Government Affairs Policy Advisory Committee (GAPAC)

September 2, 2020
Agenda

- Call Meeting to Order
- Welcoming Remarks
- Agenda
  - Guest Speaker: Supervisor Aaron Peskin
  - Hot Topics Recap:
    - Transfer Tax (Prop I)
    - GRT/Business Tax Reform (Prop F)
    - Split Roll Tax (Prop 15)
    - Supervisor Races
    - COVID-19 Experience Information Exchange
- Adjourn

Next Meeting: Wednesday, Oct. 7
Guest Speaker: Supervisor Aaron Peskin

HTTPS://SFBO.ORG/SUPERVISOR-PESKIN

BOARD AND COMMITTEE ASSIGNMENTS
MEMBER, BOARD OF SUPERVISORS
CHAIR, LAND USE AND TRANSPORTATION COMMITTEE
CHAIR, SAN FRANCISCO COUNTY TRANSPORTATION AUTHORITY
VICE CHAIR, GOVERNMENT AUDIT AND OVERSIGHT COMMITTEE
MEMBER, TREASURE ISLAND MOBILITY MANAGEMENT AGENCY
MEMBER, BAY CONSERVATION AND DEVELOPMENT COMMISSION
MEMBER, SAN FRANCISCO BAY RESTORATION AUTHORITY GOVERNING BOARD
Healthy Buildings Ordinance

CLEANING & DISEASE PREVENTION STANDARDS IN TOURIST HOTELS AND LARGE COMMERCIAL OFFICE BUILDINGS
Congestion Pricing

• “Exploring how a fee to drive downtown during busy hours could get traffic moving and achieve goals around street safety, clean air and equity.”

• Project manager Colin Dentel-Post gives a study overview in this 15-minute video.

• Comprehensive information: https://www.sfcta.org/downtown

• Please provide your valuable input to the City!
Land Use/Zoning Modifications & Retail Landscape during COVID-19

What flexibility is there for the change of how space is used in downtown and all of San Francisco?
Hot Topics
Transfer Tax (Prop I)

- Legislative summary attached

- Taxes imposed on properties sold for:
  - $10M-$25M 2.75% increases to 5.5%
  - $25M+ 3.0% increases to 6.0%

- BOMA Position: Vote NO

- To help kill the local Transfer Tax initiative, please donate to the Committee for San Francisco Economic Recovery, No on I, Sponsored by the San Francisco Chamber of Commerce. (FPPC ID #1429290).

  - What should you give? 0.3% of your building’s assessed value ($300,000 for every $100M in value).
GRT/Business Tax Reform (Prop F)

• **Prop F** is a complicated package that would extend both Big Prop C (the Homeless and Housing tax on companies with over $50 million in gross receipts) and Baby Prop C (the commercial rent tax that we fought) for 20 years. It modifies both of those taxes.

• BOMA Position – Vote NO

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<th>GR Bracket</th>
<th>Current Rate</th>
<th>Rate 2021</th>
<th>Rate 2022</th>
<th>Rate 2023 (trigger)</th>
<th>Rate 2024 (trigger)</th>
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The so-called “trigger” you see in 2023 and 2024 depends on our economic recovery. There 2023 trigger delays that year’s increases for one year if total city-wide business gross receipts do not recover to 90% of 2019 levels. There is a second trigger to delay 2024 increases for one year if total city-wide business gross receipts do not recover to 95% of 2019 levels.
Split Roll Tax (Prop 15)

• Would amend CA Constitution to require commercial and industrial properties to be taxed on current market value.
  • Phased-in beginning fiscal year 2022-2023, this tax would cost approx. $12B annually to CRE tenants.

• Initiative [link here]

• To contribute towards our campaign to kill the split roll initiative, use this [NO on Prop. 15 Remit Form].

• If you’d rather donate to the BOMA California Issues PAC, use this form.

• To determine how much to donate, use this [No on 15 Donor Calculation Worksheet]

• For additional information, see our [No on 15 Donor Fact Sheet]

• Please direct any split roll campaign questions to Rex Hime via rexhime@cbpa.com.
SUPERVISOR RACES

BOMA-SF-PAC RECOMMENDS SUPPORTING THE FOLLOWING CANDIDATES:
D-1: MARJAN PHILHOURL
D-3: AARON PESKIN
D-5: VALLIE BROWN
D-7: JOEL ENGARDIO
D-9: NO RECOMMENDATION
D-11: AHSHA SAFAI

OTHER SAN FRANCISCO & STATEWIDE BALLOT INITIATIVES, INCLUDING PROPS A-K, CEO TAX (PROP L)
Adjomment

MAKE SURE TO MAKE IT TO THE OCTOBER 7TH MEETING – LAST MEETING BEFORE NOVEMBER ELECTION!