

# Travel Report

## 2016 Rail~Volution Conference October 9-12, 2016 San Francisco “Building Liveable Communities With Transit”

### Schedule of Conference Workshops, Meetings and Plenary Sessions

- **TOD @ DOT & FTA: Funding Financing & Resources**

Oct. 9, 2016, 1 pm – 4 pm

At this session, I heard from top Federal Transit Administration (FTA) officials including Kimberly Gayle, Director, Policy Review and Development; Leslie Rogers, Regional Administrator, Region 9; Daniel Schned, Policy Analyst; and Amit Srivastava, Risk Manager. The speakers informed us what the U.S. Department of Transportation and the FTA are doing to help communities plan and implement TOD policies and to encourage joint development. We also heard a brief overview of the FTA’s TOD Technical Assistance Initiative and new joint development policies. We were then briefed on how recent changes to the Transportation Infrastructure Finance and Innovation Act (TIFIA) and Railroad Rehabilitation & Improvement Financing (RRIF) programs make TOD eligible for financing.

- **Oakland’s Uptown Funks You Up!**

Oct. 9, 2016, 1 pm – 5 pm

Since time permitted, I attended this mobile workshop which was a 1-mile walking tour that introduced us to the area’s thriving arts, entertainment and dining scene. We heard from Oakland government, transit agency and local nonprofit officials about how effective transportation, planning and community development have helped to revitalize the area. This tour of Oakland’s Uptown neighborhood was a case study for the successful intersection of community development and an evolving multimodal transportation network.

- **Opening Plenary/ Introduction to the Bay Area**

Oct. 10, 2016, 8 am – 9:30 am

We were welcomed by San Francisco Mayor Edwin Lee's representative who informed us that the San Francisco Bay Area is the country's third largest economy. However, booming industries and incredible wealth creation have resulted in a host of issues such as exploding real estate values that have benefitted property owners but also caused income inequality and displacement. The San Francisco Bay Area has also experienced a surge in transit ridership that has taxed an aging transportation network that's bursting at the seams. I learned about the tensions that have arisen due to these conflicts wherein housing, job growth and transportation are inextricably linked and how the Bay Area region and the State of California are addressing these issues via innovative funding and financing mechanisms, local housing and transportation initiatives, and climate change mitigation and adaptation strategies. By attending this session, I learned about the complex dynamics between economics, equity and the environment from two perspectives—first, monitoring trends in technology and innovation, and second, leading efforts to improve equitable outcomes for communities. I also heard from representatives in the transportation and housing fields, who presented potential solutions and strategies that may be applicable to the City & County of Honolulu.

- **Airbnb Tour**

Oct. 10, 2016, 10 am – 11 am

At the invitation of Cynthia Wang, Regional Public Policy Director for Airbnb, I attended an orientation session and site visit at Airbnb's Corporate Headquarters at 888 Brannan Street in San Francisco. I was presented with information on the company's program and business model.

- **Homelessness & Transit**

Oct. 10, 2016, 2 pm – 3:30 pm

I was particularly interested in this workshop given Honolulu's perennial struggle with homelessness. San Francisco has a similar problem with homelessness which has overwhelmed its public spaces, community services and transit facilities. Representatives from the city, a transit agency and a community organization in the Bay Area discussed how new partnerships and approaches are changing the way municipalities engage with and support homeless people and several new opportunities for access to housing and services. Many of these same ideas can be implemented for the City & County of Honolulu.

- **TOD Showdown: Public Sector vs. Private Sector**

Oct. 10, 2016, 4 pm – 5 pm

This informative session highlighted the differences between public and private sector approaches to TOD. Government has a long list of what it wants from private developers in order to bring a TOD to life. Developers also have a list of needs such as lining up financing, placating equity partners, delivering a feasible project on-time, and identifying tenants. On a personal level, it is absolutely crucial for the private sector to get on board with Honolulu's rail project. The key is effective dialogue and incentives that can result in big benefits for both sides.

- **Plenary Session: The State of the Rail~Volution and Where Do We Go From Here?**

Oct. 11, 2016, 8 am – 9:30 am

During the first half of this two-part session, we heard from U.S. Rep. Earl Blumenauer from Oregon who spoke about building on the momentum gained during the Obama administration for transit and livable neighborhoods. He encouraged rail transit supporters to continue championing, developing and advancing solutions needed to expand access to livable communities and to capture the value of the rapidly changing transportation system.

For the second part of the plenary session, we heard from several leaders in transit, banking and community development about the current state of the rail industry and where TOD goes from here. Numerous challenges and obstacles remain, despite the many solutions and gains made during the past 20 years of Rail~Volution conferences. The speakers assessed policies and practices that have either hurt or helped the collective effort, and also discussed new, thought-provoking strategies that should be taken into consideration in order to take TOD to the next level.

**Speakers:**

- Ms. Nancy Andrews, President and CEO, Low Income Investment Fund; Board Member, Rail~Volution, San Francisco, CA
- Philip A. Washington, CEO, Los Angeles Metropolitan Transportation Authority (METRO), Los Angeles, CA
- Lindy Hahn, Executive Director, Global Sustainable Finance, Morgan Stanley, New York, NY

- **MacArthur Station: Transit Village in the Making**

Oct. 11, 2016, 10 am – 1:30 pm

For the second mobile workshop that I attended, I joined staff from the Bay Area Rapid Transit (BART) and representatives from the California Department of Housing and Community Development on a tour of BART's latest projects—a mixed-use, mixed-income site under construction in a U.S. Green Building Council (USGBC) LEED Neighborhood Development Pilot Program. The first stop we made was at the Mural residential project at MacArthur station where we saw 96 affordable units which was Phase I of a 675-unit development program. I also heard about the development process and various funding sources, including state loan and grant funds, that helped lead to the success of the project.

- **Affordable Housing and Transit: A Priority or Not?**

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Oct. 11, 2016, 2 pm – 3:30 pm

This roundtable discussion featured transit officials from five municipalities—Seattle, Los Angeles, Denver, Minneapolis and Atlanta—who spoke on the need for affordable housing on transit agency land. The discussion also included insight on approaching affordable housing from a policy, financial and political perspective, and the tensions and trade-offs agencies faced when making decisions about affordable housing.

**Speakers:**

- Doug Johnson, Senior Planner, Metropolitan Transportation Commission, Oakland, CA
- Sarah Lovell, TOD Planning Manager, Sound Transit, Seattle, Washington
- Jenna Hornstock, Deputy Executive Officer, Countywide Planning and Development, Los Angeles County Metropolitan Transportation Authority (METRO), Los Angeles, CA
- Bill Sirois, Senior Manager, Transit Oriented Communities, Regional Transportation District FasTracks Team, Denver, CO
- Lucy Galbraith, AICP, Director, Transit Oriented Development, Metro Transit, Minneapolis, MN
- Debbie Frank, Senior Development Project Manager, Transit Oriented Development, Metropolitan Atlanta Rapid Transit Authority, Atlanta, GA

- **Transbay Joint Powers Authority Tour**

Oct. 10, 2016, 3 pm – 4:30 pm

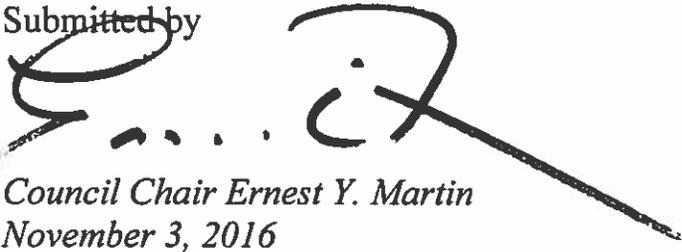
I attended a meeting with Mark Zabameh, interim executive director of the Transbay Joint Powers Authority (TJPA) and was taken on a site visit of their facilities. The purpose was to learn more about TJPA's implementation of innovative mass transit financing and redevelopment strategies. The mission of TJPA is to design, build, operate and maintain an intermodal terminal and rail extension and to collaborate with the San Francisco Redevelopment Agency and City departments to create an adjacent new transit-oriented neighborhood. The TJPA is a joint exercise of powers authority created by the City and County of San Francisco, the Alameda-Contra Costa Transit District, the Peninsula Corridor Joint Powers Board, and Caltrans.

**Summary**

Attending the 2016 Rail-Volution Conference exposed me to some of the best minds in the world on transportation systems, TOD and livable communities. I'm always impressed by how meticulously well-planned the conference's workshops and mobile tours are. The result is an ideal venue to explore ideas, breakthroughs, challenges and solutions for building livable communities with transit.

I view Rail-Volution as an invaluable opportunity to improve Honolulu's rail project and came away with a better understand of what works and what doesn't with respect to TOD on the mainland, and how these same experiences can be applied to Oahu for the benefit of our own TOD efforts.

Submitted by



*Council Chair Ernest Y. Martin*  
*November 3, 2016*

City Council  
City and County of Honolulu

# CLAIM FOR TRAVEL REIMBURSEMENT

Date: November 2, 2016

Traveler: Ernest Y. Martin

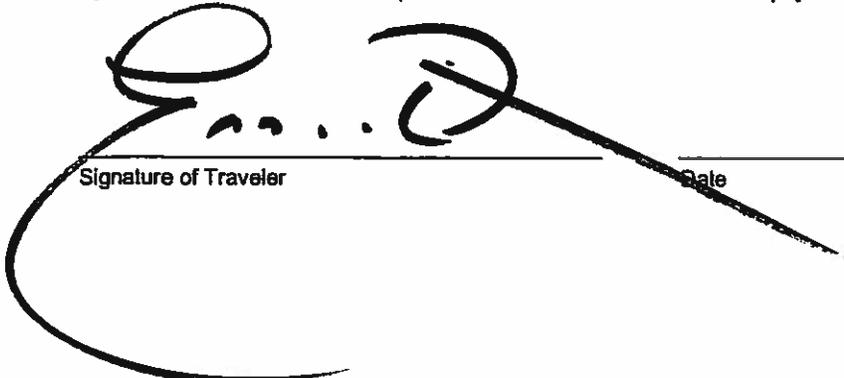
Event: Rail-volution 2016

Location: San Francisco, CA

Dates: From October 9, 2016 To October 12, 2016

Description	Amount	Notes:
1. Registration Fee	<del>0</del>	
2. Airfare	700.50 ✓	Roundtrip Airfare HNL-OGG-SFO JFK-LAX-HNL
3. Hotel	1608.10 ✓	5 nights at Hyatt Regency San Francisco
4. Meals	<del>145.28</del> 140.88 ✓	See attached receipts
5. Ground Transportation	<del>114.40</del> 62.80 <del>113.53</del> ✓	See attached receipts
6. Tips	<del>10.00</del> 23.53 ✓	Transportation tips
7. Other	25.00	← Baggage Fee
Other	10.00 ✓	See attached receipt
Other		
8. Adjustment		
TOTAL REIMBURSEMENT	2561.66	
	<del>2622.14</del>	
	2597.81	

This is to certify that the above data, based upon receipts submitted to Council Administrative Support Services via a CCLTRVL02 form, is accurate. Further, I am claiming reimbursement for expenses associated with a trip in which City business was conducted and personal funds were used to advance payment:



\_\_\_\_\_  
Signature of Traveler

\_\_\_\_\_  
Date