

## Housing

As the epicenter of Silicon Valley, Mountain View attracts people who want to live close to their work in a city with parks, great schools, and spectacular places to shop and play. I'm proud that the State of California has named Mountain View a Prohousing City. We need to continue earning this title by producing, preserving, and protecting high-quality affordable housing for people with a range of income levels.

The Below Market Rate (BMR) Housing Program is one of the most important ways the city builds affordable housing. I believe we need to strengthen BMR affordability requirements to serve more low-income and moderate-income households. Our vulnerable populations – including seniors, large families, and people with disabilities – can't afford low-income BMR units because our policy targets households making 65% of Area Median Income, or \$117,000 for a family of four. There's also a significant shortage of moderate-income homeownership opportunities for families that want to put down roots in Mountain View. I will push the City Council to incentivize more moderate-income units and use BMR in-lieu fees to support affordable housing developers serving our vulnerable populations.

Zoning and density regulations guide the development of housing in our neighborhoods. Housing growth is an opportunity to welcome new families and local workers to Mountain View while preserving the character of our communities. I believe in building more homes, especially in-fill housing. I'll also protect trees and green spaces which are crucial to public health – density and livability can coexist.

Last year, at least 562 people in Mountain View experienced homelessness. The city has a responsibility to help end homelessness in partnership with the County and our neighboring cities. I'm proud of the renovation of the Crestview Hotel, the new LifeMoves transitional housing site, and our Safe Parking Program. I want to build on these important efforts to help Santa Clara County reach functional zero homelessness.

Displacement protection is vital to helping our neighbors stay in Mountain View. I will work to strengthen displacement protections such as the Tenant Relocation Assistance Ordinance and Mobile Home Rent Stabilization Ordinance by making SB330 protections permanent in the city. I also strongly support Tenant Opportunity to Purchase policies.

In order to facilitate the construction of new and renovated housing, the city's planning and permitting process needs to be streamlined. Housing Element Goal 4.1 calls on the city to modernize the development process. I propose publishing a Request for Information (RFI) to ask the private sector how AI can help us. Companies such as Sidewalk Labs are using AI to solve urban development challenges. We should harness AI because our development process should be as innovative as the people it serves.