



PLAN BAY AREA 2050

# Spring 2020 Call for PDA Letters of Interest

*March 2020 Webinar*

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PLAN BAY AREA 2050

# Setting the Stage

Plan Bay Area 2050: Where We've Been, Where We're Going



# The Plan Bay Area 2050 Blueprint is a package of strategies designed to advance the regional vision.

*Vision: Ensure by the year 2050 that the Bay Area is **affordable**, **connected**, **diverse**, **healthy** and **vibrant** for all.*



- **Transportation** Investments & Strategies
- **Housing** Geographies & Strategies
- **Economic** Geographies & Strategies
- **Environmental** Strategies

# What requirements must the Plan meet?

*While Plan Bay Area 2050 must meet many statutory requirements, these three are among the most critical:*



## Fiscal Constraint

Under federal transportation planning regulations, the Plan must rely upon reasonably-expected revenues

**Impact if Not Met:** federal and state agencies will reject the Plan's approval, triggering a conformity lapse



## Greenhouse Gas Reduction

Under Senate Bill 375, Plan Bay Area 2050 must meet or exceed a recently-enhanced 19 percent per-capita GHG reduction target for light-duty vehicles by 2035.

**Impact if Not Met:** region ineligible for select SB 1 funding



## Housing at All Income Levels

Under Senate Bill 375, Plan Bay Area 2050 plan for sufficient housing for all income levels; RHNA must advance fair housing and ultimately be consistent with the Plan.

**Impact if Not Met:** HCD may not approve RHNA

# Without bold new strategies, it may be very difficult to meet the more ambitious GHG target.

Preliminary Analysis for Illustrative Purposes

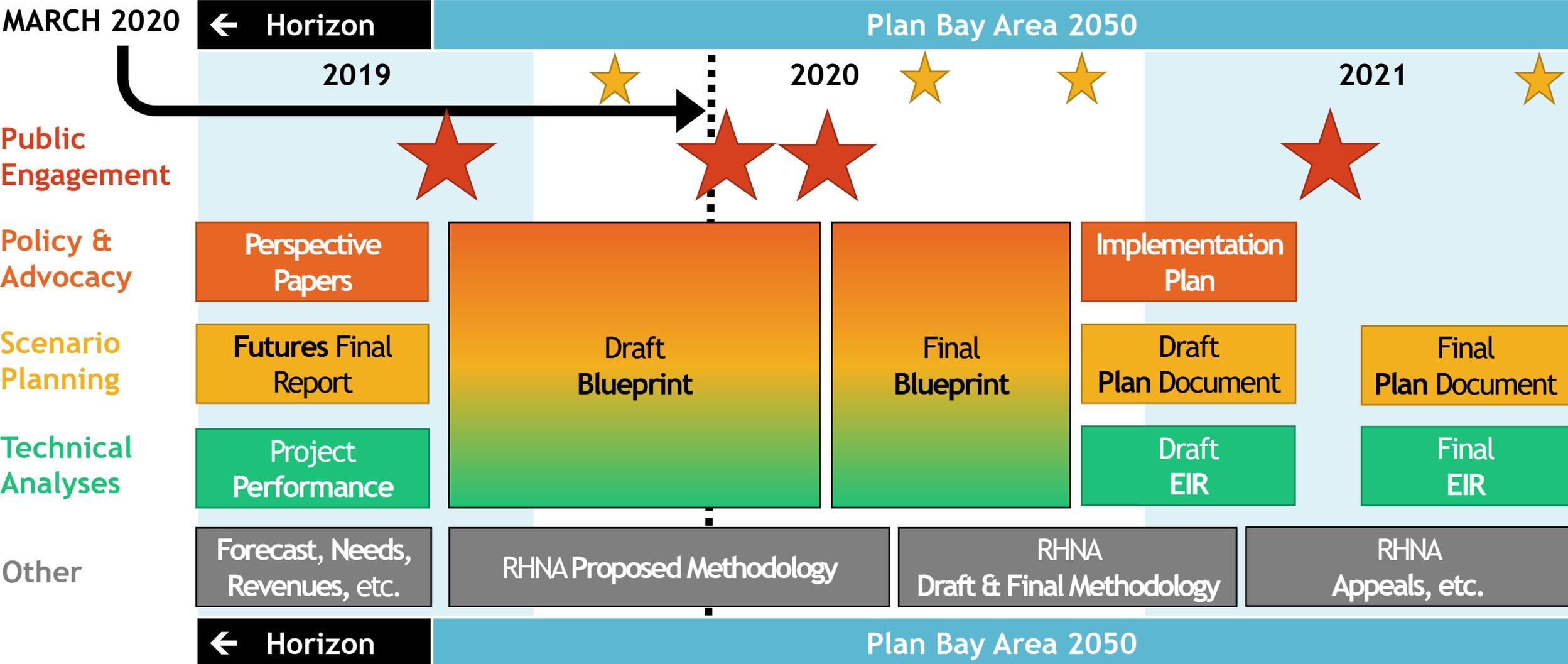
**-15% per-capita**  
Previous CARB Target

**-19% per-capita**  
New Target



# What's the schedule for Plan Bay Area 2050?

★ = Major Policy Board Decisions



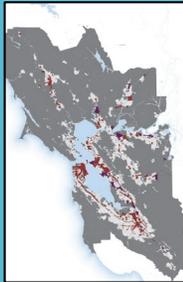
# What actions were taken by MTC and ABAG in February 2020 to advance the Draft Blueprint?

1



Adopt new **Priority Conservation Areas**, **Priority Development Areas**, and **Priority Production Areas** *(ABAG Action Only)*

2



Approve **Growth Geographies** for Analysis in the Draft Blueprint *(MTC/ABAG Action)*

3



Approve **Strategies** for Analysis in the Draft Blueprint *(MTC/ABAG Action)*

# PLAN BAY AREA 2050



## Growth Geographies for Draft Blueprint



# What was the path to the approved Draft Blueprint Growth Geographies?

Regional Growth Framework 1.0 (2007-18)

**BAY AREA FOCUSED GROWTH**



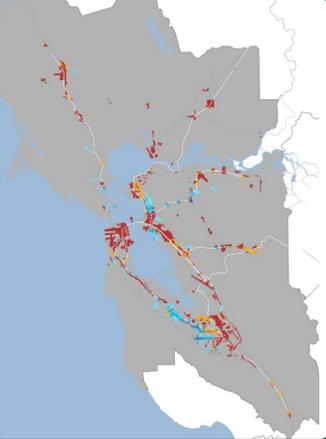
Regional Growth Framework Review & 2019 Update

<p>PDA Criteria Since 2007</p> <ul style="list-style-type: none"> <li><input checked="" type="checkbox"/>  Planned for growth</li> <li><input checked="" type="checkbox"/>  or  or    Rail Station or Ferry Terminal or Bus Line   <small>≤20 minutes in peak periods Includes both existing and planned service</small></li> </ul>	<p>Proposed New Criteria</p> <ul style="list-style-type: none"> <li><input checked="" type="checkbox"/>  Planned for growth Plan must be complete</li> <li><input checked="" type="checkbox"/> Create <b>two</b> categories to allow gr flexibility, incorporating new mobility &amp; equity into the mix  PDAs that do not already align with one of the two tiers would need to address this by late 2019.</li> </ul>
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Local Priority Area Submissions



Approved Draft Blueprint Growth Geographies

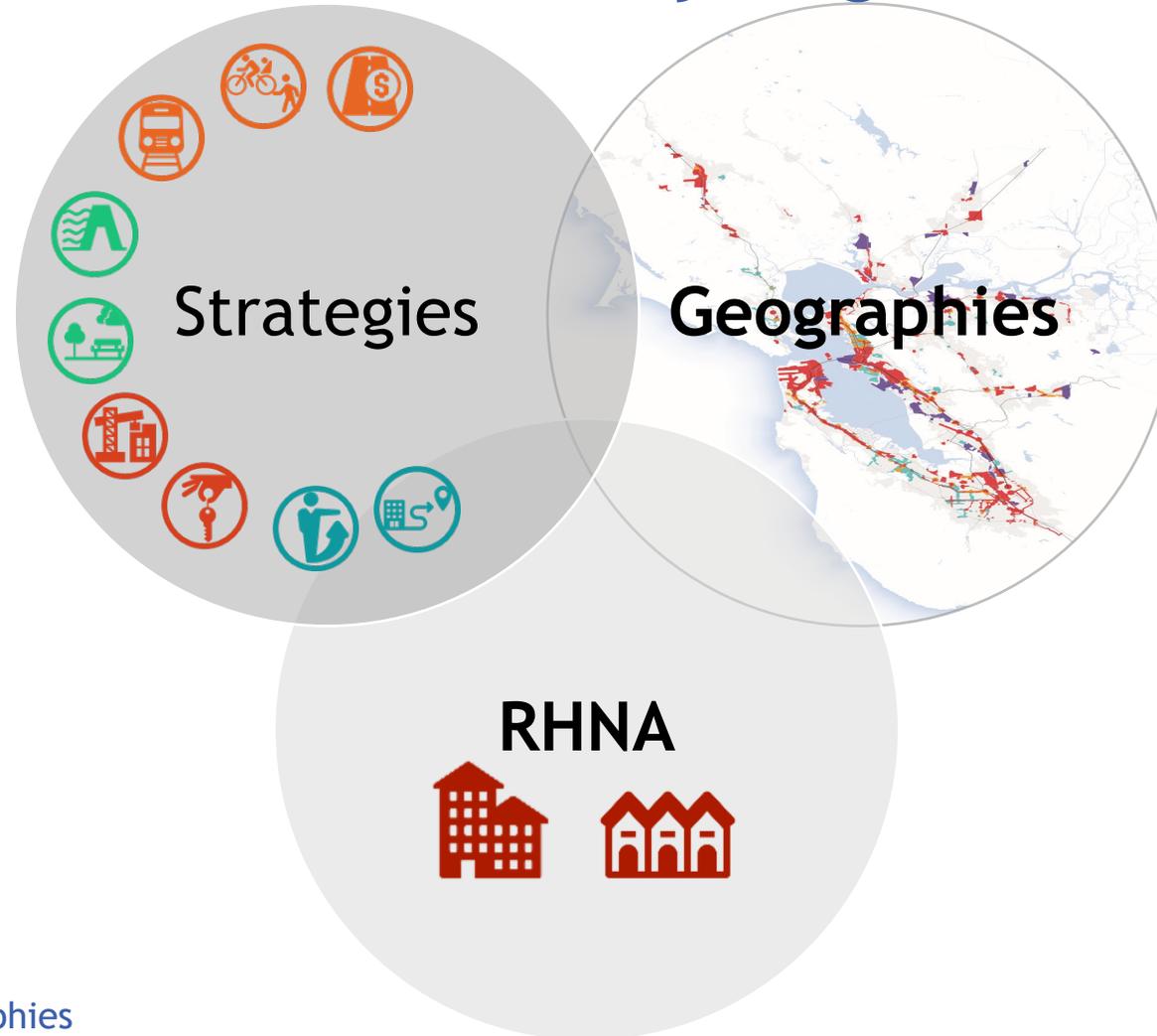


Options Discussion

<b>A</b>	Highly focused in: Existing & Proposed PDAs	
<b>B</b>	Focused in: Existing & Proposed PDAs + Select High-Resource Areas + Select Transit-Rich Areas outside PDAs	
<b>C</b>	Focused in Existing & Proposed PDAs & more distributed growth within Urban Growth Boundaries	



# Refresher: the Strategies and Geographies for the Draft Blueprint are designed to work in concert; both are designed to more closely align the Plan with RHNA.



*Today's webinar will not delve into the Draft Blueprint strategies or the RHNA process, but more information is available on the MTC, ABAG, and Plan Bay Area 2050 websites.*

# Refresher: What new priority areas were nominated by local jurisdictions in 2019?

34

new PDAs

*Priority Development  
Areas*

19

new PCAs

*Priority Conservation  
Areas*

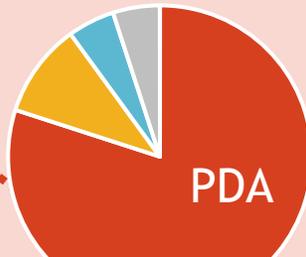
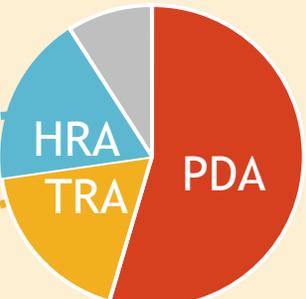
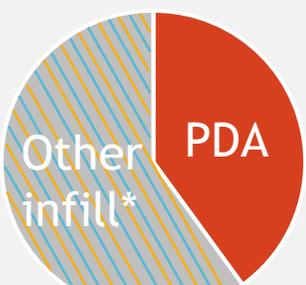
35

pilot PPAs

*Priority Production  
Areas*

In addition, MTC/ABAG staff worked with local jurisdictions & CTAs to ensure that **all PDAs advanced into Plan Bay Area 2050 meet program guidelines** for transit and local planning. Refer to maps on [planbayarea.org](http://planbayarea.org) for more information.

# Refresher: What options were identified?

	Location of Growth (charts are illustrative)		GHG Reduction	Equity	RHNA Consistency	Local Implementation
A	<p>Highly focused in: Existing &amp; Proposed PDAs</p>		+	- -	-	+ +
B	<p>Focused in: Existing &amp; Proposed PDAs + select High-Resource Areas + Select Transit-Rich Areas outside PDAs</p>		+ +	+ +	+	-
C	<p>More distributed growth within Urban Growth Boundaries</p> <p><i>* Including all High-Resource Areas + Transit-Rich Areas</i></p>		- -	+	+	+

# What geographies does Option B protect and prioritize?

## Protect



Areas outside Urban Growth Boundaries  
(including PCAs)



Unmitigated High Hazard Areas

## Prioritize



PDAs



PPAs



TRAs:  
Frequent Regional Rail



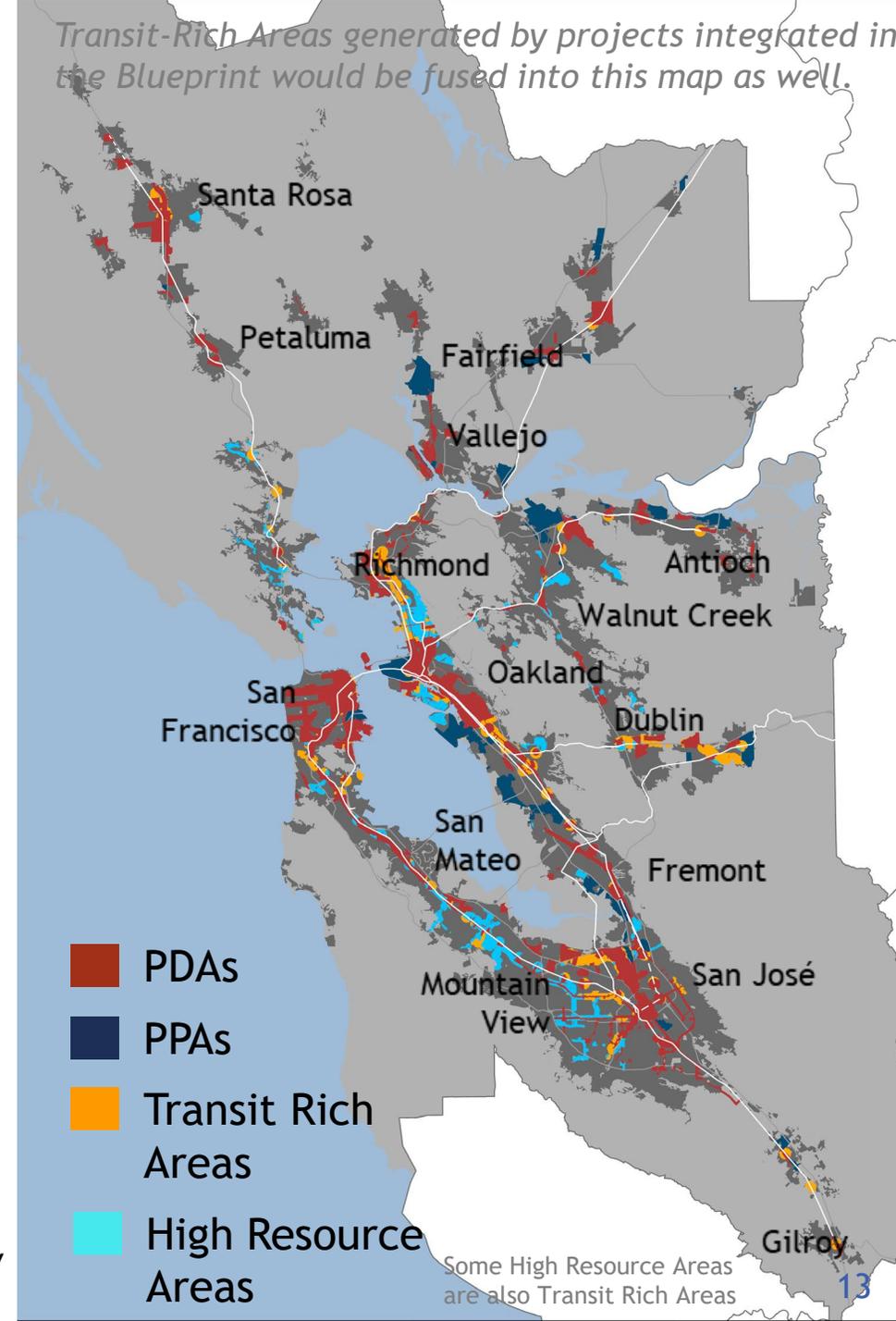
TRAs\*  
All Other



HRAs\*

\* Applies to all jurisdictions except those that have already nominated more than 50% of PDA-eligible areas

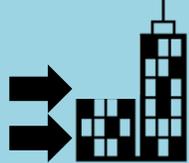
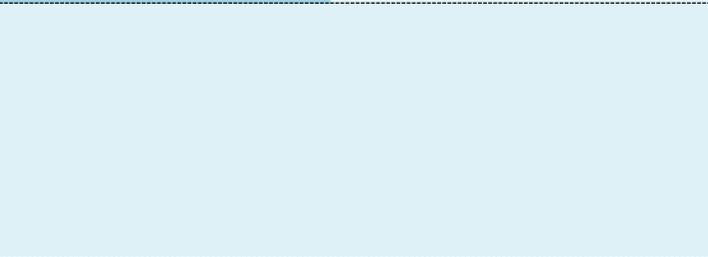
Transit-Rich Areas generated by projects integrated in the Blueprint would be fused into this map as well.



- PDAs
  - PPAs
  - Transit Rich Areas
  - High Resource Areas
- Some High Resource Areas are also Transit Rich Areas

# What might this look like on the ground?

## Example: Housing

Context (not exhaustive)			Housing Mix (illustrative only)	
Transit	Job Access	Area Land Use		
 <p>Very frequent service</p>				
 <p>Frequent service</p>				 
 <p>Basic service</p>				 

Included in all areas: essential local services and supportive transportation infrastructure

PLAN BAY AREA 2050

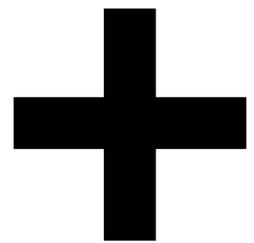
Spring 2020 Final Call for PDAs +  
Growth Geographies for Final Blueprint



# In addition to approving Growth Geographies and Strategies, ABAG directed staff to open up a final call for PDAs for Plan Bay Area 2050.

**1**  Adopt new **Priority Conservation Areas**, **Priority Development Areas**, and **Priority Production Areas** (ABAG Action Only)

**2**  Approve **Growth Geographies** for Analysis in the Draft Blueprint (MTC/ABAG Action)



**Letter-of-Interest: Priority Development Area**

Use this form to express Jurisdictional Interest in: a) establishing a new PDA; or b) modifying the boundaries of an existing PDA.

Instructions: Complete this form and send it to [pdas@bayareametro.gov](mailto:pdas@bayareametro.gov), along with a GIS shapefile of the PDA boundaries, and any additional attachments, by May 31, 2020. Forms may be signed by planning directors or city managers/administrators. Resolutions from a City Council or Board of Supervisors are required for Inset PDAs, and must be adopted or agendaized by May 31, 2020, with all agendaized resolutions adopted by June 30, 2020.

**1: APPLICATION TYPE**

I want to:  Propose a new PDA  Modify an existing PDA

**2: PDA DESIGNATION**

Step One: Determine the designation for your PDA by reviewing [this map](#). If the area you wish to designate a PDA is not shown as eligible, complete Section 4.

Step Two: Check the appropriate box below:

Transit-Rich  Connected Community/High Resource Area  
 Connected Community/Outside High Resource Area\*

\*Also complete VMT-Reduction Letter of Confirmation, available [here](#)

**3: GENERAL PDA INFORMATION**

City or County: \_\_\_\_\_ Date: \_\_\_\_\_  
PDA Name: \_\_\_\_\_ Acres: \_\_\_\_\_  
Staff Contact/Title: \_\_\_\_\_  
Email: \_\_\_\_\_ Phone: \_\_\_\_\_

**Spring 2020 Priority Development Area (PDA) Letter of Interest Guide Map**

The purpose of this map is to guide local jurisdictions interested in nominating new PDAs or modifying the boundaries of an existing PDA.

About this map

This map shows existing PDAs and all areas outside PDAs eligible for local nomination as a PDA. Some of the areas outside PDAs are included in the Plan Bay Area 2050 Draft Blueprint, but the majority are not. For a detailed map of the Draft Blueprint Growth Geographies, [click here](#).

To find out what share of your jurisdiction's PDA-eligible areas have been designated, [click here](#).

**How to use this map:**

1) Find the area you would like to designate a PDA. You can zoom into the map by entering a city or address, or by using the zoom bar.

2) Determine the appropriate PDA designation for the area, based upon the Legend. To be eligible, the majority of the area must be within an area identified on this map. MTC/ABAG staff are

Legend

Priority Development Areas (March 2020)

Undesignated PDA-eligible Areas (March 2020)

**Open a final submission window for PDAs to be included in Plan Bay Area 2050, ending May 31, 2020.**

# What does this mean for local jurisdictions?



For all jurisdictions in the Bay Area:

This is the **final opportunity** to **nominate a new PDA** (requires approval from City Council or Board of Supervisors) or to **expand the boundaries of an existing PDA** in advance of the Plan Bay Area 2050 Final Blueprint.

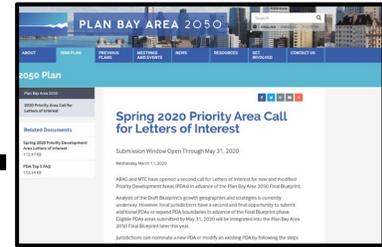


**<50%**  
Specific to jurisdictions that have nominated less than 50 percent of the PDA-Eligible Areas:

This is an opportunity to exceed the 50 percent threshold by nominate a new PDA or expanding the boundaries of existing PDAs. This provides a critical local lens in identifying additional areas of your jurisdiction that are best suited for growth in the Final Blueprint.

# I'm interested! What do I need to do now?

1 Go to the PDA Call for Letters of Interest website.....



2 Check if the area(s) you are interested in nominating is eligible for designation as a PDA, then complete the Letter of Interest.

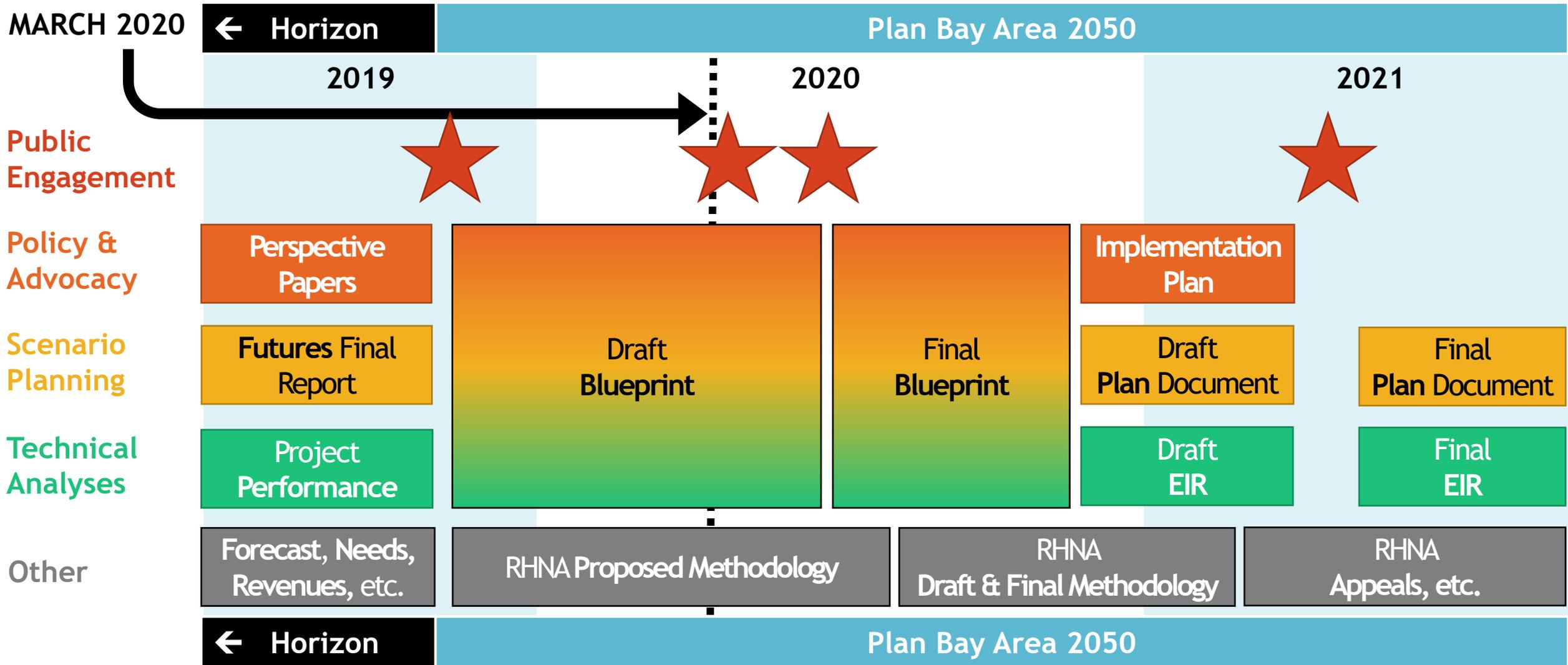


3 By May 31, 2020, submit the Letter of Interest, GIS shapefile of the area's boundaries, and, if needed, a VMT-reduction form to [pdas@bayareametro.gov](mailto:pdas@bayareametro.gov).

A screenshot of the 'Letter-of-Interest: Priority Development Area' form. The form is titled 'Letter-of-Interest: Priority Development Area' and includes instructions for completion. It has sections for 'APPLICATION TYPE', 'PDA DESIGNATION', and 'GENERAL PDA INFORMATION'. The 'APPLICATION TYPE' section has radio buttons for 'Propose a new PDA' and 'Modify an existing PDA'. The 'PDA DESIGNATION' section has checkboxes for 'Transit-Rich' and 'Connected Community/Outside High Resource Area'. The 'GENERAL PDA INFORMATION' section has fields for 'City or County', 'Date', 'PDA Name', 'Acres', 'Staff Contact/Title', and 'Phone'.

4 For new PDAs, adopt a City Council or Board of Supervisors resolution; all resolutions must be received by June 30, 2020.

# New and expanded PDAs that meet program criteria will be integrated into the Final Blueprint later this year.



# Questions?

*MTC/ABAG staff is available to help as part of this spring 2020 final call for Priority Development Areas.*

*Website: <https://www.planbayarea.org/2050-plan/plan-bay-area-2050/spring-2020-priority-area-call-letters-interest>*

*Send questions to: [pdas@bayareametro.gov](mailto:pdas@bayareametro.gov)*