



Arroyo Verdugo Communities Joint Powers Authority

DATE: June 2, 2022
TO: Governing Board
FROM: Diana Mahmud, South Pasadena Councilmember
SUBJECT: April/May Report, LA Co. Division of League of California Cities

APRIL:

Unfortunately, the Legislature’s strong interest in continuing to chip away at local control continues unabated. At our April 27 board meeting staff recommended that the Board oppose five bills, all related to housing/land use. Unfortunately, only one of the bills is currently dead, the balance must be moved out of their house of origin by May 27. The Board voted to oppose the following bills:

AB 1976 (Santiago): Would have added additional penalties for those SCAG member agencies that have not timely rezoned to accommodate 100% of their assigned very low and low-income RHNA allocations. Fortunately, this bill is dead.

AB 2097 (Friedman): Prohibits a local government from imposing or enforcing a minimum auto parking requirement on any housing, commercial “or other development” regardless of size if it is located within one-half mile of public transit. Public transit is defined as a “major transit stop.” The bill is on the Assembly Floor.

SB 897 (Wieckowski): Would require that ADU standards be “objective,” defined as not involving any personal or subjective judgment by an elected official, and is uniformly verifiable. It also would, among other things, increase the maximum ADU height to 25 feet if located within one-half mile of public transit or a high quality transit corridor. The bill is pending on the Senate floor.

SB 1097 (Portantino): Among other things, would prohibit a city or county from imposing any minimum parking requirement on a housing project located within ½ mile of a major transit stop, EXCEPT that a local agency could impose a parking requirement if, within 30 days of receipt of a completed development application, it shows the development would have a negative impact on the agency’s ability to meet its share of housing needs or residential or commercial parking within ½ mile of public transit. The bill includes a special finding it is applicable to charter cities, and is pending on the Senate Floor.

SB 1186 (Wiener): Restricts local agencies from adopting or enforcing any restriction on the sale of medical marijuana to such patients or their caregivers. It would specifically prohibit local agencies from imposing: a maximum number of medical marijuana dispensaries within their jurisdictions, operating hour limitations, number or frequency of marijuana sales, etc. This too is pending on the Senate floor.

MAY:

Our meeting is scheduled May 25. As of this writing, we are scheduled to hear a water supply/conservation update from MWD’s head of its Water Resources Division, consider staff’s proposed recommendations to oppose AB 1857 (Garcia) and AB 2011 (Wicks). AB 1857 would eliminate the 10% reduction in waste diversion credit that cities receive when said waste is processed by an

energy conversion facility. AB 2011 would allow 100% affordable housing projects to be a use by right, and subject to a streamlined, ministerial review process, notwithstanding any inconsistent provision of a local government's plans, ordinances, or regulations if the project meets certain conditions.

The Board will also consider support of a proposed \$500 million appropriation for a Housing and Economic Development program which would create a state-local partnership to help finance housing production and incentivize development by providing matching funds to cities that adopt local tax increment financing tools like Enhanced Infrastructure Financing Districts (EIFD), Community Revitalization and Investment Authorities (CRIA), and Affordable Housing Authorities (AHA). In addition, the Board will be asked to support an appropriation from the large state budget surplus to reimburse cities for the cost of unfunded state mandated services.

The Division's next General Membership meeting is scheduled June 2, 2022, starting at 6 pm at the USC Hotel. It will feature speakers of Loyola Marymount University's Study LA, who will discuss their recent of LA Public Opinion Survey and Sen. Bradford, who will highlight his work as Chair of the Senate Public Safety Committee. It should be an interesting meeting, and all are encouraged to attend.