



San Gabriel Valley Council of Governments
AGENDA AND NOTICE
OF THE MEETING OF THE SGVCOG PLANNING DIRECTORS
TECHNICAL ADVISORY COMMITTEE (TAC)
Thursday, November 30, 2017 12:00 PM

Chair: Craig Hensley
City of Duarte

Vice-Chair: Michael Huntley
City of Monterey Park

Members
Alhambra
Arcadia
Azusa
Baldwin Park
Claremont
Covina
Diamond Bar
Duarte
El Monte
Glendora
Irwindale
La Verne
Monrovia
Monterey Park
Pasadena
Pomona
Rosemead
San Dimas
San Gabriel
Sierra Madre
South Pasadena
Temple City
Walnut
West Covina

Thank you for participating in today's meeting. The Planners' Technical Advisory Committee encourages public participation and invites you to share your views on agenda items.

MEETINGS: *Regular Meetings of the Planners' Technical Advisory Committee are held on the fourth Thursday of each month at 12 PM at Upper San Gabriel Valley Municipal Water District-602 E. Huntington Dr., Suite B, Monrovia, CA 91016.* The Planners' Technical Advisory Committee agenda packet is available at the San Gabriel Valley Council of Government's (SGVCOG) Office, 1000 South Fremont Avenue, Suite 10210, Alhambra, CA, and on the website, www.sgvkog.org. Copies are available via email upon request (sgv@sgvcog.org). Documents distributed to a majority of the Committee after the posting will be available for review in the SGVCOG office and on the SGVCOG website. Your attendance at this public meeting may result in the recording of your voice.

CITIZEN PARTICIPATION: Your participation is welcomed and invited at all Planners' Technical Advisory Committee meetings. Time is reserved at each regular meeting for those who wish to address the Board. SGVCOG requests that persons addressing the Committee refrain from making personal, slanderous, profane or disruptive remarks.

TO ADDRESS THE PLANNERS' TECHNICAL ADVISORY COMMITTEE: At a regular meeting, the public may comment on any matter within the jurisdiction of the Committee during the public comment period and may also comment on any agenda item at the time it is discussed. At a special meeting, the public may only comment on items that are on the agenda. Members of the public wishing to speak are asked to complete a comment card or simply rise to be recognized when the Chair asks for public comments to speak. We ask that members of the public state their name for the record and keep their remarks brief. If several persons wish to address the Committee on a single item, the Chair may impose a time limit on individual remarks at the beginning of discussion. **The Planners' Technical Advisory Committee may not discuss or vote on items not on the agenda.**

AGENDA ITEMS: The Agenda contains the regular order of business of the Planners' Technical Advisory Committee. Items on the Agenda have generally been reviewed and investigated by the staff in advance of the meeting so that the Committee can be fully informed about a matter before making its decision.

CONSENT CALENDAR: Items listed on the Consent Calendar are considered to be routine and will be acted upon by one motion. There will be no separate discussion on these items unless a Committee member or citizen so requests. In this event, the item will be removed from the Consent Calendar and considered after the Consent Calendar. If you would like an item on the Consent Calendar discussed, simply tell Staff or a member of the Planners' Technical Advisory Committee.



In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the SGVCOG office at (626) 457-1800. Notification 48 hours prior to the meeting will enable the SGVCOG to make reasonable arrangement to ensure accessibility to this meeting.



PRELIMINARY BUSINESS

2 MINUTES

1. Call to Order
2. Roll Call
3. Public Comment (*If necessary, the Chair may place reasonable time limits on all comments*)

CONSENT CALENDAR

1 MINUTE

(It is anticipated that the Committee may take action on the following matters)

4. Planners TAC Meeting Minutes – 10/26/2017 -- Page 1
Recommended Action: Approve.

PRESENTATIONS

50 MINUTES

5. Overview of the Regional Housing Needs Assessment Methodology (RHNA) / Local Input and Envisioning Process for the 2020 RTP/SCS: Presentation by Ma'Ayn Johnson, AICP Housing and Land Use Planner, and Kimberly Clark, Regional Planner Specialist, SCAG
Recommended Action: For information. -- Page 5
6. Metro Measure M Sub-Regional Program Funds: Presentation by Mark Christoffels, Chief Executive Officer, ACE -- Page 19
Recommended Action: Discuss and provide direction to staff.
7. Metro Measure M Subregional Administrative Funds: Presentation by Mark Christoffels, Chief Executive Officer, ACE -- Page 23
Recommended Action: Discuss and provide direction to staff.

ACTION ITEMS

DISCUSSION ITEMS

INFORMATION ITEMS

5 MINUTES

8. Housing Element Open Data Project -- Page 27
Recommended Action: For information and discussion.

UPDATE ITEMS

5 MINUTES

9. ACE/COG Integration
Recommended Action: For information.

EXECUTIVE DIRECTOR'S COMMENTS

CHAIR'S REPORT

5 MINUTES

10. Solicitation of presentation topics, including follow-up for solicitation of issues regarding compliance issues with LA County Fire Department's Fire Code Requirements
Recommended Action: For discussion.
11. Current City Projects
Recommended Action: Discuss the idea of a monthly presentation on city projects by TAC members.

ANNOUNCEMENTS

1 MINUTE

- Jan. 25, 2018: Next Planning Directors TAC Meeting

ADJOURN



SGVCOG Planners TAC Meeting Minutes

Date: October 26, 2017

Time: 12:00 P.M.

Location: Upper San Gabriel Valley Municipal Water District
602 E. Huntington Dr., Monrovia, CA 91016

PRELIMINARY BUSINESS

1. Call to Order. The meeting was called to order at 12:05 P.M.
2. Roll Call

Planners TAC Members Present

V. Reynoso; P. Lam, Alhambra
A. Tellez, Baldwin Park
C. Hensley; J. Golding, Duarte
B. Donovanik; T. Bu; J. Mikaelian, El Monte
E. Stadnicki, Glendora
B. Jones; M. Simpson, Irwindale
C. Jimenez; D. Castillo, Monrovia
S. Tewasart, Monterey Park
L. Stevens, San Dimas
S. Reimers, Temple City
J. Anderson, West Covina

Planners TAC Members Absent

Arcadia
Azusa
Claremont
Covina
Diamond Bar
La Verne
Pasadena
Pomona
Rosemead
San Gabriel
Sierra Madre
South Pasadena
Walnut

SGVCOG Staff/Guests

E. Wolf, Staff
P. Duyshart, Staff
R. Schaetzel, La Puente

3. Public Comment.

No public comment.

CONSENT CALENDAR

4. Planners TAC Meeting Minutes – 9/28/2017
There was a motion to approve the minutes (M/S: B. Jones/S. Reimers).

[Motion Passed]

Ayes	Alhambra, Baldwin Park, Duarte, El Monte, Glendora, Irwindale, Monrovia, Monterey Park, San Dimas, Temple City, West Covina
Noes	
Abstain	
Absent	Arcadia, Azusa, Claremont, Covina, Diamond Bar, La Verne, Pasadena, Pomona, Rosemead, San Gabriel, Sierra Madre, South Pasadena, Walnut

PRESENTATIONS

5. *City of El Monte Downtown Specific Plan Project: Presentation by Jason Mikaelian, City Planner, City of El Monte*

J. Mikaelian gave a thorough presentation to members of the Planners TAC about the City of El Monte's Downtown Specific Plan. Mr. Mikaelian touched upon a plethora of aspects of the specific plan. First, he gave an overview on the background and history of the City's downtown and its layout. He then described the area which is encompassed within the specific plan, and noted how it includes the Valley Mall and the El Monte Metro Bus Station. J. Mikaelian also noted how El Monte took plenty of steps to ensure comprehensive community engagement and input for the specific plan, including hosting stakeholder meetings, community workshops, Ad Hoc Committee meetings, and public hearings with the Planning Commission and City Council. Also included in the presentation were new planning components and zoning requirements, including height requirements, setback zoning rules, and design guidelines. Funding and financing of the specific plan itself and pertaining development projects were also covered; El Monte received a grant from LA Metro to develop its downtown specific plan, in order to enable El Monte to design a vision and plan for a more connected downtown district. Mikaelian also discussed the "Development Opportunity Reserve," which is designed to assist with funding for new development and improvement projects.

Mr. Mikaelian also fielded a few questions from members of the TAC, questions regarding:

- The role that consultants played.
- Retail use switching to restaurant use, and the relation of that to any parking issues that arise as a result.
- How El Monte handles multi-family parking.
- If developers have tried to develop under or around the strategic plan, and how to address that possible issue.

ACTION ITEMS

DISCUSSION ITEMS

INFORMATION ITEMS

6. *Staff Report: 2017 California Housing Legislation Update*

P. Duyshart drafted and distributed a staff report to the members of the Planners TAC which provided summaries of the pieces of housing legislation that were signed into law on September 29, 2017 by Governor Brown as a comprehensive 'housing package.' Members of the Planners TAC were also given supplementary literature and information regarding these housing bills. The Chair, C. Hensley, facilitated an open discussion on the changes to, and additions to, the State of California's housing laws. Comments and concerns which were brought up by members of the TAC included:

- Implications to Cities' "Housing Elements."
- Higher levels of State regulation and tracking.
- "Housing Element" approvals by the State, and pertaining punishment.
- Higher density standards which might cause Cities to up-zone certain property types.
- Political concerns that result from the passage of this package of bills.

UPDATE ITEMS

7. *ACE/COG Integration*

E. Wolf reviewed the decision of the Governing Board from August 17, 2017, to fully integrate the ACE and COG; the integration is to be completed by July 2018. As this time, the SGVCOG Governing Board has approved most of the integration, and wants the full integration to be in place by July 2018. E. Wolf reported that the Governing Board still has some concerns about costs and finances associated with the integration process, and has a few concerns with the

language of the revised bylaws. Wolf also stated that an Ad Hoc Integration Committee will meet, in order to facilitate the integration process; this committee can form and submit suggestions which will be sent to the Executive Committee and Governing Board. In addition, the COG is aiming to complete a personnel study by March or April of 2018; this would include trying to determine the salary ranges and benefits of different staff positions of both the ACE and COG. Wolf said that another issue that needs to be figured out is where the offices of the integrated SGVCOG will be located. Moreover, Mr. Wolf reminded members that the COG is available to meet with City Managers or City Councils to discuss the integration and JPA changes.

8. General Assembly Recap

E. Wolf provided a brief recap of the SGVCOG General Assembly, which took place on October 25, 2017. The General Assembly included interesting panels with solid speakers, and these panels and speakers covered the future of transportation, freight movement, and energy throughout the San Gabriel. The intention of these discussions and presentations was to initiate and instigate actions among Cities to take advantage of, and adapt to, changing technologies, actions, trends, needs, and demands in the San Gabriel Valley region, in order to spur local economic growth and development. The General Assembly was a successful event, and a couple of members of the TAC who attended the event commented on their experiences at the event.

EXECUTIVE DIRECTOR'S COMMENTS

CHAIR'S REPORT

9. Solicitation of presentation topics

C. Hensley solicited topics from members. S. Reimers of Temple City shared a concern that some Cities, including his own, are having difficulty understanding, and complying with, the LA County Fire Department's Fire Code requirements. He pointed out that there is ambiguity and confusion, since LA County Fire seems to be inconsistent in what it is requiring and asking of Cities. A couple of other members of the TAC shared in this concern, too, including the City of Irwindale. C. Hensley then suggested that members should bring a specific and clear list of issues regarding LA County Fire's Fire Code ambiguities to the next Planners TAC meeting, and then the TAC as a body can figure out how to share these concerns with LA County Fire. He also noted that this topic should be an agenda item at the next Planners TAC meeting.

10. Current City Projects

There was no discussion of city projects.

ANNOUNCEMENTS

Nov. 30, Next Planning Directors TAC Meeting

ADJOURN

The meeting adjourned at 1:02 P.M.

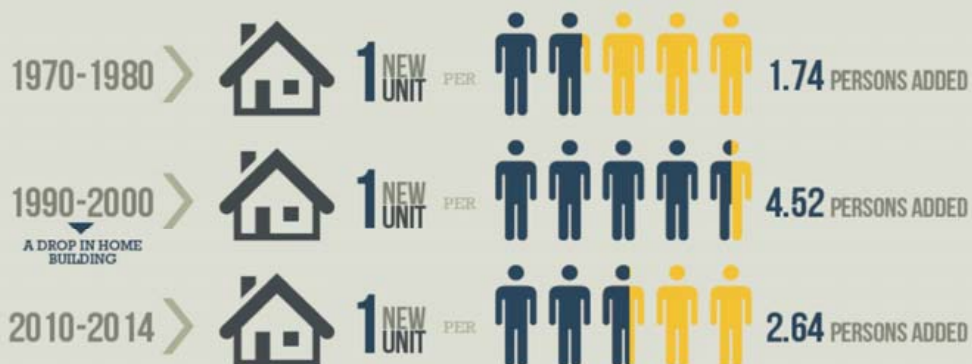
An Overview of the Regional Housing Needs Assessment (RHNA) Methodology

Ma'Ayn Johnson, AICP
Housing & Land Use Planner



The Purpose of RHNA

HOUSING SUPPLY HAS NOT KEPT UP WITH
POPULATION GROWTH



IT'S COMPOUNDED BY A DEMOGRAPHIC SHIFT



Goals of RHNA

- Increase the housing supply and mix of housing types, tenure and affordability in an equitable manner
- Promote infill development and socioeconomic equity and encouragement of efficient development patterns



Goals of RHNA

- Promoting an improved intraregional relationship between jobs and housing
- Allocating a lower proportion of housing need to an income category when a jurisdiction already has a disproportionately high share compared to the countywide distribution

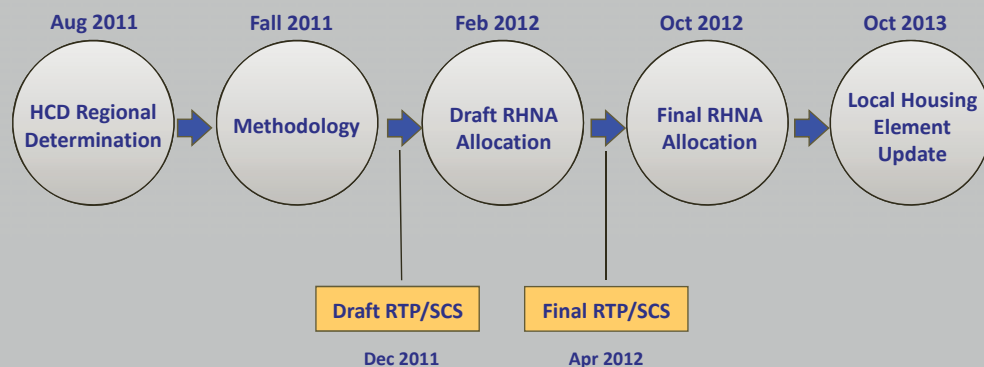


5th Cycle RHNA: 2013-2021



- The total regional need, by income category, must be met in the final RHNA allocation
- Projection period: 2014-2021
- Final regional determination for the 2012 RHNA:
412,137

5th Cycle RHNA Process



5th Cycle RHNA Methodology

- Total RHNA Allocation =
 - + Projected household growth
 - + Healthy market vacancy need
 - + Housing replacement need
 - Excess vacancy credit
- 110% social equity adjustment applied using the median county income

RHNA Allocation Methodology: Hypothetical City of City A

1,478 units of Projected Household Growth

Existing Housing Types

60.5% Owner-Occupied
=894 of total units

39.5% Renter-Occupied
= 584 of total units

Healthy Market Vacancy

894 units X 1.5% = 13 units

584 units X 4.5% = 26 units

13 units + 26 units = 39 units

1,478 units + 39 units =
1,517 units of Growth and Vacancy Need

RHNA Allocation Methodology: Hypothetical City of City A

1,517	Units of Growth and Vacancy Need
+	
11	Replacement need
<hr/>	
1,528	Growth + vacancy need + replacement need

Current Market Excess Vacancy Credit



Two types:

Effective Vacancy Credit

- For sale and for rent units
- Healthy market assumption depends on existing housing stock
- Regional credit: 69,105

"Other" Vacant Units Credit

- Vacant due to legal disputes, "shadow inventory", unknown, etc.
- Regional credit: 6,286
- Healthy market assumption of 1.28% across the region

Effective Vacancy Credit: City A

2,216	Total vacant units for rent and for sale (Census)
-	
1,995	Healthy market vacancy need
221	Surplus vacant units above healthy market need



Calculate City A's *share* of excess vacancy:

221	Surplus vacant units
÷	
86,864	Total regional excess vacancy [fixed]
0.25%	City A's regional share

Effective Vacancy Credit: City A

Determine share of regional credit:

0.25%	City A's regional share
x	
69,105	Regional credit [fixed]
176	Excess effective vacancy credit

Excess "Other" Vacant Unit Credit: City A

Determine normal market condition share:

78,003	City A's total housing units (Census)
x	
1.28%	Percentage of units that are "other" [fixed]
998	Normal market condition assumption



382	City A's total "other" vacant units (Census)
-	
998	Normal market condition assumption
- 616	"Other" vacant units above normal market

Excess "Other" Vacant Unit Credit: City A

Calculate City A's *share* of excess vacancy:

-616	"Other" vacant units above normal market
÷	
21,478	Total regional excess vacancy [fixed]
-2.87%	City A's regional share



Determine share of regional credit:

- 2.87%	City A's regional share
x	
6,286	Regional credit [fixed]
-1.80	Excess "other" vacancy credit

Total Excess Vacancy Credit: City A

176	Excess effective vacancy credit
+	
-1	Excess "other" vacancy credit
175	Total excess vacancy credit

RHNA Allocation Methodology: Hypothetical City of City A

1,528	Growth + vacancy need + replacement need
-	
175	Total excess vacancy credit
1,353	City A Total Draft RHNA Allocation

RHNA Household Allocation: Adjusted for Equity

Existing Conditions:

Household Income Level	City A	County Distribution
Very Low Income	19.5%	22.9%
Low Income	16.5%	16.8%
Moderate Income	18.1%	18.5%
Above Moderate Income	45.9%	41.8%

To mitigate the over-concentration of income groups each jurisdiction will move 110% towards county distribution in all four categories:

Household Income Level	City A Adjusted Allocation
Very Low Income	$19.5\% - [(19.5\% - 22.9\%) \times 110\%]$
Low Income	$16.5\% - [(16.5\% - 16.8\%) \times 110\%]$
Moderate Income	$18.1\% - [(18.1\% - 18.5\%) \times 110\%]$
Above Moderate Income	$45.9\% - [(45.9\% - 41.8\%) \times 110\%]$

Final RHNA Allocation

Income Category	City A Distribution Before Adjustment	City A Adjusted Distribution	RHNA Allocation (units)
Very Low	19.5%	23.2%	314
Low	16.5%	16.8%	227
Moderate	18.1%	18.6%	252
Above Moderate	45.9%	41.4%	560
Total	100%	100%	1,353

6th Cycle RHNA

- Latest adoption date: October 2020
- Planning period
October 2021-October 2029
- Fall 2017
Start of the Local Input Process

Beyond RHNA

- Local Input Process
 - Fall 2017
 - Use in RHNA and RTP/SCS
- Annual Progress Reports
 - SB 1 and other funding

THANK YOU!

Ma'Ayn Johnson, AICP
Housing & Land Use Planner
Johnson@scag.ca.gov

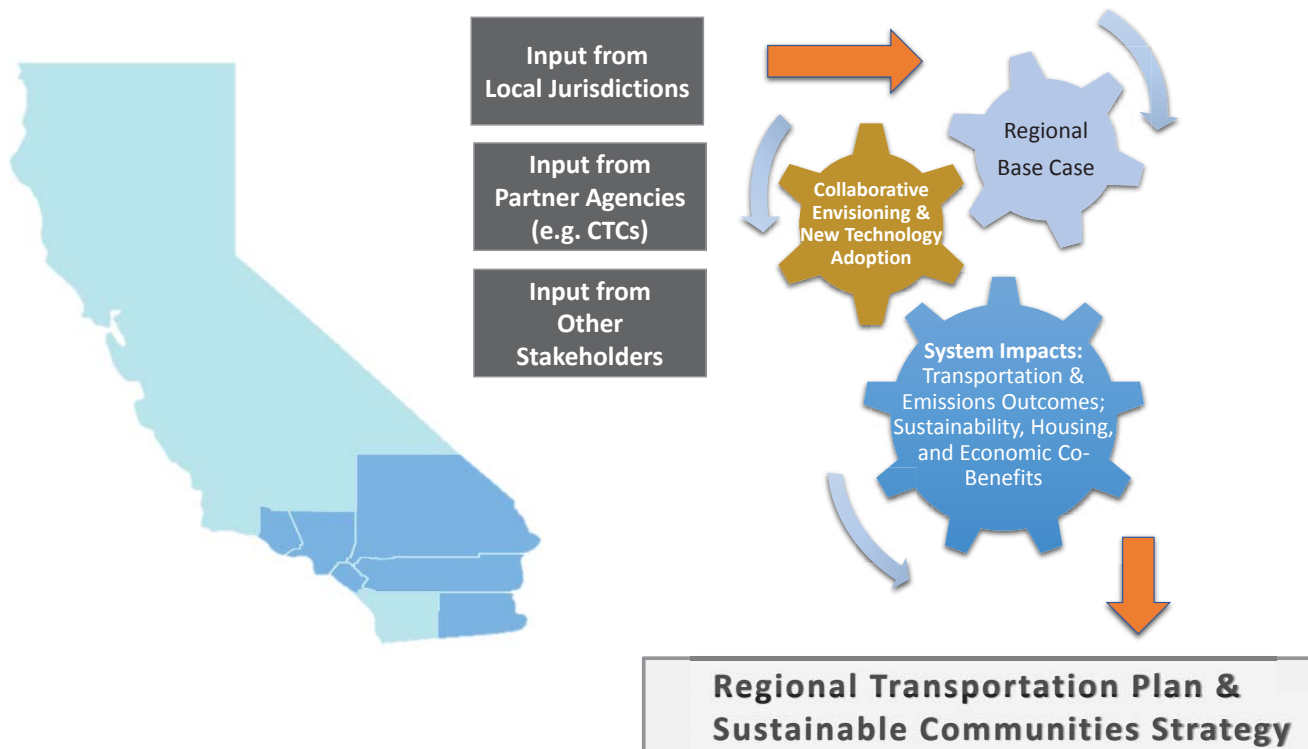
For more information, please visit www.scag.ca.gov

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Bottom-Up Local Input and Envisioning Process for the 2020 RTP/SCS

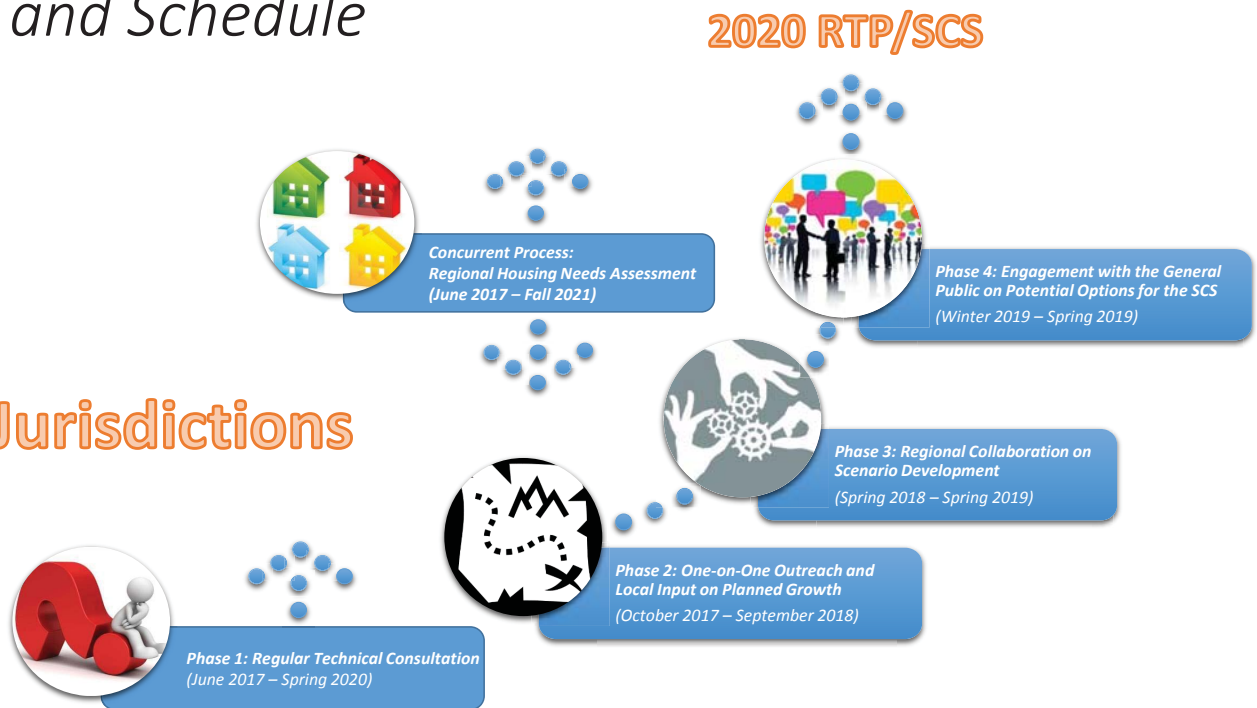


2020 RTP/SCS Plan Development Process

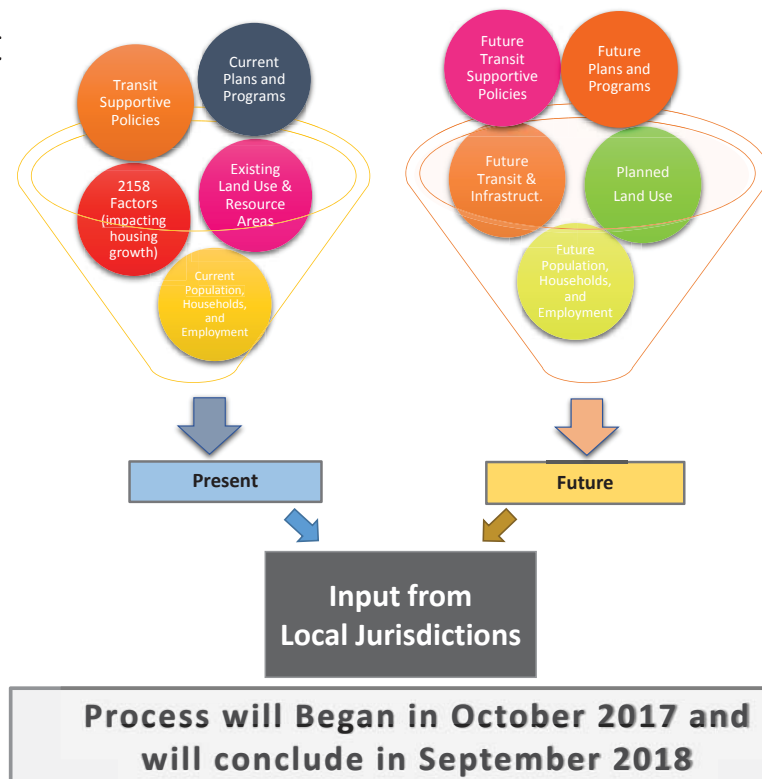


Bottom-Up Local Input and Envisioning Process *Phases and Schedule*

197 Jurisdictions



Phase 2: One-on-One Outreach and Local Input on Planned Growth *Data Elements*



Bottom-Up Local Input and Envisioning Process

Guiding Principles

- SCAG will engage with jurisdictions one-on-one to establish a regional profile of base land use, population, household and employment growth, resource areas, sustainability practices, and local transit-supportive plans and policies. SCAG will also seek input from CTCs on planned transportation infrastructure through the horizon year of the RTP/SCS.
- SCAG will assess the GHG reduction potential of existing plans and policies in the Southern California region, including the establishment of an RTP/SCS “base case” that takes into account local land use policies, planned growth, sustainability practices, resource areas, transit-supportive plans and policies, and anticipated transportation improvements for the RTP/SCS.
- SCAG will develop multiple scenarios that explore a range of land use and transportation strategies. These scenarios will illustrate the impact of distinctive policy and investment choices, and will be examined in relation to the “base case” in order for the Regional Council and Policy Committees to evaluate the merits of regional decisions for the Plan.
- Feedback on potential GHG reduction strategies will be solicited from local jurisdictions, CTCs, and other stakeholders through regional collaboration prior to inclusion in the draft SCS.
- SCAG will also engage with the general public to help inform the draft SCS scenarios, in accordance with SB 375 and SCAG’s updated Public Participation Plan.
- The RHNA will be developed in coordination with the RTP/SCS.
- Input from local jurisdictions throughout the process will be accepted from each jurisdiction’s city manager, community development/planning director, or their designee; at their option, jurisdictions may elect to have the governing body approve local input.

Questions? – Thank You!



REPORT

DATE: November 30, 2017

TO: Planning Directors TAC

FROM: Marisa Creter, Interim Executive Director

VIA: Mark Christoffels, CEO, ACE Construction Authority

RE: MEASURE M SUBREGIONAL FUNDS; INITIAL FIVE-YEAR PROGRAMMING PLAN

RECOMMENDED ACTION

Staff recommends that the Planning Directors' TAC provide input and direction for staff regarding the proposed programming of the initial five-year Measure M Subregional funds. Staff also requests feedback for the project selection process to create a full five-year project specific plan for Metro Board approval in accordance with the adopted Measure M Guidelines.

BACKGROUND

In June, the Metro Board of Directors adopted the Measure M guidelines establishing a process by which subregional funds under Measure M will be programmed by the subregional entities, including the SGVCOG, through the development of five-year subregional fund programming plans. In accordance with these guidelines, five-year project specific programming plans will have to be submitted to the Metro Board of Directors for adoption, which will subsequently guide the flow of funding to various specific projects that fall within each program. Last month staff received from Metro the projected initial five-year cash flow for each subregional fund in the San Gabriel Valley subregion. The funds that would be available for programming are referenced in Table 1.

Program	Sub-region	Funding Dates	FY 2017 FY 2018	FY 2018 FY 2019	FY 2019 FY 2020	FY 2020 FY 2021	FY 2021 FY 2022	5-Year Total	40-Year Fund Total	5-Year Percentage of Total
Active Transportation Prog. (Including Greenway Proj.)	sg	FY 2018-57	\$ 2.30	\$ 2.40	\$ 2.40	\$ 2.50	\$ 2.60	\$ 12.20	\$ 231.00	5.28%
Bus System Improvement Program	sg	FY 2018-57	\$ 0.60	\$ 0.60	\$ 0.60	\$ 0.60	\$ 0.60	\$ 3.00	\$ 55.00	5.45%
First/Last Mile and Complete Streets	sg	FY 2018-57	\$ 2.00	\$ 2.00	\$ 2.10	\$ 2.10	\$ 2.20	\$ 10.40	\$ 198.00	5.25%
Highway Demand Based Prog. (HOV Ext. & Connect.)	sg	FY 2018-57	\$ 2.30	\$ 2.40	\$ 2.40	\$ 2.50	\$ 2.60	\$ 12.20	\$ 231.00	5.28%
Goods Movement (Improvements & RR Xing Elim.)	sg	FY 2048-57							\$ 33.00	0.00%
Highway Efficiency Program	sg	FY 2048-57							\$ 534.00	0.00%
ITS-Technology Program (Advanced Signal Tech.)	sg	FY 2048-57							\$ 66.00	0.00%
San Gabriel Valley MY Subregion Total								\$ 37.8	\$ 1,348.00	2.80%
Gold Line Foothill Extension to Claremont	sg	FY 2019-25			?	?	?		\$ 1,019.00	
SR-71 Gap	sg	FY 2022-26							\$ 248.00	
SR-57/60	sg	FY 2025-31							\$ 205.00	
Gold Line Eastside Extension	sg	FY 2029-35							\$ 543.00	
I-605/10 Interchange	sg	FY 2043-47							\$ 126.00	
SR-60/605 Interchange	sg	FY 2043-47							\$ 130.00	
Major Projects San Gabriel Valley Total									\$ 2,271.00	
Overall Total									\$ 3,619.00	

Table 1.
Measure M Multi-Year Subregional Program 5-Year Cashflows (\$ in millions).

The cash flow table indicates that for the first five years, the amount of funding available for the subregional programs designated to receive funds in the early years is minimal (roughly 2.8% of the total designated for the 40-year programming period). Staff is assuming that funds are limited for the subregional programs because a significant amount of the early revenues will be allocated to the Foothill Gold Line Extension though the exact amounts are unknown and shown as “?” in the table.

Reviewing the subregional program project lists that were included in the base study for the regions (the adopted Mobility Matrix), it is apparent that the \$12 million to be allocated in the first five years under the Highway Demand Based Program, which is primarily HOV extensions and connections, is insufficient to initiate any projects. In addition, the \$3 million to be allocated under the Bus System Improvement Program, which is primarily for infrastructure improvements related to the express bus system, is also insufficient to initiate any projects.

Rather than have these funds remain in the these subregional programs as accumulated cash with no prospect for expenditures during that period, staff is recommending that these funds be “loaned” to the First/Last Mile and Complete Streets Program and the Active Transportation Program to accelerate projects within the programs. In addition, the SGVCOG earlier this year had issued a Letter of No Prejudice to advance \$5.2 million in Measure M funds to fully fund the Lemon Ave Ramps at the 60 freeway that are currently under construction, and staff is recommending that a portion of the funds available in the Highway Demand Based Program be “loaned” to the Highway Efficiency Program to cover these costs. These “loaned” funds would then be reimbursed when sufficient funding is available to initiate projects under the Highway Demand Based Program and the Bus System Improvement Program.

Based on the above, staff is recommending that \$5.2 million from the Highway Demand Based Program be “loaned” to the Highway Efficiency Program to cover the current Lemon LONP, which is a project that will ultimately get funded under the Highway Efficiency Program. The remainder of the Highway Demand Based Program would be “loaned” to the First and Last Mile Program. \$2.5 million of the Bus System Improvement Programs would be “loaned” to the Active Transportation Program, with \$500,000 to remain in the Bus System Improvement Program to fund specific project planning and conceptual design work. Table 2 shows the funding by program based on the recommended loans between programs:

REPORT

Program	Sub-region	Funding Dates	FY 2017 FY 2018	FY 2018 FY 2019	FY 2019 FY 2020	FY 2020 FY 2021	FY 2021 FY 2022	5-Year Total	40-Year Fund Total	5-Year Percentage of Total
Active Transportation Prog. (Including Greenway Proj.)	sg	FY 2018-57	\$ 2.40	\$ 3.00	\$ 3.00	\$ 3.10	\$ 3.20	\$ 14.70	\$ 231.00	6.36%
Bus System Improvement Program	sg	FY 2018-57	\$ 0.50	\$ -	\$ -	\$ -	\$ -	\$ 0.50	\$ 55.00	0.91%
First/Last Mile and Complete Streets	sg	FY 2018-57	\$ 2.00	\$ 2.00	\$ 4.00	\$ 4.60	\$ 4.80	\$ 17.40	\$ 198.00	8.79%
Highway Demand Based Prog. (HOV Ext. & Connect.)	sg	FY 2018-57	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 231.00	0.00%
Goods Movement (Improvements & RR Xing Elim.)	sg	FY 2048-57						\$ -	\$ 33.00	0.00%
Highway Efficiency Program	sg	FY 2048-57	\$ 2.30	\$ 2.40	\$ 0.50			\$ 5.20	\$ 534.00	0.97%
ITS-Technology Program (Advanced Signal Tech.)	sg	FY 2048-57						\$ -	\$ 66.00	0.00%
San Gabriel Valley MY Subregion Total								\$ 37.80	\$ 1,348.00	2.80%
Gold Line Foothill Extension to Claremont	sg	FY 2019-25			?	?	?		\$ 1,019.00	
SR-71 Gap	sg	FY 2022-26							\$ 248.00	
SR-57/60	sg	FY 2025-31							\$ 205.00	
Gold Line Eastside Extension	sg	FY 2029-35							\$ 543.00	
I-605/10 Interchange	sg	FY 2043-47							\$ 126.00	
SR-60/605 Interchange	sg	FY 2043-47							\$ 130.00	
Major Projects San Gabriel Valley Total									\$ 2,271.00	
Overall Total									\$ 3,619.00	

Table 2.

Proposed Measure M Multi-Year Subregional Program 5-Year (\$ in millions).

NEXT STEPS

On November 16, the Transportation Committee concurred with the proposed programming of the initial five-year Measure M subregional funds, and motioned to move this item to the Executive Committee, Public Works TAC, and Planning Directors' TAC. After input from the TACs, the recommended project specific five-year plans will be brought back to the Transportation Committee for final review before being forwarded to the Governing Board for approval.

Prepared by: Mark Christoffels
 Mark Christoffels
 Chief Executive Officer, ACE

Approved by: Marisa Creter
 Marisa Creter
 Interim Executive Director

REPORT

DATE: November 30, 2017

TO: Planning Directors TAC

FROM: Marisa Creter, Interim Executive Director

RE: **SUBREGIONAL PLANNING FUNDS**

RECOMMENDED ACTION

Discuss and provide direction to staff.

BACKGROUND

In February, the Governing Board directed staff to develop a Transportation Planner/Program Manager position and secure Measure M dollars to fund this position. Since that time, SGVCOG staff has participated in the Measure M Policy Advisory Council (PAC) to provide comment on the draft Measure M Guidelines. One objective of this participation was to secure this funding.

In June, the Metro Board of Directors adopted the Measure M guidelines at their June 22 meeting, and these guidelines identify a process by which these funds will be programmed by the subregional entities, including the SGVCOG, through the development of five-year subregional fund programming plans. These plans will be submitted to the Metro Board of Directors for adoption and will then guide the flow of funding to various specific projects that fall within each program. The guidelines also allow for up to 0.5% of the funding from each program to be used to for the development of these five-year programming plans, including conducting the necessary public outreach and coordination with jurisdictions and other stakeholders. As shown in Table 1 below, for the programs in the San Gabriel Valley, this 0.5% cap averages to \$185,125 annually.

Program	Total Funding (in millions)	Average Funding Per Year (in millions)	0.5% (per year)
Active Transportation	\$231	\$5.78	\$28,875
Bus System Improvement	\$55	\$1.38	\$6,875
First/last mile & Complete Streets	\$198	\$4.95	\$24,750
Highway Demand	\$231	\$5.78	\$28,875
Goods Movement	\$33	\$0.83	\$4,125
Highway Efficiency	\$534	\$13.35	\$66,750
Subregional Equity	\$199	\$4.98	\$24,875
TOTAL	\$1,481	\$37	\$185,125

Table 1.
SGVCOG Subregional Program Funding.

In October, Metro staff released the draft revenue forecasts for the first five years of Measure M. These revenue forecasts are shown in Table 2, as well as the 0.5% available for administration for each of the funded programs.

Program	Total Funding (in millions) FY 17-22	Percent of 40-year Total	0.5% (total) FY 17-22
Active Transportation	\$12.2	5.3%	\$61,000
Bus System Improvement	\$2.9	5.3%	\$14,500
First/last mile & Complete Streets	\$10.4	5.3%	\$52,000
Highway Demand	\$12.2	5.3%	\$61,000
Goods Movement	-	-	-
Highway Efficiency	-	-	-
Subregional Equity	-	-	-
TOTAL	\$37.7	2.5%	\$188,000

Table 2.
FY 2017-22 SGVCOG Programmatic Funds

As shown in Table 2, the SGVCOG’s programs are essentially “underfunded” in the first five years. That is, given the 40-year time frame of the programmatic funds, the baseline assumption would be that subregions would receive 12.5% of its programmatic funds in each of the 8 five-year programming periods. There are several reasons for this assumption. First, the SGVCOG, as well as some other subregions, have large capital projects, such as the Gold Line Phase 2B, programmed in the initial five-year period. Second, some of the SGVCOG’s programs (notably the highway programs) were not scheduled to receive funding until the final 10 years of the initial 40-year plan. Finally, Metro staff indicated that they were conservative with revenue estimates during the initial years of Measure M.

Given this revenue forecast, it is not feasible at this time to fund a transportation program manager using Measure M subregional administrative funds as the sole funding source. Averaged over the five years, the current funding provides for \$37,600 per year. Using the average of the proposed salary range for the position, it is estimated that the annual cost of the position (including salary and benefits) would be approximately \$120,000. Staff is proposing three alternatives for consideration and direction:

- **Option A:** Utilize the available funding to offset the cost of existing staff. Currently, existing SGVCOG staff performs these functions, to the extent possible. Additionally, the SGVCOG contracts with ACE for additional assistance and technical expertise. In FY 2017-18, the MOU with ACE for this work is budgeted at \$25,000.¹ These additional funds could be used to either offset or supplement this funding.
- **Option B:** Utilize the funding to hire a consulting firm to develop a five-year programming plan, conducting outreach to member agencies and other stakeholders. There has been extensive discussion at the Metro Policy Advisory Committee (PAC), led by the transit users group, about the desire to undertake a comprehensive public participation plan in developing the five-year programming plans. The Metro Board of Directors has not yet provided guidance on this subject. However, the SGVCOG could choose to dedicate a significant portion of the administrative funds to this purpose.

¹ While the SGVCOG and ACE are in the process of integrating staff, the SGVCOG would still need sufficient funds to cover the cost of former “ACE staff” working on “SGVCOG activities” regardless of whether these is a single personnel structure.

- **Option C:** Approve a special assessment equal to 0.5% of cities' Measure M local return for this initial five-year period in order to fund this full-time position.² This would mirror the 0.5% administrative funding available under the subregional programs. Table 3 shows the cost per city based on the estimated annual local return revenue. Combined with the subregional funds, this would provide a total of \$163,068 annually, which would be sufficient to fully fund the position.

City	Local Return	0.5% (Annual)	0.5% (5 year Total)
Alhambra	\$ 1,215,300	\$ 6,077	\$ 30,383
Arcadia	820,600	4,103	20,515
Azusa	702,200	3,511	17,555
Baldwin Park	1,094,600	5,473	27,365
Bradbury	15,400	77	385
Claremont	515,400	2,577	12,885
Covina	694,400	3,472	17,360
Diamond Bar	805,100	4,026	20,128
Duarte	310,300	1,552	7,758
El Monte	1,644,800	8,224	41,120
Glendora	731,100	3,656	18,278
Industry	6,300	32	158
Irwindale	20,900	105	523
La Puente	578,100	2,891	14,453
La Verne	469,400	2,347	11,735
Monrovia	531,400	2,657	13,285
Montebello	910,700	4,554	22,768
Monterey Park	881,700	4,409	22,043
Pomona	2,165,400	10,827	54,135
Rosemead	781,600	3,908	19,540
San Dimas	493,200	2,466	12,330
San Gabriel	575,600	2,878	14,390
San Marino	190,600	953	4,765
Sierra Madre	158,200	791	3,955
South El Monte	296,100	1,481	7,403
Temple City	515,300	2,577	12,883
Walnut	429,900	2,150	10,748
West Covina	1,540,000	7,700	38,500
LA County ³	14,943,600	30,000	150,000
Total	\$ 34,037,200	\$ 125,468	\$ 627,340

Table 3.
Proposed Matching Funds for Subregional Planning.

² This special assessment would only include cities included in the San Gabriel Valley subregion under Measure M, as well as the County.

³ The annual local return estimate for LA County represents the total funding across the County for all unincorporated communities. Based on estimates of the unincorporated population in the San Gabriel Valley, an assessment of \$10,000 per Supervisorial District was included in this chart.

NEXT STEPS

On November 16, this report and each of its funding proposals were presented to the Transportation Committee. The Committee directed that all options in this report be presented to the City Managers' Steering Committee, Public Works TAC, and Planning Directors' TAC at each of their next meetings. The Transportation Committee would like to solicit the opinion of each of these committees on this matter before deciding how to proceed.

Based on direction from the Transportation Committee, this item will be presented to the Executive Committee and City Managers' Steering Committee for further input before being presented to the Governing Board.

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DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
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November 7, 2017

MEMORANDUM FOR: Cities and Counties

FROM: Zachary Olmstead, Deputy Director
 Division of Housing Policy Development
 Direct questions on this topic to APR@hcd.ca.gov

SUBJECT: Housing Element Open Data Project
 Time Sensitive

Background

The Department of Housing and Community Development (the Department) is embarking on an effort to increase outreach, technical assistance, and greater data accessibility related to housing elements. Housing elements and annual progress reports (APRs) contain a wealth of information about a local government's programs and policies to promote the development of housing, but the information has not been easily accessible, or summarized at a county, regional or statewide level. The content from the APRs with regard to housing permits issued has become particularly relevant with the passage of SB 35.

This memo presents an advance copy of two housing element and APR data accessibility tools that make up [the Housing Element Open Data Project](#). The Department had informed the League of California Cities (the League) and California State Association of Counties (CSAC) of this effort to help reach jurisdictions that may not be on the Department's contact list, so you may receive this information from multiple sources.

Opportunity for Local Governments to Provide Feedback

Before these materials are posted on the Department's website, there will be a three-week preview review period for local governments to ask questions and correct/submit further information. The Department would like to ensure the data is as complete and accurate as possible.

Estimated Timeline for Review, Feedback and Finalization	
November 7	Disseminate information to local governments for review
November 30	Due date for local governments to ask questions and submit/correct information. NOTE: Corrections and new APRs may also be submitted later, this is just the deadline to make corrections before first public posting
December 1	The Department posts materials on its website

The Department will be available to answer questions and provide technical assistance to local governments seeking to update data.

Based on the feedback the Department receives from local governments during the three-week review window, the Department will refine the Housing Element Open Data Project materials with the goal of posting the information on its website by **December 1, 2017, and will continue to update the information periodically after that.**

Overview of the Housing Element Open Data Project

The Housing Element Open Data Project is comprised of two major components:

- 1) **Housing Element Implementation Status Spreadsheet:** Summary of multiple information points including housing element compliance status, SB 2 emergency shelter zoning status, and rezoning requirements.
- 2) **Annual Progress Report (APR) Permit Summary:** Summary of the permitted units, by income, reported as permitted in the APRs submitted to the Department.

Additional information on each of the two components is provided below.

1) Housing Element Implementation Status Spreadsheet

This spreadsheet presents information compiled from 5th Planning Cycle Housing Elements submitted to the Department's Division of Housing Policy Development for statutory compliance review including:

- Housing Element Compliance Status: In, In - Conditional, In Review (Draft), In Review (Adopted), Out (Draft), Out (Adopted) or Out (Due)
- Planning Period Duration: Five year, eight year or eight year with required four year updates
- Emergency Shelter Zoning: Implementation status of zoning amendments to accommodate emergency shelters pursuant to SB 2
- 4th Cycle Carryover: Unaccommodated 4th Cycle Very Low- and Low-Income Regional Housing Needs Allocation (RHNA) and status of the AB 1233 rezone program, if applicable
- 5th Cycle Rezone: Identified current planning period unit shortfall, acres to be rezoned, and completion status, if applicable
- Annual Progress Report: Submittal status for 2013-2016

The Department will update the information in the spreadsheet periodically.

2) Annual Progress Report (APR) Permit Summary

This spreadsheet summarizes self-reported permits for all submitted 5th Cycle APRs by local government for 2013-2016. The columns of this spreadsheet correspond to the information that appears summarized in Table B of the [APR form](#).

The information is displayed in a raw data format (i.e., a line for each APR submitted) and includes a summary pivot table (i.e., a line for all of 5th Cycle 2013-2016). Please note that the RHNA allocation numbers in the raw data and summary table tabs are based on jurisdiction-reported information from the APR forms. In some instances, this information may be incorrect. The fourth tab of the spreadsheet, therefore, includes the assigned 5th Cycle RHNA for comparison purposes.

Each jurisdiction's APR is due to the Department and the Governor's Office of Planning and Research **by April 1** of each year (covering the previous calendar year), but new APRs for prior years, or corrections to previously submitted APRs may be submitted at this time.

Jurisdictions can submit online using the [Online Annual Progress Reporting system](#). This is the Department's preferred method of submission.

You can find additional technical assistance in filling out the form through [the Annual Progress Report webinar](#), specifically from 9 minutes onward or email questions to APR@hcd.ca.gov.

If you prefer not to submit online you can fill out the excel [Annual progress report forms](#), and submit it to HCD via email at APR@hcd.ca.gov, or submit via mail.

FAQ 1: Permitting During the Projection Period

The APR Summary data will not show permitting completed after the start of the 5th Cycle Projection Period that occurs before the start of the 5th Cycle Planning Period unless the local government used the approved method for tracking these permits; that is to enter the units into Table A of the APR.

Any local government wanting to register units that were permitted during the 5th Cycle Projection Period before the start of the 5th Cycle Planning Period should contact APR@hcd.ca.gov to request this or follow these steps in the [Online Annual Progress Reporting system](#) for the first year of the Planning Period:

- 1) In Table A of the APR: Create a new project (you will do this twice if necessary, once for single-family projects, once for multi-family units)
- 2) Under "Project Identifier" enter the label as "Units permitted in the Projection Period"
- 3) Under "Unit Category" select single-family or multi-family as appropriate
- 4) Include the total number of units by income category
- 5) Press "Submit"

FAQ 2: Table A2 – Units Rehabilitated, Preserved and Acquired

It has come to our attention that there has been some confusion about when units are eligible to be entered in Table A2 of the APR. In order for units to be eligible, the following must apply pursuant to Government Code 65883.1(c)(7):

- This site must be included in the housing element, specifically as part of the local government's strategy to meet its RHNA obligation. This can be accomplished by including the site in the sites inventory or listing it in the analysis to determine adequate sites.
- Either with the housing element or within the first two years of the planning period, a representative of the jurisdiction must have submitted a completed ["Adequate Sites Program Alternative Checklist"](#) related to this specific site, or provided a Department-approved alternative submission that contains all the information contained within the checklist.

If either of these is not true, this site and its units CANNOT be counted toward RHNA progress, and we request that you correct your APRs if you counted these units in error.

Currently the summary does not include units reported in Table A2, but future updates will include these units in the permit summary total.

Note: Even when the units meet the eligibility criteria, a maximum of 25 percent of a jurisdiction's RHNA goal for each income category can be met through units counted through Table A2.

The Department may request backup documentation to support units counted in this table or any other table within the APR.

Conclusion

Comments and questions can be directed to APR@hcd.ca.gov.