

An aerial photograph of a city grid, showing streets and building footprints, overlaid with a semi-transparent blue filter. The text is positioned in the lower right quadrant of the image.

# **ASSOCIATION OF BAY AREA GOVERNMENTS**

## **Meeting Transcript**

JUNE 13, 2025

1                               **ABAG ADMINISTRATIVE COMMITTEE**  
2                               **FRIDAY, JUNE 13<sup>TH</sup>, 2025, 9:40 AM**

3  
4  
5   **V. CHAIR, PAT BURT MTC PC:** GOOD MORNING. AT THIS TIME I WOULD  
6   LIKE TO CALL TO ORDER THE JOINT MTC PLANNING COMMITTEE AND  
7   ABAG ADMINISTRATIVE COMMITTEE. THIS MEETING IS WEBCAST ON THE  
8   MTC AND ABAG WEB SITES. COMMITTEE MEMBERS AND MEMBERS OF THE  
9   PUBLIC PARTICIPATING BY ZOOM WISHING TO SPEAK SHOULD USE THE  
10  RAISED HAND FEATURE OR DIAL NINE. I WILL CALL UPON THEM AT THE  
11  APPROPRIATE TIME. TELECONFERENCE ATTENDEES WILL BE CALLED ON  
12  BY THE LAST FOUR DIGITS OF THEIR PHONE NUMBER. ROLL CALL VOTE  
13  WILL BE TAKEN FOR ACTION ITEMS DUE TO REMOTE COMMITTEE MEMBER  
14  PARTICIPATION TODAY. SO, OUR FIRST ITEM IS ROLL CALL TO  
15  CONFIRM A QUORUM.

16  
17  **BOARD CLERK:** CHAIR AHN IS ABSENT. VICE CHAIR BURT?

18  
19  **V. CHAIR, PAT BURT MTC PC:** HERE.

20  
21  **BOARD CLERK:** COMMISSIONER ANDERSEN IS ABSENT. COMMISSIONER  
22  CANEPA?

23  
24  **DAVID CANEPA:** HERE.

25

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1 **BOARD CLERK:** COMMISSIONER EZZY ASHCRAFT?

2

3 **MARILYN EZZY ASHCRAFT:** HERE.

4

5 **BOARD CLERK:** COMMISSIONER GIACOPINI, NON-VOTING?

6

7 **SPEAKER:** HERE. JOHN-BAPTISTE?

8

9 **ALICIA JOHN-BAPTISTE:** HERE.

10

11 **BOARD CLERK:** MAHAN IS ABSENT. MASHBURN IS ABSENT. WE DO NOT  
12 HAVE A QUORUM. HOWEVER, COMMISSIONER CHAIR NOACK HAS AGREED TO  
13 BE DEPUTIZED. COMMISSIONER CHAIR NOACK, CAN YOU SAY?

14

15 **SUE NOACK:** YOU WANT ME TO WHAT?

16

17 **BOARD CLERK:** BE DEPUTIZED?

18

19 **SUE NOACK:** YES.

20

21 **BOARD CLERK:** THANK YOU.

22

23 **SUE NOACK:** FINISHING MY BREAKFAST. [LAUGHTER]

24

25 **BOARD CLERK:** WE NOW ARE IS A QUORUM.

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1

2 **V. CHAIR, PAT BURT MTC PC:** THANK YOU. SO, WE'LL PROCEED TO  
3 AGENDA ITEM THREE WHICH IS OUR MTC PLANNING COMMITTEE CONSENT  
4 CALENDAR, IT INCLUDES AGENDA ITEMS 3A AND 3B. DO WE HAVE A  
5 MOTION AND A SECOND TO APPROVE THE CONSENT?

6

7 **DAVID CANEPA:** SO MOVED.

8

9 **SUE NOACK:** SECOND.

10

11 **V. CHAIR, PAT BURT MTC PC:** OKAY. MOVED BY CANEPA AND SECONDED  
12 BY NOACK. OKAY. WOULD ANYONE -- PARDON ME? -- ANYONE WOULD  
13 LIKE TO COMMENT ON THE CONSENT CALENDAR? IS THERE ANY PUBLIC  
14 COMMENT?

15

16 **BOARD CLERK:** THERE IS NO WRITTEN CORRESPONDENCE RECEIVED ON  
17 THIS ITEM AND NO ONE IN THE BOARDROOM OR ZOOM WISHING TO SPEAK  
18 ON THIS ITEM.

19

20 **V. CHAIR, PAT BURT MTC PC:** THANK YOU. CALL THE ROLL.

21

22 **BOARD CLERK:** AHN IS ABSENT. BURT?

23

24 **V. CHAIR, PAT BURT MTC PC:** YES.

25

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1 **BOARD CLERK:** ANDERSEN IS ABSENT. CANEPA?

2

3 **DAVID CANEPA:** AYE.

4

5 **BOARD CLERK:** ASHCRAFT?

6

7 **MARILYN EZZY ASHCRAFT:** YES.

8

9 **BOARD CLERK:** JOHN-BAPTISTE?

10

11 **ALICIA JOHN-BAPTISTE:** AYE.

12

13 **BOARD CLERK:** MAHAN IS ABSENT. MASHBURN IS ABSENT. COMMISSION  
14 CHAIR DEPUTIZED NOACK?

15

16 **SUE NOACK:** YES.

17

18 **BOARD CLERK:** MOTION PASSES UNANIMOUSLY BY ALL MEMBERS PRESENT.

19

20 **V. CHAIR, PAT BURT MTC PC:** THANK YOU. SO, I'LL NOW TURN THE  
21 MEETING OVER TO ABAG CHAIR RAMOS.

22

23 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH TO MY CO-CHAIR,  
24 COMMISSIONER BURT. WE SIT ON OPPOSITE SIDES. WE'RE LIKE BOOK  
25 ENDS, RIGHT YOU'RE FROM THE SOUTH I'M FROM THE NORTH. GLAD TO

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1 BE JOINING YOU. I WOULD LIKE TO CALL TO ORDER THE ABAG  
2 ADMINISTRATIVE COMMITTEE, VOICE VOTE WILL BE TAKEN FOR ALL  
3 ACTION ITEMS AS WE DO NOT HAVE REMOTE PARTICIPATION. WILL THE  
4 CLERK CALL THE ROLL AND CONFIRM QUORUM MR. CASTRO?

5

6 **BOARD CLERK:** COUNCIL MEMBER ECKLUND?

7

8 **PAT ECKLUND:** PRESENT.

9

10 **BOARD CLERK:** RABBITT IS ABSENT. RAMOS?

11

12 **CHAIR BELIA RAMOS, ABAG AC:** HERE.

13

14 **BOARD CLERK:** ROMERO?

15

16 **V. CHAIR, CARLOS ROMERO ABAG AC:** HERE.

17

18 **BOARD CLERK:** SILVA? WILLIAMS IS ABSENT. QUORUM IS PRESENT.

19

20 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU PLEASE READ THE  
21 COMPENSATION ANNOUNCEMENT.

22

23 **BOARD CLERK:** ACCORDING TO STATE LAW, I AM MAKING THE FOLLOWING  
24 ANNOUNCEMENT. THE MEMBERS OF THE ABAG FINANCE COMMITTEE IN  
25 ATTENDANCE AT THIS MEETING ARE ENTITLED TO RECEIVE PER DIEM AN

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1 AMOUNT OF \$150 AND THAT THE PER DIEM IS PROVIDED AS A RESULT  
2 OF CONVENING A MEETING FOR WHICH EACH MEMBER IS ENTITLED TO  
3 COLLECT PER DIEM. THANK YOU.

4

5 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. OUR NEXT ITEM FOR  
6 CONSIDERATION IS ITEM 6A APPROVAL OF OUR ABAG ADMINISTRATIVE  
7 COMMITTEE MINUTES FROM OUR MAY 9TH MEETING. DO WE HAVE ANY  
8 QUESTIONS OR CORRECTIONS ON THOSE MINUTES?

9

10 **PAT ECKLUND:** I'LL MOVE APPROVAL.

11

12 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. DO I HAVE A SECOND?

13

14 **V. CHAIR, CARLOS ROMERO ABAG AC:** ROMERO WILL SECOND.

15

16 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. SEEING NO  
17 COMMITTEE COMMENTS IS THERE PUBLIC COMMENT ON THIS ITEM MR.  
18 CLERK.

19

20 **CLERK OF THE BOARD:** THERE IS NO WRITTEN COMMENTS RECEIVED FOR  
21 THIS ITEM, AND THERE NO MEMBERS IN THE BOARDROOM OR ZOOM  
22 WISHING TO SPEAK ON THIS ITEM.

23

24 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. MR. CLERK IF  
25 YOU WOULD PLEASE CONDUCT -- SORRY. NEVER IMPLIED. VOICE VOTE.

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1 I'M OUT OF PRACTICE HERE. [LAUGHTER] ALL IN FAVOR, SAY AYE.  
2 [AYES] MOTION PASSES UNANIMOUSLY. THANK YOU SO MUCH. NEXT WE  
3 WILL BE MOVING ON TO OUR ACTION ITEM, AND THIS IS THE MTC  
4 RESOLUTION NUMBER 4715 AND ABAG RESOLUTION NUMBER 8-2025  
5 ADVANCING PLANNED BAY AREA 2050+ FINAL BLUEPRINT. WE DID, IN  
6 JANUARY '25, ABAG AND THE BOARD AND COMMISSION APPROVED THE  
7 PLANNED BAY AREA 2050+ FINAL BLUEPRINT AFTER AN 18 MONTH  
8 DEVELOPMENT PROCESS WITH SIGNIFICANT PUBLIC AND SAKE HOLDER  
9 ENGAGEMENT. WE DID DIRECT STAFF TO ANALYZE THE PERFORMANCE AND  
10 EQUITY OUTCOMES ASSOCIATED WITH VARIOUS STRATEGIES AND JOB  
11 FEES AND PROJECTS. AND THIS IS GOING TO SERVE AS SOMEWHAT OF  
12 A, YOU KNOW, REFRESHER. PROBABLY NOT SO BRIEF. IT IS A VERY,  
13 VERY LARGE PLAN, WITH TREMENDOUS AMOUNT OF FINDINGS AND  
14 ANALYSIS THAT HAVE BEEN CONDUCTED OVER THE LAST TWO SEASONS,  
15 NOT THAT SAN FRANCISCO HAS SEASONS, BUT THE REST OF THE BAY  
16 AREA DOES. AT THE CONCLUSION OF THIS ITEM WE'LL CONSIDER  
17 REFERRING THE MTC RESOLUTION AND THE ABAG RESOLUTION TO OUR  
18 RESPECTIVE BOARDS. THE RESOLUTIONS WOULD TRANSFER THE PLAN  
19 INTO ITS FINAL PHASE. THAT WOULD INCLUDE CONDUCTING  
20 ENVIRONMENTAL ANALYSIS, AS REQUIRED BY CEQA AND IDENTIFYING  
21 NEAR-TERM IMPLEMENTATION PRIORITIES. WITH US TODAY IS CHIRAG  
22 RABARI TO PROVIDE THE REPORT. GOOD MORNING.  
23  
24 **CHIRAG RABARI:** GOOD MORNING PRESIDENT RAMOS AND BOARD MEMBERS  
25 AND COMMISSIONERS CHIRAG RABARI PLANNED BAY AREA 2050+ PROJECT



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1 MANAGER REPRESENTING THE BROADER PLANNED BAY AREA TEAM IF WE  
2 COULD GO TO THE NEXT SLIDE. PRESIDENT RAMOS GAVE AN EXCELLENT  
3 REFRESHER OF WHERE WE ARE IN THE PROCESS RIGHT NOW AT THIS  
4 POINT WE'RE TWO YEARS INTO THE TWO YEAR AND A HALF PLANNING  
5 PROCESS AND YOUR APPROVAL TODAY WILL OFFICIALLY MARK THE  
6 CONCLUSION OF THE BLUEPRINT PLANNING PROCESS WE HOPE TO PIVOT  
7 TO THE FINAL PLAN'S PHASE OUR FINAL SPRINT TO THE FINISH LINE.  
8 WE DO ANTICIPATE RELEASING THE DRAFT PLANNED BAY AREA 2050+  
9 INCLUDING EIR, DRAFT PLAN DOCUMENT, AND DRAFT IMPLEMENTATION  
10 PLAN FOR PUBLIC REVIEW IN THE LATE SUMMER AND EARLY FALL AND  
11 WE WOULD ANTICIPATE COMING BACK TO YOU FOR THE FINAL APPROVAL  
12 OF THE PLAN IN 2026. SO STEPPING BACK FROM THE IMMEDIACY OF  
13 THIS PARTICULAR LONG RANGE PLAN UPDATE, DESPITE SOME OF THE  
14 CHALLENGES OF THE CURRENT MOMENT WE THOUGHT IT WOULD BEING  
15 IMPORTANT TO ACKNOWLEDGE SOME OF THE PLANNING SUCCESSES THAT  
16 THE REGION HAS HAD OVER THE LAST 15 PLUS YEARS OR SO FOR  
17 EXAMPLE, FOCUSING GROWTH NEAR TRANSIT HAS BEEN A LONG-STANDING  
18 PLANNING GOAL AND IN TERMS OF NEW HOUSING WE HAVE SEEN AN  
19 INCREASING SHARE OF CONCENTRATION IN OUR LOCALLY NOMINATED  
20 PRIORITY DEVELOPMENT AREAS. IN FACT, CLOSE TO 2 OF 3 NEW BAY  
21 AREA HOMES HAVE BEEN LOCATED IN PRIORITY DEVELOPMENT AREAS  
22 OVER A RECENT PERIOD OF 2018 TO 2023. AND MORE RECENTLY,  
23 THROUGH THE LAUNCH OF THE REGIONAL HOUSING TECHNICAL  
24 ASSISTANCE PROGRAM, THE REGION HAS SUPPORTED ALL BAY AREA  
25 JURISDICTIONS WITH THEIR HOUSING ELEMENT UPDATES AND

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1 ASSOCIATED REZONINGS, WHICH WE EXPECT TO CONTINUE TO PAY  
2 DIVIDENDS INTO THE FUTURE. ALSO DELIVERED A MULTI-MODAL SUITE  
3 OF CAPITAL PROJECTS THAT ADVANCE OUR SUSTAINABILITY AND  
4 MOBILITY GOALS WE HAVE HAD MAJOR REHABILITATIONS SUCH AS NEW  
5 EAST BAND OF THE BAY BRIDGE ENHANCEMENTS SUCH AS CALTRAIN  
6 ELECTRIFICATION TRANSIT EXTENSIONS SUCH AS BART TO SILICON  
7 VALLEY PHASE ONE, SMART, BART TO ANTIOCH, NEW BRT SERVICE IN  
8 SAN FRANCISCO AND EAST BAY IN ADDITION NEARLY \$700 MILLION HAS  
9 BEEN PROGRAMMED TO BICYCLE AND PEDESTRIAN PROJECTS IN THE  
10 REGION SINCE LAUNCH OF THE ONE BAY AREA GRANT PROGRAM IN EARLY  
11 2010'S. WITH SHARE OF TOTAL FUNDING GOING TO ACTIVE  
12 TRANSPORTATION INCREASING WITH EVERY FUNDING CYCLE IMPORTANT  
13 TO ACKNOWLEDGE THAT LOCAL PARTNERS ON THE GROUND TRANSIT  
14 OPERATORS AS WELL AS STATE FEDERAL GOVERNMENT HAVE BEEN  
15 CRITICAL PARTNERS IN ADVANCING THIS PROGRESS THAT THE REGION  
16 HAS SEEN. NEXT SLIDE. AS A REMINDER THE PLAN'S ADOPTED VISION  
17 AND GUIDING PRINCIPLES ARE FOR AN AFFORDABLE CONNECTED DIVERSE  
18 HEALTHY AND VIBE RAPID BAY AREA FOR ALL BY THE YEAR 2050 THAT  
19 WAS CARRIED FORWARD FROM PLANNED BAY AREA 2050 AND REMAINS KEY  
20 FOR EVALUATING WHAT WE HOPE THE PLAN CAN ACCOMPLISH IN THE  
21 FUTURE WE CARRY FORWARD THE PLANS FOR INTERRELATED ELEMENTS OF  
22 TRANSPORTATION HOUSING ECONOMY AND ENVIRONMENT THE PLANNED BAY  
23 AREA 2050 HAS 35 STRATEGIES THAT ARE AT THE HEART OF THE PLAN  
24 FOCUSED ON FIX IT FIRST HEALTHY SAFER STREETS AND TRANSIT  
25 EXPANSION ENHANCEMENT THREE P'S OF PRODUCTION PRESERVATION AND

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1 PROTECTION STRATEGIES FOCUSED ON ECONOMIC MOBILITY IN JOBS AS  
2 WELL AS ENVIRONMENT STRATEGIES LOOKING AT HAZARD MITIGATION  
3 PARKS AND OPEN SPACE AND CLIMATE EMISSIONS REDUCTION. NEXT  
4 SLIDE. AS REFERENCED, THE PLAN HAS HAD MULTIPLE EXTENSIVE  
5 ENGAGEMENT ROUND TO DATE INCLUDING FOCUSED OUTREACH IN OUR  
6 EQUITY PRIORITY COMMUNITIES ACROSS ALL NINE COUNTIES TO MEET  
7 PEOPLE WHERE THEY ARE, A SYNCHRONOUS PARTICIPATION THROUGH  
8 ONLINE SURVEYS ENABLING BROADER REACH. WE HAVE EXPANDED OUR  
9 COMMUNITY-BASED PARTNERSHIPS WITH 22CBOS INCLUDING ENGAGEMENT  
10 WITH NATIVE AMERICAN RESIDENTS AS WELL AS REGIONS IN  
11 UNINCORPORATED COMMUNITIES WE HAVE CONDUCTED ENGLISH  
12 ENGAGEMENT IN SPANISH CHINESE VIETNAMESE AND SO AS REFERENCED  
13 IN THE COMMISSION AND EXECUTIVE BOARD DID ADOPT THE FINAL  
14 PLANNED BAY AREA 2050+ FINAL BLUEPRINTED INCLUDING GROWTH  
15 GEOGRAPHY STRATEGIES AS WELL AS FINAL TRANSPORTATION PROJECT  
16 LIST FINAL RESILIENCE PROJECT LIST IN JANUARY SO THIS  
17 PRESENTATION FOCUSED ON NOTABLE PERFORMANCE EQUITY OUTCOMES  
18 FOR WHAT COULD HAPPEN IN THE FUTURE, THE PROJECT ALTERNATIVE  
19 SHARES CORE PLANNING ASSUMPTIONS AS THE FINAL BLUEPRINT SUCH  
20 AS ANTICIPATED FUTURE POPULATION JOBS GROWTH BUT EVALUATES  
21 THOSE FUTURE CONDITIONS IN ABSENCE OF THE FINAL BLUEPRINT AND  
22 STRATEGIES AND INVESTMENTS BACKGROUND RESOURCES ON THE FINAL  
23 BLUEPRINT ARE AVAILABLE ON [PLANNEDBAYAREA.ORG](http://PLANNEDBAYAREA.ORG) WEB SITE. NEXT  
24 SLIDE. CONTINUING THE TREND OBSERVED IN THE RECENT DATA WE SEE  
25 THAT THE PLAN'S APPROVED GROWTH GEOGRAPHIES, IN ADDITION TO

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1 PRIORITY DEVELOPMENT AREAS, WHICH ALSO INCLUDES PRIORITY  
2 PRODUCTION AREAS, AS WELL AS REGIONALLY IDENTIFIED TRANSIT-  
3 RICH AREAS AND HIGH-RESOURCE AREAS ARE EXPECTED TO ACCOMMODATE  
4 THE VAST MAJORITY OF THE REGION'S FUTURE ANTICIPATED GROWTH.  
5 THIS PATTERN OF FOCUSED GROWTH SEES 95% OF FUTURE HOUSEHOLDS  
6 AND 72% OF FUTURE JOBS LOCATING IN GROWTH GEOGRAPHIES WITH  
7 LESS THAN 1% OF NEW DEVELOPMENT OCCURRING OUTSIDE OF LOCAL  
8 URBAN GROWTH BOUNDARIES. AREAS WITH THE STRONGEST HOUSING  
9 MARKETS IN THE REGION INCLUDING SILICON VALLEY, EAST BAY AND  
10 PENINSULA ARE EXPECTED TO ACCOMMODATE MOST OF THE REGION'S  
11 FUTURE HOUSEHOLDS WITH MODEST GROWTH IN THE NORTH BAY WITH  
12 RESPECT TO JOBS WE EXPECT THAT ROUGHLY ONE IN FOUR ARE  
13 EXPECTED TO BE WORK-FROM-HOME IN 2050, SIMILAR TO TODAY'S  
14 LEVELS. AND MORE DETAILED COUNTY AND THE SUBREGIONAL  
15 PROJECTIONS ARE AVAILABLE IN THE ATTACHMENTS IN YOUR PACKET.  
16 NEXT SLIDE. SO, WITH RESPECT TO KEY TRANSPORTATION AND  
17 MOBILITY OUTCOMES, WE ANTICIPATE THAT BY THE YEAR 2050, THE  
18 SHARE OF PEOPLE COMMUTING VIA TRANSIT, BIKING, OR WALKING  
19 COULD MORE THAN DOUBLE THANKS TO A SUITE OF PLANNED BAY AREA  
20 2050+ FINAL BLUEPRINT INVESTMENTS IN SAFER AND EXPANDED  
21 TRANSIT SERVICES, ACTIVE TRANSPORTATION THROUGH A COMPLETE  
22 STREETS NETWORK, AS WELL AS A VARIETY OF SAFETY IMPROVEMENTS  
23 THAT HELP PEOPLE -- DRAW PEOPLE BACK TO TRANSIT. PRICING  
24 STRATEGIES ALSO PLAY A ROLE IN COMPLEMENTING THAT MODE SHARE  
25 INCREASE, AS WELL AS DECREASING AUTO MODE SHARE FROM CURRENT

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1 LEVELS CLOSE TO 6 AND 10, LOWER THAN POTENTIALLY 5 AND 10 BY  
2 THE YEAR 2050. AND, AGAIN THAT, COMPARES FAVORABLY TO THE NO  
3 PROJECT ALTERNATIVE WHICH SEES ONLY MORE MODEST IMPROVEMENTS.  
4 NEXT SLIDE. WITH RESPECT TO TRANSIT ACCESS AND HOUSING, WE SEE  
5 A SIGNIFICANT INCREASES IN THE SHARE OF HOUSEHOLDS WITHIN A  
6 HALF MILE OF HIGH QUALITY TRANSIT, A NEARLY 20 PERCENTAGE  
7 POINT INCREASE, FOR ALL HOUSEHOLDS AND ROUGHLY 30% POINT  
8 INCREASE FOR LOW-INCOME HOUSEHOLDS THERE ARE A VARIETY OF  
9 STRATEGIES THAT WORK TO HELP ACCOMPLISH THAT GOAL INCLUDING  
10 EXPANDED TRANSIT SERVICE AS WELL AS OUR LAND USE STRATEGIES  
11 THAT FOCUS MORE HOUSEHOLDS NEAR THE REGION'S TRANSIT NETWORK  
12 INCLUDING RAIL, FERRY, AND FREQUENT BUS SERVICE. NEXT SLIDE.  
13 AS YOU MAY RECALL, THE PLAN DOES ANTICIPATE MAJOR INVESTMENTS  
14 IN AFFORDABLE HOUSING PRODUCTION AND PRESERVATION. AND IF  
15 IMPLEMENTED THAT COULD DRIVE MAJOR AFFORDABILITY IMPROVEMENTS  
16 FOR ALL HOUSEHOLDS AND LOW-INCOME HOUSEHOLDS, IN PARTICULAR.  
17 IN TERMS OF THE SHARE OF INCOME SPENT ON HOUSING WE COULD SEE  
18 A 12% POINT REDUCTION FOR ALL HOUSEHOLDS FROM ROUGHLY A THIRD  
19 OF THEIR INCOME TO CLOSE TO 20% INCOME AND FOR LOW-INCOME  
20 HOUSEHOLDS EVEN MORE NOTABLE IMPROVEMENT FROM NEARLY 70% OF  
21 INCOME SPENT ON HOUSING IN 2023 AND ROUGHLY 28% IN 2050. AND  
22 AGAIN WITHIN THE ABSENCE OF THE FINAL BLUEPRINT STRATEGIES WE  
23 WOULD SEE ONLY MODEST REDUCTIONS OF THAT INCOME SHARE. NEXT  
24 SLIDE. FINALLY, NEXT WITH RESPECT TO ENVIRONMENT AND  
25 RESILIENCE, THE PLAN HAS A SUITE OF STRATEGIES TO ADAPT THE

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1 REGION TO HAZARDS AS WELL AS TO IMPROVE ACCESS TO PARKS AND  
2 OPEN SPACE. AND WE DO SEE THAT BY THE YEAR 2050, A SUITE OF  
3 RETROFITTING AND RESILIENCE MEASURES COULD PROTECT BAY AREA  
4 HOMES AND BUILDINGS FROM SEA LEVEL RISE, EARTHQUAKES, AND  
5 WILDFIRE, AND, ALSO, ENSURE THAT RESIDENTS HAVE ACCESS TO MORE  
6 OPEN SPACE PER CAPITA EVEN IN THE FACE OF ROBUST POPULATION  
7 AND JOBS GROWTH. NEXT SLIDE. WE ARE HAPPY TO REPORT THAT THE  
8 PLAN IS ANTICIPATED TO MEET ITS STATUTORILY REQUIRED  
9 GREENHOUSE GAS EMISSIONS REDUCTION TARGET SET BY THE  
10 CALIFORNIA AIR RESOURCES BOARD WHICH IS TO REDUCE AGAIN PER  
11 CAPITA GHG BY THE YEAR 2035 19% FROM 2025 LEVELS FOR LIGHT-DUTY  
12 CARS AND TRUCKS. WE ANTICIPATE THAT IF PLANNED BAY AREA  
13 STRATEGIES WERE NOT IMPLEMENTED, EMISSIONS WOULD RISE IN THE  
14 FUTURE AS THE POPULATION OF THE REGION GROWS. AS WE LAYER ON  
15 THE PLAN'S LAND USE AND TRANSIT STRATEGIES THAT HELPS TO FOCUS  
16 GROWTH NEAR POTENTIAL ALTERNATIVES TO DRIVING, WHICH REDUCE  
17 PER CAPITA GHG BY ROUGHLY FOUR POINTS GETTING US TO ABOUT A  
18 MINUS 3% REDUCTION. IF YOU -- IN THE FINAL TRANSPORTATION  
19 PROJECT LIST, DID LIMIT SOME OF THE ROADWAY CAPACITY  
20 INVESTMENTS IN THE PLAN, AND THAT HELPS TO REDUCE POTENTIAL  
21 SLIPPAGE ON THAT GHG GOAL WITH ONLY MINOR MOVEMENT IN THE  
22 WRONG DIRECTION ON GHG, AS WE THEN ADD THE PLAN'S PRICING AND  
23 SAFETY STRATEGIES THAT, DRIVES A PRETTY SIGNIFICANT REDUCTION  
24 OF CLOSE TO MINUS 6% TO BRING US CLOSE TO TOTAL REDUCTION OF  
25 MINUS NINE. AND THEN FINALLY THE PLAN'S CLIMATE STRATEGIES

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1 WHICH INCLUDES SIGNIFICANT INVESTMENTS IN ELECTRIC VEHICLES  
2 AND CHARGERS DRIVE THE LARGEST GHG REDUCTION DOWN BY ROUGHLY  
3 MINUS 12% TO GET US TO MINUS 21. AGAIN, ALL OF THESE  
4 STRATEGIES WORK SYNERGISTICALLY TOGETHER TO HELP DRIVE THOSE  
5 GHG RESULTS. AND IT'S IMPORTANT TO NOTE THIS IS NOT THE END OF  
6 THE ROAD, THIS IS SUBJECT TO APPROVAL BY THE CALIFORNIA AIR  
7 RESOURCES BOARD. IN PLANNED BAY AREA 2050 WE LOST ROUGHLY TWO  
8 POINTS OF GHG REDUCTION AS WE WENT THROUGH THE APPROVAL  
9 PROCESS WITH CARB IF WE WERE TO SEE A SIMILAR OUTCOME THIS  
10 TIME WE WOULD JUST BARELY SCRAPE BY THAT 19% TARGET. NEXT  
11 SLIDE. SO, AGAIN, ZOOMING OUT A LITTLE BIT FROM THESE RESULTS,  
12 IT'S IMPORTANT TO TAKE A SECOND TO REFLECT ON, YOU KNOW, WHERE  
13 WE ARE WITH THIS PLAN, WHERE WE HAVE BEEN AND WHERE WE'RE  
14 GOING IN THE FUTURE. THIS PLAN WAS SCOPED AS A LIMITED AND  
15 FOCUSED REFRESH OF PLANNED BAY AREA 2050. AND SIMILAR TO THAT  
16 PAST PLAN, IT HAS TAKEN AN ASPIRATIONAL APPROACH REALLY  
17 LOOKING TO ACHIEVE THE TYPES OF PERFORMANCE AND EQUITY  
18 OUTCOMES THAT WE RELAID IN THE PREVIOUS SLIDE AND WHAT IT  
19 WOULD TAKE IN THIS PLAN AND THE PREVIOUS PLAN IS REALLY  
20 EMPHASIZED EXPANSIVE PUBLIC INVESTMENT LEVERAGING EXISTING AND  
21 NEW REVENUES AND WE UNDERSTAND THAT MAY BE A CHALLENGE IN THE  
22 CURRENT ENVIRONMENT, AND WE, YOU KNOW, RECOMMEND THAT IN THE  
23 NEXT PLAN UPDATE, PLANNED BAY AREA 2060, WHICH WILL BE A MAJOR  
24 PLAN UPDATE, THE COMMISSION AND THE EXECUTIVE BOARD REALLY  
25 LEAN INTO EXPLORING POTENTIAL -- DIFFERENT POLICY FUNDING

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1 SCENARIOS AND PACKAGES TO THINK ABOUT WAYS THAT WE COULD  
2 ACHIEVE OUR REGIONAL GOALS THROUGH ALTERNATIVE MECHANISMS. BUT  
3 FOR NOW, YOU KNOW, WE'RE ON A STATUTORY TIMELINE, WE DO NEED  
4 TO GET THIS PLAN ADOPTED, AND WE ARE HOPING WE CAN MOVE  
5 FORWARD. NEXT SLIDE. SO, IN TERMS OF THE PLAN'S FINAL PHASE,  
6 THERE ARE REALLY GOING TO BE THREE KEY ELEMENTS, A PLAN  
7 DOCUMENT, WHICH IS REALLY THE PUBLIC-FACING DELIVERABLE OF THE  
8 LONG RANGE PLANNING PROCESS. UNDER CEQA WE HAVE TO PREPARE AN  
9 EIR WHAT'S DRIVING SOME OF THE TIMELINE CONSIDERATIONS AND  
10 NEAR-TERM THINGS WE CAN DO TO ADVANCE THE PLAN WE ANTICIPATED  
11 THAT COULD BE THE MOST DYNAMIC PHASE OF THIS PROCESS WHERE  
12 THERE WILL BE A LOT OF OPPORTUNITY TO IDENTIFY AND SHAPE THOSE  
13 NEAR-TERM PRIORITIES THROUGH ANTICIPATED ADOPTION IN 2026.  
14 NEXT SLIDE. AGAIN THE REQUESTED ACTION IS TO REFER TO THE  
15 COMMISSION AND THE EXECUTIVE BOARD THIS FINAL BLUEPRINT TO  
16 ADVANCE INTO THE ENVIRONMENTAL PROCESS AS REQUIRED UNDER CEQA.  
17 AS MENTIONED, WE ANTICIPATE RELEASING THE DRAFT PLAN LATER IN  
18 SUMMER EARLY FALL AFTER WE COMPLETE FINAL ROUND OF ENGAGEMENT  
19 THEN RETURN TO YOU IN EARLY 2026 TO REQUEST POLICY MAKERS  
20 ADOPT THE FINAL PLANNED BAY AREA 2050+ INCLUDING THE FINAL  
21 PLAN EIR AND IMPLEMENTATION PLAN. WITH THAT HAPPY TO ANSWER  
22 ANY QUESTIONS.

23

24 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. I JUST WANT TO  
25 ACKNOWLEDGE THE AMOUNT OF WORK THAT HAS GONE INTO THIS, AND



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1 REALLY -- NOT ON THIS SIDE OF THE DAIS, IT'S ON THAT SIDE OF  
2 THE DAIS, SO I JUST REALLY WANT TO START OFF BY SAYING THE  
3 AMOUNT OF WORK THAT HAS GONE INTO THIS, THE THOUGHTFULNESS,  
4 THE ASPIRATIONAL NATURE, AND I THINK THAT'S REALLY AN  
5 IMPORTANT WORD TO BE ABLE TO KICK US OFF IN OUR QUESTIONS AND  
6 DISCUSSIONS AND THAT THIS IS IN FACT AN ASPIRATIONAL PLAN,  
7 THAT WE STRIVE FOR THE BEST AND THEN WE CHECK OURSELVES WITH  
8 REALITY AS WE COME FORWARD. THANK YOU SO MUCH. I'M GOING TO  
9 START TO MY RIGHT, AND BOARD MEMBER ECKLUND?

10

11 **PAT ECKLUND:** THANK YOU VERY MUCH. GREAT JOB. I SEE SOME  
12 CONTRADICTIONS IN THIS, WHICH RAISES SOME QUESTIONS IN MY  
13 MIND, BUT I HAVE SOME PRELIMINARY QUESTIONS. OH DEAR, THE  
14 SLIDES ARE NOT NUMBERED. THE LONG-RANGE PLANNING SLIDE FROM  
15 PLANS TO REALITY, WHEN YOU REFER TO HOMES, YOU ACTUALLY ARE  
16 MEANING RESIDENTIAL UNITS, RIGHT? IT COULD BE APARTMENTS OR  
17 ADUS, OR WHATEVER? YEAH. SO I -- I THINK IN THE FUTURE YOU  
18 MIGHT WANT TO USE RESIDENTIAL UNITS, BECAUSE HOMES, PEOPLE  
19 THINK OF SINGLE-FAMILY. BUT NO BIG DEAL. THE ONE THING THAT I  
20 SEE MISSING IN HERE, IF -- IF MOST PEOPLE ARE GOING TO BE  
21 WORKING AT HOME IN 2050, I THINK THAT'S WHAT YOU SAID AS PART  
22 OF THE SLIDE ON GROWTH PATTERN, NEW HOUSEHOLDS AND JOBS  
23 THROUGH 2050, I THINK THAT'S WHAT I HEARD, IF I MISHEARD, THEN  
24 PLEASE CORRECT ME.

25

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1 **SPEAKER:** THROUGH THE CHAIR, ONE IN 4, 25% OF JOBS WOULD BE  
2 ANTICIPATED TO BE WORK-FROM-HOME IN 2050, SIMILAR TO TODAY'S  
3 LEVELS.

4

5 **PAT ECKLUND:** OH IT'S NOT AN INCREASE THEN. OKAY. THANK YOU FOR  
6 THAT CORRECTION. THE ONE THING I SEE MISSING IN HERE IS THE  
7 AVAILABILITY OF WATER AND OTHER PUBLIC SERVICES LIKE ENERGY  
8 AND STUFF LIKE THAT. HAVE WE LOOKED AT THE -- THE SUPPLY OF  
9 WATER AS THE POPULATION AND THE HOUSING UNITS GO UP OVER TIME?  
10 BECAUSE OBVIOUSLY WHEN PEOPLE ARE WORKING AT HOME, THEY'RE NOT  
11 GOING TO A MAJOR METROPOLITAN AREA, NECESSARILY, OR MAJOR  
12 CENTRAL AREA. SO, HAVE WE LOOKED AT THE AVAILABILITY OF WATER  
13 AT ALL, AS PART OF THIS PLANNED BAY AREA?

14

15 **CHIRAG RABARI:** I'LL PROVIDE BRIEF COMMENT AND THEN HAPPY FOR  
16 ANY OF MY COLLEAGUES TO JUMP IN. SO, WE DO LOOK AT WATER IN  
17 THE CONTEXT OF THE PLAN'S ENVIRONMENTAL IMPACT REPORT. JUST IN  
18 TERMS OF FUTURE POTENTIAL DEMAND, AS WELL AS BROAD IMPACTS. I  
19 WOULD SAY AS LIKE A CENTRAL POLICY ISSUE IN THE PLAN, ITSELF,  
20 IT'S NOT NECESSARILY AN AREA THAT HAS BEEN A FOCUS OVER  
21 SUCCESSIVE PLAN CYCLES. WE TEND TO COORDINATE AND SHARE  
22 ASSUMPTIONS WITH THE VARIOUS WATER DISTRICTS ACROSS THE  
23 REGION. BUT WE KNOW THIS HAS BEEN A POTENTIAL INTEREST AREA,  
24 AND IT COULD BE SOMETHING THAT IS EVALUATED FOR FURTHER  
25 CONSIDERATION IN FUTURE PLAN CYCLES.

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1

2 **PAT ECKLUND:** I REALLY THINK WE SHOULD THINK ABOUT IT. BECAUSE  
3 I HEARD ON THE NEWS THE OTHER DAY THAT SONOMA COUNTY IS TRYING  
4 TO LOOK AT WHERE THEY CAN GET MORE WATER, AND MARIN TOO. I  
5 MEAN, MARIN, WE PRETTY CONFINED AND WE DO HAVE SOME WATER  
6 COMING FROM SONOMA. BUT, ANYWAY, I THINK THAT WE NEED TO HAVE  
7 A DISCUSSION ABOUT THAT. ONE OF THE CONTRADICTIONS I SEE HERE  
8 IS ON THE NEXT SLIDE, STRATEGIES AND OUTCOMES, TRANSPORTATION  
9 AND MOBILITY. IF COMMUTING WILL BE MORE THAN DOUBLE, BUT THEN  
10 WE'RE ALSO SAYING MORE PEOPLE ARE GOING TO BE WORKING AT HOME,  
11 HELP ME TO UNDERSTAND WHAT THAT DIFFERENCE IS. BECAUSE IF MORE  
12 PEOPLE ARE GOING TO BE COMMUTING, THAT, SORT OF, COUNTERS THE  
13 FACT THAT PEOPLE WOULD BE WORKING AT HOME MORE.

14

15 **CHIRAG RABARI:** IF I COULD CLARIFY THE METRIC IT'S REALLY JUST  
16 LOOKING AT THE SHARE OF PEOPLE THAT ARE COMMUTING VIA THESE  
17 OTHER MODES. SO, IT'S -- YOU KNOW, IT'S NOT NECESSARILY THE  
18 NUMBER OF PEOPLE.

19

20 **PAT ECKLUND:** IT'S A PERCENTAGE.

21

22 **CHIRAG RABARI:** IT'S A PERCENTAGE OF THE PEOPLE OVERALL SO THE  
23 SHARE OF PEOPLE WHO ARE COMMUTING IN THE FUTURE, YOU KNOW, WE  
24 ANTICIPATE TO SEE IMPROVEMENTS IN BOTH THOSE, YOU KNOW, THE  
25 TRANSIT, BIKING, WALKING, THE SHARE OF PEOPLE WHO WORK-FROM-

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1 HOME WOULD BE ROUGHLY SIMILAR, BUT AGAIN WE WANT TO  
2 ACKNOWLEDGE THAT THE COMMUTE TRIP IS ONLY, YOU KNOW, ONE TRIP  
3 TYPE. THERE ARE A LOT OF OTHER TRIP TYPES IN THE FUTURE, AND I  
4 THINK, YOU KNOW, HISTORICALLY, OUR INVESTMENTS HAVE BEEN MAYBE  
5 MORE FOCUSED ON THOSE TYPES OF TRIPS, AND WE DO ANTICIPATE,  
6 YOU KNOW, REALLY TAKING A LOOK AT OTHER NEEDS, OTHER TRIP  
7 TYPES, TO A GREATER EXTENT IN FUTURE PLAN POLICIES.

8

9 **PAT ECKLUND:** GOT IT. SO ON THE NEXT SLIDE, SO YOU'RE  
10 ANTICIPATING THAT 83% OF THE LOW-INCOME HOUSEHOLDS WILL BE  
11 USING TRANSIT TO ACCESS THEIR PLACES OF EMPLOYMENT? IS THAT  
12 WHAT THIS SAYS?

13

14 **CHIRAG RABARI:** NO. WHAT THE THIS METRIC SAYS IS THAT 83% OF  
15 LOW-INCOME HOUSEHOLDS WOULD HAVE ACCESS TO HIGH QUALITY  
16 TRANSIT, AS IN THEY WOULD BE LOCATED, YOU KNOW, HIGH QUALITY  
17 TRANSIT WITHIN A HALF MILE OF THE HOUSING UNIT IN WHICH THEY  
18 RESIDE. AND THAT'S REALLY A FUNCTION OF, YOU KNOW, EXPANDING  
19 TRANSIT SERVICE, ENHANCING TRANSIT SERVICE, AS WELL AS THE  
20 PLAN'S LAND USE STRATEGIES WHICH, AGAIN, TRY TO CONCENTRATE  
21 FUTURE GROWTH ALIGNED WITH THE REGION'S TRANSIT NETWORK.

22

23 **PAT ECKLUND:** ON A PERSONAL LEVEL, IN MARIN COUNTY, WE HAVE A  
24 SIGNIFICANTLY AGED AND INCREASING OLDER POPULATION. AND A LOT  
25 OF THE OLDER POPULATION IS REQUIRING CARE, AND A LOT OF THAT

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1 IS IN THE HOMES. AND WHAT I SEE -- I HAVE ALSO BEEN THRUST  
2 INTO THIS SITUATION RECENTLY -- BUT WHAT I SEE IS THAT THE  
3 CARE GIVERS, THERE IS A LOT OF THEM IN MARIN, BUT THEY DON'T  
4 USE TRANSIT, BECAUSE THEY DON'T HAVE THE TIME AVAILABILITY TO  
5 WAIT FOR A BUS OR A SHUTTLE, OR WHATEVER. BECAUSE THEY'RE  
6 USUALLY, LIKE, 12-HOUR SHIFTS, AND TRANSIT AND THOSE SHUTTLES  
7 DON'T TYPICALLY DO 12 HOURS. SO, I WOULD BE VERY CURIOUS, AT  
8 SOME POINT -- NOT TODAY, OBVIOUSLY -- IS THAT WHEN YOU'RE  
9 LOOKING AT LOW-INCOME HOUSEHOLDS, IT WOULD BE INTERESTING TO  
10 SEE WHAT PERCENTAGE OF THOSE HOUSEHOLDS ARE WORKING AT RETAIL  
11 OR PERSONAL SERVICES OR SOME OTHER THINGS BECAUSE I THINK IT  
12 REALLY DEPENDS ON THE TYPE OF JOB THAT THEY HAVE, AND I ALSO  
13 LEARNED TOO IN THIS CARE GIVING, BECAUSE THERE ARE A LOT OF  
14 SENIOR HOMES THAT ARE ALSO IN MARIN COUNTY, AND I THINK IT'S  
15 ALSO GROWING IN SONOMA, AS WELL, IS THAT THEY DO 24 HOURS, AS  
16 WELL. IT'S A 12-HOUR, AND A 24-HOUR SHIFT. ANYWAY, JUST  
17 COMMENT FROM THE PEANUT GALLERY THERE. MOST IMPORTANT THING IS  
18 ON PAGE 12, THIS ONE DOES HAVE PAGE NUMBERS, IT'S SAYING THE  
19 PROGRESS TOWARDS THE CLIMATE GOAL BY ADDING LAND USE AND  
20 TRANSPORTATION STRATEGIES, WE'RE REDUCING THE INCREASE BY 3%,  
21 BUT CLIMATE STRATEGIES, LIKE ELECTRIC VEHICLES, CHARGERS, IS  
22 WE'RE REDUCING THAT GREENHOUSE GAS EMISSIONS 21%. IS THAT  
23 CORRECT? AM I READING THAT RIGHT? IT'S ADDITIVE. IS THAT TRUE?  
24 IS IT ADDITIVE?  
25

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1 **CHIRAG RABARI:** YES. IN TERMS OF THE IMPACT OF THE PARTICULAR  
2 GROUPING STRATEGIES, I WOULD LOOK AT THE NUMBER IN THE  
3 PARENTHESES IN THE TEXT CLOSE TO THE TOP. SAYS THE LAND USE  
4 AND TRANSIT --

5

6 **PAT ECKLUND:** IT'S STILL TWICE IT'S 12%.

7

8 **CHIRAG RABARI:** CLOSE TO THREE TIMES YES.

9

10 **PAT ECKLUND:** CLOSE TO THREE TIMES SO THE CHANGES IN IMPACT  
11 REDUCING CLIMATE CHANGE BY 12%. TO ME THAT'S HUGE. THAT SAYS A  
12 LOT. SO, I GUESS MY LAST QUESTION IS ON THE REQUESTED ACTION  
13 OF DOING THE FINAL ROUND OF ENGAGEMENT ON DRAFT PLAN. WHAT  
14 KIND OF AN OUTREACH PROGRAM ARE WE LOOKING AT DOING? BECAUSE I  
15 THINK THAT IS REALLY IMPORTANT FOR CITY COUNCIL MEMBERS AND  
16 STAFF TO AND MAYBE WE DO IT BY COUNTY, BUT I THINK WE REALLY  
17 NEED TO THINK ABOUT HOW WE'RE GOING TO APPROACH THIS TO MAKE  
18 SURE THAT PEOPLE ARE ENGAGED. BECAUSE I THINK THERE ARE THINGS  
19 THAT ARE GOING TO IMPACT THE WAY WE APPROACH GENERAL PLANS AND  
20 TRANSPORTATION PLANS IN EACH OF THE COUNTIES AND CITIES IN THE  
21 FUTURE. SO, I HOPE THAT WE CAN HAVE SOME OF THAT DISCUSSION,  
22 MADAM PRESIDENT, AND CHAIR, AT SOME POINT.

23

24 **CHAIR BELIA RAMOS, ABAG AC:** WELL, THANK YOU. I THINK, INSTEAD  
25 OF ASKING THE QUESTION FROM THE PROJECT TEAM, I THINK THE

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1 PUBLIC OUTREACH TEAM COULD PROVIDE JUST AN UPDATE ON WHAT THAT  
2 PLAN LOOKS LIKE AT A LATER TIME, I THINK THAT WOULD BE FAR  
3 MORE APPROPRIATE. I JUST WANTED TO JUST ACKNOWLEDGE BOARD  
4 MEMBER ECKLUND, YOU HAD, VOICED CONCERNS ABOUT WATER AND WHAT  
5 WE'RE LOOKING AT. BUT WHEN I LOOK AT THE PLAN, AND CHIRAG  
6 PLEASE CORRECT ME IF I AM WRONG, WHEN I LOOK AT EN THERE. HAS  
7 WATER EFFICIENCY DELINEATED WITHIN THE ENVIRONMENTAL STRATEGY  
8 AND WHEN I WENT TO THE PROJECT LIST, I DO SEE A TREMENDOUS  
9 AMOUNT OF FOCUS ON THE ACTUAL PROJECTS -- SORRY -- I'M LIKE  
10 LITERALLY TRYING TO FIGURE OUT HOW TO USE THESE GLASSES WITH  
11 THREE LEVELS OF BLINDNESS ON THEM, I SEE LEVEES, DIAGNOSTIC,  
12 RESTORATION, SEA WALL RESTORATION SEDIMENT REDUCTION,  
13 REALIGNMENT OF LEVEES AND SEDIMENT MANAGEMENT I SEE A TIDAL  
14 GATE WORK I SEE TREMENDOUS AMOUNT OF WORK THAT REALLY DOES IN  
15 FACT LOOK AT ADDRESSING SEA LEVEL RISE AND IMPLICATIONS OF  
16 SALT WATER INTRUSION, SEDIMENT, ALL THINGS THAT ARE, AT LEAST  
17 I SEE AS RELATED TOWARDS PROTECTION OF WATER -- OF NATURAL  
18 WATER SOURCE, IS THAT A FAIR READ OF IT ALL THAT WE ARE IN  
19 FACT INCLUDING THAT HERE IN THE PLAN?

20

21 **CHIRAG RABARI:** YES PRESIDENT RAMOS TUTU FOR THAT REFERENCE YES  
22 THE PLAN'S STRATEGIES PRESERVE AND ENHANCE OUR NATURAL LANDS,  
23 WILL CERTAINLY HAVE AN IMPACT AT PROTECTING WATERSHEDS, AS YOU  
24 MENTIONED, THE PLAN DOES INCLUDE A STRATEGY LOOKING AT WATER  
25 EFFICIENCY IN BUILDINGS. SO, THERE ARE A VARIETY OF THINGS IN

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1 THE PLAN THAT, YOU KNOW, DO CONSIDER THE -- THAT DO TAKE INTO  
2 CONSIDERATION THE INTEGRITY OF OUR WATER SUPPLIES. BUT I THINK  
3 THERE ARE ALWAYS FURTHER AND ADDITIONAL POLICY ISSUES THAT  
4 COULD BE EXPLORED.

5

6 **PAT ECKLUND:** I ACKNOWLEDGE THAT THERE IS A LOT OF STUFF  
7 DEALING WITH WATER, BAYS, ESTUARIES, RIVERS, CREEKS, AND THAT,  
8 SORT OF, THING. I WAS TALKING PRIMARILY ABOUT POTABLE WATER,  
9 WHICH IS DRINKING. SO, IN THE MOVEMENT OF DRINKING WATER. SO,  
10 TO ME, THAT'S GOING TO -- IT HAS ALWAYS BEEN AN ISSUE, AND I  
11 THINK THAT SOMETHING WE MIGHT WANT TO TALK ABOUT IN THE FUTURE  
12 THAT FOR US TO FOCUS A LITTLE BIT MORE ON THAT AND THE IMPACT  
13 THAT'S GOING TO HAVE.

14

15 **CHAIR BELIA RAMOS, ABAG AC:** CHAIR NOACK?

16

17 **SUE NOACK:** I WANT TO FOLLOW UP ON THAT BECAUSE WE REALM HAD  
18 PRESENTATIONS BY BOTH WATER COMPANIES THAT SERVE OUR CITY, AND  
19 AS TIME HAS PASSED WATER EFFICIENCY IS REALLY AMAZING AND THE  
20 DENSER HOUSING A LOT OF WATER IS FOR IRRIGATION NOT FOR WHAT  
21 YOU USE IN THE HOUSE SO WITH I'M ASSUMING THAT WHAT THE PLAN  
22 IS WITH DENSER HOUSING AND STUFF THE WATER DOES NOT GO UP WITH  
23 THE NUMBER OF HOUSING UNITS SIMILARLY, I SHOULD GET THESE  
24 NUMBERS FROM OUR WATER COMPANIES, ARE THE AMOUNT PER  
25 RESIDENTIAL UNIT IS DRASTICALLY LOWER THAN IT WAS 20 YEARS AGO



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1 AND THAT'S WHY SOME OF THE WATER COMPANIES HAVE REDUCED THE  
2 PRICES, HAD INCREASES TO PRICES BECAUSE WE'RE NOT USING IT AS  
3 MUCH SO THEY'RE NOT MAKING THE SAME AMOUNT OF MONEY IT WOULD  
4 BE INTERESTING TO SEE NOSE NUMBERS I DON'T KNOW IF YOU HAVE  
5 SEEN THEM IN CONTRA COSTA WATER EAST BAY AND MUD, THEY'RE  
6 REALLY -- IT'S AMAZING EFFICIENCY THE AMOUNT OF WATER USED PER  
7 HOUSEHOLD VERSUS WHAT IT USED TO BE.

8

9 **SPEAKER:** WE HAVE HEARD THE SAME STATISTICS AND I LIKEN IT TO  
10 THIS TO A FAMILY OF FIVE HAS THE SAME NUMBER OF FLUSHES NO  
11 MATTER WHAT TYPE OF HOUSING THEY LIVE IN. IT'S RELATED TO  
12 IRRIGATION THE REALITY IS THAT IN CALIFORNIA WATER ISSUES  
13 PRIMARILY IS FOR AGRICULTURE NOT OUR FRONT YARDS.

14

15 **PAT ECKLUND:** IT WOULD BE INTERESTING TO SEE THAT BY COUNTY.

16

17 **CHAIR BELIA RAMOS, ABAG AC:** I'M GOING TO BRING US BACK TO  
18 COMMISSIONER CANEPA.

19

20 **DAVID CANEPA:** THANK YOU VERY MUCH. I WANT TO THANK THE STAFF I  
21 THINK IT'S ILLUSTRATIVE, I THINK YOU SAID IN TERMS OF HOUSING  
22 AND THE PLAN IF YOU COULD BRING THE SLIDE UP CHIRAG, I THINK  
23 IT WAS 2/3 IN TERMS OF HOUSING NEAR TRANSPORTATION. I THINK  
24 THAT WAS AT SLIDE THREE? YEAH.

25

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1 **MATT MALONEY:** SLIDE THREE.

2

3 **DAVID CANEPA:** YEAH, WHERE IS IT? YEAH, TO ME, THIS IS QUITE  
4 IMPRESSIVE. WHEN WE, SORT OF, OKAY AT HOUSING, WE TALK ABOUT  
5 URBAN SPRAWL. YOU KNOW, WE LOOK AT, YOU KNOW, HOW DO WE BUILD  
6 OUR WAY OUT OF IT. THAT'S ONE OF THE PILLARS OF THE THREE P'S.  
7 BUT I THINK IN SAN MATEO COUNTY, IN SANTA CLARA COUNTY, OTHER  
8 COUNTIES, ONE OF THE ISSUES IS WE HAVE SO MANY JOBS, BUT FOLKS  
9 MAY LIVE -- YOU KNOW, WE HAVE SOMEONE IN OUR COUNTY WHO WORKS  
10 -- WHO LIVES ABOUT 100 MILES AWAY. RIGHT? AND SO, THE BOTTOM  
11 LINE IS WE'RE TRYING TO FIGURE OUT THIS HOUSING ISSUE. AND I  
12 THINK WHAT YOU HAVE DONE AND THE WORK THAT YOU HAVE PUT FORTH,  
13 IT'S NOT STAFF JUST SAYING IT, IT'S JUST THE DATA THAT  
14 ILLUSTRATES THAT WE'RE ON THE PATH OF SOLVING -- OR TRYING TO  
15 SOLVE THIS -- THIS HOUSING ISSUE. I THINK THAT'S ONE. TWO, I  
16 WANT TO TALK A LITTLE BIT, IF YOU GO TO THE EMISSIONS SLIDE?  
17 THE 21%, I THINK IT'S THE SECOND TO LAST SLIDE.

18

19 **DAVE VAUTIN:** SLIDE 12.

20

21 **DAVID CANEPA:** SLIDE 12. YOU KNOW, TO ME, AND THINGS ARE ALWAYS  
22 SUBJECT TO CHANGE -- BUT THIS SEEMS VERY AMBITIOUS, AND THE  
23 REASON I SAY IT'S AMBITIOUS IS IN LIGHT OF OUR, SORT OF,  
24 CURRENT STATE OF AFFAIRS WITHIN THE FEDERAL GOVERNMENT. THERE  
25 ARE POLICIES THAT ARE BEING RESCINDED. HOW DOES THAT, SORT OF,

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1 EQUATE INTO THOSE EMISSIONS? DO YOU SEE IT, IS IT VARIABLE?  
2 HOW DO YOU -- I KNOW YOU'RE PLANNERS, AND YOU HAVE TO, SORT  
3 OF, LOOK BEYOND ADMINISTRATIONS MAYBE LIKE 5 TO 10 YEARS OUT,  
4 WHATEVER IT IS, HOW DO YOU GET TO THAT 21%? IS THAT A  
5 CONSERVATIVE NUMBER, A NON-CONSERVATIVE NUMBER, I WOULD BE  
6 CURIOUS FROM A STAFF PERSPECTIVE.

7

8 **CHIRAG RABARI:** I'LL LET MANAGEMENT ANSWER THAT SECOND  
9 QUESTION. I WOULD SAY IN TERMS OF -- TO ANSWER YOUR FIRST PART  
10 OF YOUR QUESTION ABOUT THE FEDERAL ENVIRONMENT, SO, WE HAVE  
11 VERY STRICT REQUIREMENTS IN OUR ENGAGEMENT WITH THE AIR  
12 RESOURCES BOARD. WE CAN ONLY QUANTIFY CREDITS -- WE CAN ONLY  
13 QUANTIFY REDUCTIONS THAT WE CAN TAKE CREDIT FOR. SO, WE HAVE  
14 TO DEMONSTRATE THROUGH OUR APPROACH AND METHODOLOGY THAT THESE  
15 ARE THINGS THAT CAN HAPPEN ADD A REGIONAL LEVEL, THAT COULD  
16 DRIVE THESE REDUCTIONS. SO, IT DOES NOT -- IT DOES NOT INVOLVE  
17 US LIKE, SORT OF, TAKING CREDIT FOR PARTICULAR FEDERAL  
18 INCENTIVES OR YOU KNOW OTHER TYPES OF PROGRAMS THAT COULD BE  
19 AT RISK. AND THERE IS ALWAYS A LOT OF BACK AND FORTH IN TERMS  
20 OF, YOU KNOW, OUR ENGAGEMENT WITH CARB, AS TO HOW WE'RE DOING  
21 THAT AND WHETHER IT KIND OF PASSES THEIR, YOU KNOW, THEIR  
22 MUSTER IN TERMS OF PROVIDING APPROPRIATE CREDIT SHARING.

23

24 **DAVE VAUTIN:** ONE ADDITIONAL PIECE OF CONTEXT, DAVE VAUTIN,  
25 PLANNING DIRECTOR, THE GREEN BAR THERE IS GENERATING THE

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1 LARGEST GREENHOUSE GAS REDUCTIONS. YOU THERE HAVE PROBABLY  
2 ALSO SEEN IN HEADLINES ABOUT FEDERAL ACTION TO TAKE STEPS BACK  
3 AND REMOVE CALIFORNIA'S AUTHORITY TO TAKE ACTION ON  
4 ELECTRIFICATION. FROM OUR PERSPECTIVE, THAT INDICATES THAT  
5 REGIONAL AND LOCAL ACTION IS A CRITICAL PIECE OF THE PUZZLE TO  
6 ADVANCE ELECTRIFICATION. CARB HAS, AS CHIRAG ALLUDED TO, AS  
7 CHALLENGED THAT LINE OF, YOU KNOW, LINE OF INQUIRY IN RECENT  
8 YEARS SAYING, YOU KNOW, LOOK, THE STATE HAS THESE BOLD  
9 ACTIONS, SHOULD REGIONS GET CREDIT FOR IT. WE'LL BE BRINGING  
10 FORWARD AN ITEM TO YOU ALL NEXT MONTH THAT SHARES WHERE WE AT  
11 IN THE REGION IN TERMS OF ELECTRIFICATION, AND WHAT CRITICAL  
12 ACTIONS HAVE BEEN TAKEN ON THE LOCAL AND REGIONAL SCALE TO  
13 ADVANCE OUR SHARED CLIMATE GOALS WITH THE STATE. BUT WE  
14 ANTICIPATE, AS WE GO FORWARD WITH THE PROCESS, WITH THE AIR  
15 RESOURCES BOARD, YOU KNOW, WE WANT TO CONTINUE THE DIALOGUE  
16 ABOUT WHY THAT REGIONAL ACTION IS IMPORTANT, AND, YOU KNOW, AS  
17 YOU CAN SEE HERE WHY IT'S ESSENTIAL TO MEET THE AMBITIOUS  
18 TARGET THAT IS THE STATE HAS SET ESPECIALLY IN THIS FEDERAL  
19 ENVIRONMENT.

20

21 **DAVID CANEPA:** WE TALK ABOUT ASPIRATIONAL, I HAD SERVED EIGHT  
22 YEARS ON THE BAY AREA AIR QUALITY MANAGEMENT DISTRICT AND IT  
23 WAS GERRY BROWN AND WE HAD BROUGHT HIM INTO THIS BUILDING AND  
24 TALKED ABOUT DIESEL FREE BY '33. YOU KNOW? AND THE POINT I  
25 GUESS I'M TRYING TO MAKE IS IT WAS ASPIRATIONAL AT THE TIME,

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1 THINGS WERE TRENDING OUR WAY, RIGHT, IN TERMS OF  
2 ADMINISTRATION. YOU KNOW, WHAT I WOULD JUST ASK FOR YOU TO DO,  
3 MAYBE AT A LATER DATE, OR JUST MAYBE THROUGH A MEMO, IS TO,  
4 SORT OF, PROVIDE FOR US KIND OF A REPORT OF WHAT'S HAPPENING.  
5 BECAUSE, AT THE TIME, A LOT OF THESE THINGS DON'T HAPPEN  
6 WITHOUT INVESTMENT. AND I KNOW THE FEDERAL GOVERNMENT ARE A  
7 DIVERSITY ADMINISTRATION, AND ADMINISTRATIONS, HAVE PROVIDED  
8 INVESTMENTS FOR US TO MAKE US SUCCESSFUL, AND I DON'T SEE THAT  
9 HAPPENING IN THE NEXT THREE OR FOUR YEARS. BUT I WOULD LIKE TO  
10 UNDERSTAND, NO PUN INTENDED, MADAM CHAIR, BUT, SORT OF, WHAT  
11 THE STRATEGIES ARE IN LIGHT OF THE CURRENT FEDERAL  
12 ENVIRONMENT. AND CARB, THEY SHOULD BE LOOKING, POTENTIALLY, AT  
13 ADJUSTMENTS. BECAUSE YOU DON'T WANT TO SET GOALS THAT ARE  
14 UNATTAINABLE. RIGHT? YOU JUST -- THEY MAY HAVE TO BE BALANCED.  
15 THE SO, APPRECIATE YOUR TIME. THANK YOU.

16

17 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. THAT SEEMS LIKE A VERY  
18 LOADED QUESTION [LAUGHTER] -- AND, APPROPRIATELY, FOR  
19 LEGISLATION COMMITTEE THAT WILL BE MEETING NEXT. COMMISSIONER  
20 JOHN-BAPTISTE?

21

22 **ALICIA JOHN-BAPTISTE:** THANK YOU. SO, I WILL SAY FROM MY  
23 PERSPECTIVE, SEEING THESE NUMBERS AND BEING ABLE TO SEE THAT  
24 IT IS POSSIBLE FOR US TO ACTUALLY MEET OUR GOALS AND TO MAKE  
25 PROGRESS ON THINGS THAT OFTENTIMES FEEL SUPER OVERWHELMING AND

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1 INTRACTABLE LIKE WE CAN HAVE A SUSTAINABLE FUTURE AND BEND THE  
2 AFFORDABILITY CURVE IS REALLY, REALLY EXCITING AND SUPER  
3 GALVANIZING AND I DEEPLY APPRECIATE THE WORK THE TEAM HAS DONE  
4 TO SHOW US WHAT IS POSSIBLE. I HAD A SIMILAR QUESTION TO --  
5 COMMISSIONER? ARE YOU A COMMISSIONER?

6

7 **SPEAKER:** YES.

8

9 **ALICIA JOHN-BAPTISTE:** COMMISSION ARE CANEPA -- [LAUGHTER] I  
10 COULD CALL HIM BY THE WRONG NAME -- WHICH IS, I FIND IT  
11 EXCITING GALVANIZING TO THINK ABOUT WHAT WE CAN ACCOMPLISH  
12 ALSO I'M AWARE THAT THIS ASSUMES A PRETTY SIGNIFICANT LEVEL OF  
13 INVESTMENT. YOU CAN GIVE US SOME SENSE ORDER OF MAGNITUDE OF  
14 GAP BETWEEN HOW WE'RE INVESTING TODAY AND WHAT WE NEED TO  
15 INVEST TO GET TO THESE OUTCOMES. DO YOU HAVE THAT QUANTIFIED?

16

17 **CHIRAG RABARI:** YES, WE DO -- WE DID PUBLISH AS PART OF THE  
18 FINAL BLUEPRINT BREAKDOWN OF NEW VERSUS ANTICIPATED REVENUES,  
19 AND ACTUALLY, I THINK, IF YOU WERE TO LOOK AT ATTACHMENT B TO  
20 YOUR PACKET WHICH IS THE FINAL BLUEPRINT COMPENDIUM, PAGES 12  
21 AND 13, WE DO BREAK DOWN THE DIFFERENCE BETWEEN PROJECTED  
22 EXISTING REVENUE SOURCES, VERSUS NEW REVENUE SOURCES THAT  
23 WOULD BE NEEDED TO FULLY FUND THESE ELEMENTS. AND, YOU KNOW, I  
24 THINK YOU CAN SEE THAT WHILE WE ARE RELATIVE -- LIKE, I MEAN,  
25 IT'S THE INTERESTING THING IN CONTEXT OF THE PLAN, WE ARE

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1 RELATIVELY WELL FUNDED IN TRANSPORTATION, LESS SO -- MUCH LESS  
2 SO IN OUR HOUSING AND ENVIRONMENT ELEMENTS. SO, YOU KNOW, WE  
3 DO THINK THAT EVEN FOR THE TRANSPORTATION ELEMENT,  
4 SPECIFICALLY, WHICH IS SUSPECT TO FEDERAL AND STATE PLANNING  
5 REQUIREMENTS, YOU KNOW, IT IS AMBITIOUS, BUT ACHIEVABLE, AS  
6 YOU DELVE MORE INTO THE HOUSING ENVIRONMENT AND ECONOMY  
7 ELEMENTS, WHERE, AGAIN, WE'RE NOT SUBJECT TO AS MANY FEDERAL  
8 AND STATE PLANNING REQUIREMENTS, THAT'S WHERE THE PLAN GETS,  
9 SORT OF, PROGRESSIVELY MORE VISIONARY AND ASPIRATION.

10

11 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. COMMISSIONER EZZY  
12 ASHCRAFT?

13

14 **MARILYN EZZY ASHCRAFT:** THANK YOU CHAIR RAMOS. I JUST -- AND I  
15 WANT TO ECHO EVERYONE ELSE'S THANKS FOR AN EXCELLENT  
16 COMPREHENSIVE REPORT. AND JUST A COUPLE OF THINGS, I WAS IN  
17 WASHINGTON DC LAST WEEK WITH ALAMEDA COUNTY TRANSPORTATION  
18 COMMISSION DOING MUCH OF THE SAME VISITS, I'M SURE, THAT MTC  
19 REPRESENTATIVES DID, I THINK THE WEEK BEFORE, SO I'M WELL  
20 GROUNDED IN REALITY, AND OUR FEDERAL LOBBYISTS AND  
21 INSTRUCTIONS ON WORDS TO SAY AND NOT TO SAY, BUT AT THE SAME  
22 TIME, I'M HERE REPRESENTING THE 14 CITIES OF ALAMEDA COUNTY  
23 AND THE EAST BAY IS CERTAINLY NOTED AS ONE OF THE AREAS OF  
24 GREATEST GROWTH GOING FORWARD. BY THE WAY, WHEN WE'RE LOOKING  
25 AT ATTACHMENT B, THAT LOVELY PHOTOGRAPH, THE FIRST PAGE THAT,

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1 IS MY CITY ON ONE SIDE, ACROSS THE ESTUARY FROM OAKLAND. BUT,  
2 SO, I THINK, YOU KNOW, WE VERY MUCH NEED TO MOVE FORWARD WITH  
3 THIS. WE'RE HERE TO GIVE APPROVAL ON MOVING FORWARD WITH THE  
4 ENVIRONMENTAL APPROVALS PROCESS. BECAUSE YOU KNOW, WE KNOW  
5 WHAT THE LAND SCAPE LOOKS LIKE NOW, AND IT'S SOBERING, BUT WE  
6 DON'T KNOW -- THAT I KEEP SAYING THE FINAL CHAPTER HASN'T BEEN  
7 WRITTEN, AND JUST YOU -- YOU HAVE TO STAY HOPEFUL, AND, ALSO,  
8 IF WE'RE GOING TO BRING OUR RESIDENTS, IF WE'RE GOING TO BRING  
9 OUR COMMUNITIES ALONG WITH US IT'S IMPORTANT TO SHOW WE HAVE  
10 THIS PLAN TO SEE THOSE KINDS OF PROJECTED RESULTS IF, INDEED,  
11 WE DO PUT THE PIECES IN PLACE THAT NEED TO BE THERE. SO, I  
12 DON'T THINK WE CAN DO ANYTHING ELSE BUT MOVE FORWARD AT THIS  
13 TIME, AND I UNDERSTAND HOPE IS NOT A STRATEGY BUT I THINK WE  
14 HAVE TO KEEP MOVING FORWARD WITH CONVICTION THAT WE'LL WORK ON  
15 MAKING THINGS BETTER AT THE GOVERNMENT LEVEL BUT IT STARTS  
16 HERE AT THE LOCAL LEVEL, REGIONAL LEVEL, AND I VERY MUCH  
17 SUPPORT THIS EFFORT MOVING FORWARD.

18

19 **CHAIR BELIA RAMOS, ABAG AC:** PAPAN?

20

21 **GINA PAPAN:** COUPLE THINGS, THINGS WE DON'T GET CREDIT FOR  
22 THINGS LIKE ARE YOU GETTING CREDIT FOR ELECTRIFICATION OF  
23 CALTRAIN? NO. THINGS ARE HAPPENING WE DON'T GET CREDIT FOR I  
24 APPRECIATE ALL THE SLIDES HERE BECAUSE IT DOES RECOGNIZE THAT  
25 LOCALLY THINGS ARE REALLY HAPPENING, THE DEVELOPMENT IS ALONG



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1 THE TRANSIT CORRIDOR 70% OF THE COUNTY IS OPEN SPACE THAT'S  
2 ABOUT THE ONLY WAY WE CAN GO HERE. I DO WANT TO BE CLEAR HERE  
3 THAT THE CONCEPTS OF THE REPORT ARE BEING FINALIZED. BUT,  
4 THERE ARE CERTAIN THINGS THAT ARE UNDERNEATH THAT, THAT WE  
5 STILL NEED TO WORK THROUGH. AND WE HAVE BEEN CLEAR AT MTC,  
6 THIS PLAN INCLUDING ALL-LANE TOLLING. BEFORE THAT ACTUALLY  
7 HAPPENS, THAT NEEDS TO COME BACK TO THE COMMISSIONERS, TO THE  
8 BOARDS HERE. BECAUSE THAT IS GOING TO BE VERY DRAMATIC IF --  
9 MEAN, WE CAN'T JUST SAY THAT'S A FREE-FOR-ALL, YOU CAN'T JUST  
10 GO AHEAD BECAUSE THE PLAN HAS BEEN FINALIZED. ANOTHER ASPECT  
11 HERE ARE THINGS THAT ARE COMING OUT OF THE TOC. WE HAVE  
12 APPROVED THE POLICIES IN GENERAL HERE. BUT I ASK THAT -- AND  
13 I'M BEING TOLD, TOO -- THE ADMINISTRATIVE GUIDANCE, THE  
14 COMPLIANCE REQUIREMENTS HERE STILL NEED TO BE A WORK IN  
15 PROGRESS. BECAUSE I DON'T THINK WE'RE REALIZING IMPACT ON  
16 COMMUNITIES. YOUR SLIDE SHOW, THINGS ARE HAPPENING HERE, BUT I  
17 DO BELIEVE SOME OF THESE ADMINISTRATIVE GUIDELINES AND THE  
18 COMPLIANCE REQUIREMENTS ARE GOING TO BE DETRIMENTAL TO  
19 PROGRESS. AND WE DON'T WANT THAT. SO, AGAIN, TO BE VERY CLEAR,  
20 THIS BODY IS GOING TO PASS ON THE FINAL REPORT HERE. BUT  
21 FINAL, IT DOES NOT MEAN THAT THIS BODY HAS ACTUALLY LOOKED AT  
22 THE ADMINISTRATIVE GUIDELINES OR THE COMPLIANCE REQUIREMENTS,  
23 AND THOSE NEED TO BE ADDRESSED. WE NEED TO WORK TOGETHER HERE  
24 SO THAT THEY ARE WORKABLE, AND THEY ARE NOT OVERLY BURDENSOME  
25 ON OUR COMMUNITIES. BECAUSE IF YOU HAVEN'T LOOKED AT

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1 ATTACHMENT B OF THAT ASPECT, EVERY CITY IS BEING ASKED TO, IF  
2 YOU PICK A CERTAIN PART OF IT, TO COMMIT FINANCIALLY FOR FOUR  
3 YEARS. SO, I WOULD LIKE TO BE VERY CLEAR, AND I HAVE TOLD  
4 STAFF, THIS IS A WORK IN PROGRESS AS FAR AS THAT, BUT LET'S  
5 UNDERSTAND THAT JUST BECAUSE THE POLICIES ARE GOING FORWARD  
6 HERE, THAT DOES NOT MEAN THE OTHER ASPECTS THAT ARE BURIED IN  
7 HERE ARE FINAL. WE HAVE TO WORK THROUGH THOSE TOGETHER IN  
8 ORDER TO MAKE THEM WORKABLE. SO, I HAVE -- I'M HOPING THAT'S  
9 THE REALITY HERE. BECAUSE WHAT'S HAPPENING IS -- AND I'M SORRY  
10 TO SAY THIS, BUT WE'RE GOING OUT AND WE'RE SAYING FINAL  
11 REPORT! OKAY. YES. BUT, AGAIN, THE NUANCE SPECIFIC DETAILS ARE  
12 FINAL BECAUSE WE SHOULDN'T REPRESENT THEM AS SUCH THEY NEED TO  
13 BE MORE REALISTIC AND MORE WORKABLE. THANK YOU.

14

15 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. I'M GOING TO GO TO VICE  
16 PRESIDENT ROMERO.

17

18 **V. CHAIR, CARLOS ROMERO ABAG AC:** SO, I THINK YOU MAKE IT QUITE  
19 CLEAR IN THE REPORT -- AND I'M LOOKING FOR YOUR STRATEGIES  
20 DEFINITION, BUT THE STRATEGIES ARE NOT POLICIES THAT ARE  
21 MOVING FORWARD IN THE NEAR-TERM; AND THAT'S VERY IMPORTANT FOR  
22 US TO KEEP IN MIND. THEY'RE ASPIRATIONAL, THEY WILL CERTAINLY  
23 SEED THE UPCOMING DISCUSSIONS AROUND HOUSING, TRANSPORTATION,  
24 PLAN 2060, IS THAT OUR NEXT ONE? WE'RE GOING TO BE STARTING  
25 THAT IN THE NEXT COUPLE OF YEARS, I BELIEVE, WITH BOTH THE

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1 BACKGROUND INFORMATION AND THEN UPDATING THE ISSUES RELATING  
2 TO RETURN IT OFFICE, RIGHT? PERCENTAGE OF FOLKS WORKING --  
3 WE'RE PROBABLY GOING TO HAVE TO, IN AN AGGRESSIVE WAY, LOOK AT  
4 AGI, WHICH IS ARTIFICIAL GENERAL INTELLIGENCE. WHAT WILL THAT  
5 DO TO ELIMINATION OF WORK, AUTONOMOUS VEHICLES. SO, CLEARLY,  
6 THIS IS, ONCE WE PASS THIS, WE HAVE THESE STRATEGIES THAT WE  
7 CAN, IN THE SHORT-TERM, BEGIN TO BUILT ON REACHING OUR GHG  
8 GOALS, OUR LIVEABILITY GOALS, OUR TRANSPORTATION GOALS. BUT,  
9 AGAIN, 2060 WHICH IS ABOUT TO START SOON, RIGHT, IS GOING TO  
10 BE A MAJOR UPDATE WHERE, AGAIN, WE CAN SEE, DID WE MISS THE  
11 MARK ON RETURN TO OFFICE? MAYBE IT'S 33%, OR FOR ALL I KNOW,  
12 MAYBE IT'S 12%. RIGHT? WE'RE CONSTANTLY UPDATING THIS, WHICH  
13 IS -- AS MUCH AS -- I THINK THIS IS MAYBE MY THIRD? FOURTH?  
14 WHEN IT WAS? 2006, I GUESS, IS WHEN I FIRST STARTED WORKING ON  
15 THIS STUFF. SO, I'M -- WE HAVE SEEN THIS NOW, AS A BODY, FIVE  
16 OR SIX TIMES IN ITS PROGRESSION. I CERTAINLY THINK IT'S READY  
17 TO BE APPROVED. AND, AGAIN, THE STRATEGIES ARE THAT. THEY ARE  
18 LONGER TERM. AND WITHIN THE CONTEXT OF OUR LOCAL, KIND OF,  
19 MORE NEAR-TERM PLANNING, WE CAN USE THAT AS A BACKDROP, AS WE  
20 ALL SHOULD BE DOING TO COORDINATE OUR DEVELOPMENT AND CREATION  
21 OF BETTER COMMUNITY. SO, THANK YOU FOR THIS WORK, CHIRAG, AND,  
22 CERTAINLY, DAVE. AND I'M, CERTAINLY, READY TO MOVE FORWARD,  
23 AND I KNOW WE HAVE PUBLIC COMMENT AND OTHER PEOPLE SPEAKING.  
24  
25 **GINA PAPAN:** ONE MORE QUESTION HERE.

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1

2 **CHAIR BELIA RAMOS, ABAG AC:** COMMISSION ARE PAPAN.

3

4 **GINA PAPAN:** A LOT OF US, WE'RE TALKING ELECTRICAL AND STUFF  
5 BUT WE KEEP HEARING THE LIMITATIONS I WAS AT A MEETING AT THE  
6 AIRPORT YESTERDAY AND THERE IS JUST NOT ENOUGH ELECTRICITY, IS  
7 THERE ANY WAY FOR US TO TRACK THAT? BECAUSE WE ALL KNOW IT'S  
8 HOLDING UP PROJECTS AND IT'S JUST BECOMING A REALITY HERE. IS  
9 THERE ANY ASPECT AS TO THAT -- IT IS ALMOST A LIMITATION TO  
10 MOVING FORWARD HERE. IS THERE ANYTHING WE'RE TRYING TO DO TO  
11 TRACK THAT? OR, YOU KNOW, ADDRESS IT?

12

13 **CHIRAG RABARI:** THANK YOU COMMISSIONER PAPAN. I WILL FLAG THAT  
14 AS PART OF OUR IMPLEMENTATION PLAN PROCESS WHICH IS REALLY  
15 LOOKING AT KIND OF CONCRETE THINGS WE CAN ACTUALLY TRY TO  
16 DELIVER OVER THE NEXT FIVE YEARS THIS HAS BECOME A CHALLENGE  
17 AND BARRIER PARTICULARLY WITH RESPECT TO COORDINATION WITH  
18 PG&E IT'S SOMETHING STAFF FOR EVALUATING WHEN'S BEST PATH  
19 FORWARD MIGHT BE BECAUSE IT'S A CHALLENGE TO ACHIEVING OUR  
20 GOALS.

21

22 **GINA PAPAN:** WELL, I THINK IT WOULD HELP US ALL IF YOU WOULD  
23 RECOGNIZE THAT PUBLICLY, EVEN AS AN ASPECT OF THE REPORT.  
24 BECAUSE WE'RE ALL FACING IT, ALMOST DAILY, AND WE KEEP HEARING

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1 IT FROM PROJECTS THAT WANT TO MOVE FORWARD. SO, I THINK MAKING  
2 THAT REALITY MORE PUBLIC WOULD BE HELPFUL. THANK YOU.

3

4 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. DO YOU HAVE AN  
5 ADDITIONAL QUESTION?

6

7 **PAT ECKLUND:** JUST TWO QUICK ONES. IS IT TRUE THAT THIS PLANNED  
8 BAY AREA ASSUMES ALL LANES WILL BE TOLLING IN THE ENTIRE BAY  
9 AREA? IN EVERY SINGLE COUNTY? ALL LANES?

10

11 **DAVE VAUTIN:** SO, SIMILAR TO THE PRIOR PLANNED BAY AREA, THE  
12 EXISTING ADOPTIVE PLAN, THERE IS A PRICING STRATEGY IN THIS  
13 PLAN THAT, AS YOU SAW ON THE GHG CHART, IS ESSENTIAL TO HIT  
14 THE CARB MANDATED TARGET. I WANT TO UNDERSCORE WHAT A STRATEGY  
15 IN THE PLAN MEANS. IT DOES NOT MEAN THAT IT'S GOING TO BE  
16 IMPLEMENTED IN THE NEAR-TERM. IT IS A POLICY IDEA THAT IS, AS  
17 I SAID, CRITICAL TO ADVANCE THOSE GOALS, AND, YOU KNOW, WE  
18 REALLY DO INTEND TO IDENTIFY THE NEXT STEPS AND IMPLEMENTATION  
19 ACTIONS. WE KNOW THAT IN ORDER TO ACQUIRE, IF IMPLEMENTED,  
20 MUCH CONSULTATION ACTION BY THIS BODY AND MANY OTHERS OF THE  
21 STATE AND FEDERAL LEVELS, BUT, CORRECT. IT IS IN THE CURRENT  
22 PLANNED BAY AREA, AND IT IS IN THAT PLAN AS WELL.

23

24 **PAT ECKLUND:** THAT'S GOING TO HAVE A TREMENDOUS IMPACT ON THE  
25 LOW-INCOME?

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1

2 **MATT MALONEY:** IF I MAY, THROUGH THE CHAIR, JUST WANT TO  
3 AUGMENT, MATT MALONEY DEPUTY EXECUTIVE DIRECTOR OF METRO  
4 PLANNING AND POLICY, THE ALL LANES STRATEGY IN PLAN STRATEGY  
5 T5 IT'S LIMITED IN ITS SCOPE AND IS DEDICATED TO LOOKING AT,  
6 SORT OF, HIGH QUALITY TRANSIT CORRIDORS IN THE BAY AREA, SO  
7 IT'S NOT ACROSS THE ENTIRETY OF THE NINE COUNTY REGION. IT'S  
8 FOCUSED ON THOSE CORRIDORS THAT HAVE, YOU KNOW, BART, CALTRAIN  
9 SERVICE, THINGS LIKE THAT.

10

11 **PAT ECKLUND:** WELL, I -- WE HAVE -- I WOULD LIKE TO HAVE MORE  
12 DISCUSSION ABOUT THAT IN THE FUTURE. BUT THIS, REAL QUICK, WHY  
13 COULDN'T WE CALL IT THE DRAFT FINAL BLUEPRINT? SO THAT PEOPLE  
14 HAVE AN UNDERSTANDING THAT THIS FINAL DRAFT FINAL CAN BE  
15 CHANGED BEFORE WE TAKE FINAL ACTION? SO, THAT'S MY LAST  
16 QUESTION, OR COMMENT.

17

18 **MATT MALONEY:** THE IDEA IS WE'RE NOW MOVING INTO THE  
19 ENVIRONMENTAL PHASE THAT WE NEED TO HAVE, SORT OF, A PREFERRED  
20 PLAN AND SOME LEVEL OF FINALITY TO ENTER INTO THAT.

21

22 **PAT ECKLUND:** THEN WHY COULDN'T WE LABEL IT THAT? BECAUSE I  
23 THINK THE LABEL FINAL BLUEPRINT GIVES THE IMPRESSION THAT  
24 WE'RE NOT REALLY LOOKING FOR COMMENTS. SO, THAT'S JUST MY  
25 COMMENT. THINK ABOUT IT, TAKE IT OR LEAVE T.

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1

2 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. WHAT I WILL ADD, BEFORE

3 I GO TO MY COLLEAGUE, COMMISSIONER BURT, VERY SIMILAR TO EIRS

4 THAT GO THROUGH PROJECTS, WE GO THROUGH DRAFT, AND WE GO

5 THROUGH FINAL AND THE FINAL ISN'T FINAL UNTIL YOU ABSOLUTELY

6 SAY IT'S FINAL, IT'S WHAT ALLOWS STAFF TO GIVE DIRECTION ON

7 WHERE TO GO AND HOW TO NARROW THE SCOPE IN TERMS OF THE

8 ENVIRONMENTAL WORK THAT'S GOING ON. I DON'T SEE THIS AS

9 DISSIMILAR IN THE LANGUAGE AS FINAL VERSUS DRAFT WE DO NEED TO

10 CALL TO QUESTION, AND TODAY, LADIES AND GENTLEMEN HAPPENS TO

11 BE THE DAY WE CALL THE QUESTION. I WILL ALSO NOTE IN TERMS OF

12 COMMISSIONER PAPAN, IN TERMS OF YOU WERE TALKING ABOUT ENERGY.

13 YOU KNOW, I DO THINK THERE ARE A NUMBER OF STRATEGIES THAT DO

14 ADDRESS ENERGY, YOU KNOW, PARTICULARLY EN3 THAT TALKS ABOUT

15 ENERGY CARBONIZATION. WE HAVE THE EXPANDED CLEAN AIR VEHICLES

16 INITIATIVE WHICH DISCUSSES ENHANCED ELECTRIC MOBILITY OPTIONS.

17 WE, AND THERE WAS ONE MORE ABOUT EFFICIENCIES, AND RETROFITS

18 AND INCENTIVES OF RETROFITS, AND, SO, I THINK, YOU KNOW,

19 SIMILAR TO WHAT WE HAVE SAID IN WATER, AND I THINK THIS JUST -

20 - WE CAN ADD THIS AS A COMMENT TO STAFF, WE KNOW THAT AS

21 EFFICIENCIES ARE COMING -- ARE COMING TO US IN THE SPACES OF

22 WATER AND ENERGY, WHICH ARE LIMITED AT THIS, YOU KNOW, TIME,

23 LIMITED RESOURCES FOR US THAT ARE -- THAT CAN BE IMPEDIMENTS

24 TO THE IMPLEMENTATION OF SOME OF THESE PROJECTS THAT WOULD --

25 THAT WOULD BE MOBILIZED THROUGH PLANNED BAY AREA 2050+, I

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1 THINK THAT AS YOU LOOK THROUGH THAT, YOU KNOW, THE INFORMATION  
2 THAT WE RECEIVE TOWARDS HOW THOSE VARIABLES WILL AFFECT THE  
3 ACTION ABILITY OF THIS PLAN, I THINK IS REALLY WHAT I SEE THE  
4 COMMISSIONERS ASKING FOR AND THAT I CERTAINLY WOULD BE  
5 SUPPORTIVE OF. I'LL TURN TO COMMISSIONER BURT.

6

7 **V. CHAIR, PAT BURT MTC PC:** THANK YOU. SO, FIRST ECHOING THE  
8 POINT THAT CHAIR NOACK MADE ON EFFICIENCY IN OUR CITY, LIKE,  
9 ALAMEDA, WE OWN OUR OWN UTILITIES SO WE'RE ABLE TO BOTH  
10 OBSERVE AND EXERCISE CONTROLS THAT INFORM US ON WHAT'S  
11 POSSIBLE AND PERHAPS CAN BE MORE SCALED REGIONALLY. IN THE  
12 LAST 20 PLUS YEARS WE HAVE HAD CITYWIDE REDUCTION IN WATER USE  
13 OF OVER 40% AND PER CAPITA REDUCTION OF OVER 50%. SO THOSE ARE  
14 BIG NUMBERS TO THE POINT WHERE WE WERE ABLE TO TRANSFER TO OUR  
15 NEIGHBORS IN EAST PALO ALTO A PORTION OF OUR SFPUC WATER  
16 ALLOCATION TO ACCOMMODATE THEIR GROWTH NEEDS BECAUSE THEY  
17 DIDN'T RECEIVE AN ADEQUATE ALLOCATION BACK WHEN. ANOTHER NOTE  
18 ON CALTRAIN ELECTRIFICATION, I WAS WONDERING ALSO IF WE GET  
19 CREDIT FOR IT. WE ESTABLISHED IN 2016 OUR OWN CLIMATE ACTION  
20 PLAN WITH A GOAL OF 80% REDUCTION, CITYWIDE GHGS BY 2030, SO  
21 ONE OF THE MORE AGGRESSIVE PLANS. WE SAW CALCULATION OF 1.8%  
22 REDUCTION IN CITYWIDE GHGS JUST BY ELECTRIFICATION OF CALTRAIN  
23 BASED ON NUMBER OF BOARDINGS. SO IT'S NOT ON THE MARGINS.  
24 THAT'S A REAL NUMBER. AND I -- WHEN WE SET THAT GOAL OF 80/30,  
25 IT WAS ONE OF, KIND OF THE LEADING GOALS IN THE YEARS 2017 TO



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1 2021, WE STARTED TO HAVE A RECALIBRATION OF HOW AGGRESSIVELY  
2 WE WOULD PURSUE THOSE GOALS BY OUR COUNCIL AND STAFF. AND THE  
3 JUSTIFICATION FOR KIND OF THAT -- A LESS AGGRESSIVE APPROACH  
4 WAS IT WAS AN ASPIRATIONAL GOAL. AND THAT WAS USED AS A  
5 JUSTIFICATION TO DO LESS. AND I'M REALLY CONCERNED BY THE  
6 DESCRIPTION. AND FOR THAT MATTER, TO WHAT DEGREE ARE THE  
7 ACTUAL STRATEGIES ALIGNED WITH WHAT'S ASPIRATIONAL VERSUS WHAT  
8 ARE STRONG AGGRESSIVE ACHIEVABLE BUT NOT EASILY ACHIEVABLE  
9 GOALS. SO, IN OUR CITY, WE HAVE KIND OF RECALIBRATED TO SAY WE  
10 MAY NOT HIT OUR 80/30 GOAL BUT WE'RE GOING TO GO DOWN TRYING  
11 BECAUSE WE'RE GOING TO COME CLOSE BECAUSE WE DIDN'T TREAT IT  
12 AS ASPIRATIONAL. SO THAT MAYBE IN SOME EYES AN SEMANTICAL  
13 DIFFERENCE. I'M CONCERNED THAT IT COULD TRANSLATE INTO  
14 SUBSTANTIVE DIFFERENCE I WOULD LIKE TO HAVE RECONSIDERATION OF  
15 WHETHER WE SHOULD BE DESCRIBING ASPIRATIONAL WHETHER WE SHOULD  
16 BE SETTING STRATEGIES THAT THOSE THAT ARE DIFFICULT TO ACHIEVE  
17 BUT ACHIEVABLE. THAT'S FUNDAMENTAL AND I WOULD LIKE TO HAVE  
18 THAT RECONSIDERED. ON THE NEW HOUSEHOLDS, SLIDE 17, I WAS  
19 INTRIGUED BY THE 95% ARE IN THE GROWTH AREAS, 72% OF THE JOBS  
20 ARE IN THE GROWTH AREAS. DOES THAT MEAN THAT WE ARE  
21 ANTICIPATING SEEING MORE OF THE JOBS MIGRATE MORE OF THE JOB  
22 GROWTH TO WHERE HOUSING EXISTS TODAY OR VICE-VERSA OR IS THERE  
23 SOME OTHER EXPLANATION FOR THAT?  
24

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1 **CHIRAG RABARI:** TO ANSWER YOUR LAST QUESTION I WOULD SAY THE  
2 DYNAMIC THAT WE'RE SEEING MORE IS THAT JOBS ARE CONTINUING TO  
3 CONCENTRATE NEAR EXISTING JOB CONCENTRATIONS. SO, YOU KNOW,  
4 WHAT OUR MODEL PROJECTS IS THAT, YOU KNOW, IN THE AREAS THAT  
5 ARE ANTICIPATED TO SEE A LOT OF GROWTH SUCH AS PROFESSIONAL  
6 SERVICES, TECHNOLOGY, SO FORTH, THOSE JOBS GENERALLY LIKE TO  
7 BE NEAR EXISTING CONCENTRATIONS SO WE'RE STILL GOING TO GET --

8

9 **V. CHAIR, PAT BURT MTC PC:** NOT SO MUCH JOB DISPERSION BUT A  
10 HOUSING CONCENTRATION.

11

12 **CHIRAG RABARI:** I THINK THAT'S FAIR, YES.

13

14 **V. CHAIR, PAT BURT MTC PC:** THEN WORK-FROM-HOME WE HAD BASELINE  
15 OF 2023, BUT I THINK IT WOULD BE HELPFUL TO INCLUDE PRECOVID  
16 BASELINE 2019 BECAUSE WE HAD REAL STEP SHIFT WHEN THAT'S  
17 HAPPENING SINCE THAT STEP SHIFT, IS THE OTHER THING WE'RE  
18 TRACKING BUT IT'S AN IMPORTANT POINT OF REFERENCE. TOLLING OF  
19 ROADS, I WAS SURPRISED THAT IT WAS FRAMED IN TERMS OF TOLLING  
20 VERSUS MOVING TOWARD THE NEED FOR CHARGING FOR VEHICLE MILES  
21 TRAVELED. IN LARGE PART, WE HAVE HAD A LOT OF DISCUSSIONS ON  
22 THE NEED TO TRANSITION ROADWAY REVENUE FROM GAS TAX, WHICH IS  
23 REDUCED AS WE ELECTRIFY VEHICLES, TO SOME OTHER DIFFICULTY TO  
24 TRANSITION TOO MEANS OF PAYING FOR USE OF ROADS. SO, IS  
25 TOLLING NECESSARILY THE APPROACH? OR DOES IT POTENTIALLY

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1 INCLUDE SOME OTHER MECHANISMS FOR CHARGING PER VEHICLE MILE  
2 TRAVELED?

3

4 **CHIRAG RABARI:** THANK YOU VICE CHAIR BURT. TO CLARIFY, THIS IS  
5 A LITTLE NUANCED, BUT I WOULD SAY THAT THE PLAN'S PRICING  
6 STRATEGY FOR THE PURPOSES OF MODELING, WE'RE ASSUMING ALL-LANE  
7 TOLLING AS, SORT OF, THE MODALITY THAT WOULD BE IMPLEMENTED.  
8 BUT IN TERMS OF THE ACTUAL POLICY, ITSELF, THE STRATEGY, WE  
9 LEFT IT A LITTLE BIT MORE FLEXIBLE. AND THAT IS WHAT THE  
10 COMMISSION AND EXECUTIVE BOARD ADOPTED WHEN THEY APPROVED THE  
11 STRATEGY IN JANUARY, IS THAT, YOU KNOW, IT'S ALL-LANE TOLLING  
12 OR EQUIVALENT, WHICH COULD, YOU KNOW, POTENTIALLY INCLUDE SOME  
13 TYPE OF REGIONAL VMT FEE IN THE FUTURE. AND THE IDEA IS THAT  
14 THAT IS GOING TO NEED TO BE CONTINUALLY REFINED, AS WE MOVE  
15 FORWARD WITH FUTURE PLANNING PROCESSES, SO --

16

17 **V. CHAIR, PAT BURT MTC PC:** THANK YOU. YES. AND THEN ON SLIDE  
18 TEN WHERE WE HAVE THE HOUSING AND AFFORDABILITY, WE HAVE A  
19 VERY -- AN OUTCOME THAT IS VERY HOPEFUL, BUT I'M CONCERNED ON  
20 WHETHER WE CAN ACHIEVE IT, OF A VERY DRASTIC REDUCTION FROM,  
21 CURRENTLY, 70% SHARE OF INCOME SPENT ON HOUSING FOR LOW-INCOME  
22 TO 28%. THAT WOULD BE A TREMENDOUS ACHIEVEMENT. I WOULD JUST  
23 SAY THAT OFFLINE I'M GOING TO BE INTERESTED IN UNDERSTANDING  
24 HOW WE REALLY GET THERE. AND I KNOW THAT YOU HAD THE  
25 SUBSEQUENT SLIDE ON WHAT'S THE FUNDING SHORTFALL, BUT THERE --

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1 I'M REALLY CURIOUS ON IT. BECAUSE THAT WOULD BE A  
2 TRANSFORMATION IF THAT WAS ACHIEVABLE. BUT I DIDN'T SEE  
3 ANYTHING ON THE PERCENT OF INCOME ON TRANSPORTATION. IS THAT  
4 ANYWHERE IN THE SLIDES?

5

6 **CHIRAG RABARI:** YES, IT IS. I REFER YOU TO ATTACHMENT B. IT'S  
7 ON PAGE 20 AND WE HIGHLIGHTED IT ON THE SECOND PAGE OF THE  
8 EXECUTIVE SUMMARY FOR THAT LARGER ATTACHMENT, WHICH IS  
9 ATTACHMENT C.

10

11 **V. CHAIR, PAT BURT MTC PC:** LASTLY, WHAT ASSUMPTIONS ARE -- AND  
12 I APOLOGIZE FOR BEING -- MY FIRST MEETING ON THIS -- WHAT ARE  
13 THE POPULATION GROWTH ASSUMPTIONS THAT ARE BAKED INTO THE  
14 OVERALL PLAN AT THE HIGH-LEVEL?

15

16 **CHIRAG RABARI:** SO, WE ANTICIPATE CLOSE TO 900,000 NEW  
17 HOUSEHOLDS IN THE REGION COMING BETWEEN 2023 AND 2050, AND I  
18 DON'T HAVE THE POPULATION FIGURE --

19

20 **V. CHAIR, PAT BURT MTC PC:** HOW IS THAT, SO IF WE'RE AT 2.6 OR  
21 27 SOMETHING LIKE THAT, FOR HOUSEHOLD TALKING ABOUT CLOSE TO  
22 TWO AND A HALF MILLION PEOPLE, HOW DID THAT ALIGN WITH THE DOF  
23 AND DOT FORECAST THAT WE HAVE RECENTLY RECEIVED, RECENTLY LAST  
24 1 TO 3 YEARS, I THINK, ON PROJECTED POPULATION GROWTH FOR THE  
25 REGION?

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1

2 **CHIRAG RABARI:** YES, THANK YOU VICE CHAIR BURT. SO, THAT -- SO  
3 OUR FORECAST IS, YOU KNOW, SLIGHTLY MORE AMBITIOUS THAN WE,  
4 YOU KNOW, WOULD EXPECT TO SEE FROM THE DOF OR OTHER SOURCES,  
5 AND THAT IS DUE TO A COUPLE OF FACTORS, AND IT'S REALLY JUST  
6 LIKE THE CORE PURPOSE OF THE FORECAST. WE DO HAVE A  
7 METHODOLOGY THAT WAS APPROVED IN TERMS OF DEVELOPING THAT  
8 FORECAST IN THE PREVIOUS PLAN AND THAT METHODOLOGY WAS CARRIED  
9 FORWARD FOR THIS PLAN. BUT YOU KNOW, SOME OF THE KEY REASONS  
10 WHY IS THE FORECAST IN THIS PLAN IS NOT A STATUS QUO FORECAST  
11 IT'S NOT, SORT OF, LOOKING AT RECENT HISTORY AND THEN JUST  
12 PROJECTING FORWARD, WHICH IS WHAT A VARIETY OF OTHER  
13 FORECASTERS DO. OUR FORECAST REALLY LOOKS AT THE BAY AREA IN A  
14 NATIONAL CONTEXT. SO IT TAKES NATIONAL POPULATION PROJECTIONS  
15 SUPERVISOR THEN EVALUATES WHAT THE RELATIVE ECONOMIC  
16 COMPETITIVENESS OF THE BAY AREA IS, WHICH THEN, YOU KNOW,  
17 ASSIGNS A SHARE OF THE NATIONAL FORECAST TO THE NINE-COUNTY  
18 BAY AREA. SO, IT'S REALLY LOOKING AT, YOU KNOW, NOT JUST THE  
19 ECONOMY, BUT, ALSO, WHAT THE EFFECTS ARE OF RECENT AND  
20 POTENTIAL POLICY CHANGES, AS WELL.

21

22 **V. CHAIR, PAT BURT MTC PC:** WELL, THAT INVOLVES A LOT OF  
23 SPECULATION, MAYBE NOT QUITE AS GREAT AS WHAT MIGHT BE THE  
24 IMPACT OF AI. BUT A LOT OF SPECULATION THAT IS PRETTY  
25 UNKNOWABLE. AND I DO ACKNOWLEDGE THAT THE DOT AND DOF FORECAST

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1 ARE ESSENTIALLY BASED ON CURRENT PATTERNS AND PROGRAMS, NOT  
2 HOW WE MIGHT MOVE THE DIAL. BUT I AM CONCERNED THAT YOU SAID  
3 IT WAS BASED ON THE PRIOR PLAN FORECAST POPULATION GROWTH BUT  
4 THAT PRECEDED THE TWO STUDIES, DOF AND DOT THAT TOOK US ON  
5 2060 STATEWIDE POPULATION GROWTH FROM ANTICIPATING GOING FROM  
6 39 TO 60 MILLION, TO NOW GROWING -- OR GOING TO 37 TO 39  
7 MILLION. NOW, WHETHER WE ARE ABLE TO MOVE SOMEWHERE IN BETWEEN  
8 THOSE NUMBERS, IS, I THINK, A REAL CONSIDERATION. AND THE  
9 STATEWIDE GROWTH IS NOT THE SAME THING AS THE REGIONAL NOR THE  
10 COUNTY BY COUNTY, REGIONALLY, AND WE HAVE SOME OF THAT  
11 GRANULARITY. BUT I STILL SEE WHAT APPEARS TO BE A GULF BETWEEN  
12 THE PRIOR PREMISES WE HAD AND WHAT WE'RE TRYING TO FIGURE OUT  
13 ARE REALISTIC IF WE MOVE THROUGH THESE STRATEGIES EVEN, AND  
14 I'M NOT SANGUINE THAT WE RECONCILE THOSE.

15

16 **CHIRAG RABARI:** WE CARRIED FORWARD FROM THE PREVIOUS PLAN WHAT  
17 WAS THE METHODOLOGY BUT WE DID UPDATE THE FORECAST LEVERAGING  
18 LATEST POPULATION NUMBERS THAT INFORMED THE FORECAST. SO THE  
19 POPULATION FORECAST FOR THIS PLAN IS LOWER BY RELATIVELY  
20 SIGNIFICANT DEGREE COMPARED TO THE PREVIOUS PLAN. BUT, TO YOUR  
21 OTHER POINT, YOU KNOW, IT IS STILL DIFFERENT THAN WHAT YOU  
22 MIGHT EXPECT TO SEE FROM THE DOF, AND I WOULD SAY THAT WE DID  
23 FLAG THIS AS A POTENTIAL FOCUS AREA FOR THE NEXT LONG RANGE  
24 PLAN, WE'RE GOING TO NEED TO TAKE ANOTHER LOOK AT THAT  
25 METHODOLOGY AND WE ANTICIPATE LOOKING AT OTHER POTENTIAL

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1 GROWTH TRAJECTORIES FOR THE REGION WILL BE A KEY POLICY ISSUE  
2 THAT WE'LL BE EXPLORING IN THE NEXT PLAN.

3

4 **V. CHAIR, PAT BURT MTC PC:** THANK YOU.

5

6 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. BOARD MEMBER  
7 SILVA?

8

9 **CINDY SILVA:** THANK YOU VERY MUCH. AND THANK YOU TO MY FELLOW  
10 COLLEAGUES HERE FOR YOUR COMMENTS AND YOUR THOUGHTS. WAY SEE  
11 TO NOTICE HERE IS THE TENDENCY TO WANT TO CALL THIS  
12 ASPIRATIONAL, LET'S SAY VISIONARY. IT'S TRYING TO SEE THE  
13 FUTURE 27 YEARS OUT, WHICH IS A LONG TIME. AT THE SAME TIME  
14 TRYING TO BE PRAGMATIC, AND WHAT I THINK ABOUT HOW DO I  
15 COMMUNICATE TO MY COLLEAGUES IN CONTRA COSTA WHAT THIS  
16 ENTAILS, AND I'M NOT SURE I CAN. I COUNT 35 TO 40 STRATEGY --  
17 WE'LL CALL THEM STRATEGIES -- THAT'S THE TITLE AT THE TOP OF  
18 THE PAGE, SO, I CAN USE THAT SAFELY, AND MANY OF THEM MAY NOT  
19 BE APPLICABLE TO SOME OF US IN OTHER PARTS OF THE COUNTY, OF  
20 THE COUNTIES AND THE CITIES. AND WHAT I CAN'T GET MY HANDS  
21 WRAPPED AROUND IS HOW MUCH -- THE LEVEL TO -- THE EXTENT TO  
22 WHICH WE MUST ACHIEVE THOSE STRATEGIES AND IN A CERTAIN TIME  
23 FRAME IN ORDER TO GET TO THE QUANTIFIABLE END RESULTS. AND  
24 THAT'S TROUBLING. AND THAT'S WHAT MAKES PEOPLE NOT WANT TO SAY  
25 -- AND TO WHAT EXTENT ARE THINGS OUT OF OUR CONTROL, NOT ONLY

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1 AT THE FEDERAL LEVEL BUT AT THE STATE LEVEL. I HAD A  
2 CONVERSATION WITH OUR STAFF, HERE LAST WEEK, ABOUT OUR HOUSING  
3 ELEMENT AND IS IT CONSISTENT WITH THE HOUSING POLICIES HAVE  
4 COME OUT OF THE TRANSIT ORIENTED COMMUNITIES STRATEGIES; AND  
5 THEY'RE NOT. DEPENDING ON YOUR REVIEWER AND HOUSING ELEMENT  
6 YOU HAVE DIFFERENT REQUIREMENTS AND WE HAVE REQUIREMENTS WHERE  
7 TRANSIT ORIENT THE COMMUNITIES WE WERE TOLD WE ARE NOT TO  
8 CREATE POCKETS OF POVERTY AND THAT'S WHAT HOUSING NEAR TRANSIT  
9 DOES. I DON'T AGREE WITH THAT, I THINK THEY'RE MISINTERPRETING  
10 IT BUT IT RESULTED IN HAVING TO PUT MISSING MIDDLE HOUSING  
11 AWAY FROM TRANSIT. TO WHAT EXTENT IS THAT FIGURE TO AFFECT THE  
12 OUTCOME OF THIS IF WE DID NOTHING MORE, AND I'M NOT SAYING WE  
13 WOULD. SO I THINK WE'RE GOING TO HAVE TO BE MINDFUL OF THE  
14 BIGGER -- I APPRECIATE I'M NOT SURE WHAT CITY YOU'RE WITH --

15

16 **CHAIR BELIA RAMOS, ABAG AC:** SANTA CLARA.

17

18 **CINDY SILVA:** WHICH CITY?

19

20 **SPEAKER:** SANTA CLARA.

21

22 **CINDY SILVA:** SO, 100 -- 101 CITIES AND NINE COUNTIES IS A LOT  
23 OF DIFFERENT POINT OF VIEW, AND I -- SOME OF THESE STRATEGIES  
24 ARE NOT DOABLE BY US EVEN IN THE BAY AREA, FOR EXAMPLE,  
25 IMPLEMENT A STATEWIDE GUARANTEED INCOME. [LAUGHTER]



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1

2 **CINDY SILVA:** I KNOW WE CAN'T DO IT NO MATTER LOCK-STEP  
3 TOGETHER I THINK THOSE ARE SOME THINGS THAT DON'T PASS MUSTER  
4 COLLEAGUES, AND SO IF WE WANT THEM ON BOARD WITH THIS MOVING  
5 FORWARD WE HAVE TO FIND A WAY TO COMMUNICATE WHICH ONES OF  
6 MAJOR, MINOR, AND DOING IT IN THE NEXT YEAR IN ORDER TO GET 15  
7 TO 25 YEARS, OUR ENVIRONMENTAL CLIMATE ACTION PLAN DOES SAY  
8 IT'S GOING TO TAKE 5 TO 7 YEARS, AND THIS IS THE MATH I'M  
9 HOPING WE CAN GET TO THAT LEVEL WHAT ARE THE EIGHT MOST  
10 IMPORTANT THINGS WE HAVE TO DO ACROSS OUR REGION IN THE NEAR-  
11 TERM, IN THE NEXT 4 TO 6 YEARS IN ORDER TO MAKE SUBSTANTIVE  
12 PROGRESS ON THIS. I CAN'T TELL WHAT THE ANSWER IS FROM THIS.

13

14 **DAVE VAUTIN:** THROUGH THE CHAIR?

15

16 **CHAIR BELIA RAMOS, ABAG AC:** YES.

17

18 **DAVE VAUTIN:** I WANT TO ACKNOWLEDGE THAT WE COMPLETELY AGREE  
19 THAT UNDERSTANDING THOSE NEAR-TERM PRIORITIES IS IMPORTANT.  
20 AND THAT IS ACTUALLY THE PHASE OF THE PROCESS WE'RE JUST  
21 EMBARKING ON RIGHT NOW AND WILL CONTINUE THROUGH THE REST OF  
22 THE PLANNED BAY AREA PROCESS. SO, AS WE DEVELOP THE  
23 IMPLEMENTATION PLAN WHAT WE DO IS WE TAKE THESE BIG BOLD 25  
24 YEAR STRATEGIES AND ASK THE QUESTION, WHAT SHOULD WE DO IN THE  
25 NEXT 1 TO 5 YEARS, WHAT ARE OUR PRIORITIES IN THE NEXT COUPLE

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1 OF YEARS, WHAT ARE THE PRIORITIES FOR YEARS 3, 4, AND 5, AND  
2 WHERE ARE WE GOING FOCUS ENERGIES. WHAT ARE THE, SORT OF,  
3 ACTIONS MTC AND ABAG, WORKING WITH LOCAL PARTNERS CAN WORK TO  
4 ADVANCE. AND SO WHEN WE COME BACK WITH THIS ITEM IN -- AROUND  
5 SEPTEMBER OF THIS YEAR, WE'LL BRING FORWARD THAT DRAFT  
6 IMPLEMENTATION PLAN WHICH WILL DELINEATE WHERE THOSE FOCUSES  
7 MIGHT BE AND GET FURTHER INPUT AND FEEDBACK ON THAT. SO, I  
8 JUST WANT TO ASSURE YOU THAT THAT'S ABSOLUTELY A PRIORITY AND  
9 THAT WILL BE THE FINAL CHAPTER, ACTUALLY, OF PLANNED BAY AREA  
10 2050+.

11

12 **CINDY SILVA:** I APPRECIATE THAT. THANK YOU. THAT'S THE WAY WE  
13 DO GENERAL PLANS AT THE LOCAL LEVEL, AS WELL, BUT WE ALSO --  
14 WE ARE HAVING COGNIZANT THAT WHEN WE ADOPT THAT IF WE'RE  
15 DELAYED BY COVID, BY FEDERAL ADMINISTRATION, BY, YOU KNOW, 7.2  
16 EARTHQUAKE THAT HITS THE ENTIRE BAY AREA, IF ANY OF THOSE  
17 THINGS OCCUR THAT ARE OUT OF OUR CONTROL WE HAVE TO PIVOT AND  
18 CAN'T ASSUME THAT WHAT THESE BASELINE ASSUMPTIONS WILL BE  
19 DOABLE.

20

21 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. I'M GOING TO NOW MOVE  
22 ON TO PUBLIC COMMENT.

23

24 **BOARD CLERK:** MIC IS ON. HOW MUCH TIME?

25

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1   **CHAIR BELIA RAMOS, ABAG AC:** HOW MANY DO WE HAVE? WE'LL DO TWO  
2   MINUTES. THANK YOU.

3

4   **SPEAKER:** HELLO MEMBERS OF THE BOARD. THIS IS WARREN CUSHMAN  
5   HERE WITH COMMUNITY RESOURCES FOR INDEPENDENT LIVING IN  
6   HAYWARD. I WANT IT START OUT BY SAYING THAT WHAT WE HAVE BEEN  
7   HEARING TODAY IS VERY, VERY IMPORTANT TO PEOPLE WITH  
8   DISABILITIES. PLANNED BAY AREA 2050+ IS VITAL TO THE NEEDS AND  
9   ASPIRATIONS OF PEOPLE WITH DISABILITIES. WITH REGARD TO  
10  TRANSPORTATION, WE NEED INTEGRATED, RELATABLE PUBLIC  
11  TRANSPORTATION THAT RUNS THROUGHOUT THE NINE COUNTIES. WE NEED  
12  RAIL, WE NEED BUS, WE NEED SHUTTLE. WE NEED PARATRANSIT. ALL  
13  OF THESE THINGS NEED TO WORK TOGETHER AND BE INTEGRATED. WE  
14  ALSO NEED SIDEWALKS AND CURB RAMPS AND OTHER FEATURES THAT  
15  HELP PEOPLE WITH DISABILITIES GET AROUND THRUWAY FINDING. WE  
16  ALSO NEED THINGS LIKE UBER AND LYFT, AND AUTONOMOUS VEHICLES.  
17  ALL OF IT NEEDS TO WORK TOGETHER. AND THIS BAY AREA PLAN HELPS  
18  US GET THERE. SO, I GET ALL THE CONCERNS THAT EVERYONE HAS,  
19  BUT FOR PEOPLE WITH DISABILITIES, WE NEED TO MOVE FORWARD WITH  
20  THIS PLAN, JUST TO GET US GOING. THE HOUSING PIECE, THE  
21  HOUSING ELEMENT IS VERY IMPORTANT. WE NEED ALL THREE P'S. WE  
22  NEED PROTECTION, PRESERVATION, AND TENANT PROTECTIONS. WE NEED  
23  TRANSIT NEAR -- TRANSIT ORIENTED DEVELOPMENT. WE NEED TRANSIT  
24  NEAR HOUSING, AND WE NEED UNIVERSAL DESIGN BAKED INTO THE  
25  PROCESS. WITH THE ENVIRONMENTAL PIECE, THAT'S ALSO VERY

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1    IMPORTANT. SEA LEVEL RISE IS ALSO VERY IMPORTANT TO US. AND WE  
2    NEED ENVIRONMENTAL PROGRAMS. SO, PLEASE MOVE FORWARD AND HAVE  
3    FAITH THAT WE'LL GET THERE. THANK YOU.

4

5    **BOARD CLERK:** NEXT SPEAKER IS GOING TO BE ON ZOOM. FIRST UP, WE  
6    HAVE ROLAND. GO AHEAD AND UNMUTE YOURSELF. YOU HAVE TWO  
7    MINUTES.

8

9    **SPEAKER:** THANK YOU. I WOULD LIKE TO BE ON THE RECORD TODAY AS  
10    BEING IN STRONG SUPPORT OF THE BLUEPRINT AS HAS BEEN PRESENTED  
11    BY CHIRAG AND HIS TEAM TODAY. BUT I WOULD ALSO LIKE TO TAKE  
12    THIS OPPORTUNITY TO HIGHLIGHT SIGNIFICANT AND UNINTENDED  
13    CONSEQUENCES OF THE PROJECT IMPLEMENTATION LEVEL THAT YOU SEE  
14    CONFLICTS BETWEEN STRATEGIES D FOUR AND -- [INDISCERNIBLE]  
15    THIS CAN BE EXEMPLIFIED BY DISTURBING PATTERN OF DISMANTLING  
16    MOBILITY HUBS TO ACCOMMODATE TOD, PRIMARILY LIGHT RAIL  
17    STATIONS WHICH SHARE DESIGN WITH MOBILITY HUBS OVER 40 YEARS  
18    AGO, WITH EVERY STATION, INCLUDING A BUS STOP STRATEGICALLY  
19    LOCATED TO OPTIMIZE TRANSFERS BETWEEN BUS AND LIGHT RAIL. THE  
20    LATEST EXAMPLE IS THE BLOSSOM HILL LIGHT RAIL TOD PROJECT WITH  
21    PROPOSAL TO RELOCATE THE BUS STOP TO BLOSSOM HILL ROAD EVEN  
22    THOUGH THE LIGHT RAIL STATION IS LOCATED IN THE HIGHWAY 85  
23    MEDIAN. THIS BUS STOP RELOCATION DISENFRANCHISES RESIDENTS  
24    LIVING ON OPPOSITE SIDE OF THE FREEWAY INCREASES TRANSFER  
25    TIMES BETWEEN BUS AND LIGHT RAIL WHICH ARE CAPTURED BY EVERY

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1 SINGLE PLANNER INCLUDING GOOGLE, AND FINALLY LAST BUT NOT  
2 LEAST PUTS PASSENGERS IN HARM'S WAY ON BLOSSOM HILL ROAD. IN  
3 CLOSING MY RECOMMENDATION TO THE COMMISSION IS STOP PAYING  
4 MORE ATTENTION TO SPECIFICS AND INTRODUCE A POLICY TO DEFUND  
5 PROJECTS WHICH VIOLATE BASIC MOBILITY RULES. THANK YOU.

6

7 **BOARD CLERK:** THANK YOU. NEXT UP IS ADINA LEVIN, WHO HAD HER  
8 HAND RAISED IN ZOOM, BUT HAS JOINED US IN-PERSON.

9

10 **CHAIR BELIA RAMOS, ABAG AC:** YOU STILL ONLY GET TWO MINUTES.

11

12 **BOARD CLERK:** [LAUGHTER] GO AHEAD ADINA.

13

14 **ADINA LEVIN:** GOOD MORNING.

15

16 **BOARD CLERK:** MIC?

17

18 **ADINA LEVIN:** GOOD MORNING, COMMISSIONERS. ADINA LEVIN, SERVING  
19 ON THE POLICY ADVISORY COUNCIL CHAIRING THE NETWORK MANAGEMENT  
20 CUSTOMER ADVISORY GROUP AND SPEAKING FOR SEAMLESS BAY AREA AND  
21 WANTING TO SUPPORT THE ADOPTION OF THIS PLAN UNDERSTANDING  
22 THAT, YOU KNOW, THINGS IN THE BROADER CLIMATE ARE RISKY. THERE  
23 IS A LOT OF WORK TO DO IN THE DETAILS OF IMPLEMENTATION AND  
24 THIS IS SOMETHING THAT REALLY, YOU KNOW, BRING TOGETHER A LOT  
25 OF THE DIFFERENT ELEMENTS, AND IT'S SO MUCH BETTER TO HAVE A

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1 PLAN FOR THESE ELEMENTS TO WORK TOGETHER THAN TO HAVE VERY  
2 SEPARATE AND DISJOINTED ELEMENTS THAT ARE A LOT LESS LIKELY TO  
3 TAKE US TOWARD OUR GOALS. IT'S ALSO MOTIVATING TO SEE THE  
4 OVERALL AND NETTED OUT JUST HOW MUCH OF OUR HOUSING GOALS N  
5 TERMS OF MORE PEOPLE BEING LOCATED IN PLACES THIS THEY CAN  
6 BENEFIT FROM SUSTAINABLE TRANSPORTATION AND AFFORDABLE  
7 TRANSPORTATION, AND HOW THAT COMPLIMENTS THE STRATEGIES TO  
8 IMPROVE HOUSEHOLD AFFORDABILITY FOR HOUSING, AND HOW MUCH OF A  
9 MAJOR IMPACT THAT THAT MAKES, AS MUCH AS WE'RE ABLE TO ACHIEVE  
10 THOSE GOALS, AND HOW IMPORTANT IT IS ON THE WORK THAT WE ARE  
11 DOING, PARTICULARLY WHERE WE HAVE MORE INFLUENCE AT THE STATE  
12 LEVEL AND AT THE REGIONAL LEVEL TO FUND KEEPING PUBLIC  
13 TRANSPORTATION RUNNING, AND IMPROVING THE PUBLIC  
14 TRANSPORTATION SYSTEM MAKING IT MORE RIDER FRIENDLY AND  
15 ACCESSIBLE AND CONVENIENT AND AFFORDABLE, AND JUST, YOU KNOW,  
16 LOOKING AT WHAT THE OVERALL MAJOR IMPACT THERE IS ON OUR  
17 HOUSING AND CLIMATE, AND, YOU KNOW, COMMUNITY AFFORDABILITY  
18 AND THRIVING GOALS THAT THESE THINGS ARE. SO, THANK YOU.

19

20 **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU.

21

22 **BOARD CLERK:** THANK YOU. AND THERE ARE NO OTHER MEMBERS OF THE  
23 PUBLIC WISHING TO SPEAK ON THIS ITEM AND THERE IS NO WRITTEN  
24 CORRESPONDENCE RECEIVED ON THIS ITEM.

25

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1   **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. I'LL BRING IT  
2   BACK TO THE ABAG SIDE OF THE HOUSE AND AS MENTIONED THERE ARE  
3   GOING TO BE TWO RESOLUTIONS BOTH OF OUR SEPARATE HOUSES NEED  
4   TO TAKE ACTION. DO I HAVE A MOTION AND SECOND TO REFER ABAG  
5   RESOLUTION 8-2025 ADVANCING PLANNED BAY AREA 2050+ FINAL  
6   BLUEPRINT INTO THE ENVIRONMENTAL PHASE TO THE ABAG EXECUTIVE  
7   BOARD?

8

9   **CARLOS ROMERO ABAG AC:** I'LL MAKE THE MOTION JUST ONE COMMENT  
10  ABOUT HOUSING GOALS I THINK CLEARING THIS PLAN DOES SPEAK TO  
11  THE NEED TO HAVE LOCAL NINE-COUNTY FUNDING TO MEET THESE  
12  GOALS. AND IT'S NOT EVEN -- IT'S NOT GOING TO BE ENOUGH, BUT  
13  IT WILL GET US MOVING IN THAT DIRECTION. AND THIS BODY IS  
14  WORKING ON, AS WELL AS BAHFA, THE BAY AREA HOUSING FINANCE  
15  AUTHORITY, SOMETHING ON THE 2028 BALLOT, THAT GETS US TO A  
16  POINT WHERE IT'S NOT ASPIRATIONAL, BUT WE ACTUALLY HAVE MONEY  
17  TO BUILD 40 TO 50,000 -- TO SUBSIDIZE 40 TO 50,000 UNITS. SO,  
18  WITH THAT I MAKE THE MOTION TO APPROVE.

19

20  **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU. DO I HAVE A SECOND?  
21  I'LL GO --

22

23  **SPEAKER:** SECOND.

24

25  **CHAIR BELIA RAMOS, ABAG AC:** I'M ON THE ABAG.

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1

2 **SPEAKER:** OH SORRY.

3

4 **CHAIR BELIA RAMOS, ABAG AC:** I'LL GO AHEAD AND MAKE THE SECOND.

5 I WILL NOW -- I WILL NOW CALL THE VOTE. ALL IN FAVOR, SAY AYE.

6 [AYES]

7

8 **CHAIR BELIA RAMOS, ABAG AC:** AYE. OPPOSED? MOTION PASSES BY ALL

9 THOSE PRESENTED. THANK YOU SO MUCH. I'LL TURN IT OVER TO CHAIR

10 BURT FOR THE MTC SIDE OF THE HOUSE

11

12 **V. CHAIR, PAT BURT MTC PC:** THANK YOU CHAIR RAMOS. SO, THE MTC

13 PLANNING COMMITTEE MEMBERS, WE -- DO WE HAVE A MOTION AND A

14 SECOND TO REFER MTC RESOLUTION NUMBER 4715, ADVANCING PLANNED

15 BAY AREA 2050+ FINAL BLUEPRINT INTO ENVIRONMENTAL PHASE TO THE

16 COMMISSION?

17

18 **ALICIA JOHN-BAPTISTE:** SO MOVED, JOHN-BAPTISTE.

19

20 **SPEAKER:** I'LL SECOND.

21

22 **MARILYN EZZY ASHCRAFT:** I'LL SECOND.

23

24 **SPEAKER:** GO AHEAD.

25



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1 **MARILYN EZZY ASHCRAFT:** EZZY ASHCRAFT SECONDS.

2

3 **V. CHAIR, PAT BURT MTC PC:** MOTION BY JOHN-BAPTISTE, SECOND  
4 ASHCRAFT. AND I WOULD LIKE TO -- I REALIZE I NEGLECTED ONE  
5 SMALL COMMENT WHICH MEMBER ROMERO MADE ME THINK ABOUT WHICH IS  
6 IN OUR AFFORDABLE HOUSING, ON SLIDE TEN, STRATEGY H5, IS TO  
7 INTEGRATE AFFORDABLE HOUSING INTO ALL MAJOR HOUSING PROJECTS,  
8 AND ONE OF THE DILEMMAS WE HAVE IS THE TENSION OF INCLUSIONARY  
9 HOUSING DRIVING COST OF MARKET RATE HOUSING. IN THE DIRECTION  
10 THAT THE STATE HAS BEEN TAKING TO REDUCE THE ABILITY OF CITIES  
11 TO INCLUDE INCLUSIONARY HOUSING TO THE DEGREE THAT WE HAVE  
12 HISTORICALLY. SO, I HOPE THAT WE WOULD REFER THAT ISSUE TO OUR  
13 LEGISLATIVE COMMITTEE TO TRY TO RECONCILE THAT STRATEGY WITH  
14 LEGISLATION THAT IS A PATTERN OF LEGISLATION OUT OF THE STATE.  
15 AND ON THAT NOTE, WOULD THE CLERK PLEASE CALL THE ROLL?

16

17 **BOARD CLERK:** WILL DO. CHAIR AHN IS ABSENT. VICE CHAIR BURT?

18

19 **V. CHAIR, PAT BURT MTC PC:** YES.

20

21 **BOARD CLERK:** COMMISSIONER ANDERSEN IS ABSENT. COMMISSIONER  
22 CANEPA?

23

24 **DAVID CANEPA:** YES.

25

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1 **BOARD CLERK:** COMMISSIONER EZZY ASHCRAFT?

2

3 **MARILYN EZZY ASHCRAFT:** YES.

4

5 **BOARD CLERK:** JOHN-BAPTISTE?

6

7 **ALICIA JOHN-BAPTISTE:** AYE.

8

9 **BOARD CLERK:** COMMISSIONER MAHAN IS ABSENT. MASHBURN IS ABSENT.

10 DEPUTIZE COMMISSION CHAIR NOACK?

11

12 **SUE NOACK:** YES.

13

14 **BOARD CLERK:** MOTION PASSES UNANIMOUSLY BY ALL MEMBERS PRESENT.

15

16 **V. CHAIR, PAT BURT MTC PC:** OKAY. AND OUR LAST ITEM IS ITEM

17 EIGHT, ANY PUBLIC COMMENT ON OTHER BUSINESS?

18

19 **BOARD CLERK:** THERE WAS NO WRITTEN CORRESPONDENCE RECEIVED ON

20 THIS ITEM, THERE IS ONE MEMBER OF THE PUBLIC IN THE BOARDROOM

21 WISHING TO SPEAK, ALETA DUPREE. GO AHEAD.

22

23 **SPEAKER:** THANK YOU TO THE JOINT CHAIRS OF THE BOARDS. ALETA

24 DUPREE FOR THE RECORD SHE AND HER WITH TEAM FOLDS, AS I SPEAK

25 GENERALLY. I CAN'T CALL MYSELF AN EXPERT ON PLANNING OF THE

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1 BUT GEORGE HARRISON SAID, GO DO IT, GOT TO GO THROUGH THAT  
2 DOOR. THERE IS NO EASY WAY OUT AT ALL. STILL IT ONLY TAKES  
3 TIME 'TIL LOVE COMES TO EVERYONE." AND GEORGE HARRISON WAS  
4 TALKING ABOUT GOING THROUGH THE DOORS OF GRAND CENTRAL  
5 TERMINAL WHICH IS A FAMOUS RAILRAID STATION LOCATED IN NEW  
6 YORK CITY. PERHAPS SOME OF YOU HAVE GOTTEN TO SEE IT. I SPEAK  
7 OF THESE THINGS, PLANNING CAN BE ESOTERIC, GETS REAL HEAVY  
8 SOMETIMES. BUT TO ME AS I THINK ABOUT PLANNING, IT'S KIND OF  
9 LIKE STEPPING INTO THE UNKNOWN, AND I TAKE GREAT INTEREST IN  
10 MATTERS OF ELECTRIFICATION AND I GUESS I'M FORTUNATE, I HAVE  
11 BEEN LIVING IN ALL ELECTRIC HOMES FOR, I THINK ABOUT 25 YEARS.  
12 THAT MAKES IT EASY FOR ME. AND I'M ABLE TO BUY 100% SOLAR  
13 POWER FOR MY ALL ELECTRIC HOME. THAT BEING SAID, THERE IS SO  
14 MUCH MORE TO DO OUT HERE IN THE WORLD. I DON'T HAVE A CAR. THE  
15 BUT I CAN RIDE BART AND CALTRAIN, WHICH IS 100% RENEWABLE  
16 ELECTRICITY. AND GETTING THE ELECTRIC BUSES PUT IN. AND THESE  
17 MATTERS OF INFRASTRUCTURE, WE SHOULD NOT HAVE TO WAIT UNDUE  
18 AMOUNTS OF TIME TO GET ELECTRICITY LOOKED UP FOR PROJECTS. I  
19 DON'T HEAR ABOUT THAT BEING A PROBLEM IN LAS VEGAS. THEY DON'T  
20 SEEM TO HAVE ANY PROBLEM LOOKING UP A 25 MEGAWATT POWER SUPPLY  
21 TO BUILD A NEW THOUSAND ROOM CASINO. SO, PLANNING IS  
22 SOMETHING THAT I STILL DON'T QUITE UNDERSTAND. BUT THANK YOU  
23 FOR DOING IT. APPRECIATE IT.

24

25 **V. CHAIR, PAT BURT MTC PC:** CHAIR RAMOS?

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1

2   **CHAIR BELIA RAMOS, ABAG AC:** THANK YOU SO MUCH. THAT BRINGS US  
3   TO THE CONCLUSION OF OUR MEETING. THE NEXT REGULARLY SCHEDULED  
4   MEETING FOR THE ABAG ADMINISTRATIVE COMMITTEE WILL BE ON  
5   FRIDAY JULY 11TH AT 9:40 AT THE BAY AREA METRO CENTER 375  
6   BEALE STREET. ANY CHANGES TO THE SCHEDULE WILL BE DULY NOTICED  
7   TO THE PUBLIC. AND THIS MEETING IS ADJOURNED. THANK YOU SO  
8   MUCH.

9

10   **V. CHAIR, PAT BURT MTC PC:** AND THE NEXT MTC PLANNING COMMITTEE  
11   MEETING WILL BE HELD ON FRIDAY JULY 11TH, 2025, AT THE BAY  
12   AREA METRO CENTER, 375 BEALE. ANY CHANGES TO THE SCHEDULE WILL  
13   BE DULY NOTICED TO THE PUBLIC. AND WE'RE ADJOURNED.

14   [ADJOURNED]

15



*Broadcasting Government*