

Member, Board of Supervisors
District 6



City and County of San Francisco

JANE KIM
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Contact: April Veneracion Ang, (415) 225-1481

april.veneracion@sfgov.org

*****PRESS RELEASE*****

Supervisor Kim Introduces The Housing Balance Act For November 2014 Ballot
Kim, Avalos, Campos, Mar and Yee Push for Real Commitment to 30% Affordable Housing

San Francisco - Supervisor Jane Kim and four co-sponsors are taking housing affordability from a target in the Mayor's State of the City address to a real tool for incentivizing affordable housing development.

Supervisor Kim, backed by a broad coalition of San Franciscans, introduced a measure yesterday that speaks directly to the growing frustration that San Francisco is becoming a City that most residents—even those making \$120,000 a year --- cannot afford. Voters will have the option to support a smart urban planning tool that allows for direct community engagement in the planning process and codifies the City's commitment to keeping San Francisco affordable and diverse.

The Housing Balance Act mandates a 30% goal for affordable housing city-wide at a range of income levels for households making up to \$81,500 for individuals and up to \$116,000 for families of four. When out of balance, luxury housing developers would have to seek additional approval from the Planning Commission. Projects under 25 units, and all affordable housing projects, including those that participate in the State's 80/20 program, would be exempt.

"At least 30% of all housing built in San Francisco should be built for moderate and low-income residents of San Francisco, 60% of all San Franciscans. If we say we are committed to keeping San Francisco affordable, the Housing Balance Act is a real commitment to our residents who are frustrated that supply isn't making housing more affordable for them," explains Supervisor Kim. "We have been working with many stakeholders and introduced a measure that will go through the legislative process to refine and build an even larger coalition committed to setting this goal of 30% affordable housing in the city."

Maria Zamudio, Tenant Organizer at Causa Justa, rebutted the most common critique to the Housing Balance Act, "This doesn't stop the creation of new housing. This makes sure that at least a portion of new housing built is affordable for the majority of San Franciscans as well." If anything, Supervisor Yee adds, "During this period of rapid growth, we have a real opportunity to hit the pause button on development and reflect on the type of City we want to build, especially for low to moderate income families struggling to stay."

Supervisor Avalos said, "If we all agree that we want 30% of all housing produced in the City to be affordable for the majority of San Franciscans, why wouldn't we put housing balance in place? We've met the 30% goal in recent years and we need to keep it up. If we don't fall under 30%, the Act doesn't get triggered."

John Elberling, Executive Director of TODCO, responded to the Mayor's countermeasure, "The Mayor's countermeasure should be entitled 'The Luxury Developer Wet Dream Act of 2014'. Lots of empty rhetoric but nothing in it that will deliver a single unit or raise a single dollar for affordable housing."

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