INFORMATIONAL MEMORANDUM

TO: Community Investment and Infrastructure Commissioners

FROM: Tiffany Bohee
Executive Director

SUBJECT: Informational presentation on Senate Bill 1404, legislation reaffirming San Francisco’s Replacement Housing Obligation

Senator Mark Leno has introduced state legislation that would authorize the Office of Community Investment and Infrastructure (“OCII”), as the Successor Agency to the Redevelopment Agency, to use tax increment financing for the development of affordable housing. See attached Senate Bill No. 1404. The basis for this legislation is the former Redevelopment Agency’s unfulfilled obligation to replace thousands of affordable units that were destroyed during the federal urban renewal era. The legislation was approved by the State Senate and has been referred to two committees in the Assembly, specifically Local Government and Housing and Community Development. The Local Government committee is scheduled to hear the legislation on June 4, 2014.

As you know, OCII previously requested confirmation from the Department of Finance (“DOF”) that this replacement housing obligation survived redevelopment dissolution. DOF has not finally acted on OCII’s Final and Conclusive Determination Request, but has raised significant concerns about it. The attached Fact Sheet and Outline of San Francisco’s Unique Replacement Housing Obligation provide additional information about the legislation and its importance for San Francisco. Also attached are the bill analyses that were prepared for the Senate Floor and the Assembly Local Government Committee.

Attachments:
- Attachment A: Senate Bill No. 1404
- Attachment B: Fact Sheet
- Attachment C: Outline of San Francisco’s Unique Replacement Housing Obligation
- Attachment D: Senate Floor Bill Analysis
- Attachment E: Assembly Committee Bill Analysis – Local Government Committee