

South Bay Cities Council of Governments

March 13, 2007

TO: SBCCOG Legislative Committee

FROM: Jacki Bacharach, SBCCOG Executive Director

RE: Bills To Monitor

HOUSING

<p>AB 1254 (Caballero)</p>	<p>Property Tax Reward. Affordable Housing. Would, for the 2008-09 fiscal year and each fiscal year thereafter to the 2014-15 fiscal year, inclusive, require the county auditor to reduce the total amount of ad valorem property tax revenue otherwise required to be allocated to the county ERAF by the countywide affordable housing amount, as defined, and to increase the amount of ad valorem property tax revenue otherwise required to be allocated to a qualified local agency, as defined, by that agency's affordable housing amount. This bill would specify that a qualified local agency's affordable housing amount is equal to the ad valorem property tax revenue lost by the agency as a result of the granting of a specified exemption from property taxes for affordable housing developments for which certificates of occupancy are issued on or after January 1, 2008.</p>	<p>MONITOR League sponsored</p>	<p>2/26/07 Read first time</p>
<p>AB 1256 (Caballero)</p>	<p>Density Bonus Law. Would exempt a city, county, or city and county from complying with the density bonus requirement, and the incentive and concession requirement, if the local government has in effect a local inclusionary ordinance.</p>	<p>MONITOR League sponsored</p>	<p>2/26/07 Read first time</p>
<p>SB 12 (Lowenthal)</p>	<p>Planning and zoning: housing element: Southern California Association of Governments. (1) Planning and Zoning Law requires a city or county general plan to include specified mandatory</p>	<p>RECOMMENDED SUPPORT (2/20/07 mtg)</p>	<p>Assembly Local Government Comm Hearing Date: 3/14/07</p>

	<p>elements, including a housing element that identifies and analyzes existing and projected housing needs and includes a statement of goals, policies, quantified objectives, financial resources, and scheduled programs for the preservation, improvement, and development of housing.</p> <p>Planning and Zoning Law requires each local government to review its housing element as frequently as appropriate to evaluate certain data, and establishes June 30, 2007, as the date of the 4th revision for the housing element of local governments within the jurisdiction of the Southern California Association of Governments.</p> <p>Planning and Zoning Law requires that, at least 2 years prior to a scheduled revision of a local government's housing element, each council of governments, or delegate subregion, as applicable, develop a proposed methodology for distributing the existing and projected regional housing need to cities, counties, and cities and counties within the region, or within the subregion, where applicable, pursuant to specified provisions. That law requires that the methodology be consistent with specified objectives that include, among other things, a determination of the availability of land suitable for urban development or for conversion to residential use, the availability of underutilized land, and opportunities for infill development and increased residential densities.</p> <p>This bill, until January 1, 2015, would substantially revise the procedure for the Southern California Association of Governments, or delegate subregion, as applicable, to develop a final allocation plan for distributing the existing and projected regional housing need to cities and counties within the region or subregion.</p> <p>This is an urgency bill requiring 2/3 vote.</p>		
<p>SB 934 (Lowenthal)</p>	<p>Housing and Infrastructure Zones. Would establish a pilot project allowing for the formation, under criteria developed by specified councils of governments and the Secretary of Business, Transportation and Housing, of 100 housing and infrastructure zones in the state.</p>	<p>MONITOR League sponsored</p>	<p>2/26/07 Read first time</p>

REVENUE AND TAXATION

<p>AB 640 (de la Torre)</p>	<p>Waste Discharge Requirements. Waiver. 'Placeholder' language to 'authorize WRD to waive certain monitoring requirements if there's no impact to water quality. However, this is just interim language until he determines how to proceed.</p>	<p>MONITOR</p>	<p>3/1/07 Referred to Environmental Safety and Toxic Materials Comm</p>
<p>SB 266 (Steinberg)</p>	<p>Motor Vehicles. Speed Contests. Forfeiture. Existing law makes a motor vehicle that is used in an unlawful motor vehicle speed contest subject to a one-day to 30-day impoundment. This bill would allow a county or city to adopt an ordinance providing for declaring those vehicles a nuisance subject to forfeiture and specify provisions that the ordinance must contain.</p>	<p>RECOMMEND SUPPORT League sponsored</p>	<p>Senate Public Safety Comm Hearing Date: 3/27/07</p>

TRANSPORTATION

<p>AB 889 (Lieu)</p>	<p>Green Line subway to LAX - Creation of the Metro Green Line Construction Authority to oversee the design and construction of a coastal extension of the Metro Green Line to the north and south, including an initial segment to the Los Angeles International Airport.</p>	<p>MONITOR</p>	<p>2/23/07 From Printer</p>
<p>SB 286 (Dutton)</p>	<p>Transportation Bonds: Implementation. Would require the bond funds for local street and road purposes to be allocated by the Controller in 2 cycles that cover 4 years, with the 1st cycle of payments to be made to eligible local agencies not later than January 1, 2008, and the 2nd cycle of payments to be made not later than January 1, 2010, as specified. The bill would also require the Controller to use the population figures from the Department of Finance as of January 1, 2007, in making allocations to cities.</p>	<p>RECOMMEND SUPPORT League sponsored</p>	<p>2/22/07 Senate Transportation and Housing Committee</p>
<p>SB 445 (Torlakson)</p>	<p>Road User Task Force – creates 11 member panel to analyze how increased use of alternative fuels and increased vehicle fuel efficiency will affect revenues for the construction, maintenance and operation of highways, local streets, roads and public transit. Would be required to report back to legislature by 1/09 re: alternatives to the current system of per-gallon fuel taxes to fund transportation needs.</p>	<p>MONITOR</p>	<p>2/28/07 Senate Transportation and Housing Committee</p>

OTHER

<p>AB 391 (Lieu)</p>	<p>Air Quality. South Coast Air Quality Management District. Board Membership. This bill would increase the number of members on the south coast district board from 12 to 13. It would add the cities of Calabasas and Malibu to the list of cities included in the western region of Los Angeles County.</p>	<p>SUPPORT</p>	<p>Earliest hearing date is after March 18.</p>
<p>AB 411 (Emmerson) & SB 709 (Dutton)</p>	<p>Over-Concentration of Residential Care Facilities. Existing law permits a city and county to request denial of a residential care facility license on the basis of overconcentration of residential care facilities. This bill would permit a city or county to submit to the Director of Social Services additional documentation and evidence regarding the siting of a proposed residential care facility designed for 6 or fewer residents. The bill would authorize the director, after review of the information submitted by a city or county, to suggest that the applicant consider alternative siting locations.</p>	<p>MONITOR League sponsored</p>	<p>2/26/07 Referred to Assem Human Services Committee</p>
<p>AB 1654 (Huffman)</p>	<p>Mail ballot elections: statewide and local elections. Would permit any election in a city, county, or district to be conducted as an all-mailed ballot election</p>	<p>RECOMMEND SUPPORT</p>	<p>2/26/07 Read first time</p>