



Service Matters

Jobs-Housing Connection: the Sustainable Communities Strategy ABAG Spring General Assembly and Business Meeting

More than 140 Bay Area elected officials, business and community leaders convened in Oakland for ABAG's Spring General Assembly on April 19th to explore **Plan Bay Area**, the *Jobs-Housing Connection* and transportation investment strategies.



ABAG President and Napa County Supervisor Mark Luce

ABAG President and Napa County Supervisor Mark Luce framed the discussion by noting that finding solutions to the challenges that local governments are facing on all levels is about working together.

"While Plan Bay Area, the Bay Area's Sustainable Communities Strategy is mandated by state legislation, in large part it involves work that the region has been engaged in with local governments since early 2000 when we

began smart growth initiatives. While Plan Bay Area's goal is to reduce greenhouse gas emissions, it does much more. What we have been engaged in is preparing our region for job growth by locating housing closer to transit and working in partnership with you to ensure that we honor and respect the character of each of our diverse communities in the Bay Area," Luce said.

Keynote Speaker Ryan Avent, an acclaimed correspondent for the Economist and author of *The Gated City*, then provided a broad perspective of today's economic climate for moving communities forward sustainably. He talked about the new economy and the challenges to job creation, if



Keynote Speaker Ryan Avent

we fail to provide affordable housing to the middle income workforce. He also described water resource challenges, as well as the counter migration of baby boomers moving back to urban centers coupled with increasing senior housing needs.

Local government leaders discussed the critical factors driving the development of a Bay Area Sustainable Communities Strategy. ABAG Planning and Research Director Ken Kirkey,



Plan Bay Area Panel (L-R): ABAG Vice President Julie Pierce, Clayton City Councilmember; Steve Heminger, Executive Director, Metropolitan Transportation Commission; ABAG President Mark Luce, Napa County Supervisor; Mayor Tom Bates, City of Berkeley, and Commissioner, Metropolitan Transportation Commission; and Ken Kirkey, ABAG Planning and Research Director

and Metropolitan Transportation Commission Executive Director Steve Heminger described related challenges and solutions to jobs, housing, transportation investment strategies, noting the aligning relationship of Regional Housing Need Allocation and the Regional Transportation Plan. Berkeley Mayor and MTC Commissioner Tom Bates documented visually the City of Berkeley's efforts to provide housing choices for all income levels, and ABAG Vice President and Clayton City Councilmember Julie Pierce compared today's Sustainable Communities Strategy efforts with Contra Costa County's Shaping the Future planning vision of saving open space and urban growth boundaries. Pierce noted that the common denominator in our planning for the future is the need

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ABAG Regional Growing Smarter Together Awards

Preserving and Protecting the Environment Award: **Alameda County Public Works Agency for Streetlight Retrofit Project** is recognized for lowering the County's environmental footprint and providing a savings of \$180,000 per year in energy costs throughout unincorporated Alameda County. The replacement of nearly 7000 streetlights with Light Emitting Diode (LED) fixtures was done in record time, reducing energy use for a savings of 1.7 million kilowatt hours per year. Besides conserving energy and reducing lifecycle and maintenance costs, the LED lights have improved night visibility and eliminated mercury, lead and other known hazards. This project also encompassed the Board of Supervisors' vision of promoting the use of small and emerging businesses with 70 percent subcontractor participation.



Growing Smarter Together Award Recipients (L-R): Front row: Iris Yuan; Megan Wessel; and Corinne Goodrich, Manager of Strategic Development, San Mateo County Transit District; Charisse LeBaron-Cannon, Staff, Supervisor Gibson; Candice Gonzalez, Executive Director, Palo Alto Housing Corporation; Malinda Jones, Division Chief, Alameda County Auditor Agency; Joan Malloy, ECD Manager, City of Union City; and Bill LaPere, Alameda Public Works
Back row: Michael Scanlon, General Manager/CEO, San Mateo County Transit District; Curtis Williams, Director of Planning, City of Palo Alto; ABAG Immediate Past President Mark Green, Union City Mayor; San Mateo County Supervisor Rose Jacobs Gibson; ABAG Vice President Julie Pierce, Clayton Councilmember; ABAG President Mark Luce, Napa County Supervisor; and Union City Councilmember Emily Duncan

Urban Design Award: **Union City for Intermodal Station District Connection** BART Station features a 25 foot wide bicycle and pedestrian promenade. This specially designed thoroughfare connection extends from the west side of the Station, through the Station and to the jobs center to the east on lands zoned for a Research and Development Campus. This Priority Development Area (PDA) Intermodal Station District creates connections, linking 143 market rate units recently completed and 157 units of affordable housing under construction to business areas and transportation. Special features include sustainable, living landscapes and streetscapes, with glass canopies embedded with photovoltaic lenses surrounding the station entrances.

Public Private Partnership Award: **Grand Boulevard Initiative** is a historic inter-jurisdictional partnership that encompasses the El Camino Real PDA stretches on from Daly City to San Jose. The vision is that El Camino Real will become a Grand Boulevard linking communities to promote walking and transit and an improved and meaningful quality of life, and still preserve the unique community character of the cities along the

El Camino Real corridor. Developed under the leadership of Russell Hancock, President/CEO of Joint Venture-Silicon Valley Network, and Michael Scanlon, Executive Director, San Mateo County Transit District, the Grand Boulevard Initiative Task Force is a model of public-private partnership. The Task Force includes the collaboration of San Mateo and Santa Clara Counties, 19 cities, ABAG, MTC and other state and regional agencies, Caltrans, VTA, two congestion management agencies, businesses, non profits, neighborhood advocates, and community organizations. In collaboration, ten guiding principles were crafted and approved by all the local governments and other Task Force members to frame all local related projects.

On the Ground, Getting It Done Award: **City of Palo Alto and the Palo Alto Housing Corporation** completed the Tree House Apartments, a green, affordable 35 unit multi-family apartment building, receiving the highest green rating of all multi-family projects at affordable or market rate. Sustainable features include energy efficient heating and air systems, appliances, landscaping, and green construction methods. The Tree House Apartments offer special needs families, persons with disabilities, and persons transitioning from homelessness the choice of 33 studios and two one-bedroom affordable residential units. Residents are also provided with free VTA passes, and on-site services that include language skills, financial literacy and job-skills training. The city, a PAHC partner since 1972, producing over 600 units of affordable rental housing, provided significant funding and assistance with the permitting and review process.

Distinguished Leadership Award: **San Mateo County Supervisor Rose Jacobs Gibson** was awarded the 2012 Distinguished Leadership award in recognition of her significant and continuing legacy of leadership and advocacy for regional and local issues. She has been a tireless advocate for public safety, reducing youth gun violence, improving public health, building affordable housing, creating jobs, and protecting the environment. A steward of the region, she provided incomparable leadership and commitment to securing a stable source of funding for ABAG and spearheaded a regional effort to reduce the proliferation of illegal guns in the hands of youth and policy recommendations to reduce the incidence of youth gun violence. She has been a champion of complete healthy communities, starting with her days on the city council in East Palo Alto, continuing as a San Mateo County Supervisor since 1999, as past ABAG President, as past chair of the Joint Policy Committee, and statewide through the California State Association of Counties, and nationally through the National Association of Counties. She is considered a model leader, with a quiet persistent style, a consummate diplomat, and coalition-builder.



The 2012 Distinguished Leadership Award Winner, San Mateo County Supervisor Rose Jacobs Gibson (left), with the 2008 Distinguished Leadership Award Winner, Gwen Regalia (right)

Plan Bay Area Schedule

March 15, 2012: Released Jobs-Housing Connection Scenario and Preliminary Regional Housing Need Allocations (RHNA) for comment

April 13, 2012: Released transportation scenarios and performance targets

May 2012: Approval of Draft Jobs-Housing Connection Scenario; RHNA Methodology; Preferred Transportation Investment Strategy and OneBayArea Grant

June 8, 2012: Present alternatives to be evaluated in Plan Bay Area EIR

July 2012: Adopt final RHNA Methodology

➔ **Through September 2012:** Additional Community Input

December 2012: Release Draft SCS/Regional Transportation Plan (RTP) and Draft EIR

April 2013: Adopt Plan Bay Area – Sustainable Communities Strategy and certify final EIR



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to provide a full range of housing choices for every community to meet the needs of our children and grandchildren over the next 35 years.

The Plan Bay Area and Your Community panel featured Solano County Supervisor Jim Spering, San Jose Councilmember Sam Liccardo, Fremont Councilmember Anu Natarajan, and moderator Santa Clara County Supervisor Dave Cortese in a dialogue about how **Plan Bay Area** can help focus a sense of Community and local sense of where jobs and housing growth are appropriate. Other topics discussed included the regional economy, local challenges with the loss of redevelopment



Plan Bay Area Second Panel (L-R): Councilmember Sam Liccardo, City of San Jose; Moderator: Supervisor Dave Cortese, Santa Clara County; Councilmember Anu Natarajan, City of Fremont; and Supervisor Jim Spering, Solano County

ABAG Energy Upgrade Bay Area Information Call Center for Homeowners

As part of the Energy Upgrade-Retrofit California initiative, ABAG provides an Energy Upgrade Bay Area Information Call Center to help homeowners connect with experts and resources to take a “whole house” approach to greater efficiency and comfort. ABAG Call Center staff helps homeowners learn what is needed to make home improvements that save energy, water and natural resources and where to find rebates and incentives to help pay for them.

Visit the Energy Upgrade California website at www.energyupgradeca.org.
ABAG Energy Upgrade Bay Area Information Call Center:

Call 1-855-464-8484

ABAG Energy Upgrade Bay Area Information Call Center and Energy Upgrade California are funded by the California Energy Commission and the federal America Recovery and Reinvestment Act (ARRA).



funding, the identification of new funding strategies and incentives, Financing Districts, functional city centers, role of zoning and pre-planning, Proposition 13 and CEQA reform, advantages of a shift to 55 mile speed limit, the 21st century workplace model-real and virtual, the definition of “complete city,” and commitment to adding a fourth “E” of Engagement to Equity, Economy, and the Environment.

The General Assembly included ABAG’s annual business meeting where the 2012-2013 Budget and Work Program was adopted by GA delegates and ABAG’s Sixth Annual Growing Smarter Together Awards were presented to the Alameda County Public Works Agency, Palo Alto and the Palo Alto Housing Corporation, Union City, the Grand Boulevard Initiative/Public Private Partnership, and the 2012 Distinguished Leader, San Mateo County Supervisor Rose Jacobs Gibson. (See article to the left) Video highlights of each award-winning project and distinguished leadership were shown, and can be viewed at www.abag.ca.gov/smarter.html. Powerpoint presentations of GA speakers can also be viewed at www.abag.ca.gov. ABAG’s General Assembly is a bi-annual conference that brings Bay Area decision-makers together to explore key issues and trends in a regional context. ABAG’s Fall General Assembly will be held in San Francisco on October 18, 2012.

Mark Your Calendar!

MAY 2012

May 17
Legislation & Governmental Organization Committee 3:30 PM
Oakland Marriott Hotel, Room 201

Finance & Personnel Committee 5:00 PM
Oakland Marriott Hotel, Room 201

ABAG Executive Board/MTC Commission Joint Meeting 7:00 PM
Oakland Marriott Hotel, Junior Ballroom

May 18
ABAG/BAAQMD/MTC Joint Policy Committee 10:00 AM
MetroCenter, Auditorium

May 23
San Francisco Estuary Partnership Implementation Committee 9:30 AM
1515 Clay Street, 2nd Floor, Room 10, Oakland

May 24
Housing Methodology Committee 10:00 AM
BCDC 50 California Street, Suite 2600

May 25
Regional Airport Planning Committee
MetroCenter, Auditorium 9:30 AM

May 30
ABAG PLAN Executive Committee
ABAG Conference Room B 10:00 AM

JUNE 2012

June 5
Regional Advisory Working Group
MetroCenter, Auditorium 9:00 AM

June 6
Regional Planning Committee Meeting 1:00 PM
MetroCenter, Auditorium

June 20
ABAG POWER Executive Committee 12:00 PM
ABAG Conference Room B

June 28
Housing Methodology Committee 10:00 AM
BCDC 50 California Street, Suite 2600

Notable Numbers

1,120,000
Is the Bay Area job growth estimate for 2010 through 2040.

2,147,000
More people will reside in the Bay Area by 2040.

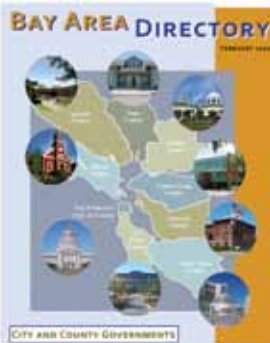
131 percent
Increase in population age group 65 and over between year 2010 and 2040.

660,000
More housing units will be needed by 2040 to support the estimated jobs and housing growth.

37 percent
Of housing will be located in Priority Development Areas by 2040. Currently, 26 percent of housing is located in Priority Development Areas.

65 percent
Of housing development in 2010 was multi-family housing, versus 44 percent in 2000 and 25 percent in 1990.

Jobs-Housing Connection, ABAG Spring General Assembly, April 19, 2012



ABAG 2012 Bay Area Directory

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or contact:
ABAG Publications 510-464-7900

Each jurisdiction has received one complimentary copy

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