

# Metropolitan Transportation Commission Programming and Allocations Committee

December 9, 2009

Item Number 2g

## Station Area Planning Grant Recommendations

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- Subject:** Grants to the Sonoma Marin Area Rail Transit (SMART) corridor from MTC's Station Area Planning grant program (\$1.8 million)
- Background:** The Station Area Planning program is intended to increase transit ridership by creating complete communities, and encouraging an intensification of land use near transit stations and high quality bus service.
- The 2008 second-cycle Station Area Planning Call for Projects reserved \$2.5 million for stations in the SMART corridor, anticipating voter approval of the SMART project. The current call for projects was announced in July 2009, with applications due August 31, 2009. Only jurisdictions with station areas in the SMART corridor were eligible to apply. Staff received 6 applications totaling \$1.8 million. Staff convened an evaluation committee that included representatives from SMART, congestion management agency staff, and MTC and ABAG agency staff. Scores were based on the following criteria: potential impact (30), current city policies (10), quality of proposed planning process (25), local commitment (20), and commitment to implementation (15). The panel recommends funding all six of the applicants. The attached list includes the recommended funding allocation of \$1.8 million for 6 grants.
- Issues:**
- (1) MTC's Resolution 3434 Transit-Oriented Development (TOD) Policy requires each transit expansion project to plan for a minimum number of housing units along the corridor. The average number of units per station for a commuter rail corridor, such as SMART, is 2,200 units. MTC's on-call TOD consultant recently submitted a report assessing the number of existing and planned units along the SMART corridor, 24,000, which falls 6,800 units short of the 30,800 required for the corridor per Resolution 3434. The applications received propose planning for an additional 6,100 units, with nearly half of that figure proposed for the northern Santa Rosa station area.
  - (2) Jurisdictions representing five stations along the corridor did not submit applications. MTC will reserve the remaining \$700,000 SMART Station Area Planning funds for one year and will encourage these jurisdictions to submit planning applications. Additional planning efforts can help to meet the housing threshold for the corridor noted above. If applications are not received by December 2010, these funds will return to the region for the fourth cycle Station Area Planning call for projects.
- Recommendation:** Refer the attached list of projects for the Second Cycle of Station Area Planning Grants to the full Commission for approval.
- Attachments:** Attachment A - Station Area Planning Grant recommended funding amounts and list of applications.

**Attachment A**

**Station Area Planning Grant  
Recommended Funding Amounts and List of Applications**

<b>City</b>	<b>Co</b>	<b>Application</b>	<b>Res. 3434</b>	<b>Request</b>	<b>Recommended Funding</b>	<b>Match</b>	<b>Team Score</b>	<b>Funding Total</b>
Windsor	SON	Windsor SMART Station	<b>Yes</b>	\$300,000	\$300,000	20%	93	\$300,000
Santa Rosa	SON	Jennings SMART Station	<b>Yes</b>	\$400,000	\$400,000	20%	92	\$400,000
San Rafael	MAR	Civic Center Station	<b>Yes</b>	\$140,000	\$140,000	20%	86	\$140,000
Rohnert Park	SON	Golf Course/Wilfred Ave SMART Station	<b>Yes</b>	\$336,000	\$336,000	20%	84	\$336,000
San Rafael	MAR	Downtown Station	<b>Yes</b>	\$388,000	\$388,000	20%	83	\$388,000
Petaluma	SON	Central Petaluma & Corona Road Stations	<b>Yes</b>	\$240,000	\$240,000	20%	81	\$240,000
<b>TOTAL SUGGESTED FUNDING</b>								<b>\$1,804,000</b>