **Groundwater Rise.** Shallow groundwater in coastal communities will rise as sea levels rise, increasing the risk of flooding communities from below. The City participated in a project funded through a 2020 – 2022 California Resilience Challenge grant, led by the San Francisco Estuary Institute Aquatic Science Center. The final report provides groundwater mapping for existing and future conditions, suggestions on how to use this dataset for planning purposes, recommendations for additional modeling and assessments, and potential next steps. The City built upon this work in 2025 by evaluating the impact of shallow groundwater rise and sea level rise on toxic materials stored underground, through an analysis conducted as part of the Prepared, Safe & Healthy Berkeley Project. This analysis ranks known contaminated sites within the City based on the potential for new risks to people and the environment (i.e., human and ecological receptors) from projected groundwater rise due to sea level rise. The resulting report presents the background and purpose of the analysis; the relationship between sea level rise, groundwater rise, and contaminated sites; the methodology and results of the analysis, and recommendations for mitigating the identified risks from groundwater rise.

Energy and Lighting

- **Municipal Lighting Upgrades**
 - **Civic Center** In 2025, 1,700 new energy-efficient LED lamps were installed in ceiling fixtures on all six floors of the Civic Center building. The lighting upgrades, completed on November 21, are expected to save the City about \$30,000

annually. PG&E provided financing through an on-bill program, where the zero-interest loan is repaid with the expected monthly energy savings from the more efficient lighting.

- **South Berkeley Senior Center** In July 2025, a lighting upgrade was completed at South Berkeley Senior Center. Nearly 400 high-efficiency LED lights were installed throughout the building, replacing older fluorescent lighting with failing ballasts. These lights more closely resemble daylight, providing greater visibility for those with low vision.
- **Building Emissions Saving Ordinance.** The City of Berkeley adopted the Building Emissions Saving Ordinance (BESO) in 2015 to accelerate energy and emissions savings in Berkeley’s existing buildings. The goal of BESO is to reduce both energy costs and GHG emissions in Berkeley’s existing buildings. BESO consists of a Time of Sale Program and a Large Building Program.
- **BESO Time of Sale Program.** The BESO Time of Sale Program (for buildings under 25,000 square feet) requires building owners to complete and publicly report comprehensive assessments of their building’s energy performance and opportunities for improvement prior to listing a building for sale. In 2025, 496 buildings completed a BESO assessment. BESO was amended by City Council in 2025 to require one-to-four-unit buildings to complete energy and resilience upgrades.
- **New BESO Time of Sale Energy Upgrade Requirements.** In 2025, Berkeley City Council adopted amendments to BESO to better align with the City’s electrification and community resilience goals. The BESO amendments establish flexible energy upgrade requirements for small residential buildings that must be completed prior to sale or within two years of the property transfer. If the upgrades are deferred until after the sale, both the seller and the buyer are required to deposit \$2,500 each into an escrow account to be used toward the cost of the improvements. In addition, sellers must complete and disclose an energy assessment and Home Energy Score at the time the property is listed for sale. The new requirements take effect on January 1, 2026, for one- and two-unit buildings, and in January 2028 for three- and four-unit buildings.
- **BESO Outreach for New Time of Sale Requirements.** In preparation for implementing the new Time-of-Sale requirements, the City conducted extensive outreach to ensure awareness, understanding, and readiness among key stakeholders. Staff delivered presentations to more than 265 realtors, including two large member forums hosted in partnership with the Bridge Association of Realtors. In addition, staff presented both in person and virtually to 7 real estate brokerage offices and 3 title offices throughout the Berkeley area. To support successful implementation, staff developed comprehensive new website content and launched an enhanced BESO online portal to streamline customer compliance. The City also finalized new administrative regulations outlining

updated policies and procedures, created compliance guides for buyers, sellers, title companies and realtors, and prepared detailed guidance materials and permitting requirements on each of the energy upgrade and resilience measure options.

- **BESO Large Building Program.** The BESO Large Building Program (buildings over 25,000 square feet) requires annual energy benchmarking reports and energy assessments on a five-year recurring cycle for large multifamily and commercial buildings. Benchmarking helps building owners understand and improve their building's energy performance. In 2025, the City launched a new dashboard to help building owners easily view their building's benchmark compliance status and that is updated weekly during the benchmarking season. In 2025, a total of 386 energy benchmarks were submitted, achieving 75.2% compliance.
- **Solar + Storage at Critical Municipal Facilities.** The City is working with Ava Community Energy on a procurement for resilient solar + storage systems at critical municipal facilities. This project will improve resilience by providing clean renewable back-up power for critical facilities when the grid is down and will reduce reliance on polluting diesel generators. Ava conducted a full technical analysis of locations and sizing potential for installing solar + storage at critical municipal facility sites. Ava will lead the procurement on behalf of four cities including Berkeley to reduce the cost and complexity of potential system deployment. In 2024, City Council approved entering into a Power Purchase Agreement with Ava Community Energy for solar + storage installations at the Corporation Yard and Live Oak Community Center. The Power Purchase Agreement was executed in 2025. Construction is scheduled to start and be completed by 2026.

ECONOMIC DEVELOPMENT AND EMPLOYMENT

AMENDMENTS

The Economic Development and Employment Element was not amended during CY 2025.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE ECONOMIC DEVELOPMENT AND EMPLOYMENT ELEMENT

The City of Berkeley's Office of Economic Development (OED) continues to employ a wide range of approaches to support local economic sustainability.

- **Access to Capital (Loans)**
The City's Small Business Revolving Loan Fund (RLF) and COVID-19 Resiliency Loan Program (RLP) have 25 active loans to Berkeley businesses totaling over \$962,000 in outstanding principal. Both the RLF and RLP programs continue to be a favorable source

of capital for Berkeley's small businesses, and both funds are serviced by Working Solutions, a certified Community Development Financial Institution CDFI lender. In April 2024, the City of Berkeley's Revolving Loan Fund (RLF) was defederalized from the funding granted by the Economic Development Administration (EDA) in 1980. In July of 2020, the City was awarded an \$814,000 federal CARES Act grant to provide additional funding to existing businesses. Using the grant, OED launched the COVID-19 Resiliency Loan Program (RLP) for Berkeley businesses that are at least two years old and have less than 50 employees. After defederalization, the City's Loan Administration Board amended the RLF Administrative Plan to allow for a third-party administrator to service and issue both the RLF and RLP loans which has improved the experience for the existing and future Berkeley borrowers.

- **Grants for Artists and Cultural Practitioners**

In 2025 the City of Berkeley Civic Arts program provided grants to support a vibrant arts ecosystem, strengthen diverse cultural expressions, and ensure equitable access to arts and culture throughout Berkeley. In 2025, the Civic Arts Grants program funded 10 individual arts projects (\$50,000 total awarded), 29 festivals (\$158,000 total awarded), and 72 arts organizations (\$449,714 total awarded). Today, the total Civic Arts grants award program is valued at more than half a million dollars (\$660,000).

- **Investment in Public Art**

In 2025, the Civic Arts Program implemented a portfolio of public art projects in Berkeley including rotating exhibits, public visual art, and maintenance of existing projects. Some of the projects included: the commission of a large mosaic by Sorell Raino-Tsui entitled *South Berkeley Shines 2* for the Martin Luther King Jr. Youth Services Center/ Young Adult Project (MLK/YAP) building in Grove Park at 1730 Oregon Street, and the rotating exhibits at the Cube Space Gallery on Allston Avenue in the Downtown Arts District. The Cube Space hosted four shows in 2025, including: *Aprèsmoi, le déluge* by Mary Anne Kluth, *I call her and ask for a little magic / La llamo y le pido por un poco de magia* by Carolina Cuevas, *The Architectural Veil* by Joanna Keane Lopez, and *Rock Paper Scissors* by Anamaya Farthing-Kohl.

- **Business Outreach and Technical Assistance**

In calendar year 2025, the Office of Economic Development (OED) conducted the following outreach and technical assistance activities:

- Fielded thousands of direct business inquiries by phone & email
- Issued [OED newsletters](#) and [Berkeley Startup Cluster newsletters](#) with relevant information and opportunities for businesses
- Partnered with the Berkeley Chamber to organize Berkeley Business District Network (BBDN) Forums for the business community at large to gain information, ask questions and share resources related to ongoing commercial district management and special events.

- OED partnered with other staff sections to provide easy-to-digest information on how to engage with the city and work, invest, and grow a business in Berkeley. A [Doing Business in Berkeley webpage](#), webinars, and downloadable materials from the City of Berkeley website were published now help local business leaders navigate government requirements for launching or expanding a business in Berkeley.
 - OED continued to offer assistance with Green Business Certification at the end of calendar year 2025, 184 Berkeley companies have registered for California Green Business Program certification, and 81 Berkeley businesses are currently green business certified. In 2025, 13 new green businesses were certified in Berkeley, and 11 green businesses were recertified.
 - OED also expanded support for a variety of economic sectors, including celebrating national manufacturing day and manufacturing week, by hosting 500 attendees at 30 Manufacturing Week tours featuring Berkeley firms (Oct. 2025)
- **Updated Zoning to Permit and Encourage Innovation Companies to Stay Local**
In 2025, the *Keep Innovation in Berkeley* zoning update went into effect, enabling over-the-counter zoning approvals for research and development (R&D) uses under 20,000 square feet in key commercial corridors near campus. In addition, an entirely new zoning district, *Manufacturing - Research and Development (M-RD)*, was established to encourage redevelopment of the 11.5-acre site in West Berkeley at the former Berkeley Forge & Tool and Pacific Steel Casting plant at Gilman Street and Eastshore Highway. The M-RD zoning district supports a wide range of modern manufacturing activities and positions the site for long-term economic revitalization. These changes increase opportunities for firms seeking to establish or expand operations in Berkeley.
 - **Small Business Forum - *Doing Business in Uncertain Times***
In September of 2025, in partnership with the Berkeley Chamber of Commerce, OED revived the Small Business Forum with the theme “*doing business in uncertain times.*” Over 100 Berkeley businesses attended and learned about the unique programs the City offers registered Berkeley businesses. Attendees also received expert guidance on marketing resources ([Visit Berkeley](#), [Berkeley Chamber](#), [Discovered in Berkeley](#) and the [Green Business Network](#)), access to capital ([Working Solutions](#)), disaster preparedness ([Berkeley Office of Emergency Services](#)) and succession planning ([Project Equity](#)). The event offered valuable insights, practical tools, and connections to help Berkeley’s small businesses adapt and thrive.
 - **Equity-focused Programming for the Innovation Sector**
Berkeley Ventures, Berkeley Values was launched in 2019 to align the growth of Berkeley’s innovation sector with the community values of diversity, equity and inclusion. *Berkeley Ventures Berkeley Values* programing includes activities that engage Berkeley startup founders, funders, and STEM industry professionals to build a local

economy that benefits our entire community. Programs include: STEM CareerX Day tours for Berkeley High School students at local startups and innovation companies, developing a community of practice for Berkeley investors focused on implementing diversity, equity and inclusion best practices. In 2025, dozens of Berkeley High School students saw how their science, technology, engineering and math (STEM) skills apply in Berkeley's workplaces during the 10 STEM CareerX Tours that took 200 Berkeley High School students to Berkeley companies in 2025. The tours, organized in partnership with the Institute for STEM Education at Cal State University, provided an opportunity for students to see how their science, technology, engineering and math (STEM) skills apply in the workplace.

- **#BerkeleyHolidays Gift Fair, Berkeley Bucks Marketing Campaign – Local Shopping**
A partnership between OED, the Berkeley Chamber, Visit Berkeley and business districts citywide, the #BerkeleyHolidays Gift Guide, local scrip Berkeley Bucks, and marketing campaign promoted local shopping during the holiday season and featured an in-person holiday fair in Downtown Berkeley in December of 2025.
- **Discovered in Berkeley – Local Business Marketing and Advertising**
The #DiscoveredinBerkeley business marketing campaign was launched in 2019 to, “inspire pride among Berkeley residents and business owners alike about the amazing commercial activity happening in the neighborhoods where they live and work, encourage local shopping, raise awareness of the business services offered by the City’s Office of Economic Development and enhance Berkeley’s reputation as a good place to do business.” In 2025, funding was allocated to Cityside, the publisher of the local independent online news publication, Berkeleyside, to support the creation of sponsored stories, banner ads, and graphics for social media and the DiscoveredinBerkeley.com website highlighting exceptional businesses in Berkeley. Remaining funds were spent in 2025 on events, social media, and additional media channels that will increase local businesses’ sales, visibility in the region, reputation, and community pride. In 2025, the City continued its marketing initiatives to highlight businesses in several districts, around many relevant and seasonal themes. The ‘Discovered in Berkeley’ local marketing campaign featured a thoughtful roster of unique local-serving storefront businesses and the business districts in which they reside, by highlighting Berkeley businesses that fall into the categories of “Food Forward,” “The Upcycle,” “Dare to Share”, and “Local Love.” Other efforts include the development of a sophisticated marketing campaign to increase visibility, sales, and recognition for local Berkeley enterprises and their employees. In 2025, the [#DiscoveredinBerkeley campaign](#) continued to spotlight exceptional, values-driven Berkeley companies that make Berkeley residents, business owners, community members, and workers proud. To date, the campaign has made nearly 4.6 million impressions and registered more than 187,000 concrete engagements online.
- **Business Improvement Districts**

The City facilitates five business improvement districts (BIDs) in the Downtown, Telegraph, Elmwood, North Shattuck, and Solano commercial districts that generate funds through a self-assessment to help promote and maintain their districts. There is also a city-wide Tourism BID which is funded by the self-assessment of Berkeley's hotels and motels and directly supports Visit Berkeley, the City's Convention and Visitor's Bureau. Over the past year, the City has continued to provide technical assistance to each of the BIDs, with particular focus on bolstering the wider Berkeley Business District Network (BBDN) (an organization which all commercial districts participate in), increasing the frequency of meetings to allow for improved communication and sharing across district networks.

URBAN DESIGN AND PRESERVATION

AMENDMENTS

The Urban Design and Preservation Element was not amended during CY 2025.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE URBAN DESIGN & PRESERVATION ELEMENT

The City continues to review projects on a case-by-case basis for conformance with the principles, policies and implementation measures of the Urban Design and Preservation Element to ensure that they are designed to enhance the livability of Berkeley and encourage a high level of quality design while encouraging well designed sustainability measures.

Urban Design

There were no new ordinance changes for design review in 2025. Both Staff and the Design Review Committee (DRC) continued the General Plan Policies already set in place.

The DRC was able to forward a favorable recommendation to the Zoning Adjustments Board (ZAB) on thirteen (13) residential projects in 2025. Please see the list of project addresses below:

- 2614 Telegraph Avenue
- 2029 University Avenue
- 2449 Dwight Way
- 2138 Kittredge Street
- 1899 Oxford Street
- 2942 College Avenue
- 2442 Haste Street
- 2109 Virginia Street
- 2680 Bancroft Way

- 2100 Milvia Street
- 2147 San Pablo Avenue
- 2655 Shattuck Avenue
- 1950 - 1998 Shattuck Avenue

Preservation

- In CY 2025, eight properties were designated as City Landmarks or Structures of Merit and added to the local register: 2231 McKinley Avenue, 21 Mosswood Road, 2845 Woolsey Street, 2500-2512 San Pablo Avenue, 2033-2035 Francisco Street, 2939 Dwight Way, 2000 Blake Street, and 1929 Martin Luther King Jr. Way.
- The Landmarks Preservation Ordinance (LPO) was maintained in 2025 with no changes, revisions or updates. Some minor changes to the Ordinance are proposed for CY 2026.
- The existing referral process prior to demolition continues with seven referrals in 2025; no Demolition Ordinance changes occurred in 2025.
- The City of Berkeley continues to serve as a Certified Local Government (CLG); no CLG grant applications were submitted in 2025. The City continues to maintain a formal partnership with SHPO. Other organizations, such as BAHA, communicated regularly with the City in 2025 through correspondence and presentations to LPC.
- In 2025, a seismic retrofit program continued to provide incentives for the owners of “soft story” properties, including several historically significant properties, to complete seismic upgrades.
- The City Manager continues to maintain cooperative relations with UC Berkeley leadership and confer regularly on the implementation of the Long-Range Development Plan where specific activities relate to the preservation and treatment of historical resources.
- In 2025, City staff continued to encourage project proponents to make use of the State Historical Building Code; most often this occurs during building permit application review.
- The City received three and granted one request for a Mills Act contract in 2025.

CITIZEN PARTICIPATION

AMENDMENTS

The Citizen Participation Element was not amended during CY 2025.

PROGRESS TOWARDS MEETING THE GOALS AND GUIDING POLICIES OF THE CITIZEN PARTICIPATION

New Environmental Justice Element

In 2025, significant progress was made towards the creation of a new Environmental Justice (EJ) Element. The new EJ element will include new programs and policies that aim to add to and improve upon existing policies relating to civic engagement. The civic engagement topics in the new Environmental Justice Element will replace the Citizen Participation Element, which has not been updated since 2002. Public drafts of the EJ Element are anticipated to be circulated for public review and comment, the Planning Commission and the City Council in the summer of 2026.

Commented [FM4]: This statement was submitted last year... update to say it will update and expand upon the current CP element's goals etc?

Land Use Planning Commissions and Bodies

Citizen participation takes place in the arena of policy-making and advisory citizen bodies, such as the Berkeley City Council, the Planning Commission, and the Zoning Adjustments Board. The following commissions held over 100 public meetings where projects and land use policies were discussed:

- Zoning Adjustments Board
- Planning Commission
- Landmarks Preservation Commission
- Design Review Committee