Housing Working Group
April 26, 2022

SCAG™
INNOVATING FOR A BETTER TOMORROW

Agenda

1. Welcome, Introductions, Overview
2. Housing Element Updates
3. Connect SoCal 2024 Housing Performance Measures
4. Legislative Updates and Review of Bills
5. Regional Early Action Planning (REAP) 2.0 Input
6. Wrap-Up and Next Steps

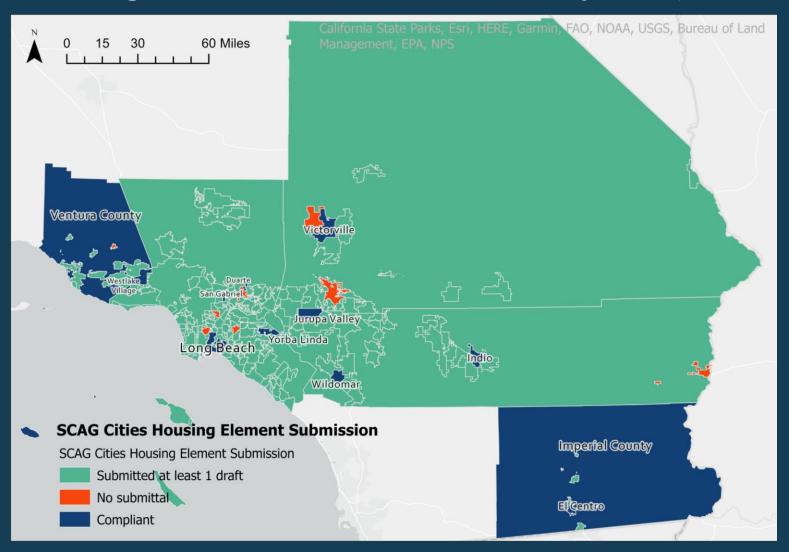# Housing Element Status – SCAG Region

Status as of April 25, 2022

	No submittal	Submitted 1st draft	Submitted 2+ drafts	Fully Compliant	Total
Adopted	--	82	17	12	111
Not adopted	10	43	33	--	86
Total	10	125	50	12	197

Housing Element Status – SCAG Region

Housing Element Submissions as of April 25, 2022

Connect SoCal 2024
Draft Performance Measures

Ma'Ayn Johnson, AICP

Housing Program Manager

April 26, 2022

www.scag.ca.gov

KEY THEMES

Mobility

Communities

Environment

Economy

- Evaluate plan's investments & strategies relative to goals

- Address state GHG reduction & federal conformity requirements

- Address federal performance reporting requirements for MAP−21, & Environmental Justice

- Support ongoing monitoring of progress toward achieving goals & targets

Indicators, Performance Measures, & Monitoring Measures

What's the difference?

Baseline Indicators
Existing Conditions
Today

2050

Performance Measures
Plan Evaluation
Far off future

Monitoring Measures
Ongoing Progress
Tomorrow

Connect SoCal 2024: Performance Measures

Mobility

- Major destination access
- Job access
- Trip distance
- Mode share
- Person hours of delay by facility type
- Person-delay per capita
- Truck delay by facility type
- Commute time
- Travel time by mode
- HOT Lane utilization
- Transit seat utilization
- Congestion bottlenecks

Communities

- Share of regional households located in HQTAs
- % of trips less than 3 miles
- Public health issues & costs
- Housing cost burden
- Accessory dwelling unit potential
- Ratio of infill residential to all new residential

Environment

- VMT per capita
- GHG per capita
- Criteria pollutants
- Total sq. miles of greenfield &rural lands converted to urban use
- Parks access
- Energy & water consumption per capita
- % of households located within 500' of high-volume roadways
- Housing & populations most vulnerable to climate change impacts

Economy

- Share of employment growth in HQTAs
- Transportation system investment benefit/cost ratio
- New jobs added due to transportation system investments & improved regional economic competitiveness
- Travel delay/cost relationship

EQUITY

1. **Will our region become more connected and accessible?**

2. **Will we grow in ways that encourage livability?**

3. **Will people and our environments become healthier?**

4. **Will our economy function well for all?**

RESILIENCE

Questions for Feedback:

- Is there anything missing?

- How can we better integrate equity and resilience?

Timeline:

- **April 30, 2022:** Comments on draft goals, vision and performance measures

- **June 2022:** Share draft goals and performance measures with SCAG Policy Committees

Thank you!

Questions/Feedback?

Goals/Vision | Sarah Dominguez, dominguezs@scag.ca.gov
Performance Measures | Courtney Aguirre, aguirre@scag.ca.gov

www.scag.ca.gov

SCAG™
INNOVATING FOR A BETTER TOMORROW

Legislative Update and Review of Bills

Kevin Gilhooley, State & Federal Legislative Affairs Manager

April 26, 2022

SCAG
™
INNOVATING FOR A BETTER TOMORROW

- ## Supported:
  - **ACA 1 (Aguiar-Curry)** – Would decrease the voter threshold from 2/3 to 55% to approve local bonds and special taxes to fund public infrastructure, affordable housing, or permanent supportive housing.

  - **SCA 2 (Allen)** – Would strike Article 34 from the state constitution, allowing cities and counties to more easily pursue public affordable housing projects without first getting approval from a majority of voters within their jurisdiction.

  - **SB 7 (Atkins)** – Would reauthorize and expand the CEQA streamlining process created for environmental leadership projects under AB 900 (2011) to include certain smaller housing projects as eligible.

  - **SB 15 (Portantino)** – Would create a grant program for local jurisdictions that rezone idle retail sites to allow for affordable housing.

- ## Support If Amended:
  - **SB 10 (Wiener)** – Would allow a city or county to pass an ordinance to zone any parcel for up to 10 residential units if the parcel is in a transit-rich area or an urban infill site.

- ## Opposed:
  - **AB 215 (Chiu)** – Would add new public participation process requirements and revision criteria for updating a Housing Element. Would allows HCD to sue cities and counties relating to housing element non-compliance, even if the state Attorney General declined to bring forward a legal action.

  - **SB 9 (Wiener)** – Would (1) require the ministerial approval of a housing development of no more than two units in a single-family zone (duplex) and would (2) require the ministerial approval of the subdivision (lot split) of a single parcel, already zoned for residential use, into two parcels.
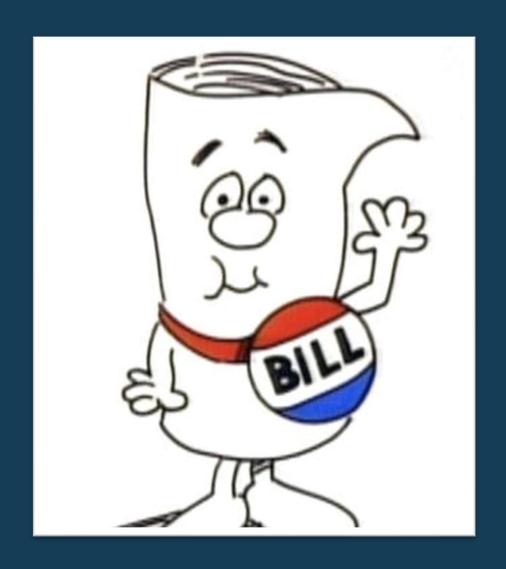
- ## Pending Support:
  - **AB 1695 (Santiago)** – Would allow "adaptive reuse" to be an eligible activity for any HCD-administered affordable housing loan or grant program.

  - **AB 1910 (C. Garcia)** – Would create an optional, incentive program to award grant funding to cities or counties that rezone publicly owned golf courses for affordable housing and open space.

  - **AB 2218 (Quirk-Silva)** – Would limit legal standing for CEQA challenges to projects involving the development of housing at an infill site to persons who reside within 20 miles of the proposed project.

  - **SB 490 (Caballero)** – Would establish a technical assistance program at HCD to assist local and regional governmental agencies, non-profits, and public housing authorities to access "acquisition-rehabilitation projects."

- ## Pending Opposition:
  - **AB 916 (Salas) –** Would prohibit locals from requiring a hearing as a condition for adding space for additional bedrooms within an existing house, condo, apartment, or dwelling. Increases the potential building height of an ADU locals must approve ministerially from 16 feet to 18 feet.

  - **AB 1976 (Santiago) –** Would allow HCD to rezone SCAG jurisdictions to accommodate 100% of the allocated need for very low- and lower-income housing, if the city or county has failed to complete rezoning by its required deadline.

  - **AB 2339 (Bloom) –** Would allow for emergency homeless shelters to be sited and zoned in residential or mixed-use areas without conditional use permits.

  - **SB 930 (Wiener) –** Would allow HCD to implement the Housing Accountability Act without having to comply with the Administrative Procedure Act requirements.

Did we miss anything?

- What are the bills that your agency or organization is watching?

- What bill(s) would you recommend that SCAG evaluate?

- What is the top bill(s) on which your agency or organization is engaging?

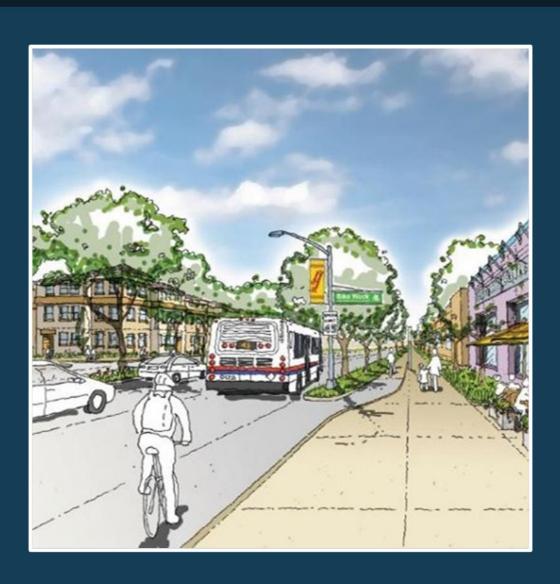# Infill Infrastructure Grant Program Budget Increase

Budget Priority for FY 22–23

- Augment the Infill Infrastructure Grant (IIG) Program to $5 billion.

- Establish a Technical Assistance program to assist small and medium–sized jurisdictions to compete.

Background

- IIG funds infrastructure improvements to streets, water and sewer pipes, internet lines, transit shelters, sidewalks, and lighting that supports infill housing development.

- Governor Newsom proposes $500 million split over two fiscal years.
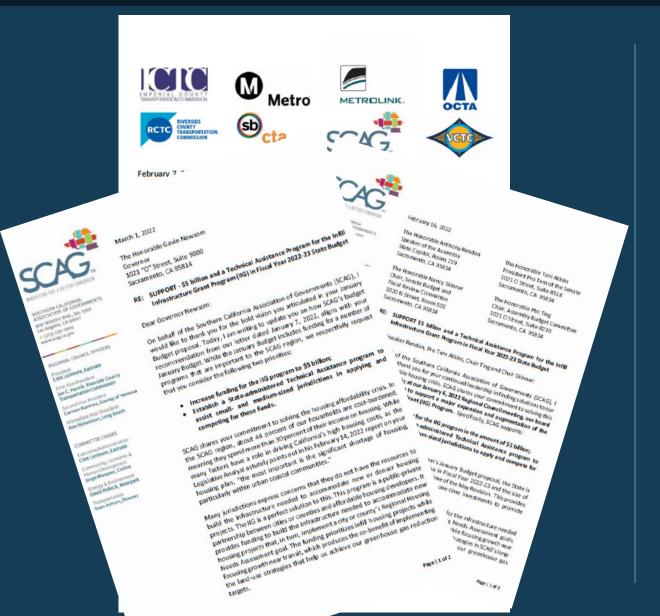
Understanding the Need:

- Has your jurisdiction applied for the IIG in the past?

- If not, why hasn't your jurisdiction applied?

- Would technical assistance make you reconsider applying for IIG?

- Were there other roadblocks to applying for the IIG?

Coalition letter in support of:

- $5 billion IIG augmentation

- State-run Technical Assistance program to assist small and medium-sized jurisdictions to compete for the funds.

Q&A?

Kevin Gilhooley, State & Federal Legislative Affairs Manager

Gilhooley@scag.ca.gov

To learn more about what we do, please visit:

www.scag.ca.gov

Agenda

- Overview of REAP 2021 program
- SCAG's draft REAP 2021 Program Framework
- REAP program development timeline/outreach plan
- Breakout groups

AB140 – FY21-22 state budget (May revise)

~ **$600 million** statewide

$30 million = **rural competitive program** for eligible entities not within an MPO region

$30 million = **competitive program for all eligible entities** for projects that "demonstrably exceed the requirements…and further multiple policy objectives"

~ **$500 million** from Federal American Recovery , **formula allocated to MPOs**

- ~ **$246 million = SCAG region's formula share**
  - 10 % of funds available through Advance Application after January 1, 2022.
  - All funds obligated June of 2024 / expended by June 2026
  - Final closeout June 2026.

REAP 2021 – MPO Formula Allocation Program

For "transformative planning and implementation activities"

Four required objectives (different from REAP 1.0):
- Coronavirus Economic Recovery AND
- Accelerating infill housing development AND
- Reduce Vehicle Miles Travelled AND
- Affirmatively Further Fair Housing

Based On:

State plans and directives
- AB140 Trailer Bill Language (July 2021)
- REAP 2.0 Draft Framework Paper (Nov 2021)
- NEW! REAP 2.0 Draft Program Guidelines (March 2022)

SCAG adopted plans
- Connect SoCal Implementation Strategy (2020)
- Executive Administration Committee Strategic Action Plan (2021)
- Racial Equity Early Action Plan (2021)
- Inclusive Economic Recovery Strategy (2021)
- SCAG 2021 Housing Production Study

Draft Program Development Framework

Three Program Areas

Early Action Initiatives—Connect SoCal Implementation Strategy

County Transportation Commission Partnership Program (NEW)

Housing Supportive Infrastructure Program (NEW)

1. **Early Action Initiatives**
   - Enhance and Expand on Connect SoCal Implementation Strategy
   - Ex: Sustainable Communities Program (SCP) Call for Projects
     - GHG/VMT reducing planning activities and demonstration projects

2. **CTC Partnership Program**
   - Guidelines will be developed through outreach in 2022
   - Align with Connect SoCal Key Connections – expanded mobility ecosystems and management strategies using innovative policies and/or technologies
     - Ex: solutions to improve transit travel time and reliability, micro-transit and other mobility-on-demand services, VMT mitigation bank and exchange programs, etc.
   - Outreach with CTCs to gauge opportunities for partnership

3. Housing Supportive Infrastructure Program
- Infrastructure and utilities to support housing development
  - sewer, water, wastewater, electric, broadband
  - Incorporate sustainability and climate resiliency strategies

- Housing Trust Funds

- Preservation of expiring covenants/NOAH

- Technical Assistance
  - More land use planning?
  - Surplus land development?
  - (New!) Renter assistance

Draft Program Development Framework

The Draft Program Framework is a DRAFT to start conversations.

We are required by the State, and are fully committed to, a robust engagement process

We are re-assessing based on recently released Draft Program Guidelines

REAP 2021 Program Development Timelines

Previous Steps
- Oct. 2021 Draft SCAG REAP 2021 Framework presented to Policy Committees
- Nov. 2021 REAP 2021 Framework Paper released by HCD
- Dec. 2021 SCAG Feedback Re: Framework Submitted
- Jan. 2022 Advance Application released (for outreach and program development)

Current Status
- Advance Application to be submitted April 2022
- Outreach/budget/staffing plan development
- One on one meetings with COGs
- Draft program guidelines released March 2022

Next Steps
- Outreach and Engagement begins – late April 2022
- Spring 2022 – Final Guidelines released
- After Guidelines release –continue outreach with progress updates to Policy Committees
- Late 2022 – Full application to be submitted to HCD

Early Application

Application to be submitted April 2022

Requires:

Outreach & Engagement for Program Development

Full Application

Application to be submitted in late 2022

Proposed Programs:

Existing Program Expansion

Housing Supportive Infrastructure

CTC Partnership Program

REAP 2021 Outreach Plan - Overview

PURPOSE

- Establish priorities for transformative planning and implementation activities
- Learn of existing efforts/identify needs and opportunities
- Incorporate feedback in final Program Application

TARGET AUDIENCE

- General Public & Stakeholders
- Disadvantaged & Historically Underserved Communities
- Public Agencies and other partners

TIMELINE

- 2022 = to support Program development and submittal of the full funding application
- 2023 – 2024 = through Program development and obligation of funds
- 2024 – 2026 = through Program implementation

HOW

- Variety of outreach methods, including: workshops, listening sessions, focus groups, public opinion surveys, meetings, forums
- Program wide outreach & program area specific outreach
- Regular eblasts and updates

Building on Past Outreach

Program	Type of Outreach	Outcomes
Connect So Cal	Public Participation Plan	Identifies stakeholders and the manner we engage with them
REAP	Partnerships	Identification of priority housing projects of our Subregions, jurisdictions, and community organizations
Housing Production Study	Interviews and convenings with core stakeholders	Recommendations for SCAG to prioritize it's Housing Work program in the short, medium and longer term
Inclusive Economic Recovery Study	Focus groups, convenings, survey.	Recommendations for elevating inclusive, equitable, and robust economic development in the areas of: Housing Production and Preservation, Transportation and Infrastructure, Sector Based Strategies, and Human Capital.

Program Wide Outreach

SCAG Policy Committee Engagement

COG Outreach

City/County Listening Sessions
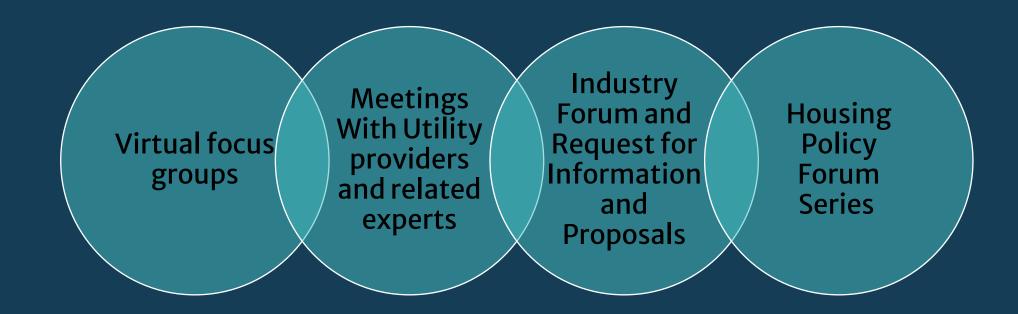
Public Agency Meetings

Public Opinion Survey

Tribal Engagement

Convenings

CBO Listening Sessions

Virtual focus groups

Meetings With Utility providers and related experts

Industry Forum and Request for Information and Proposals

Housing Policy Forum Series

Breakout Groups

Discussion Questions

- Based on the draft framework, what are some of the programs that should be considered? Are there areas that should be added?

- What aspects of the draft framework are you most supportive of?

- What kind of technical assistance would be most useful at meeting REAP 2.0 objectives?

- What are some other considerations that SCAG should consider when developing programs?

- Save the Date! Next Housing Policy Forum
  - August 2, Tuesday 11am–1pm

- Next Housing Working Group meeting
  - July 19, Tuesday, 10am – 12pm

- Take our post–meeting survey!

Thank you!

Questions?

Mairany Anaya, Junior Planner

anaya@scag.ca.gov

www.scag.ca.gov