

Regional Planning Committee Summary Minutes

Joseph P. Bort MetroCenter Auditorium

101 8th Street, Oakland, California

April 4, 2007

Members Present

Susan Adams, Supervisor, County of Marin
Shiloh Ballard, Director, Housing and Community Development, Silicon Valley Leadership Group
Andy Barnes, Policy Chair, Urban Land Institute
Daniel Furtado, Vice Mayor, City of Campbell
Rose Jacobs Gibson, Supervisor, County of San Mateo
Mark Green, Mayor, Chair of RPC, City of Union City
Scott Haggerty, Supervisor, County of Alameda
Jean Hart, Deputy Director, Alameda County CMA
Stana Hearne, Bay Area League of Women Voters
John Holtzclaw, Sierra Club
Jake Mackenzie, Councilmember, City of Rohnert Park
Nate Miley, Supervisor, County of Alameda
Dena Mossar, Councilmember, City of Palo Alto
Julie Pierce, Councilmember, City of Clayton
Gwen Regalia, Councilmember, City of Walnut Creek
Mark Ross, Councilmember, City of Martinez
Pixie Hayward Schickele, California Teachers Association
Tom Steinbach, Executive Director, Greenbelt Alliance

Members Absent

Len Augustine, Mayor, City of Vacaville
Valerie Brown, Supervisor, Sonoma County
Jose Cisneros, Treasurer, City and County of San Francisco
David Cortese, Councilmember, City of San Jose
Diane Dillon, Supervisor, County of Napa
Pat Eklund, Mayor Pro Tem, City of Novato
Juliet Ellis, Executive Director, Urban Habitat
Kasie Hildenbrand, Councilmember, City of Dublin
Jennifer Hosterman, Mayor, City of Pleasanton
Andrew Michael, Vice President, Bay Area Council
Mike Moore, Community Dev. Director, BAPDA
Nancy Nadel, Councilmember, City of Oakland
Joseph Perkins, CEO, Home Builders Association of Northern California
Carol Severin, Director, East Bay Regional Park District
Dianne Spaulding, (Geeta Rao) Executive Director, Nonprofit Housing of Northern California
Jim Spering, Supervisor, County of Solano
Mary Warren, Board Member, Regional Water Quality Control Board

Staff Present

Kenneth Kirkey, Planning Director
Christy Riviere, Regional Planner
Gillian Adams, Regional Planner
Kathleen Van Velsor, Senior Environmental Planner

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Felila Toleafoa, Administrative Assistant

1. Call to Order/Introductions

Chair Mark Green called the meeting to order at 1:05 PM. A quorum was not present.

2. Public Comment

There was no public comment.

3. Approval of Minutes for Aug 2, 2006, Oct 4, 2006, Dec 6, 2006 & Mar 7, 2006

Minutes were not approved at this time. At approximately 2:00 pm minutes were approved as members arrived and quorum was achieved.

4. Oral Reports/Comments

A. Committee Members

Jake Mackenzie: National Indian Gaming Commission to hold 2 public hearings on the Draft EIS of the proposed casino hotel resort development to the west of Rohnert Park which would become Indian lands of the Federated Indian Rancheria. Vice Mayor Mackenzie also reported a water workshop by the Local Government Commission working with the Bay Area Water Forum dealing with the connections between water resource and land use planning. Held on April 23rd, 2007 at the state building, for registration go to www.lgc.org.

Susan Adams: Reported on the California State Association of Counties that met last week in Sacramento for the annual legislative conference. Governor laid out his plans for two key initiatives, one for health care reform and the other for prison reform. One of the plans being contemplated is shifting prisoners from the overcrowded state prisons in to our local city and county jails. Law enforcement representatives are part of these discussions, but counties so far have not been included. The re-entry program would include a requirement from local governments to provide services to help people stay out of jail once they go through these re-entry program facilities. They are proposing that they would help build the structures but there would need to be some support from local government to help run these programs. RPC should find an opportunity to interject our voices, especially those of us who already have overcrowded local city jails.

B. Staff

No Staff Reports

5. FOCUS, Kenneth Kirkey, ABAG Planning Director

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Mr. Kirkey provided an update on Priority Development Areas (PDAs). ABAG has to date hosted 7 out of 9 county meetings with very good feedback. Chairs for these meetings consisted of members of the RPC and JPC. Spring General Assembly will be held on April 19th with FOCUS as the theme. Application materials for PDAs will be provided to local jurisdictions in late April. Initial criteria for a PDA: area should be within an existing community near existing or planned fixed transit or comparable bus service; an area where there has been an existing plan that includes a significant housing component, or is in an area where there is a desire to plan for more housing.

A regional open space protection effort known as Green Vision is now underway. Green Vision seeks to identify open space protection needs in the Bay Area. Project began in spring 2006 and has been highly beneficial to the FOCUS Priority Conservation Area (PCA) effort. The PCA component of the FOCUS program is complimentary to, but differentiated from Green Vision in that ABAG is a regional government agency that represents local government interests on a regional level. Staff is proposing a potential approach opt-in approach for PCAs similar to the FOCUS PDAs. Specifically, the approach would provide for a basis for willing jurisdictions to participate in a voluntary program where regional agency staff will look at the Green Vision recommendations for potential protection areas and assess those areas based upon the criteria outlined in the Staff Report. Staff recommended and sought RPC feedback on sending an application to each county and the relative entities in each county. Having a regional plan for conservation would likely result in more funding coming to the Bay Area for open space protection and should increase the likelihood of a given parcel that is included as part of this plan to receive funding. Mr. Kirkey sought comments and solicited questions from the RPC regarding the opt-in approach.

Chair Mark Green expressed his opinion regarding PCA applications being sent to each city. Mr. Kirkey, responded that the regional agencies will send information to all jurisdictions. However, most of the potential priority conservation areas are likely to be located in unincorporated counties. Relative to Priority Development Areas, members asked for clarification regarding how a 'significant amount of housing' is defined. Mr. Kirkey replied that a 'significant amount of housing' was intended to emphasize that housing should be a primary use within a PDA, and that the regional agencies will be seeking to incentivize the development of areas not small projects. RPC members asked whether conservation areas were about new or existing resource areas, and Mr. Kirkey replied that PCAs would be land areas that are currently unprotected. He further stated that it's likely that a significant percentage of lands identified in the Green Vision process are going to be lands that a county open space district has already identified as part of its protection plan. Members inquired about the relationship between PDAs and PCAs and RHNA numbers. Mr. Kirkey indicated that there

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was a general perspective at the regional agency level that as a regional development and conservation strategy, FOCUS could provide the Bay Area in the future with more leverage relative to state programs and mandates. Members commented on the benefits of moving forward to provide incentives for growth in the right places within the future, and that FOCUS would hopefully provide an opportunity to significantly advance “smart growth” and transit-oriented development in the Bay Area.

6. Housing Program, Christy Riviere, ABAG Regional Planner

Ms. Riviere presented the RPC with ideas and sought input regarding a potential Housing Program at ABAG. She presented three ideas that had been discussed at the staff level related to the Regional Housing Needs Allocation (RHNA) process. First, an annual housing conference series focusing on housing will begin this year. The first conference will be on June 28th. ABAG plans to partner with regional housing groups such as NPH, EBHO and others. Second, staff is working on the 2nd edition of the ABAG’s annual Housing Report. The first edition, released in June 2006, was a document ABAG staff developed with the help of Bay Area Council, Home Builders Association, Non Profit Housing and Greenbelt Alliance. The report focused on an overview of the housing issues facing the Bay Area. It looked at the region’s high housing costs, and the consequences of not building housing in the right places. The main focus was to highlight strategies that local governments use to get housing built in their communities. This general approach will be continue in the 2007 edition. Information will be added about RHNA, how the methodology for the pending RHNA cycle was adopted, and the draft allocations for local jurisdictions relative to the pending cycle. The housing report will be released at the June 28th housing conference, and continued on an annual basis in conjunction with the annual housing conference. The 3rd potential component of a housing program would relate to local assistance involving technical and outreach assistance. This might include a Housing Element how-to manual that would contain information such as how to develop a housing element, an overview of HCD requirements, and a summary of various housing incentive programs. Technical assistance for jurisdictions might include photo simulation. Ms. Riviere indicated that this type of service would be part of the technical assistance made available to FOCUS Priority Development Areas. Relative to oversight, Ms. Riviere described a high level of interest on the part of some Housing Methodology Committee (HMC) members for having an active role relative to housing issues in the future, and the possibility of the Housing Methodology Committee being folded into a Housing TAC, that would be a subcommittee of the RPC.

Chair Green expressed his approval of the photo simulation services and blueprint book ideas and asked when and where a Housing Committee of the RPC would meet if it were created. Ms. Riviere

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described that meeting-related details had not yet been fully considered. Members inquired whether issues such as a community's carbon footprint, green building, and water usage might be considered as part of a Housing Element manual. Ms. Riviere replied that they potentially could be and that these concerns would be considered relative to developing such a document, which is in part dependent on securing funding to produce the document.

7. Critical Coastal Areas, Kathleen Van Velsor

ABAG is working as part of a new program, the Critical Coastal Areas program in cooperation with the California Coastal Commission, the State Water Resources Control Board, BCDC and others to identify opportunities to reduce land based sources of pollution to the bay and ocean. The program is managed by a consortium of State agencies with participation by the federal government. There are currently two pilot CCA projects in the Bay Area, and going forward the program provides opportunities to coordinate with the FOCUS program.

Al Wanger, Chief of the Water Quality Unit for the CA Coastal Commission gave an overview of the CCA program, which grew out of a federal mandate, from the Coastal Zone Management Act. He indicated that the Coastal Commission was mandated as part of its coastal polluted runoff program to develop a CCA program and the program is one of the first in the country to provide a very comprehensive approach relative to land-based sources. During a two-year planning process, with the commission worked with stakeholders, multiple state agencies and regional agencies to come up with the strategic plan and identified 101 CCA's along the coast and within San Francisco Bay. In the SF Bay region there are 36 areas identified with impaired waters flowing into the marine protected areas, areas with special biological significance, or important recreational or wildlife protection areas. The backbone of the program is a watershed-based approach to identify the sources and threats that are impacting these areas, to work with local stakeholders to develop an assessment of what those areas are, come up with an action plan on how to address those issues, and address how land use impacts these watersheds. Mr. Wanger emphasized that ensuring that there are important connections with local land use plans will over the long term result in the kinds of success and improvements we want to see. There are a myriad of local efforts on the ground. to the CCA program is geared to building upon and adding value to the local efforts already happening. Mr. Wanger provide an overview of the 2 existing pilot areas within the Bay Area, and the 5 across the state, as the first cut at trying to see how to implement the program. He described each area as unique, with some being funded, and others not. The Coastal Commission working with ABAG is trying to 1) evaluate how we help on the

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ground, make these more attractive for federal and state funding and 2) to integrate with what's already happening at the local level.

Some of the topics that are under discussion in the very early stages.

- Criteria for funding of projects and programs.
- Guidance for communities.
- Mapping of watershed and community development patterns and the linkage between the two.
- Impact of hard surfaces and channelization on our waterways.
- Projections of coastal water quality and stream and river impacts, including hydro modification.
- Mapping of remediation and urban design opportunities.
- Multiple benefits from flood control and water quality control and habit conservation.
- Funding strategies for communities to improve water quality.

Chair Green commented that there seems to be a large potential overlap with PCAs in the FOCUS program.

8. Adjourn

The meeting was adjourned at 2:50 PM. The next meeting is on June 6, 2007.

Submitted by:

Felila Toleafoa
Administrative Assistant