



DEMOLITION REPLACEMENT GUIDELINES
COMMUNITY DEVELOPMENT DEPARTMENT
CITY OF WALNUT CREEK

CODES

The Housing Division processes the Demolition Replacement Form in accordance with [SB330 Housing Crisis Act of 2019](#). Refer to the bill for information related to the residential development replacement and relocation requirements. Housing applications not deemed complete prior to January 1, 2020 will be subject to SB330.

SUPPLEMENTAL APPLICATION

This is a supplemental application and must be accompanied by a standard Planning Application and Statement of Understanding.



DEMOLITION REPLACEMENT FORM

Supplement to Planning Application
Community Development Department, Housing Division
1666 North Main Street
Walnut Creek, CA 94596
(925) 256-3558 information (925) 256-3500 fax
www.walnut-creek.org website

APPLICANT: PLEASE PRINT CLEARLY AND FILL IN ALL APPLICABLE SECTIONS

Project Name:

Project Side Address:

APN:

Current Zoning:

Current General
Plan Designation:

DEMOLITION REPLACEMENT UNITS:

A housing development project cannot be approved if it requires demolition that results in a reduction of the total residential dwelling (units) on the site currently or in the past 5 years.

1) Does this project require demolition of units?

Yes

No (If NO, skip to the affidavit section.)

of current total units:

Greatest # of units on site in last 5
years:

of to be demolished units:

of proposed total units:

PROTECTED UNITS:

All "protected" units must be replaced one-for-one. Protected units involve the following:

1) **REGULATORY COVENANTS:** Are there any units that currently are or were within the past five years subject to a recorded covenant, ordinance, or law that restricts rents to levels affordable to persons and families of lower or very low income?

Yes

No

of restricted units:

2) **RENT/PRICE CONTROL:** Are there any units that currently are or were within the past five years subject to any form of rent or price control through a public entity's valid exercise of its police power?

of rent/price control units:

3) **OCCUPANCY:** Are there any units being demolished that are currently or were within the last five years occupied by lower or very low income households?

Yes No

of units occupied by lower or very low income tenants:

4) **WITHDRAWN RENTALS:** Are there any units on the site that were withdrawn from rent or lease in accordance with the Ellis Act (Government Code Section 7060-7060.7) within the past 10 years?

Yes No

of rental units withdrawn:

REQUIRED ATTACHMENTS:

Protected Unit Verification Report

*Information inputted in the report shall have proof of documentation and be made available upon request.

CERTIFICATE AND AFFIDAVIT OF APPLICANT:

I/We certify that all statements made on this application are true and complete to the best of my knowledge. I/We understand that any false statements may result in denial of the requested permit or revocation of any issued permit. I/We further certify that I am, or have permission by, the property owner to conduct the proposed development applied for herein.

I am the property owner and hereby authorize the submission of this form.

I am the applicant and authorized by the owner to submit this form.

Print Name:

Date:

Signature:

