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Meet the Candidates, week 32: Three residential tower proposals along Sansome Street have generated controversy in D3 because all of them are going to be much taller than most of the buildings in the area. 955 Sansome, a 24-story building; 1088 Sansome, a 19-story building, and 875 Sansome, which could be as tall as 14 stories. **Are you supportive of these housing projects? Why or why not?**

What about the 41-story tower with hotel and office space at 530 Sansome? Why or why not?

I am opposed to any housing projects that will include "affordable" housing mandated by the government.

All affordable housing in San Francisco will be built, owned and operated by San Francisco.

San Francisco will build 100,000 units of affordable housing immediately (thus all proposed private projects will be delayed).

SF owns \$19 billion in land and assets. We have a 34,500 unionized labor workforce.

SF employs, architects, welders, pavers, plumbers, sewage specialists, civil engineers and a host of other employees capable of building luxury 55+ story highrise apartments.

The financial district and downtown areas are where these highrises should be placed (possibly one in Lower Polk)

These luxury apartments will be built as follows: 60,000 units for SF employees (as part of a **mandate that all city workers must now live in SF**. 25,500 will be rented to those who work in the service industry in SF for more than 5 years)

650 sq ft 1bd/1ba: rent \$500/mo

850 sq ft 2bd/2ba: rent \$1,000/mo

1,100 sq ft 3bd/2ba: rent \$1,500/mo

There will be an additional 40,000 luxury units strictly for veterans, seniors and "qualified" people who are disabled. These buildings will contain units as follows:

500 sq ft 1bd/1ba: rent \$350/mo

700 sq ft 2bd/2ba: rent \$450/mo

With these 100,000 new residents living in D3 and downtown areas, small businesses will have the foot traffic to thrive.

How can the rents be so low?

Regardless of whether or not these highrises are built, all city workers will get paid. So, all projects will be delayed to divert DPW and other departments to build these truly affordable housing marvels.

The only extra cost will be the materials. Where will the money come from?

We can leverage 5-7 billion of our \$19 billion (hopefully someone from D3 like New York Life etc will be capable of this) to obtain the necessary funding.

(Remember, with 60,000 working class people paying \$1K a month, that is \$60 million a month in revenue 6+ 7 zeros = \$720,000,000 of annual revenue...that can pay for upkeep...fund SFMTA projects) An addition \$16 million a month will come from the rest of the renters.

Grand total of annual revenues collected from our luxury apartments= \$912,000,000. (Hey look, that is more than enough to cover our \$800 million budget shortfall)

By building the 100,000 units in the appropriate spaces in the financial district, downtown areas and the Lower Polk area, we will respect AND preserve all the current neighborhood height restrictions.

The height restrictions from the 70's are a huge aspect that built the charm of this great city. Building skyscrapers willy nilly will destroy the soul of the city. My plan is not only doable but a solution to make both the Yimby and Nimby crowds happy.

Also as an added bonus...with rents so low **for SF employees, we can implement a 30% pay cut in salary** (after a negotiated agreement with the unions. You don't need to make \$150K a year when your rent is between \$500-\$1,500. \$100K a year is more than enough to cover your rent. Also consider that everything is walkable, so the need for a car is gone and that expense goes away if you want to save even more money.)