



375 Beale Street
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94105

Meeting Minutes - Draft

ABAG Executive Board

President, David Rabbitt, Supervisor, County of Sonoma
Vice President, Jesse Arreguin, Mayor, City of Berkeley
Immediate Past President, Julie Pierce, Vice Mayor, City of Clayton

Thursday, July 18, 2019

7:00 PM

Board Room - 1st Floor

Association of Bay Area Governments Executive Board Meeting No. 439

The ABAG Executive Board may act on any item on the agenda.

The meeting is scheduled to begin at 7:00 p.m.

Agenda, roster, and webcast available at <https://abag.ca.gov>

For information, contact Clerk of the Board at (415) 820-7913.

Roster

Candace Andersen, Jesse Arreguin, London Breed, Cindy Chavez, Christopher Clark, David Cortese, Lan Diep, Pat Eklund, Maya Esparza, Nikki Fortunato Bas, Richard Garbarino, Leon Garcia, Liz Gibbons, Lynette Gibson McElhaney, Scott Haggerty, Barbara Halliday, Matt Haney, Erin Hannigan, David Hudson, Wayne Lee, Jake Mackenzie, Rafael Mandelman, Nathan Miley, Karen Mitchoff, Raul Peralez, Julie Pierce, Dave Pine, David Rabbitt, John Rahaim, Belia Ramos, Dennis Rodoni, Warren Slocum, Loren Taylor, Lori Wilson, Norman Yee.
William Kissinger (Non-voting).

1. Call to Order / Pledge of Allegiance / Roll Call / Confirm Quorum

President Rabbitt called the meeting to order at about 7:06 p.m. Quorum was present.

Present: 26 - Arreguin, Bas, Brown, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Haney, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 8 - Andersen, Diep, Esparza, Mackenzie, Peralez, Pine, Slocum, and Wilson L

2. Public Comment

The following gave public comment: Ken Bukowski.

3. Executive Board Announcements

The following made announcements: Lynette Gibson McElhaney.

4. President's Report

4.a. [19-0762](#) President's Report

President Rabbitt gave the report.

4.b. [19-0826](#) Ratification of Appointments to the Regional Planning Committee

Upon the motion by Pierce and second by Eklund, the Executive Board ratified the appointment of Neysa Fligor, Councilmember, City of Los Altos; Susan Adams, Councilmember, City of Rohnert Park; and Marilyn Ezzy Ashcraft, Mayor, City of Alameda, to the Regional Planning Committee. The motion passed unanimously by the following vote:

Aye: 22 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 12 - Andersen, Brown, Diep, Esparza, Haney, Mackenzie, Mandelman, Miley, Peralez, Pine, Slocum, and Wilson L

5. Executive Director's Report

5. [19-0761](#) Executive Directors' Report

Therese W. McMillan gave the report.

6. Executive Board Consent Calendar

Upon the motion by Mitchoff and second by Lee, the Executive Board approved the Consent Calendar, including adoption of Resolution No. 03-19, Resolution No. 04-19, and Resolution No. 05-19. The motion passed unanimously by the following vote:

Aye: 22 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 12 - Andersen, Brown, Diep, Esparza, Haney, Mackenzie, Mandelman, Miley, Peralez, Pine, Slocum, and Wilson L

6.a. [19-0800](#) Approval of ABAG Executive Board Minutes of May 16, 2019

6.b. [19-0755](#) Authorization to enter into contract with Frontier Energy for Bay Area Regional Energy Network (BayREN) Consulting Services in an amount not to exceed \$1,300,000

6.c. [19-0756](#) Adoption of Resolution No. 03-19 Authorization to receive \$723,421 in bridge toll funds from the Metropolitan Transportation Commission (MTC) to support the San Francisco Bay Trail Project in Fiscal Year 2019/2020

- 6.d. [19-0763](#) Adoption of Resolution No. 04-19 Authorization to submit a proposal to the California Department of Water Resources to Obtain a Proposition 1 Integrated Regional Water Management Grant and to enter into an agreement to receive a grant for the Integrated Regional Water Management Disadvantaged Community and Tribal Involvement Program (IRWM DACTIP)
- 6.e. [19-0815](#) Authorizations related to the Association of Bay Area Governments' (ABAG) Integrated Regional Water Management Disadvantaged Community and Tribal Involvement Program (IRWM DACTIP) Grant
- 6.f. [19-0764](#) Adoption of Resolution No. 05-19 Authorization to submit a Delta Septic Relief proposal with the California State Parks Division of Boating and Waterways for Clean Vessel Act Operation and Maintenance Grant for an amount not to exceed \$24,500 and, if awarded, to enter into a grant agreement and designate an Authorized Representative
- 6.g. [19-0765](#) Authorization to enter into agreement for catering for the State of the Estuary Conference with either of the two required catering vendors (Checkers Catering or Miraglia Catering) allowed by the conference venue for up to \$95,000 between August 1 and December 31, 2019
- 6.h. [19-0802](#) Authorization to enter into contract amendment with CLEAResult Inc. for Bay Area Regional Energy Network (BayREN) consulting services for the Single Family Program in an amount not to exceed \$902,600

7. ABAG Administrative Committee Report

7. [19-0757](#) ABAG Administrative Committee Report

Rabbitt gave the report.

Miley joined the meeting.

Upon the motion by Rabbitt and second by Pierce, the Executive Board approved the Administrative Committee report. The motion passed unanimously by the following vote:

Aye: 23 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 11 - Andersen, Brown, Diep, Esparza, Haney, Mackenzie, Mandelman, Peralez, Pine, Slocum, and Wilson L

8. ABAG Legislation Committee Report

8.a. [19-0758](#) ABAG Legislation Committee Report

Pierce gave the report.

Haney and Mandelman joined the meeting.

Upon the motion by Pierce and second by Ramos, the Executive Board approved the Legislation Committee report. The motion passed unanimously by the following vote:

Aye: 25 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Haney, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 9 - Andersen, Brown, Diep, Esparza, Mackenzie, Peralez, Pine, Slocum, and Wilson L

8.b. [19-0816](#) AB 1487 (Chiu): Bay Area Regional Housing Funding

This bill would authorize a regional housing funding measure for affordable housing production, preservation, and protection of tenants from displacement to be placed on the ballot in the Bay Area with funds administered by MTC and ABAG.

Rabbitt gave the report.

Brown joined the meeting.

The following gave public comment: J.R. Starrett, Nonprofit Housing Association; Pam Drew, City of Novato; Susan Candell, City of Lafayette; Susan Kirsch, Livable California; Lydia Kou, City of Palo Alto; Anita Enander, City of Los Altos; Steven Scharf; Eileen Boken, Coalition for San Francisco Neighborhoods; Ken Bukowski; Heather Hood, Enterprise Community Partners.

Upon the motion by Eklund and second by Garbarino, the Executive Board approved the recommendations on AB 1487 with the following: change "75 percent to county" to "75 percent to county and cities of origin." The motion failed by the following vote:

Aye: 4 - Brown, Eklund, Garbarino, and Rodoni

Nay: 22 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Haney, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, and Taylor

Absent: 8 - Andersen, Diep, Esparza, Mackenzie, Peralez, Pine, Slocum, and Wilson L

AB 1487 (Chiu): Bay Area Regional Housing Funding

Upon the motion by Gibson McElhaney and second by Mitchoff, the Executive Board approved a support if amended position on AB 1487, including the following:

- (1) amendments recommended by the ABAG MTC Committee on AB 1487, as summarized in agenda item, plus the following additions:
- (2) direct allocation to the three biggest cities;
- (3) add language to the findings portion of the bill acknowledging the severe imbalance between jobs and housing and the intent for the funding in the bill to help address this problem; and
- (4) require that ABAG be the lead agency by adding language to the bill requiring that, where action of both ABAG and the Metropolitan Transportation Commission (MTC) is required, the ABAG Executive Board acts before MTC acts. Should there be any difference in the subsequent action taken by MTC, the ABAG Executive Board would have to approve that change. No second action by the ABAG Executive Board would be required if the position taken by MTC is the same as that taken by ABAG.

The motion passed by the following vote:

- Aye:** 22 - Arreguin, Bas, Cheng, Clark, Cortese, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Haney, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor
- Nay:** 3 - Brown, Eklund, and Garbarino
- Absent:** 8 - Andersen, Diep, Esparza, Mackenzie, Peralez, Pine, Slocum, and Wilson L
- Abstain:** 1 - Chavez

8.c. [19-0817](#) SB 330 (Skinner): Housing Crisis Act of 2019

SB 330 aims to accelerate new housing construction by speeding up project approvals; prohibiting downzoning in high-rent, low-vacancy areas; and providing project proponents with a higher degree of certainty as to the rules and standards that apply when submitting a preliminary application for a housing development.

Pierce gave the report.

The following gave public comment: Eileen Boken, Coalition for San Francisco Neighborhoods; Anita Enander, City of Los Altos; Steven Scharf.

Upon the motion by Pierce and second by Hudson, the Executive Board approved a support position on SB 330. The motion failed by the following vote:

Aye: 11 - Arreguin, Chavez, Cheng, Cortese, Haggerty, Hudson, Mitchoff, Pierce, Rabbitt, Rahaim, and Ramos

Nay: 12 - Brown, Clark, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Halliday, Lee, Mandelman, Miley, and Rodoni

Absent: 9 - Andersen, Diep, Esparza, Haney, Mackenzie, Peralez, Pine, Slocum, and Wilson L

Abstain: 2 - Bas, and Taylor

8.d. [19-0819](#) AB 1486 (Ting): Surplus Lands Act Expansion and Revision

AB 1486 would revise the Surplus Lands Act (SLA) - the state law that requires local agencies to prioritize affordable housing, as well as parks and open space, when disposing of land no longer necessary for the agency's use.

Pierce gave the report.

Upon the motion by Pierce and second by Rabbitt, the Executive Board approved a support position on AB 1486. The motion passed by the following vote:

Aye: 22 - Arreguin, Bas, Chavez, Cheng, Clark, Cortese, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Nay: 3 - Brown, Eklund, and Halliday

Absent: 9 - Andersen, Diep, Esparza, Haney, Mackenzie, Peralez, Pine, Slocum, and Wilson L

9. ABAG Finance Committee Report

9.a. [19-0759](#) ABAG Finance Committee Report

Mitchoff gave the report.

Upon the motion by Mitchoff and second by Cortese, the Executive Board approved the Finance Committee report. The motion passed unanimously by the following vote:

Aye: 25 - Arreguin, Bas, Brown, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 9 - Andersen, Diep, Esparza, Haney, Mackenzie, Peralez, Pine, Slocum, and Wilson L

9.b. [19-0827](#) Authorization to enter into contract with Visual Strategies for Association of Bay Area Governments website operations and maintenance in an amount not to exceed \$150,000 for Fiscal Year 2019/2020

Mitchoff gave the report.

Upon the motion by Mitchoff and second by Lee, the Executive Board approved authorization to enter into contract with Visual Strategies for ABAG website operations and maintenance in an amount not to exceed \$150,000 for Fiscal Year 2019/2020. The motion passed unanimously by the following vote:

Aye: 25 - Arreguin, Bas, Brown, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 9 - Andersen, Diep, Esparza, Haney, Mackenzie, Peralez, Pine, Slocum, and Wilson L

10. ABAG Regional Planning Committee Report

10.a. [19-0760](#) ABAG Regional Planning Committee Report

Mitchoff gave the report.

Upon the motion by Mitchoff and second by Arreguin, the Executive Board approved the Regional Planning Committee report. The motion passed unanimously by the following vote:

Aye: 25 - Arreguin, Bas, Brown, Chavez, Cheng, Clark, Cortese, Eklund, Garbarino, Garcia, Gibbons, Gibson McElhaney, Haggerty, Halliday, Hudson, Lee, Mandelman, Miley, Mitchoff, Pierce, Rabbitt, Rahaim, Ramos, Rodoni, and Taylor

Absent: 9 - Andersen, Diep, Esparza, Haney, Mackenzie, Peralez, Pine, Slocum, and Wilson L

10.b. [19-0774](#) Report on Regional Housing Need Allocation (RHNA)

Staff will introduce the Regional Housing Need Allocation (RHNA) process for the 2022-2030 period.

Gillian Adams gave the report.

The following gave public comment: Rodney Nickens, Nonprofit Housing Association of Northern California; Lacei Amodei, Public Advocates/6 Wins; Justine Marcus, Enterprise Community Partners.

10.c. [19-0773](#) Report on Plan Bay Area 2050: Regional Growth Forecast Methodology

Staff will present the approach, tools and assumptions underlying the Regional Growth Forecast of total jobs, population, and households for Plan Bay Area 2050.

Cynthia Kroll gave the report.

11. Adjournment / Next Meeting

President Rabbitt adjourned the meeting at about 11:03 p.m. The next regular meeting of the ABAG Executive Board is on September 19, 2019.