

Contra Costa Workshop — May 7, 2011

Plan Bay Area Participant Comment Sheet

Step 1: County Growth and Place Types

(A.) Thoughts and comments about **place types** in area closest to where you live or work

MEETING	COMMENT
CC	Transit neighborhoods need good transit in multiple <u>directions</u> .
CC	9 + 10 - Is this supposed to be plaza? BART Urban neighborhood.
CC	Need transit to open space if one expect people to live with less cars. People come to Bay Area for quality open space.
CC	Live near regional center (SF).
CC	City center
CC	Use market forces to decide where growth should be. Make sure economic interests are taken into consideration.
CC	No business input!!!
CC	Overall comment: The plans for the PDAs don't include the balance of jobs (office development) or shopping - plans seemed flawed - and will be difficult to change if EIR are done on PDAs. If office or shopping development needs to be added after the implementation of the plans, it may be impossible to add these in later. This may not decrease travel. In fact it may increase gas emissions if these uses are not included in the plans.
CC	I support them.
CC	Rural mixed use
CC	<u>No</u> high density housing. We will continue to oppose a city structure.
CC	Walnut Creek: West Downtown - It could handle higher density in close proximity to the BART station.
CC	City of San Ramon is sprawling with few centers that reflect transit village but planning is started at North Camino Ramon with resistance from local populace that lacks understanding of future potential with advantages for themselves.
CC	Cluster development where transit stops locate.
CC	Danville has no PDA. Old hotel redevelopment may be most eligible for a town transit center.
CC	Like the CoCo Co. map.
CC	We need to let people use their own property and develop based on market demand
CC	Love the Concord NWS TOD/transit village. Love the City Center at Concord BART. Jobs center at BART in North Concord. 25 DVC.
CC	Appropriate (place types close to live/work).
CC	Place types are interesting. Most developers would be interested in denser options to diversity income.
CC	CoCo County PDA/GOA map doesn't include Monument Blvd. corridor, should be?
CC	The streets need significant improvements to be a safe place for bicycles. I don't like the idea of higher bridge tolls and parking fees.

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(B.) Your priorities for conserving land in the county/region.

MEETING	COMMENT
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CC	Agriculture must be preserved. When oil disappears, local production will be essential!!
CC	Conserve open space. No development outside urban limit line. Tighter urban limit line. Infill development.
CC	Promoting infill
CC	There is plenty of open space designated compared to planned development. <u>Not an issue!</u>
CC	Business input
CC	None!!
CC	Allow private property ownership with few restrictions
CC	Wildlife habitat, ag lands, recreational
CC	Less government mandates at all levels
CC	Conserving land I presume means it is not available for development. I am against removal of land.
CC	We seem to have plenty of open space in Contra Costa County. Encourage land owners near existing open space to sell or donate that land to open space preserves.
CC	Higher elevations should be kept low density or no development.
CC	Support urban limit lines. Strong support for solar panels, electric cars.
CC	Allow privatization of land to convince owners to use land appropriately. Government is not a good steward.
CC	Hillsides, walkability, bikes, more min-corner stores, preservations
CC	High priority, especially ag. land
CC	Personal property rights must be respected.
CC	Focused density on urban cores.
CC	Persuading land owners to participate through marketing or advocacy.
CC	"Not more driving, not more lanes"
CC	Public use of open space for recreation should be expanded.

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(C.) What resources do you think would be needed to support growth and high-quality development in your community?

MEETING	COMMENT
CC	Need more transit service. Need expertise to do financial analysis of how to get more transit funded. Need access to world-class designers to create (end of comment)
CC	More developed transits.
CC	Economic equity
CC	CEQA reform; precise plans; certainty in development; private investment
CC	Business input
CC	Fundraising. Those are the resources we need. When I want something other people <u>don't</u> want that is how I get the money. It has to be funding because nobody wants more taxes - and without taxes what's CA supposed to do? (We can't print our own money, like the Federal government)
CC	Private income and initiative
CC	Better roads. Acknowledge air quality is better now than in the last 100 years. Trains are not efficient when few use them.
CC	I don't know what "High Quality Development" means. For the Alamo area I don't want to see any high density housing.
CC	Easier CEQA clearance (less time, fewer studies, more reliance on Master EIRs) but let market forces strongly dictate what, where (e.g., little government subsidies to private developers)
CC	Parking structures near BART. I can never find spaces at Orinda or Lafayette or I'd use BART much more often if available Also, bike roads-lanes going to BART station.
CC	Privatization
CC	Add in BRT; we need a formal service. Add in trolleys and parking structures. Vanpool, private and public. 40' buses don't work. Bike lanes.
CC	Small growth = small resources
CC	Eliminating zone restrictions would vary options and allow rare solutions to emerge.
CC	Money

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Step 2: Transportation Investment Strategies

Comments about top transportation investment strategies

MEETING	COMMENT
CC	Measure multiple benefits for transportation strategies. Pick the strategies that meet the most benefits: (1) Cost effective (2) Promote health - public safety, local economic development, traffic safety, transit ridership. Invest in low-income communities, existing communities. Allow everyone to access bulk transit passes. AC Transit's Easy Pass and VTA's Ecopass system should be available to all. It is a critical tool that is very marketable. New development in transit-rich communities should not be providing parking at the same level as suburban communities.
CC	Paul (R.), you need to step up your game. Confuzzled?
CC	Don't pass laws telling my boss what to do for me, or what kind of transportation to provide; that just makes those people close up shop and move to other states!
CC	Bike roads, not lanes
CC	Away from internal combustion engines! Move to bikes and electric.
CC	We need to let people use their own property and develop based on market demand.
CC	Allow privatization of land to convince owners to use land appropriately. Government is not a good steward.
CC	These are all terrible choices, you need (end of comment)
CC	We need property rights. Eroding property rights increases environmental destruction.
CC	Let the market decide.
CC	BRT is cool! More frequent trolley, BRT, and modular growth pattern. Safe sidewalks from neighborhoods. Safe bike walks.
CC	\$ to science-based policy. Don't lose sight of low-income needs - buses. Move away from fossil fuels and cars.
CC	Give "everyone" easy access to transit. Tax gas more.
CC	Greenbelt: documents

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Step 3: Policy Initiatives

Comments about top policy initiatives

MEETING	COMMENT
CC	Need factual metrics for how much driving new development will really create ___ in transit-rich neighborhoods. 6. (Econ. development.) Must fund local projects. Cannot go to general fund. Revenues fund local economic devt.
CC	Economic development should be <u>number 1 priority!</u>
CC	Changing driving habits would be great but I believe it would be hard to achieve.
CC	Private property rights
CC	Bikes, solar, electric
CC	We need market incentives and not government subsidies.
CC	This is too intrusive. We need to go against SB 375.
CC	Don't lose sight of apartments + buses is effective +equitable. Suburban landform = vanpool friendly!! It's missing. Redevelop + more dense, tall apartments.
CC	I feel that young families with children are ignored in this whole plan. Our kids loved living in a high-rise in SF, but after children they wanted a house with a yard. I know very few people with young children who want by choice to live in multi-family housing. These same people cannot ride bicycles to the grocery store for a week's groceries - especially with several children.
CC	Protect and maintain regional parks, open space, and other resource areas in Contra Costa and Alameda counties.
CC	New Requirements for Employers doesn't work for service workers.

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WILD CARDS

Step 2: Transportation Investment Strategies

Step 3: Policy Initiatives

MEETING	WILD CARD — Investment Strategies	WILD CARD — Policy Initiatives
CC		Aggressive promotion of mixed-use infill
CC		CEQA reform and certainty in process for growth
CC		None of the above
CC		Improve fuel efficiency of all vehicles
CC		Reject Agenda 21
CC	Use the money you have to fix potholes	Stop government unions from controlling legislation
CC	Work on finding waste in government agency	Do not legislate the local communities' freedoms away
CC	Bike roads to BART	Make us more like Denmark re: bicycles. Bike roads to BART. Bike-friendly locales and policies.
CC		Incentivize people-centered development not auto-centered housing
CC	Privatize transit	Private development
CC	Wider roads	Get rid of electric cars. Mining for lithium and using coal is worse than oil
CC	Balance additional urbanization with regional parks, open space and green transportation	Policy to protect and fund maintenance of vital resource areas
CC		Policy to encourage and fund green transportation
CC	Privatize transit systems	Eliminate zoning restrictions
CC		Safer bicycle routes on streets
CC	Bike roads (not lanes) to BART stations	Less taxes, regulation and planning.
CC	Allow property owners to do what they want. High population will already incentivize private development.	Jitneys
CC	Jitneys	Economic development - Ensure that regional/local planning efforts accurately contemplate economically feasible ways to develop property.
CC	Fix potholes without raising taxes.	Economic development - Facilitate high-quality development by providing property owners/developers with more certainty and streamlined process.
CC	Delete high-density lane.	Where is the money for all this?
CC	Expand, safe bike lanes.	Improve fuel efficiency in all vehicles.
CC	BART - maintenance and expansion	Stick with fossil fuels and move to other fuels based on private directed research. Electric cars are environmentally worse. They require land destruction for mining lithium.
CC	Widen freeways.	Variation on Pricing: Other pricing strategies, yes, but not ones that simply benefit the wealthy (like tolls on express lanes).
CC	Increase funding for BART.	Variation on #1 - Encourage employers, not require.
CC	Respect need for different solutions in different places.	Denounce imminent (sic) domain.
CC	Encourage private NGOs to persuade or lobby property owners to participate.	Develop incentives (instead of using penalties/higher prices): such as for carpools (lower or no tolls, no-cost or low-cost parking); such as tax breaks for businesses who use employee policies of pre-tax commuter benefits and carpooling and telecommuting (i.e., do not require).

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WILD CARDS

Step 2: Transportation Investment Strategies

Step 3: Policy Initiatives

MEETING	WILD CARD — Investment Strategies	WILD CARD — Policy Initiatives
CC	Electric buses and light rail	Provide incentives to employers to allow employees to work from home.
CC	Circled "Expand express bus and local bus services" on card (F).	Incentives for non-car-oriented development. People-centered, walking/community-centered, not auto-centered.
CC	Increase efficiency for most effective transit services. Potentially privatize.	Card 2 (Changing driving habits) - Crossed out "reduce maximum speeds to 55 miles per hour on Bay Area freeways" - wrote "no"
CC	Wrote "end bottlenecking. Make all equal width" on card (E).	Card 1 - Crossed out "New Requirements for" and wrote "Tax Incentives for (Employers) who..." - Also wrote "carrot, not stick" and "Incentives"
CC	Wrote a "star" on card (G) near "expand commuter rail services."	Card 6 (Economic Development) - Wrote "Private directed (economic development) with no government subsidies."
CC	Wrote "especially to BART stations" on card (H).	Card 6 (Economic Development) - Wrote "Keep industrial + add jobs" and circled "preserve warehouse and industrial sites"
CC	Wrote "capital" and "collective" on card (C).	Card 5 (Other Pricing Strategies) - "Privatize certain roads" Also wrote "Incentivize less driving by making roads a business."
CC	Circled "potholes" on card (B)	Card 3 (Electric Vehicles) - Wrote "Let them use HOV lanes."
CC	Expand roadways (E) (X'd out "widen freeways and local roadways").	Card 3 (Electric Vehicles) - Wrote "Non-fossil fuel! *Algae-based, etc." Also wrote "Car-share, van pool - private and public" and "By whom? Equity!!"
CC	Wrote "auto" on card (D)	Card 1 (New Requirements for Employers) - Circled "Requirements" and "at least one day per week," then wrote "How does this work for retail/service/healthcare"
CC	Wrote "SF/Oak on card (I)	
CC	Wrote "operations" on card (A)	
CC	Don't offer financial incentives. No corporations. Use money to pay down deficit. Use property owners' desire to make money.	