EXECUTIVE COMMITTEE

AGENDA

Friday, July 12, 2002
9 a.m. to 10 a.m.

SANDAG
401 B Street, 8th Floor
Conference Room A
San Diego, CA  92101

AGENDA HIGHLIGHTS

• SAN DIEGO REGIONAL AGENCY BILLS
• HOUSING AND EMERGENCY SHELTER
  TRUST FUND ACT OF 2002

MISSION STATEMENT
The 18 cities and county government are SANDAG serving as the forum for regional decision-making. SANDAG builds consensus, makes strategic plans, obtains and allocates resources, and provides information on a broad range of topics pertinent to the region’s quality of life.

San Diego Association of Governments
401 B Street, Suite 800, San Diego, CA  92101-4231
(619) 595-5300  • Fax (619) 595-5305
www.sandag.org
Welcome to SANDAG! The regularly scheduled meeting of the San Diego Association of Governments Executive Committee has been called by its Chair for **Friday, July 12, 2002, starting at 9 a.m. in the SANDAG offices, 401 B Street, Suite 800, Conference Room A, San Diego.** The Executive Committee may take action on any item appearing on the agenda.

In compliance with the Americans with Disabilities Act (ADA), SANDAG will accommodate persons who require assistance in order to participate in SANDAG meetings. If such assistance is required, please contact SANDAG at (619) 595-5300 in advance of the meeting. To request this document or related reports in an alternative format, please call (619) 595-5300 or fax (619) 595-5305.

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**Phone 1-800-COMMUTE or see www.sdcommute.com for route information.**
**EXECUTIVE COMMITTEE AGENDA**  
Friday, July 12, 2002

<table>
<thead>
<tr>
<th>ITEM #</th>
<th>RECOMMENDATION</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>CONSENT ITEM</strong></td>
<td></td>
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<tr>
<td>+1. <strong>COMMUNITY GRANTS TO SUPPORT ENVIRONMENTAL JUSTICE</strong> (Resolution 2003-2; Resolution 2003-3) (Nan Valerio)</td>
<td>SUPPORT</td>
</tr>
<tr>
<td></td>
<td>SANDAG is asked to co-sponsor one application and support a second application for Caltrans grants to promote environmental justice in transportation and community planning.</td>
</tr>
</tbody>
</table>

2. **PUBLIC COMMUNICATIONS/COMMENTS**

Members of the public shall have the opportunity to address the Executive Committee on any issue within the jurisdiction of the Executive Committee. Anyone desiring to speak shall reserve time by filing a written request with the Clerk of the Executive Committee prior to speaking. Speakers are limited to three minutes.

**REPORTS**

3. **LEGISLATIVE UPDATE: SB 1703 (PEACE) AND AB 2095 (KEHOE) - SAN DIEGO REGIONAL AGENCY STATUS REPORT** (Debra Greenfield)  

A status report on legislative and local actions will be presented.

4. **HOUSING AND EMERGENCY SHELTER TRUST FUND ACT OF 2002 - PROPOSITION 46** (Resolution 2002-1) (Susan Baldwin)  

The Regional Housing Task Force recommends that SANDAG support the Housing and Emergency Shelter Trust Fund Act of 2002, which will be on the November 5, 2002 statewide ballot. The act will provide $2.1 billion of funding for state housing programs to address California’s housing crisis through the issuance of a general obligation bond.

5. **REVIEW OF DRAFT BOARD AGENDA FOR AUGUST 2, 2002**  

APPROVE

GARY L. GALLEGOS  
Executive Director

+ next to an agenda item indicates an attachment
COMMUNITY GRANTS TO SUPPORT ENVIRONMENTAL JUSTICE

Caltrans is making grant funds available to governmental and nonprofit organizations to promote Environmental Justice activities in transportation and community planning issues addressing the interests of low-income, minority, and other under-represented communities. Eligible applicants are Metropolitan Planning Organizations (such as SANDAG), cities, counties, and tribal governments. Nonprofit community organizations, transit districts, and others are eligible, too, but must be co-sponsored by one of the eligible agencies.

Two nonprofit agencies in the region are applying for these grants. One is requesting co-sponsorship with SANDAG. The other project will be co-sponsored with the City of San Diego, but is requesting support from SANDAG. There will be no budget impact to SANDAG.

All Communities Together is a faith-based organization that will request $157,500, and will provide $17,500 in matching funds donated by a local foundation, to improve its current transportation program in low-income communities in San Diego, South Bay, and East County. The organization currently provides transportation to “Welfare to Work” and other work-training recipients from their homes to public transit or to job sites not served by transit. The project will develop a business plan to better serve the transit-dependent low-income clients, increase the number of clients, and provide additional services to the low-income communities and to persons of color who find it difficult to access public transit. The project is supported by SANDAG’s Subcommittee for Accessible Transportation and the applicant agency is a member of the region’s Coordinated Transportation Service Agency. As a multi-jurisdictional project, All Communities Together requests SANDAG co-sponsorship.

The Endangered Habitats League, along with three additional community partners (El Cajon Business Improvement Association, the Consensus Organizing Institute, and San Diego Dialogue), is applying for a grant for their “Citizen Vision in Action” program that will be implemented in the Mid-City area of San Diego. This project will be co-sponsored with the City of San Diego, an eligible applicant in the grants program. The proposed project will promote pedestrian and transit access improvements in the Mid-City area. Because this project would support the San Diego “City of Villages,” REGION2020 principles, and the Regional Transit Vision, it is appropriate to request SANDAG support. Therefore, it is my

RECOMMENDATION

that the Executive Committee, subject to concurrence of the Board of Directors through the approval of the Executive Committee Actions, support and co-sponsor the application in the Caltrans Environmental Justice Community Planning Grant FY 2002-2003 program of All Communities Together, and support the application of the Endangered Habitats League, that is co-sponsored by the City of San Diego.

GARY L. GALLEGOS
Executive Director

Key Staff Contact: Nan Valerio, (619) 595-5365; nva@sandag.org
RESOLUTION
No. 2003-2

SUPPORTING THE APPLICATION OF
ALL COMMUNITIES TOGETHER
IN THE CALTRANS ENVIRONMENTAL JUSTICE GRANT PROGRAM

WHEREAS, the California Department of Transportation (Caltrans) is making grants available in its “Environmental Justice: Context-Sensitive Planning for Communities, Fiscal Year 2002-2003” grants program; and

WHEREAS, eligible applicants for the grants are community organizations who apply with the co-sponsorship of the Metropolitan Planning Organization (MPO); and

WHEREAS, SANDAG is the MPO for the San Diego region and desires to promote environmental justice in transportation planning in the region; and

WHEREAS, All Communities Together requests $157,500 in grant funds, to be matched by $17,500 in foundation funds, for its program to develop a business plan and improve transportation services to low-income workers and persons of color in several cities of the region; and

WHEREAS, SANDAG’s Subcommittee for Accessible Transportation supports the proposed project; NOW THEREFORE

BE IT RESOLVED that the Executive Committee of the San Diego Association of Governments (SANDAG), subject to the approval of the Board of Directors, supports the application in the Caltrans Environmental Justice Community Planning Grant FY 2002-2003 program of All Communities Together and agrees to co-sponsor this application.

PASSED AND ADOPTED this 12th day of July, 2002.
RESOLUTION
No. 2003-3

SUPPORTING THE APPLICATION OF ENVIRONMENTAL HABITATS LEAGUE IN THE CALTRANS ENVIRONMENTAL JUSTICE GRANT PROGRAM

WHEREAS, the California Department of Transportation (Caltrans) is making grants available in its “Environmental Justice: Context-Sensitive Planning for Communities, Fiscal Year 2002-2003” grants program; and

WHEREAS, eligible applicants for the grants are community organizations who apply with the co-sponsorship of cities or counties or Metropolitan Planning Organizations (MPO); and

WHEREAS, the Endangered Habitats League, with community partners, requests $300,000 in grant funds for its program to promote pedestrian and transit access improvements in the Mid-City community of the City of San Diego; and

WHEREAS, the City of San Diego will co-sponsor the application of the Endangered Habitats League; and

WHEREAS, the proposed project of the Endangered Habitats League would support the San Diego “City of Villages,” REGION2020 principles, and the Regional Transit Vision;  NOW THEREFORE

BE IT RESOLVED that the Executive Committee of the San Diego Association of Governments (SANDAG), subject to the approval of the Board of Directors, supports the application in the Caltrans Environmental Justice Community Planning Grant FY 2002-2003 program of the Endangered Habitats League.

PASSED AND ADOPTED this 12th day of July, 2002.
HOUSING AND EMERGENCY SHELTER TRUST FUND ACT OF 2002 – PROPOSITION 46

Introduction

In April 2002, SB 1227 (Burton) was signed by the Governor, placing the Housing and Emergency Shelter Trust Fund Act of 2002, a statewide housing bond, on the November 5, 2002 ballot. If approved by a majority of the state’s voters, this ballot measure would allocate $2.1 billion of bond funding for various state housing programs including: the construction of rental housing for families and individuals (including the special housing needs of seniors, the disabled, and farmworkers); the preservation and rehabilitation of affordable homes and rental housing; the provision of home purchase assistance for first-time homebuyers; and the purchase, construction, and rehabilitation of emergency shelters and transitional housing for homeless families and individuals (Attachments 1 and 2).

California law states that a basic goal of state government is to provide a decent home and suitable living environment for every California family. To accomplish this goal, three state agencies, the State Department of Housing and Community Development (HCD), the California Housing Finance Agency (CHFA), and the State Treasurer’s Office, administer a variety of housing programs intended to increase the supply of affordable housing and promote homeownership opportunities. CHFA funds a large majority of its activities with revenue bonds, and the State Treasurer’s office allocates state and federal tax credits as well as private activity bonds. The programs administered by HCD, however, are dependent on the general fund or general obligation bond funding.

By the end of 1996, $600 million in previously approved housing bonds from the late 1980s and early 1990s had been committed. The 2000-01 state budget included more than $500 million in funding for housing programs, most of which will be committed by the end of this fiscal year.

The issuance of $2.1 billion in general obligation bonds would provide needed additional support for the state’s and San Diego region’s affordable housing programs. As with current programs administered by HCD, these funds would be allocated on a competitive basis. Based on past practices, the San Diego region has received its fair share of housing funds allocated by HCD on a per capita basis (Attachment 3).

It is SANDAG’s Regional Housing Task Force’s

RECOMMENDATION

that the Executive Committee, subject to the concurrence of the Board of Directors through the approval of the Executive Committee Actions, approve Resolution 2003-1 supporting the passage of the Housing and Emergency Shelter Trust Fund Act of 2002, and also encourage members agencies to support the Act.
Discussion

California and its major metropolitan areas, including the San Diego region, are in the midst of a significant housing crisis. Evidence of this is found in the Legislature's findings and declarations contained in SB 1227, and in data from the San Diego region:

- Approximately 220,000 housing units need to be produced in California each year to meet demand, yet only four times in the last 20 years has the production target been reached. In the San Diego region our housing production has declined from 265,000 (one home per 1.9 new residents) in the 1970s, to 222,000 (one home per 2.9 new residents) in the 1980s, to only 94,000 (one home per 3.4 new residents) in the 1990s.

- While the national homeownership rate has reached a record high, California is about 10 percent below the national average (67.8 percent), and ranks 48th in the nation. The homeownership rate in the San Diego region is 55.4 percent according to the U.S. Census.

- There is an extreme shortage of rental housing in California and in the San Diego region, particularly for lower income renters. Rental housing construction is occurring primarily at the high end of the rental market. The statewide rental vacancy rate is fourth lowest in the nation, and the vacancy rate in the San Diego region is about 23 percent (five or six percent is considered healthy). The San Diego region is the 13th most expensive rental market in the U.S. according to one study.

- Over one-third of all renter families statewide pay over half their incomes in rent. Over one-half of all low-income renter families pay over half their incomes in rent, while almost three out of four very low income renter families pay over half their incomes in rent. It requires over 100 hours per week at a minimum wage job to afford the average two-bedroom unit in California and the San Diego region.

- Twenty percent of the San Diego region’s households are defined as having “worst case housing needs” by the Department of Housing and Urban Development. These are very low income households that earn less than 50 percent of the median income and are paying over half their income for rent, living in severely substandard housing, or both.

- One out of every eight housing units statewide is in substandard condition, and one of every eight metropolitan California rentals is overcrowded. Increased availability of public funds to help finance rehabilitation and repairs will result in the preservation of existing housing rather than replacement of that housing at higher construction costs.

- The Department of Housing and Community Development estimates that there are over 360,000 homeless individuals in California, and other data discloses that one-third of the homeless population, and the segment increasing most rapidly, are families with children. The Regional Task Force on the Homeless estimates that at least 15,000 homeless individuals live in the San Diego region.

- More than 147,000 rental units built in this state prior to 1980 under federal housing programs are at risk of conversion to higher rent housing or condominium units. About 12,000 rental
units are at risk in the San Diego region. Loss of this housing stock will displace thousands of elderly, disabled, and struggling families with no place to go.

- There is an urgent need to provide affordable housing to meet the increasingly unfulfilled housing needs of this state and the San Diego region.

- There is an immediate need to reaffirm the commitment to the official housing policy of the state and provide sufficient financial resources to meet this commitment over a reasonable period of time.

- There is a critical need to provide financial assistance to do all of the following:
  - Purchase, construct, and rehabilitate emergency shelters and transitional housing for homeless families and individuals;
  - Construct rental housing for families and individuals, including the special housing needs of seniors, the disabled, and farmworkers;
  - Preserve and rehabilitate affordable homes and rental housing; and
  - Provide home purchase assistance for first time homebuyers.

Attachment 4 provides a list of supporters of Proposition 46 as of July 1, 2002.

Criteria for SANDAG’s Consideration of Ballot Propositions

1. The subject matter of the proposition should be within SANDAG’s purview and of substantial regional impact.
2. The proposition should be on the statewide or countywide ballot and not usurp the authority of any member agency.
3. No advisory measures should be considered.
4. The Executive Committee should review the proposition for compliance with these criteria. Then, if the criteria are satisfied, consider whether a position should be taken. The Executive Committee may direct staff to provide analysis of the impacts of the measure and information on pro and con positions prior to Board action.

GARY L. GALLEGOS
Executive Director

Attachments

Key Staff Contact: Susan Baldwin, (619) 595-5343; sba@sandag.org
WHEREAS, approximately 220,000 housing units need to be produced in California each year to meet demand; yet only four times in the last 20 years has the production target been reached; and

WHEREAS, while the national homeownership rate has reached a record high, California is about 10 percent below the national average (67.8 percent) and ranks 48th in the nation and the San Diego region is at 55.4 percent; and

WHEREAS, there is an extreme shortage of rental housing in California and in the San Diego region, particularly for lower income renters; rental housing construction is occurring primarily at the high end of the rental market; the statewide rental vacancy rate is fourth lowest in the nation; and one study ranked the San Diego region as the 13th most expensive rental market in the U.S.; and

WHEREAS, over one-third of all renter families statewide pay over half their incomes in rent; over one-half of all low-income renter families pay over half their incomes in rent; and almost three out of four very low income renter families pay over half their incomes in rent; and

WHEREAS, in the San Diego region 20 percent of the households are defined as having “worst case housing needs” by the U.S. Department of Housing and Urban Development; these are very low income households that earn less than 50 percent of the median income and are paying over half their income for rent, living in severely substandard housing, or both; and

WHEREAS, it requires over 100 hours per week at a minimum wage job to afford the average two-bedroom rental unit in California and the San Diego region; and

WHEREAS, one out of every eight housing units statewide is in substandard condition, and one of every eight metropolitan California rentals is overcrowded; and

WHEREAS, the Department of Housing and Community Development estimates that there are over 360,000 homeless individuals in California, and other data discloses that one-third of the homeless population, and the segment increasing most rapidly, are families with children; and

WHEREAS, the Regional Task Force on the Homeless estimates that at least 15,000 homeless individuals live in the San Diego region; and

WHEREAS, more than 147,000 rental units built in this state and about 12,000 rental units built in the San Diego region under federal housing programs are at risk of conversion to higher rent housing or condominium units and loss of this housing stock will displace many elderly, disabled, and struggling families with no place to go; and

WHEREAS, there is a urgent need to provide affordable housing to meet the increasingly unfulfilled housing needs of the state and the San Diego region; and

WHEREAS, there is an immediate need to reaffirm the commitment to the official housing policy of the state and to help implement local housing programs by providing sufficient financial resources to do so over a reasonable period of time; NOW THEREFORE

BE IT RESOLVED that the Executive Committee of the San Diego Association of Governments, subject to the concurrence of the Board of Directors, supports the passage of the Housing and Emergency Shelter Trust Fund Act of 2002 – Proposition 46 on the November 5, 2002 statewide ballot.

PASSED AND ADOPTED this 12th day of July 2002.
Housing and Emergency Shelter Trust Fund Act of 2002
Funding Allocation of $2.1 Billion Housing Bonds

The Housing and Emergency Shelter Trust Fund Act of 2002 will provide $2.1 billion for housing funding throughout California. Based on SB 1227 (Burton), allocation of the bond proceeds will be as follows:

$910 million for the Multifamily Housing Program
This program provides deferred-payment loans to various entities for permanent and transitional rental housing assisting lower income households. Of this amount $110 million is set aside for the following programs:

$50 million shall be used for the preservation of at-risk housing pursuant to enabling legislation (SB 372, Dunn).

$20 million shall be used for non-residential space for supportive services, which includes job training, health services, and childcare near funded projects.

$25 million shall be used for matching grants to local housing trust funds pursuant to enabling legislation (AB 1891, Diaz)

$15 million shall be used for student housing at UC and CSU campuses, with a one-to-one match. These units would be restricted to full-time students that meet the income eligibility requirements.

Reasonable priority points shall be awarded for the following: infill development; adaptive reuse in existing developed areas served with public infrastructure; and projects in proximity to transit, public schools, parks and recreational facilities, or job centers.

$195 million for the Emergency Housing and Assistance Program
This program provides funds emergency shelters, transitional housing, and services for homeless individuals and families.

$195 million for supportive housing projects within the Multifamily Housing Program to assist individuals and households moving from emergency shelters or transitional housing, or those who are at risk of becoming homeless.

$200 million for the Joe Serna, Jr. Farmworker Housing Program
This program provides grants to local governments and nonprofit organizations for the construction and rehabilitation of housing for families of migratory agricultural workers. Of this amount $45 million is set aside for the following programs:

$25 million shall be used for projects that serve migratory agricultural workers.

$20 million shall be used for new housing developments that also provide health services to the residents.
$205 million for the CalHome Program
This program provides grants and loans to local governments or non-profit organizations for any type of activity that helps low-income households achieve or maintain homeownership. Of this amount $90 million is set aside for the following programs:

$75 million shall be used for the Building Equity and Growth in Neighborhoods (BEGIN) Program pursuant to enabling legislation (AB 1170, Firebaugh)

$5 million shall be used for local assistance to provide grants for lower income tenants with disabilities to make rental housing ADA accessible.

$10 million shall be used for construction management for owner-building or self-help rehabilitation housing efforts.

$5 million for capital expenditures in support of local code enforcement and compliance programs.

$290 million for the California Homebuyer’s Down Payment Assistance Program
This program provides first-time homebuyers with a “silent” second-mortgage loan to reduce the principal and interest payments on the first mortgage. Of this amount $172.5 million is set aside for the following programs:

$50 million shall be used for the Homebuyer Down Payment Program of 2002 (which is established by SB 1227) to provide down payment assistance to the purchaser of any new residence in a development project in an economically distressed area.

$85 million shall be used as capitalization in the California Housing Loan Insurance Fund. This fund is used to develop programs that encourage and assist low- or moderate-income families in getting a single-family home mortgage loan.

$12.5 million shall be used for down payment assistance to low-income first-time homebuyers who have received homeownership counseling.

$25 million shall be used for down payment assistance to cover a portion of the Extra Credit Teacher Home Purchase Program. This program assists teachers who are first-time low- and moderate-income homebuyers by utilizing existing mortgage financing. These funds also may be used for any other school personnel home ownership programs that are established by the California Debt Limit Allocation Committee.

$100 million for capital grants to local governments as an incentive to increase housing by issuing building permits above their previous three-year average, pursuant to enabling legislation (SB 423, Torlakson).
<table>
<thead>
<tr>
<th>Program</th>
<th>Total Funding</th>
<th>Total Units</th>
<th>Leverage</th>
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<td><strong>State Homeownership Programs</strong></td>
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<td>CalHome Homeowner Program</td>
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<td>Self-Help Housing Program</td>
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<td>California Homebuyers Downpayment Assistance Program</td>
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<td><strong>Multifamily Rental Housing Programs</strong></td>
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<td>Multifamily Housing Program</td>
<td>$910,000,000</td>
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<td><strong>Other Programs</strong></td>
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<td>Farmworker Housing Grant Program</td>
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<td>Emergency Housing Assistance</td>
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<td><strong>GRAND TOTALS</strong></td>
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* Total units and leverage estimates are based on Local Assistance funding available amounts.

03/15/2002
## STATE HCD FUNDING FOR SAN DIEGO COUNTY
### SINCE JULY 1, 2000

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<td>JSJ FWG</td>
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**EHAP** - Emergency Housing and Assistance Program

**MHP** - Multifamily Housing Program

**CalHOME** - CalHome Program

**JSJ FWG** - Joe Serna, Jr. Farmworker Housing Grant Program
San Diego Association of Governments

EXECUTIVE COMMITTEE

July 12, 2002

AGENDA REPORT NO.: 5

Action Requested: APPROVE

REVIEW OF DRAFT BOARD AGENDA FOR AUGUST 2, 2002

ITEM #

#1. MINUTES OF THE JUNE 28, 2002 SANDAG MEETING

#2. SUMMARY OF JULY 12, 2002 POLICY DEVELOPMENT BOARD MEETING

#3. DISCUSSIONS AND ACTIONS FROM POLICY ADVISORY COMMITTEES
   + A. EXECUTIVE COMMITTEE MEETING (July 12, 2002)
   + B. TRANSPORTATION COMMITTEE MEETING (July 11, 2002)
   + C. REGIONAL PLANNING COMMITTEE MEETING (July 12, 2002)

#4. ADDITIONS AND DELETIONS

CONSENT ITEMS (5 through ___)

#5. LOCAL TECHNICAL ASSISTANCE (LTA) PROJECT REQUIRING MORE THAN $1,000 OR THREE DAYS STAFF TIME (Jeff Tayman)

6. PROGRESS REPORT ON TRANSPORTATION PROJECTS (Jose Nuncio)

#7. SUMMARY REPORT FROM 36TH ANNUAL NARC CONFERENCE (Gary Gallegos)

#8. RESOLUTION TO AMEND SANDAG’S CONTRACT WITH THE CALIFORNIA PUBLIC EMPLOYEES RETIREMENT SYSTEM (CalPERS) (Wayne Sink)

9.

10.

11.
PUBLIC COMMENTS/COMMUNICATIONS

12. Members of the public shall have the opportunity to address the Board on any issue within the jurisdiction of the Board. Anyone desiring to speak shall reserve time by filing a written request with the Clerk of the Board prior to speaking. Speakers are limited to three minutes.

CHAIR’S REPORT

13. INTRODUCTION OF HON. LUIS ENRIQUE DIAZ, MAYOR OF THE CITY OF PLAYAS DE ROSARITO, MEXICO

14. RECOGNITION OF COUNCILMEMBER RAMONA FINNILA FOR HER SERVICE AS CHAIR OF SANDAG

#15. ELECTION OF EXECUTIVE COMMITTEE ALTERNATES

#16. APPOINTMENT OF POLICY ADVISORY COMMITTEE CHAIRS AND VICE CHAIRS

REPORTS

#17. LEGISLATIVE UPDATE: SB 1703 (PEACE) AND AB 2095 (KEHOE) – SAN DIEGO REGIONAL AGENCY STATUS REPORT (Debra Greenfield)

#18. PRELIMINARY DRAFT OF THE 2030 REGIONAL TRANSPORTATION PLAN (RTP) (Mayor Shirley Horton, Chair, Transportation Committee; Kim Kawada, SANDAG Staff)

#19. 2002 DRAFT CONGESTION MANAGEMENT PROGRAM (CMP) (Mayor Shirley Horton, Chair, Transportation Committee; Mario Oropeza, SANDAG Staff)

20. STATUS REPORT ON THE REGIONAL COMPREHENSIVE PLAN (Mayor Lori Pfeiler, Chair, Regional Planning Committee; Carolina Gregor, SANDAG Staff)

21. SANDAG TRANSPORTATION MARKETING, PUBLIC OUTREACH AND INVOLVEMENT PROGRAM (Garry Bonelli)

22.

ADJOURNMENT

GARY L. GALLEGOS
Executive Director

# Items are on the agenda based upon Board policy, based on previous requests by the Board, or because of program requirements.