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December 30, 2016

Mr. Andrew Thomas
Assistant Community Development Director
City of Alameda
Community Development Department
2263 Santa Clara Avenue, Room 190
Alameda, California 94501-4477

Dear Mr. Thomas:

Thank you for comments regarding Plan Bay Area 2040's Draft Preferred Scenario. Please know that we shared your letter with MTC Commissioners and ABAG's Executive Board. You can view your letter and others on the Plan Bay Area website: <http://planbayarea.org/your-part/your-comments/Comments-Summer-Fall2016-Draft-Preferred-Scenario.html>.

As you may know, the Final Preferred Scenario was approved November 17 at a joint meeting of the MTC Commission and ABAG Executive Board. It will now form the basis of the proposed Draft Plan Bay Area 2040, and will be further analyzed as part of a program-level Environmental Impact Report (EIR) slated for release in spring 2017.

Your letter dated October 13, 2016 expressed concern that household growth in the City of Alameda was too high, particularly in areas outside the City's PDAs, and that this growth would be exacerbated based on lower levels of transit accessibility. In response, the Final Preferred Scenario includes reduced PDA upzoning for households, which, for the 2040 projections, align more closely with the concerns raised in your letter. The City of Alameda's household projection for year 2040 is approximately 6,600 less than what was included in the Draft Preferred Scenario, with over 70% of the growth now directed toward the PDAs. Additionally, household growth for neighboring cities, including those with BART stations, has increased for Hayward, Oakland, and Emeryville.

Staff also would like to note that the Final Preferred Scenario includes significant investment in ferry service that would connect Alameda to job growth in San Francisco. There is almost \$400 million of funding for increased service of the existing central bay ferry service (Oakland and Alameda) and the new ferry terminal at Alameda Point. Both investments will increase transit accessibility for residents of Alameda. Staff appreciates the suggestion to more closely tie transportation funding to housing growth and will consider this and other policy ideas during the Action Plan work described in the next paragraph.

In approving the Final Preferred Scenario, ABAG and MTC also directed staff to develop an Action Plan to be adopted concurrent with Plan Bay Area 2040, currently scheduled for late summer 2017. The Action Plan will be developed starting in early 2017, in consultation with local jurisdictions, interested public agencies, and non-governmental organizations representing the economy, environment and social equity. The Action Plan will identify near- and medium-term action items for MTC, ABAG and other stakeholders to make meaningful progress on Plan Bay Area 2040's performance targets, with a focus on those targets where Plan Bay Area 2040 is moving off trajectory -- housing affordability, displacement risk and access to jobs.

MTC and ABAG look forward to your continued engagement in the development of Plan Bay Area 2040.

Sincerely,

A handwritten signature in blue ink, appearing to read "Ken Kirkey", with a stylized flourish at the end.

Ken Kirkey
MTC, Planning Director

cc: Miriam Chion, ABAG