



January 2024 News

CSFN.net / csfninfo@gmail.com

Download options : [Print Newsletter](#) and/or [Online News](#)

Tuesday, January 16, 6:30 PM General Assembly - on ZOOM

Program: Up-zoning, Height Increases and Density Bonuses Ruining SF Neighborhoods

Register: <https://us02web.zoom.us/join/register/tZUudOugqT8tGdW2JP6F3rMfOc4Fd10W84v1>

Upzoning is NOT the Solution for Affordable Housing

London School of Economics and UCLA Professor Michael Storper cautions that the idea that blanket upzoning will cause affordability to trickle down is a flawed premise that will lead to bad urbanism that we will live to regret.

The San Francisco Planning Department's newly proposed Housing Element, advocating for substantial height increases (upzoning) to spur housing production, **represents a drastic and unnecessary strategy.** This plan proposes a dramatic elevation in building heights, ranging from 65 to 300 feet (not including the 30 additional feet from the State Density Bonus), over large swathes of San Francisco, particularly impacting the northern and western sectors of the city, as illustrated by [the interactive map](#) (see how your area is impacted). This broad, unpredictable, and challenging approach lacks concrete metrics or mandates to ensure a meaningful contribution to the city's urgent need for affordable housing, specifically the target of 44,000 affordable units by 2031. Moreover, the absence of thorough statistical modeling casts doubts on the effectiveness and justification of this strategy.



Neighborhoods United SF (NUSF), a growing alliance of established neighborhood groups throughout San Francisco, voice deep concerns regarding these proposed height increases. We urge the city to reevaluate its approach towards fulfilling the state-mandated Regional Housing Needs Allocation (RHNA) target of 82,069 new housing units in San Francisco by 2031. We advocate for a pause in height limit increases, allowing ample time for the Planning Department, developers, residents, and small businesses to fully understand the recent wave of local and state housing legislation. This pause is crucial for enabling comprehensive public input from all stakeholders to assess the necessity of any changes to height limits.



At the CSFN's member meeting on January 16th, we will introduce a resolution for CSFN to participate in this effort. Your support is vital in protecting the unique character and quality of life in our communities from the invasion of towering luxury condos (often vacant) and preserving our existing rent-controlled housing stock. We encourage your organization to help disseminate these concerns, empowering residents citywide to voice their opinions. This effort is time sensitive and if you want to join NUSF's

efforts today, please reach out to us through neighborhoodsunitedsf.org. Thank you!



From the Desk of the President: HELP! EMERGENCY! CALL 911!

We have elections coming up soon. We have offices to fill and wneighborhoodsunitedsf@gmail.com need candidates willing to run for President, Vice President, Corresponding and Recording Secretary, and Treasurer. We also need and more members at large to join the Executive Committee., and someone (possibly one of the above) to handle the internet and technical issues. CSFN General Assembly and Ex Comm meet monthly, but committees choose their chairs annually and may meet in person or online as they wish.

So, what is the Procedure? Our bylaws state that:

1. The Executive Committee shall recommend candidates for the Nomination Committee at its January meeting. Additional candidates may be nominated from the floor at the February general meeting, at which time three representatives shall be elected by those representatives present by plurality vote.
2. The Executive Committee shall receive and consider nominations from member organizations. The report... shall be published in the April Newsletter. Additional nominations may be made from the floor... and a list of all nominees shall be published in the May newsletter.
3. Voting shall be by ballot at the May meeting. A majority vote shall elect. The ballot may be dispensed with if there is only one candidate for an office.

This Executive Committee feels it is leaving CSFN in a strong position to continue to build on our relationships and support San Francisco's neighborhood groups. We added new members and established important relationships with state-wide organizations. Now we need new voices and fresh outlooks to continue our tradition of service to the communities we represent.

Excelsior! Onward and upward!

TENTATIVE AGENDA FOR CSFN GA ON ZOOM JANUARY 16, 2004

1. Call to order
2. Spotlight: New Members
3. Program: Program: Up-zoning, Height Increases and Density Bonuses Ruining SF Neighborhoods
4. Officers Reports
5. Committee Reports
6. Approval of Draft Minutes
7. Unfinished Business:
8. New Business: Letters or Resolution from Cow Hollow N. A.
9. For the Good of the Order

DRAFT MINUTES FOR CSFN GA NOVEMBER 21, 2003 MEETING

1. Call to order
2. Program: Waterfront Resilience Program. Luiz Barata Senior Planner/Urban Designer, Port of San Francisco Authority. He presented the Seven Parts of the Program and answered our questions. The rollout will begin in January
3. Spotlight: Frank Noto (SHARP), President of STOP CRIME SF, presented on the court watch program and the judicial elections coming up in March. Dec. 7 is the SHARP/LCSFN program at the County Fair Building.
4. Officers Reports: President Head (SHARP) spoke about the APEC event, Ca. Catalysts fight with Sacramento (future program), and our upcoming CELEBRATION PLUS ONE event (Dec. 7 6:30); V.P. Rogers (PMAC) attended the Library Commission Meeting about the Oceanview Library and also heard the Mayor claim 10,000 had been sheltered; Legislative Liaison Boken (SPEAK) attended the Coastal Commission Meeting and expressed our Westside Concerns (no Miami Beach here!); Media/Records Mari Eliza (EMIA) listed our recent wins.
5. Committee Reports EXCOMM Chair Rogers spoke about a SFPD Lt. at a meeting over ParcMerced crime; Government and Elections Chair Wooding ((MHNA) outlined upcoming bonds and charter amendments; Land Use & Transportation Chair Mari Eliza reported on pending issues. Draft Minutes for the Oct. GA were approved as corrected
6. Draft Minutes for the Oct. GA were approved as corrected
7. Unfinished Business: Letters sent out last month were discussed.
8. New Business: The RPD Winter Lights Installation was discussed. Members opposed unanimously.

WHAT WE CAN DO (Next Steps with Constricted Options) by Eric Brooks

- **Write Our Own Housing Law:** Work with lawyers to draft new legislation to correct the Mayor's ordinance. Many Supervisors are on our side, but some of our best allies are facing tough re-election battles next year. We need to do what succeeded against Supervisor Wiener in 2012 - draft our own ordinance, and choose a Supervisor to champion it at the Board. Our replacement law can focus on restoring hearing reviews, and converting vacant units and office space into 100% affordable housing for incomes below \$100,000 (a goal barely touched by the Mayor).
- **Sue the State:** Push current Supervisors, next year's candidates, and the City Attorney to sue the state of California to block the requirements that were used to shove the Mayor's measure through. It is legally indefensible for the state to require new housing construction when both San Francisco and California have lost population and San Francisco has over 60,000 vacant housing units.
- **Convert Empty Office Space:** Push *hard* for empty office space to be converted into housing. This would meet much of the state's absurd housing requirements without any demolitions or high greenhouse gas emitting new construction.
- **Appeal Projects:** File for *lots* of project appeals at the Board of Supervisors. We need to show the Mayor and her Big Real Estate cronies that there will be more opposition and more slow-downs of projects now that they are taking away noticing and Planning hearings.
- **Consider new Candidates:** meet and interview any you don't know. Ask them how they feel about your issues and share their response.

CSFN met Assemblymember Phil Ting suggestions for 2024 legislation

He suggested we send some positive ideas for legislation we would like to see.

Download some [requests](#). Send letters to our state representatives with your own requests.

FILE NO. 231191 - BOARD OF SUPERVISORS

[Implementation of Gashouse Cove Project - Marina Yacht Harbor]



Supervisors: Safai, Peskin, Chan are presenting this ordinance # 231191 Ordinance prohibiting the Recreation and Park Department and Planning Department from performing environmental review of, or otherwise implementing, a project to clean up and reconstruct the Marina Yacht Harbor in a manner that would extend the West Harbor Marina by more than 150 feet from its current boundary.

Monday January 8, Supervisors held meeting to update the public on the ordinance and request support for the ordinance to restrict the scope of work. Updates on the site.

<https://www.keepthewaterfrontopen.org/>

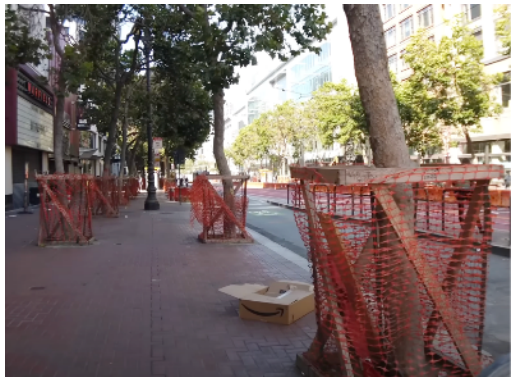
SFMTA is on the Hot Seat There is a growing demand for change at the SFMTA with protests among merchants and residents over projects in Marina/CowHollow, Market Street, Mission/Valencia, Taraval, Great Highway, Geary, Sloat, and Frida Kahlo.



Frida Kahlo Protests at Valencia.



Geary Street funeral



Caged trees on Market Street



Taraval War Zone

City's "Transit First" Policy is on Death Watch by Glenn Rogers



WHAT RIDERSHIP LOOKED LIKE IN THE PAST San Franciscans board the MUNI in 1951 Photo courtesy SF History Center / SF Public Library

HOW TO MAKE MUNI WORK

As workers have continued working remotely at home, transit ridership in many cities like Chicago, Los Angeles, Philadelphia, and San Francisco has not returned to normal. Providing service for many people to travel downtown all at once was what used to be public transit. Then, transit returned passengers to where they came from. Today, ridership is entirely different, and this is creating a problem. Adding to this problem is the fact that the money Congress spent to get transit through the hard times of the Covid pandemic is [going to dry up](#) next year.

FEAR OF DEATH SPIRAL - In the past, transit in cities that relied on passenger fares to be successful flourished. Now that ridership has declined, passenger fares have not kept transit solvent. Therefore, the draconian solution — dramatically cutting service — is contemplated, a solution that will create a death spiral, causing the whole transit system to collapse.

A BRIGHTER SOLUTION - However, there are examples of other transit systems doing much better. Lindiwe Rennert, a researcher at the non-profit *Urban Institute*, co-authored a [new report](#), *Surmounting the Fiscal Cliff, Identifying Stable Funding Solution for Public Transportation Systems*. She explores how transit agencies can overcome financial woes, suggesting another funding model. Her research found that transit systems with a reliable revenue stream, often from local sales taxes, are doing better.

SALES TAX - The benefits of a healthy mass transit system are for everyone, not just mass transit ridership. With fewer people using automobiles to commute to work, highways are less crowded. That's a benefit that is noticeable and appreciated by commuters. It's likely they could be convinced that voting for a sales tax to support mass transit is a good idea.

Rennert argues that ridership is close to pre-pandemic levels today. There has been a jump in ridership in cities like Cincinnati, Tucson, Seattle and Richmond. However, transit agencies must be flexible and keep pace with the new ridership. In these cities, transit provides service to parts of the city that were previously without service.

"We expanded the service. We're reaching more people in more places. 'And so, therefore, we have more riders.' said Julie Timm, the CEO of *Sound Transit*. This is one of the few rail systems that has seen a jump in ridership since 2019."

TEACH CHILDREN TO BE RESPONSIBLE ADULTS - If children pay a nominal transportation fare in their youth — when they become adults, they expect to contribute their *fair share* to support transit. Learning how to purchase a *Clipper Card* early could pay handsomely when these same riders grow up.

CSFN Meetings: The public is always invited to our General Assemblies on the third Tuesday of each month, and to attend committee meetings and town halls. In addition to the members of our organizations we have many Friends of CSFN that contribute! We are transparent and cast a wide net to attract all those interested in improving San Francisco and all of its neighborhoods.

Send articles and other materials you want to share to: csfninfo@gmail.com

Please send us photos from the 50th Celebration if you have any: csfninfo@gmail.com

Wednesday, December 6, 2023 we shall celebrate our Fifty Plus One.

Web site Links:

[Organization](#)

[Members](#)

[Resolutions](#)

[Download CSFN Flyer](#)

[Sign up and renewal information](#)

[CSFN on YoutubeResolutions](#)

[Download CSFN Flyer](#)

[Sign up and renewal information](#)

[CSFN on Youtube](#)