

MARIN CONSERVATION LEAGUE

Land Use, Transportation, Water, Agricultural Land Use FINAL Minutes

July 6, 2016, 9 to 11:10 AM

Present: Susan Stompe, chair; also Nona Dennis, Don Dickenson, Randy Greenberg, Marge Macris, Bob Miller, Kate Powers, Judy Teichman, Ann Thomas, Doug Wilson, Greg Zitney. Guest: PCL Executive Director Howard Penn via speaker phone for discussion of legislative rider.

June 1, 2016 Meeting Notes. OK as presented.

As-of-Right Affordable Housing Rider. Howard Penn briefed the committee on the Governor's proposed housing legislation, e.g. to add Government Code section 65400.1 and amend 65913 to provide for and facilitate ministerial approvals of multi-family developments which meet either 10 or 20 percent affordability requirements. CEQA review would be eliminated. Mr. Penn noted:

- The proposal came "out of left field" without the prior knowledge of environmental, labor, or housing advocates. It was put out as a trailer to the budget bill at the end of May, close to the session's June 15 approval deadline, with the intent of attaching it to affordable housing funding to force it through.
- The Legislature is currently recessed and there is no political will to put this on the Assembly floor until August. He is confident the Speaker will not carry it in its current form anytime soon.
- PCL is meeting with legislators and others to see how the bill can be integrated. One change PCL is pushing is to have it apply only to 100% affordable units.
- A lot of back room discussion is going on. Most administrative staff believe the proposal has good and bad points. The state will be short a million housing units over the next 10 years and the problem is low/moderate housing. Howard has not encountered groups that disagree there is a housing crisis.
- He believes the only way to address climate change is to incentivize higher density building in urban areas and prevent sprawl.
- Labor groups do not see CEQA as an impediment; greater concern is lack of land for housing. Other concerns are prevailing wages, not equity.
- PCL has found that when housing is built near a transit center housing quickly appreciates in that area, e.g. LA Metro, and some residents may be displaced.
- Transportation funds are a major source of local funds. An issue is how to incentivize the right type of transportation funding. He believes using VMT rather than LOS as a basis to evaluate transit impacts is a good move but there is some disconnect with locals on this.

Among committee comments: 1) Possible segregation issues, e.g. a concentration of poor families, in a development that is 100 percent low income, contrary to goals of racial and economic diversity. 2) Differing topo and geography of counties throughout the state means some locations may not lend themselves to infill. 3) The Governor's proposal would incentivize market rate housing.

Water Issues. 1) About 35 members and guests attended the June 30 talk by State Fish and Wildlife Delta policy chief Carl Wilcox, part of the MCL water speaker series. 2) MMWD is at work on its long-range supply plan, with a draft expected next summer. 3) MMWD's all non-herbicide vegetation management plan has been completed, is undergoing administrative review, and could be public in September.

IPM/Pesticide Update. County Supervisors in June approved \$100,000 to begin a two-year educational outreach initiative to reduce private use of pesticides in the community. Work will begin this fall and complement MCSTOPPP effort to educate landscapers and applicators about non-toxic control methods.

TAM (Transportation Authority of Marin). 1) Kate reported TAM is discussing the project to re-open an eastbound third lane the on the Richmond Bridge lower deck, and provide a two-way 10-foot wide multi-use path on the upper deck. The new traffic lane, on the lower deck right shoulder, will be available during evening commute from East SFD. to Contra Costa County. The multi-use path on the north side of I-580 will include the upper deck of the bridge along with a path extension in Contra Costa County, with concrete barriers to separate bicyclists and pedestrians from westbound traffic, and work in Contra Costa as well. In Contra Costa County a retaining wall in Richmond will be relocated to improve sight distances for vehicles in the new right lane, and a barrier-separated bike/ped path will be built from Castro Street in Richmond to Point Molate. During multi-use lane operation there would be no break-down lane available on that deck so an accident could stall and back up traffic. The multi-use path is being termed a four-year pilot project. 2) The Rte 37 study group is referring the proposal from United Bridge Partners – to assume control of the roadway and initiate a toll for its use – to Caltrans for review. 3) TAM is recommending that a public hearing be held on 2016 Measure A spending as there is a decline in overall transit funding.

Agricultural. Program for July 22 is not firmed up yet. A Tule elk expert contacted is not available on that day but may speak at the January meeting. Current focus of the LCP is the hazardous issues section.

Plan Bay Area Update. Updating this unpopular regional transit/housing plan will be done this fall. Susan hopes to set up a subcommittee to monitor same and will pick a meeting time for anyone interested. Purpose: to get a handle on what the proposed alternatives are, and which is best for Marin County.

Plastic Bag State Proposition. Proposition 67 on the November ballot challenges a state law previously approved by the Legislature (SB 270) and Governor to prohibit grocery and some other retail stores from providing single-use bags free, while permitting their sale. A yes vote would uphold the contested legislation; a No vote would overturn it. Thus, a Yes vote would: ratify SB 270 (2014); continue to allow single-use plastic bags for meat, bread, produce, bulk food, and perishable items; and provide \$2 million to state plastic bag manufacturers to help them retain jobs and transition to making recycle plastic bags.

Recommendation. M/S (Ann/Kate) and approved to recommend that MCL support a Yes vote on Proposition 67 on the November 2016 ballot.

North/South Greenway. Committee members familiar with this multi-use path project in Larkspur/Corte Madera agree the segment on Redwood Highway looks good. There is no progress on the possible parallel segment 100 feet east to run along the marsh, and which would have environmental constraints.

Easton Point. A motion has been filed by Martha Company alleging that the County has held up the project and colluded with others. Motion asks the court to set a new timeline or appoint a special master to see the project through. Also a restraining order is sought to stop the County and Town from colluding.

Redwood Landfill. The revised plan has survived litigation and is now being implemented, thus: 1) the landfill's waste to energy program is underway (energy for 400 homes), and a recycling facility for construction materials is being built.

The next meeting of this committee is August 3, 2016.

Notes: AT