



August 28, 2023

Assemblymember Chris R. Holden, Chair Assembly Appropriations
Committee

1021 O St., Suite 8220 Sacramento, California 95814

**RE: Oppose SB 423 (Wiener) Unless Amended to Address Coastal
Access, Sea Level Rise, Flood Protection, Toxic Waste, Equitable
Housing, and Environmental Justice Concerns**

Dear Chair Holden:

On behalf of Coalition for San Francisco Neighborhoods (CSFN); we
write to express our opposition Senator Wiener's SB 423.

Our San Francisco state representatives do not represent us.

We do not appreciate more bills piling onto the ones they have already
passed that remove more rights to be noticed and participate in deciding
which changes should be made in our neighborhoods.

The new dense neighborhoods are the least desirable. Expensive new
offices and housing units sit empty on streets above the unhoused people
living below who were evicted from less expensive housing that was
demolished to make room for the latest tech boom expansion.

**Please also consider how the economy has fared in those dense
downtown neighborhoods that people now avoid.** In San Francisco
we have experienced a shift from the downtown economy to a smaller
local neighborhood business economy that is providing the majority of
the commercial tax base for San Francisco.

It makes no sense to continue a failed policy. When will our state representatives give in to reality? Our city is not growing at the pace predicted when the RHNA figures were arrived at. The removal of traffic and parking did not enhance Market Street. It killed the downtown, much as the red lanes killed 30 % of the business in the Mission District, and the complete streets program hurt the Castro District and every other neighborhood it has touched. Geary Street merchants are fighting to stay afloat as the plan to displace them rolls on.

If you ignore the economic threats brought on by bills like SB 423, you can hardly ignore the environmental, health and safety issues that will encourage more people to leave the cities. SB 423 removes many of the safeguards in SB 35 and puts families and businesses at risk by streamlining so-called “qualified housing projects” in areas that are vulnerable to flooding caused by sea level rise, wildfires, seismic and other natural conditions. The risks from ignoring these factors has convinced many insurance companies to leave the state. How is unlimited growth going to entice people to invest in uninsured property, that may be built in a flood zone on toxic soil, in densely populated areas without proper access or evacuation plan?

SB 423 overrides the requirements for developers to provide funding to cover expenses. Local Governments as hard pressed to fund new roads, utilities, trash pickup, schools, emergency responders, health care or other infrastructure needed to support a growing population. Cities are already resisting the new rules and regulations. This bill will expose California to unnecessary litigation costs due to the many inconsistencies that are raised between the bill and existing laws citizens are preparing to bring the matter to the ballot.

Political divisiveness and crime is at an all time high. The lack of civility among our citizens is causing many to flee the cities and those who stay are frustrated by the lack of police response. There is a lack of stability in government when cities are forced to grow at an unsustainable rate. The political ramifications of growing too fast too soon are huge and may be irreconcilable if the state does not relieve the

pressure on citizens to conform to a constant changes at a pace they cannot handle. Dismantling lifestyles is a serous business.

Do not approve SB 423. Stop the imposition of more state control over local communities.

Sincerely,

Mari Eliza,

CSFN Land Use and Transportation Chair