The Implementation and Effects of Priority Development Areas
Introduction

- AB 363 and the Metropolitan Transportation Committee (MTC)
  - Overlook the various transportation planning and projects regarding mobility and sustainability in the Bay Area

- Major MTC goal
  - Adopting a long range transportation and housing plan for the next 25 years
  - Partnered with the Association of Bay Area Governments (ABAG) and numerous Congestion Management Agencies (CMAs).

- Priority Development Areas (PDAs)
  - Overseen by CMAs and MTC
  - Designated areas within existing communities that provide infill development opportunities and are easily accessible to transit, jobs, shopping and services.
Methods and Data Collection

- Long range plans of the nine CMAs
  - Over 140 variables
  - None of the plans fully met the requirements

- Arc GIS Maps
  - Priority Development Areas (PDAs) and data
  - Census data on Bay Area and counties
  - CMA Long range plans data
Arc GIS Maps

Figure 1

Figure 2
Total Hispanic Population and Job Growth

- Counties with higher percentages of Hispanics tend to have lower job growth compared to counties with lower percentages of Hispanics
- Napa case: farming

Total Asian Population and Job Growth

- Trend of job growth in PDAs positively correlates to the total Asian population
- Financial and professional jobs in the Bay Area largely consist of white or Asian individuals

Both are the leading growing ethnic groups in the Bay Area

- However, blacks and Latinos have less access to higher-opportunity jobs
Arc GIS Maps (continued)

Figure 3

Figure 4
Housing Availability for Agricultural and Natural Resource Jobs
- Less housing units available for PDAs with more agricultural and natural resource jobs
- Monterey County situation

Housing Availability for Financial and Professional Jobs
- More housing units available for PDAs in counties with many financial and professional jobs
- Cater more towards Silicon Valley’s needs
PDAs and Median Household Income

- The higher the median household income is for an area, the more PDAs will be shown in a given county.

Figure 5
Conclusion

- Long range plans of the nine CMAs
  - None of the plans fully met the requirements

- Arc GIS Maps
  - Equity in PDAs and Job Growth
  - Housing availability for different jobs
    - biased due to Bay Area economy
  - PDAs and wealth distribution
  - MTC requirements and PDAs
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