

Affordable housing is the *smart* climate choice

Marin cannot seriously tackle climate impacts and reduce emissions without addressing our dependence on cars.

40%

more greenhouse gas emissions per capita in Marin vs San Francisco

50%

Half of Marin's emissions come from vehicle traffic

2/3

67% of Marin's work-force commutes in from outside the county

Affordable housing is needed to address sea level rise.

The Canal District, one of Marin's most diverse neighborhoods, is also its most vulnerable to sea level rise. Many homes and essential infrastructure sit in low-lying areas that flood during storm surges and King Tides. Parts of the neighborhood face chronic flooding, and displacement risk is real. More affordable housing is needed to give these residents housing options.

Marin exports sprawl and causes long commutes.

While we've protected our extraordinary open spaces, our low-density development pattern has come at a price. Sprawl increases driving, reduces walkability, and prevents more energy-efficient housing from being built. Marin's lack of affordable housing has pushed the workforce out of the county – and pushed growth farther and farther outward into Santa Rosa and the East Bay, consuming more undeveloped land.

Affordable housing reduces greenhouse gas emissions.

State law requires mitigation of Vehicle Miles Traveled (VMT) in new development projects. The most effective strategies include building affordable housing and increasing density. We can meet housing needs without encroaching on preserved land; increasing density will help conserve more land in the long run.

Building where people work reduces emissions. Density makes transit viable. Housing near jobs means fewer cars on the road.

% VMT
REDUCTION

Selected VMT and GHG reduction strategies

- .06% ■ **Electric bikeshare program**—shared e-bikes for short trips
- 12% ■ **Increase transit frequency**—more trips = more riders
- 16% ■ **Limit residential parking supply**—reduces car ownership rates
- 20% ■ **Provide bus rapid transit**—fast, frequent transit corridor
- 30% ■ **Affordable and below-market housing**—keeps workers close to jobs
- 31% ■ **Increase residential density**—more units per acre near jobs & transit
- 31% ■ **Transit-oriented development**—mix of uses near transit hubs

Source: CAPCOA Handbook for Analyzing GHG Emission Reductions (Dec. 2021)

Affordable housing isn't in conflict with environmental protection — it's essential to it.



callmarinhome.org | info@callmarinhome.org

