

LWVBA VOTER
November 2005

UPDATE FROM LWV BAY AREA

HOUSING ON THE REGIONAL AGENDA

The Association of Bay Area Regional Governments' (ABAG) Fall General Assembly focused on "Affordable Housing: Myths and Reality". ABAG has information on many housing issues, links are available through www.abag.ca.gov under Regional Housing Programs, Housing Links.

Housing Supply/Affordable Housing – The Bay Area is about the most expensive housing market in the nation. Homebuilders mentioned as causes the cost of land, development impact fees that exceed the "nexus" requirements, long time frames to receive approvals, and litigation (especially the construction defect liability for condominiums).

To build affordable housing in California, each project must use multiple funding sources, ranging from redevelopment set-aside funds, CDBG, commercial linkage fees, and inclusionary ordinances.

It helps to identify "real sites" in the Housing Element and then pre-zone, using an Affordable Housing Overlay Zone (AHOZ). Prop. 46 State Housing Bonds will be mostly spent in the near future, and additional money will be needed.

ABAG's Regional Task Force to End Homelessness – Mayor Tom Bates, Berkeley, reported on the new task force that intends to fully document the extent of homelessness in the Bay Area, and to utilize Prop. 63, Mental Health, funds to do the research, and provide services.

Corridor planning to improve the transportation-land use connections along San Pablo Ave, El Camino Real and East 24th/International Blvd is underway, funded in part by grants from Caltrans and the Haas Foundation,

Finally, the deadline for the adoption of **local Housing Element updates** has been extended for two years until June 30, 2009. Details were made available in correspondence in the Assembly packet.

Please refer to the ABAG website or contact Gillian Adams, gilliana@abag.ca.gov for more information

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NOTE to Local Leagues: LWVBA Program Planning

The kit will be sent out by the end of November, and needs to be scheduled along with LWVUS and local program planning and returned to us by early March.

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Calendar:

Friday, November 18, 2005, Noon – 1:30, Natural Resources/Water Committee. EBMUB Bldg, 375 11th Street, Oakland. Roberta Borgonovo will present a report on the SFPUC.

For more info contact natural_resources@lwvba-ca.org

Thursday, November 10, 2005, 12:15 – 2pm, IN Committee South. Westminster House, 457 Kingsley, Palo Alto. Please send agenda items ASAP to Iris R. Winogrand: programvp@lwvba-ca.org Please RSVP

Wednesday, December 14, 2005, 12:15 – 2pm, IN Committee North. Berkeley at 1414 University Ave. LWVBAE office. Please send agenda items to Iris R. Winogrand: programvp@lwvba-ca.org Please RSVP

SAVE THIS DATE:

Friday, January 27, 2006 — Bay Area League Day: **State of the Bay – Restoration and Access** at Unitarian Church, Oakland. Keynote speaker: Will Travis, Executive Director of BCDC. He will talk about why the bay matters.

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Web Sites:

Bay Area Monitor: <http://www.bayareamonitor.org>

LWVC: <http://www.ca.lwv.org>

LWVBA: <http://www.lwvba-ca.org>

LWVUS: <http://www.lwv.org>

Smart Voter: <http://www.smartvoter.org>

Barbara Boxer: <http://boxer.senate.gov/>

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