



MINUTES OF THE REGULAR MEETING
COMMUNITY, ECONOMIC AND HUMAN DEVELOPMENT COMMITTEE (CEHD)
THURSDAY, JUNE 6, 2024

THE FOLLOWING MINUTES ARE A SUMMARY OF ACTIONS TAKEN BY THE COMMUNITY, ECONOMIC AND HUMAN DEVELOPMENT COMMITTEE (CEHD). A VIDEO AND AUDIO RECORDING OF THE FULL MEETING IS AVAILABLE AT: <http://scag.iqm2.com/Citizens/>.

The Community, Human and Development Committee (CEHD) of the Southern California Association of Governments (SCAG) held its regular meeting both in person and virtually (telephonically and electronically). A quorum was present.

Members Present:

Hon. David Shapiro, Chair	<i>Calabasas</i>	District 44
Hon. Rocky Rhodes, Vice Chair	<i>Simi Valley</i>	District 46
Hon. Cindy Allen	<i>Long Beach</i>	District 30
Hon. Valerie Amezcua	<i>Santa Ana</i>	District 16
Hon. Wendy Bucknum	<i>Mission Viejo</i>	District 13
Hon. Don Caskey	<i>Laguna Hills</i>	OCCOG
Hon. Tanya D. Doby	<i>Los Alamitos</i>	OCCOG
Hon. Bobby Duncan	<i>Yucaipa</i>	SBCTA
Ms. Lucy Dunn		Ex-Officio
Hon. Keith Eich	<i>La Cañada Flintridge</i>	District 36
Hon. Bob Engler	<i>Thousand Oaks</i>	VCOG
Hon. Rose Espinoza	<i>La Habra</i>	OCCOG
Hon. Waymond Fermon	<i>Indio</i>	CVAG
Hon. Margaret E. Finlay	<i>Duarte</i>	District 35
Hon. Claudia M. Frometa	<i>Downey</i>	District 25
Hon. Martin Fuentes	<i>Cudahy</i>	GCCOG
Hon. Camilo Garcia	<i>Imperial County</i>	CoC
Hon. Marshall Goodman	<i>La Palma</i>	District 18
Hon. Mark Henderson	<i>Gardena</i>	District 28
Hon. Cecilia Hupp	<i>Brea</i>	OCCOG
Hon. William Hussey	<i>Grand Terrace</i>	SBCTA
Hon. Kathleen Kelly	<i>Palm Desert</i>	District 2
Hon. Tammy Kim	<i>Irvine</i>	District 14
Sup. Matt LaVere	<i>Ventura County</i>	CoC



Hon. Jed Leano	<i>Claremont</i>	SGVCOG
Hon. Casey McKeon	<i>Huntington Beach</i>	District 64
Hon. John Mirisch	<i>Beverly Hills, Pres. Appt.</i>	Member at Large
Hon. Geneva Mojado	<i>Soboba Band of Luiseño Indians</i>	
Hon. Joseph Morabito	<i>Wildomar</i>	WRCOG
Hon. Zizette Mullins	<i>Burbank</i>	AVCJPA
Hon. Joseph Murphy	<i>Pechanga Band of Luiseno Indians</i>	
Hon. George A. Nava	<i>Brawley</i>	ICTC
Hon. Marisela Nava	<i>Perris</i>	District 69
Hon. Sonny Santa Ines	<i>Bellflower</i>	GCCOG
Hon. Becky Shevlin	<i>Monrovia</i>	SGVCOG
Hon. Acquanetta Warren	<i>Fontana</i>	SBCTA
Hon. Tony Wu	<i>West Covina</i>	SGVCOG
Hon. Frank Yokoyama	<i>Cerritos</i>	District 23

Members Not Present

Hon. Gary Boyer	<i>Glendora</i>	District 33
Hon. Drew Boyles	<i>El Segundo</i>	District 40
Hon. Debra Dorst-Porada	<i>Ontario, Pres. Appt.</i>	Member at Large
Hon. John Gabbard	<i>Dana Point</i>	District 12
Hon. Lynda Johnson	<i>Cerritos</i>	GCCOG
Hon. Lauren Kleiman	<i>Newport Beach</i>	District 15
Hon. Anni Marshall	<i>Avalon</i>	GCCOG
Hon. Andrew Masiel, Sr.	<i>Tribal Gov't Reg'l Planning Rep.</i>	
Hon. Freddy Puza	<i>Culver City</i>	WCCOG
Hon. Misty Perez	<i>Port Hueneme, Pres. Appt.</i>	Member at Large
Hon. Nithya Raman	<i>Los Angeles</i>	District 51
Hon. Gabriel Reyes	<i>San Bernardino County</i>	CoC
Hon. Mary Solorio	<i>San Fernando</i>	SFVCOG
Hon. Helen Tran	<i>San Bernardino</i>	SBCTA
Hon. Mark Waronek	<i>Lomita</i>	SBCCOG
Hon. Jeff Wood	<i>Lakewood</i>	District 23
Hon. Frank Zerunyan	<i>Rolling Hills Estates</i>	SBCCOG

CALL TO ORDER AND PLEDGE OF ALLEGIANCE

The Honorable David Shapiro called the meeting to order at 9:30 a.m. and asked Councilmember John Mirisch, Beverly Hills, Member at Large, to lead the Pledge of Allegiance.

PUBLIC COMMENT PERIOD

Chair Shapiro provided detailed instructions and general information on how to provide public comments. Additionally, he noted that public comments received via email to CEHDPublicComment@scag.ca.gov after 5pm on Wednesday, June 5, 2024, would be announced and included as part of the official record of the meeting.

Chair Shapiro opened the public comment period and noted this was the time for members of the public to offer comment for matters that are within SCAG's jurisdiction but are not listed on the agenda.

SCAG staff noted there were no written public comments received via email before or after the 5pm deadline on 5pm on Wednesday, June 5, 2024. SCAG staff also noted that there were no public comments for matters not listed on the agenda.

Chair Shapiro closed the public comment period for matters not listed on the agenda.

REVIEW AND PRIORITIZE AGENDA ITEMS

There were no reprioritizations made.

CONSENT CALENDAR

Approval Items

1. Minutes of the April 4, 2024 Meeting

Receive and File

2. CEHD Agenda Outlook and Future Agenda Items
3. Release of Draft Transportation Conformity Analyses of Draft 2025 Federal Transportation Improvement Program (FTIP) and Draft Connect SoCal 2024 Amendment 1

Chair Shapiro noted that he was notified by staff that there was a typo on the public release start date for agenda item No. 3 under the Executive Summary portion. The Executive Summary indicates July 11, 2024, and the correct public release start date is July 12, 2024; the body of the report has the correct public release start date. This is reported as part of the official record.

A MOTION was made (Finlay) to approve Consent Calendar Items 1; and Receive and File Items 2 and 3, noting the clarification to agenda item No. 3, as reported. Motion was SECONDED (Frometa). The motion was passed by the following roll call vote:

AYES: Allen, Amezcua, Bucknum, Doby, Duncan, Eich, Engler, Espinoza, Finlay, Frometa, Fuentes, Garcia, Goodman, Henderson, Hupp, Hussey, Kelly, LaVere, Leano, McKeon, Mirisch, Mojado, Morabito, Mullins, Murphy, G. Nava, M. Nava, Rhodes, Santa Ines, Shapiro, Shevlin, Wu, and Yokoyama (33)

NOES: (0)

ABSTAIN: (0)

There were no public comments on this item.

INFORMATION ITEMS

4. Expanding Homeownership - Shared Appreciation Programs

Chair Shapiro provided brief background information on the Shared Appreciation Programs. He asked Jacob Noonan, SCAG staff, to introduce today's panelist who will present how their shared appreciation program is used to expand homeownership.

Mr. Noonan provided background information on the shared equity approach to homeownership noting that the program can reduce the initial purchase price of a home using a one-time public investment model which makes home affordable for an income-qualifying family or individual to purchase.

Mr. Noonan introduced Ms. Liz Bieber, Manager of the Housing Strategies Unit, Los Angeles County Development Authority (LACDA) and Mr. William Hughes, Executive Director, Irvine Community Land trust (ICLT).

Highlights of Ms. Bieber's presentation focused on the three LACDA's first-time homebuyers' programs and homebuyer requirements, including two down-payment programs as well as a Density Bonus and Inclusionary housing homeownership program which provides low, moderate and middle-income first-time homebuyers the opportunity to purchase an affordable home.

Mr. Hughes' presentation focused on how his organization uses equity to achieve its mission to support the City of Irvine's housing goals including case studies by securing and retaining title to land on which permanent affordable rental, ownership, and special needs housing is constructed and maintained in perpetuity for the benefit income-qualifying families.

The Committee thanked Ms. Bieber and Mr. Hughes for their great presentations on expanding homeownership opportunities. Staff and the Panelists responded on the comments and questions expressed by the Councilmembers including some responses as noted: known challenges that may limit entry to purchasing affordable housing in the City of Irvine, the applicant's qualifications process, available financing for construction projects, information on the homebuying counseling process, and concerns for equity growth and sustainability for the homebuyer. Ms. Bieber noted that she would provide data to the CEHD Committee on successful cases and homeownership opportunities in participating cities.

The comprehensive staff report and PowerPoint presentation – Expanding Homeownership: Shared Appreciation Programs, was provided in the agenda packet.

There were no public comments on this item.

5. Regional Rail Station Housing Analysis

Chair Shapiro provided remarks noting that today's presentation will provide a summary of California's Regional Early Action Planning (REAP) 1.0 grant program infill housing study, including opportunities and constraints to encourage housing production near transit. He asked Grieg Asher, SCAG staff, to share the presentation and introduce the consulting team.

Mr. Asher provided background information on the Regional Rail Station Housing Analysis project which was funded by the (REAP) 1.0 grant program. He referred to the project consulting team, BAE and Placeworks, and introduced Aaron Barker Associate Principal (BAE) to provide an overview of the project along with discussing the strategies developed and lessons learned for the various cities.

Mr. Barker's presentation focused on the study, project phases and approach to support housing production near Metrolink stations which may accelerate the region's goals of producing 1.3 million new housing units by the year 2029. Highlights focused on the collaboration and partnerships with consultant teams, BAE and Placeworks; along with SCAG as lead, Metrolink and the nine participating jurisdictions, in their group efforts to implement strategies for accelerating housing production near Metrolink stations. It was also noted that the project aimed to support Transit-Oriented-Development (TOD) in 15-minute communities and use empirical data to inform future policy decisions. Mr. Barkers presentation concluded with key project takeaways, lessons learned for future work efforts, common themes and challenges to housing production, and next steps.

Mr. Barker and staff responded on the comments and questions expressed by the Councilmembers including responses for data on the actual TOD usage in existing projects to inform future policy

decisions. Staff noted that the final report on the project workplans would be made available to the CEHD members.

The comprehensive staff report and PowerPoint presentation – Regional Rail Study, was provided in the agenda packet.

There were no public comments on this item.

6. California's Housing Future 2040: The Next Regional Housing Needs Allocation

Chair Shapiro provided brief remarks regarding the California Department of Housing and Community Development's (HCD) published Regional Housing Needs Assessment (RHNA) reform report. He asked Ma'Ayn Johnson, SCAG staff, to present an overview of the RHNA reform report structure.

Ms. Johnson provided background information on the RHNA reform process noting that AB 101 (2019) required that HCD provide ways to reform RHNA and make recommendations. She noted the report was published April 18, 2024, is approximately 176 pages and that SCAG staff is comprehensively reviewing the report. Ms. Johnson's presentation included an overview of the report's organizational structure, recommended topics, and next steps, noting that further analysis of the report's recommendations, review of SCAG's comment letter integration and any updates on HCD implementation efforts, would be presented to the CEHD Committee at a future date.

Staff responded on the comments expressed by the Councilmembers including responses regarding the increases in RHNA categories, requests for an ongoing audit of HCD, and discussion of AB 2485, SCAG's sponsor bill. Staff noted that staff will continue to monitor HCD updates and legislative bills and will keep the Committee updated.

The comprehensive staff report and PowerPoint presentation – 24-0606 HCD RHNA Reform Report was provided in the agenda packet.

There were no public comments on this item.

CHAIR'S REPORT

Chair Shapiro provided comments regarding his first meeting of the fiscal year. He expressed appreciation to former Chair Frank Yokoyama and thanked him for his guidance and dedication to the CEHD Committee.

Chair Shapiro welcomed the following members to the CEHD Committee:

- Martin Fuentes (Gateway Cities COG)
- William (Bill) Hussey (SBCTA)
- Jeff Wood (RC District 24)

Chair Shapiro also thanked Andrew Sarega (RC District 31, La Mirada) for his recent service as a member of the CEHD Committee.

ANNOUNCEMENTS

Chair Shapiro provided highlights of the Chair's Report. He reported on the following SCAG activities and noted that additional information can be found on SCAG's website.

- A recap of SCAG's 59th Annual Regional Conference and General Assembly noting that it was a huge success with over 800+ attendees, esteemed speakers, panelist, members, partners and sponsors who gathered to collaborate on fundamental issues, such as mobility, housing and communities, following the adoption of Connect SoCal 2024.

STAFF REPORT

Ivette Macias, Senior Government Affairs Officer, SCAG staff, announced the following updates:

- On June 6, the SCAG Regional Council approved a call for application guidelines for an estimated \$10.4 million in funding through the Sustainable Communities Program.
- Eligible projects include communitywide/area plans and quick-build projects. Funded projects will align with Connect SoCal 2024 to build and maintain an integrated multimodal transportation network.
- The call for applications is anticipated for Summer 2024.

Elizabeth Carvajal, Deputy Director, Planning, provided updates to the Joint Legislative Budget Plan and its impacts to the REAP 2.0 program.



ADJOURNMENT

Chair Shapiro noted that the CEHD Committee would not meet in July due to the July 4, 2024 holiday, and commented that Policy Committees and Regional Council will be dark in August. The next meeting of the CEHD will be on Thursday, September 5, 2024, at 9:30 a.m. There being no further business, Chair Shapiro adjourned the meeting of the Community, Economic and Human Development Committee at 11:19 a.m.

Respectfully submitted by:

Carmen Summers
Community, Economic and Human Development Committee Clerk

[MINUTES ARE UNOFFICIAL UNTIL APPROVED BY THE CEHD COMMITTEE]

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COMMUNITY, ECONOMIC AND HUMAN DEVELOPMENT COMMITTEE ATTENDANCE REPORT

2024-25

MEMBERS	Representing	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Total Mtgs Attended To Date
Allen, Cindy	Long Beach, RC District 30	1												0
Amezcuca, Valarie	Santa Ana, RC District 16	1												1
Boyer, Gary	Glendora, RC District 33													0
Boyles, Drew	El Segundo, RC District 40													0
Bucknum, Wendy	Mission Viejo, RC District 13	1												1
Caskey, Don	Laguna Hills, OCCOG	1												1
Doby, Tanya D.	Los Alamitos, OCCOG	1												1
Dorst-Porada, Debra	Ontario, Pres. Appt. (Member at Large)													0
Duncan, Bobby	Yucaipa, SBCTA	1												1
Dunn, Lucy	Business Representative	1												1
Eich, Keith	La Cañada Flintridge, RC District 36	1	D	D										1
Engler, Bob	Thousand Oaks, VCOG	1												1
Espinoza, Rose	La Habra, OCCOG	1												1
Fermon, Waymond	Indio, CVAG	1												1
Finlay, Margaret E.	Duarte, RC District 35	1												1
Frometa, Claudia M.	Downey, RC District 25	1												1
Fuentes, Martin	Cudahy, GCCOG	1												1
Gabbard, John	Dana Point, District 12													0
Garcia, Camilo	Imperial County CoC	1	A	A										1
Goodman, Marshall R.	LaPalma, RC District 18	1												1
Henderson, Mark E.	Gardena, RC District 28	1												1
Hupp, Cecilia	Brea, OCCOG	1												1
Hussey William	Grand Terrace, SBCTA	1												1
Johnson, Lynda	Cerritos, GCCOG													0
Kelly, Kathleen	Palm Desert, RC District 2	1												1
Kim, Tammy	Irvine, RC District 14	1												1
Kleiman, Lauren	Newport Beach, RC District 15		R	R										0
LaVere, Matt	Ventura County CoC	1												1
Leano, Jed	Claremont, SGVCOG	1												1
Leon, Carlos A.	Anaheim, RC District 19													0
Marshall, Anni	Avalon, GCCOG													0
Masiel, Sr., Andrew	Pechanga Band of Luiseno Indians Tribal Gov Reg Planning Board													0
McKeon, Casey	Huntington Beach, RC District 64	1												1
Mirisch, John	Beverly Hills, Pres. Appt. (Member at Lar	1												1
Mojado, Geneva	Soboba Band of Luiseño Indians	1	K	K										1
Morabito, Joseph	Wildomar, WRCOG	1												1
Mullins, Zizette	Burbank, AVCJPA	1												1
Murphy, Joseph	Pechanga Band of Luiseno Indians	1												1
Nava, George A.	Brawley, ICTC	1												1
Nava, Marisela	Perris, RC District 69	1												1
Perez, Misty	Port Hueneme, Pres. Appt. (Member at Large)													0
Puza, Freddy	Culver City, WCCOG													0
Raman, Nithya	Los Angeles, RC District 51													0
Reyes, Gabriel	San Bernardino County CoC													0
Rhodes, Rocky	Simi Valley, RC District 46	1												1
Santa Ines, Sonny	Bellflower, GCCOG	1												1
Shapiro, David J.	Calabasas, RC District 44	1												1
Shevlin, Becky A.	Monrovia, SGVCOG	1												1
Solorio, Mary	San Fernando, SFVCOG													0
Tran, Helen	San Bernardino, SBCTA													0
Waronek, Mark	Lomita, SBCCOG													0
Warren, Acquanetta	Fontana, SBCTA	1												1
Wood, Jeff	Lakewood, RC District 24													0
Wu, Tony	West Covina, SGVCOG	1												1
Yokoyama, Frank A.	Cerritos, RC District 23	1												1
Zerunyan, Frank	Rolling Hills Estates, SBCCOG													0
TOTAL ATTENDANCE		38												

Attachment: CEHD Attendance Sheet FY24-2025 (Minutes of the June 6, 2024 Meeting)