

# SUMMARY MINUTES

ABAG Executive Board Meeting  
No. 385, March 15, 2012  
MetroCenter Auditorium  
101 8th Street, Oakland, California

## 1. CALL TO ORDER

President Luce called the meeting to order at approximately 7:05 p.m. He described how the meeting will be conducted because of the anticipated audience participation and asked for audience cooperation. He welcomed Malcolm Yeung, an alternate for Mayor Edwin Lee of San Francisco, and Karen Mitchoff, Supervisor, County of Contra Costa.

### **Representatives and Alternates Present**

Supervisor Susan L. Adams  
Supervisor John Avalos  
Councilmember Desley Brooks  
Councilmember Jane Brunner  
Councilmember Ronit Bryant  
Councilmember Kansen Chu  
Supervisor David Cortese  
Mayor Pro Tem Pat Eklund  
Jason Elliott, Dir, Leg/Gov Affairs  
Mayor Jack Gingles  
Councilmember Susan Gorin  
Mayor Mark Green  
Supervisor Scott Haggerty  
Councilmember Nadia Holober  
Councilmember Dave Hudson  
Councilmember Beverly Johnson  
Councilmember Ash Kalra  
Councilmember Rebecca Kaplan  
Councilmember Sam Liccardo  
Supervisor Mark Luce  
Supervisor Eric Mar  
Supervisor Karen Mitchoff  
Councilmember Julie Pierce  
Councilmember Joe Pirzynski  
Mayor Harry Price  
Supervisor David Rabbitt  
Councilmember A. Sepi Richardson  
Supervisor Mike Wasserman  
Malcolm Yeung, Office of the Mayor

### **Jurisdiction**

County of Marin  
County of San Francisco  
City of Oakland  
City of Oakland  
City of Mountain View  
City of San Jose  
County of Santa Clara  
City of Novato  
City of San Francisco  
City of Calistoga  
City of Santa Rosa  
City of Union City  
County of Alameda  
City of Millbrae  
City of San Ramon  
City of Alameda  
City of San Jose  
City of Oakland  
City of San Jose  
County of Napa  
County of San Francisco  
Cities in Contra Costa County  
City of Clayton  
Town of Los Gatos  
City of Fairfield  
County of Sonoma  
City of Brisbane  
County of Santa Clara  
City of San Francisco

### **Representatives Absent**

Supervisor Malia Cohen  
Supervisor John Gioia  
Supervisor Rose Jacobs Gibson  
Supervisor Barbara Kondylis  
Supervisor Nadia Lockyer  
Supervisor Dave Pine  
Vice Chair Terry Young

### **Jurisdiction**

County of San Francisco  
County of Contra Costa  
County of San Mateo  
County of Solano  
County of Alameda  
County of San Mateo  
RWQCB

**2. ANNOUNCEMENTS**

There were no announcements from Board members.

**3. PUBLIC COMMENTS**

Public comments were heard from the following individuals:

Stephanie Reyes (Greenbelt Alliance) on an event, Building a Jobs- Rich Region, co-sponsored by Silicon Valley Leadership Group on April 19; James Lee (Occupy Redwood City) on housing allocations for Redwood City; Heather Gass on answers to questions posed at the public workshops, the scenarios, and the public workshops; Robert Allen (Livermore) on the five-county BART agency; Glenn Gelineau (San Carlos) on the public workshops and the public input process; Deborah Tavares (Sebastopol) on the public workshops and the public comment process; a speaker on the Plan Bay Area presentation and SB 375; Orlean Kuehle (Sonoma County) on the visioning meetings, regionalism, and representative government; Dan Brown on the visioning meetings and the need for more meetings; Marilyn Mellander (El Sobrante) on Plan Bay Area; Barbara Dolan (Marin County) on One Bay Area, elected government, and individual freedom; Lou Tavares (Sonoma County) on elected officials and local government; Debbie Bacigalupi (San Carlos) requested members and the public to stand for the Pledge of Allegiance.

Members and the public conducted the Pledge of Allegiance.

Public comments were heard from the following individuals:

A speaker spoke about central planning; Richard on local Agenda 21 planning guide, and meetings and workshops; David Miller (Pleasanton) on questions asked at the meeting in Dublin and the data presented at a recent meeting, the Brown Act, and local control; Chris Pareja (Hayward) on regional planning scenarios and land use, Planned Development Areas and suitability for high density housing.

**4. PRESIDENT'S REPORT**

President Luce reported that since the last meeting Vice President Julie Pierce, Finance and Personnel Committee Chair Rose Jacobs Gibson, and he met with a Committee of MTC Commissioners—Supervisors Jim Spering and Bill Dodd and Commission Vice Chair Amy Worth—to discuss MTC's financial support of ABAG's planning activities and the need to increase that support as well as to re-open the discussion on ABAG's decision not to move to the Regional Facility in San Francisco. ABAG's participation in the co-location facility will be reviewed and analyzed, and a report made to the full Board in July.

The Administrative Committee held its annual meeting in Napa County on February 9th and 10th. Discussion items included the upcoming ABAG/MTC long-term funding strategy for ABAG Planning and Research and the State of the San Francisco Bay 2011 Report and Fresh Water Inflows. A large part of the retreat focused on the Sustainable Communities Strategy and RHNA. The changing role of the Joint Policy Committee was also discussed.

**5. EXECUTIVE DIRECTOR'S REPORT**

Executive Director Rapport announced there was no Executive Director's report because of the number of audience members expected to offer public comments.

**6. CONSENT CALENDAR**

President Luce recognized a motion by Rebecca Kaplan, Councilmember, City of Oakland, and seconded by Jack Gingles, Mayor, City of Calistoga, to approve the Consent Calendar. The motion passed, with Pat Eklund, Vice Mayor, City of Novato, abstaining from voting on Items 6.D, 6.E., and 6.G.

**A. Approval of Executive Board Summary Minutes\*\***

Approved Summary Minutes of Meeting No. 384 held on January 19, 2012.

**B. Grant Applications**

There were no federal grant applications received for transmittal to the State Clearinghouse since the last Executive Board meeting.

**C. Appointments to Committees**

Approved appointments to the following committees:

Legislation and Governmental Organization Committee

A. Sepi Richardson, Councilmember, Brisbane

Finance and Personnel Committee

David Rabbitt, Sonoma County

Bay Conservation and Development Commission

Jill Techel, Mayor, City of Napa (replaces Joan Lundstrom, Larkspur)

Alternate: Marc Levine, Councilmember, City of San Rafael

**D. Authorization to Submit Grant to the U.S. Environmental Protection Agency (USEPA) Bay Water Quality Improvement Fund for the Bay Protection and Behavior Change Campaign, a Regional Outreach Project**

Authorized submitting application to USEPA, and if funded, authorized the Executive Director or designee to sign the agreement. The project will assist with implementation of the San Francisco Estuary Partnership's Comprehensive Conservation and Management Plan.

**E. Authorization to Apply for and Accept a Grant from USEPA's San Francisco Bay Area Water Quality Improvement Fund to Coordinate with Oro Loma Sanitary District, Bay Area Dischargers Association and other Water Treatment agencies that participate in the Bay Area Clean Water Agencies**

Authorized applying for and if funded, accepting a grant from the USEPA Bay Area Water Quality Improvement Fund. The project will assist with implementation of the San Francisco Estuary Partnership's Comprehensive Conservation and Management Fund.

**F. Approval of Resolution No. 04-12 Authorizing Entering into Interagency Agreement with East Bay Municipal Utility District to Provide Technical Support for Permit Writing**

Authorized the Executive Director or designee to enter into an interagency agreement with EBMUD to provide technical staff resources to the San Francisco Bay Regional Water Quality Control Board for permit writing assistance.

**G. Authorization to Enter into Agreement with US Environmental Protection Agency (EPA) for funds under National Estuary Program**

Authorized approving the San Francisco Estuary Partnership application for funds under the National Estuary Program and authorize the Executive Director or designee to enter into new cooperative agreement with EPA on behalf of the SFEP to provide technical, public involvement and administrative support in implementing the Comprehensive Conservation and Management Plan (CCMP). The agreement term will be through September 30, 2013.

**H. Contracts Approved by ABAG between \$20,000 and \$50,000**

ABAG entered into four contracts totaling \$129,300 dollars since the last Executive Board meeting.

**7. PRIORITY DEVELOPMENT AREA APPLICATIONS RECEIVED AND RECOMMENDATIONS\*\***

Kenneth Kirkey, ABAG Planning and Research Director, provided program background and presented a summary of the applications received for Priority Development Area (PDA) designation and recommendations for adoption. He reviewed program background including criteria, potential for incentives under OneBayArea grant, differences between areas designated and planned and potential, the application process, and the number of applications received. In addition, he reviewed comments received, described place types and guidelines for rural and employment center place types and reported the recommendation from the Regional Planning Committee and listed next steps.

Members discussed local input on PDA designations; local government public process; PDAs in Marin County in unincorporated areas; limited growth areas determined by ballot box planning; PDAs in Sonoma County.

Harry Price, Mayor, City of Fairfield, read into the record a letter from the Solano County Transportation Authority regarding PDA applications from Dixon, Rio Vista, and Benicia.

Members discussed staff work regarding employment centers; the effect of rural centers, rural corridors, and employment centers place types on jobs, housing and transit in Oakland; PDA eligibility and funding available through OneBayArea Grant; the number of PDAs and prioritizing the PDAs; the role of congestion management authorities in administering funding available; background information about PDA applications.

Public comments were heard from the following individuals:

Glenn Gelineau (San Carlos) on priority funding areas; Heather Gass on regional planning; James Lee (Occupy Redwood City) on local control and deferral of rural PDAs; George Spear (Miller Starr Regalia) on the Benicia application; Jack Batchelor, Mayor, City of Dixon, on the Dixon application; Stephanie Reyes (Greenbelt Alliance) on the rural and employment centers place types; Sabrina Brennan (Coastside

Bicycle Coalition) on the San Mateo County unincorporated mid-coast rural PDA application; Joseph A. Rosas (Occupy San Jose) on the San Mateo County peninsula coastal area application; Dan Figueroa (City of Dixon) on the Dixon application; Tim Frank (Center for Sustainable Neighborhoods) on the new categories of PDAs; M. L. Mellander (El Sobrante) on rural PDA applications; Deborah Tavares (Sebastopol) on rural properties; Mike Ferreira (Sierra Club) on the San Mateo and Sonoma Counties applications; Shawna Brekke-Read, Town of Moraga, on the Moraga application; Amy Million, City of Benicia, on the Benicia application; Debbie Bacigalupi (San Carlos) on rural area place types; Lisa Porras, City of Benicia, on the Benicia application.

Members discussed the Regional Planning Committee recommendation.

President Luce recognized a motion by Mark Green, Mayor, City of Union City, and seconded by Scott Haggerty, Supervisor, County of Alameda, to approve the list of Planned and Potential Priority Development Areas, as reported, and to defer approval of employment centers, rural town centers, and rural corridors, except that the PDAs for Dixon and Benicia are approved.

Members discussed inclusion of rural place types; the number of PDAs and prioritization; funding available for planning; infrastructure and housing needs in northern counties; economic development and employment.

The motion passed unanimously.

The Board took a five minute recess.

**8. SUSTAINABLE COMMUNITIES STRATEGY (SCS) DRAFT PREFERRED LAND USE SCENARIO\*\***

Kenneth Kirkey, ABAG Planning and Research Director, reported on the release of the Draft Jobs-Housing Connection Scenario and the Draft Regional Housing Need Allocation. The draft Preferred Land Use Scenario for Plan Bay Area includes jobs, population and housing distribution by 2040 for the region, counties, cities and priority development areas, and will provide an overview of past and projected trends. The regional housing need for ABAG for the 2014-2022 cycle is 187,990. The proposed RHNA methodology framework is based on four elements, i.e., sustainability, fair share, income allocation, and sphere of influence adjustments. The SCS Draft Preferred Land Use Scenario was approved for release by the Administrative Committee at a special combined meeting with the MTC Planning Committee on March 9.

Kirkey described the jobs and housing connection; reviewed past trends and future projections; and reviewed the regional employment and housing distribution; listed key challenges and opportunities.

Rapport commented on per capital Green House Gas (GHG) reductions. He reported on a proposed joint meeting of the Board with the Metropolitan Transportation Commission to discuss land use and transportation policies. He spoke about an alternative planning scenario process.

Members discussed GHG reductions from transportation policies and the share of housing units located in PDAs.

Kirkey reported on the Regional Housing Need Allocation (RHNA), including the proposed methodology, feedback from the Housing Methodology Committee, and the draft Regional Housing Need Determination from the state Housing and Community Development. He listed a timeline, including the release of the Jobs-Housing Connection Scenario and preliminary RHNA allocations, release of transportation scenarios and performance targets; approval of draft Jobs-Housing Connection Scenario, RHNA methodology, and OneBayArea Grant; release of the draft SCS/RTP and Draft EIR; adoption of Plan Bay Area—Sustainable Communities Strategy, and public workshops.

Rapport reported on the SCS public workshops and land use scenarios, feedback received from participants and staff members, communications improvements, and misconceptions that were raised.

Members discussed staff posting online questions and answers from the public workshops; the effect of clean energy on GHG reductions; the accuracy of past projections of jobs and housing; senior and group housing, and home offices; conducting an independent audit or peer review of assumptions, statistics and data; the approach and handling of the public workshops; RHNA performance criteria alternatives; the SCS process and schedule for reviewing and approval of preferred land use scenario; scheduling a county by county presentation by Steven Levy; corrections to data error for Sonoma and Napa Counties; impact of the loss of redevelopment agencies; infrastructure needs of infill development.

Public comments were heard from the following individuals:

Richard (Corte Madera) on jobs and housing forecasting, and regional planning; James Lee (Occupy Redwood City) on housing allocation and affordable housing; Idin Kashefipour (Public Advocates, Inc.) on PDA-like places; Orlean Kuehle on predicting housing, population and job growth; Pamela on SB 375 and Plan Bay Area; Debbie Bacigalupi (San Carlos) on ICLEI Local Governments for Sustainability USA; Deborah Tavares (Sebastopol) on peer review, infrastructure, and the economy; Heather Gass on online questions and answers; Lou Tavares (Sonoma County) on the SCS questions and answers; Chris Pareja (Hayward) on telecommuting and business travel modeling; Dan Brown on the Pledge of Allegiance at public meetings; Sabrina Brennan on San Mateo County RHNA subregion; Shaunn Cartwright (Occupy San Jose) on the Pledge of Allegiance at public meetings; Glenn Gelineau (San Carlos) on regulatory environment and jobs, RHNA, visioning sessions, incentives, and posting questions and answers.

Members discussed the RHNA allocation and directed staff to correct data errors.

Kenneth Moy, Legal Counsel, reiterated that the SCS Preferred Jobs-Housing Connection Scenario was released by the Administrative Committee at the joint meeting with MTC Planning Committee on March 9; and the Draft Regional Housing Need Allocation will be released at the May meeting.

**9. LEGISLATION & GOVERNMENTAL ORGANIZATION COMMITTEE REPORT\*\***

Committee Chair and Vice President Julie Pierce, Councilmember, City of Clayton, reported on Committee activities and asked Board approval of Committee recommendations, including consideration of new and returning legislation: SB 1220 (Steinberg/DeSaulnier), Housing Opportunity Trust Fund Act of 2012, watch; SB 1545 (DeSaulnier), Bay Area Toll Bridges, watch; AB 441 (Monning), State Planning, oppose; AB 484 (Alejo), Enterprise Zones: Expiration of Designation, support; AB 1532 (Perez), California Global Warming Solutions Act of 2006: Greenhouse Gas Reduction Account, support with suggest amendment; AB 1585 (Perez), Redevelopment, support; discussion of Local Planning: Infill and Transit-oriented Development-related to parking standards; discussion of Pilot Funding Bill to Implement SB 375; discussion of request to support Senate Joint Resolution 17 (Corbett), declare Legislature's endorsement of federal bills S 97 and HR 3034; a report on the 2012 Legislative Workshop and Reception on February 22nd; and an update on 2012 proposed state ballot measures.

President Luce recognized a motion by Mayor Gingles and seconded by Kansen Chu, Councilmember, City of San Jose, to accept the committee report. The motion passed unanimously, with Mark Green, Mayor, City of Union City, voting no on SB 1545.

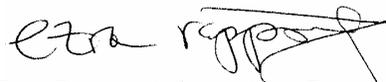
**10. FINANCE & PERSONNEL COMMITTEE REPORT\*\***

Committee Vice Chair Sepi Richardson, Councilmember, City of Brisbane, reported on Committee activities and asked Board approval of Committee recommendations, including approval of minutes of January 19; a report on financial reports for December 2011 and January 2012; and an update on budget discussions regarding long-term funding for Planning and Research.

President Luce recognized a motion by Committee Vice Chair Richardson and seconded by Rebecca Kaplan, Councilmember, City of Oakland, to accept the committee report. The motion passed unanimously.

**11. ADJOURNMENT**

The meeting was adjourned at approximately 10:57 p.m.

  
Ezra Rapport, Secretary-Treasurer

\*\* Indicates attachments.

\*\*\* For information on the L&GO Committee, contact Patricia Jones at (510) 464 7933 or PatJ@abag.ca.gov, or Kathleen Cha at (510) 464 7922 or KathleenC@abag.ca.gov.

**Summary Minutes**  
ABAG Executive Board Meeting  
No. 385, March 15, 2012

*All ABAG Executive Board meetings are recorded. To arrange for review of these tapes, please contact Fred Castro, Clerk of the Board, at (510) 464-7913 or [FredC@abag.ca.gov](mailto:FredC@abag.ca.gov).*