



February 13, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

St. Mary's Center calls on you to **continue to prioritize housing bond funding for acutely low-income seniors and families**. We have endorsed this initiative, as we believe it is crucial for addressing the pressing housing needs in our region to prioritize funding that accounts for extremely low-income residents on the 10% to 20% Area Median Income Index that need TRULY affordable housing.

We write this letter to express our overwhelming support for the proposed November 2024 ballot measure for the general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). Our seniors and organizational board have supported and endorsed this measure, as we have the unique opportunity to address acutely low-income housing needs.

We are urging you to review and, at your February 14, 2024, meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place



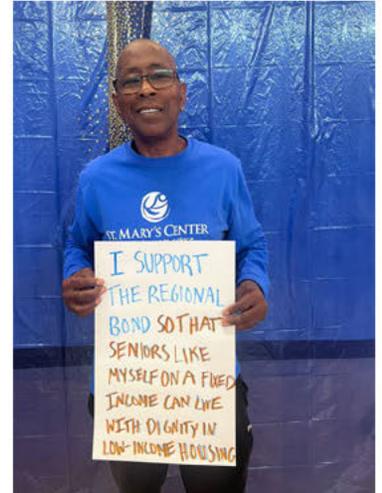
to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

St. Mary's Center Advocacy Team & Senior Leaders



### Contact

Sharon Cornu, Executive Director

SharonCornu@stmaryscenter.org



## East Bay Housing Organizations

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February 13, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

East Bay Housing Organizations (EBHO) is a proud member of the Bay Area Housing for All Coalition. East Bay Housing Organizations is a membership-based organization which works to produce, preserve, and protect affordable housing opportunities for low-income communities in the East Bay. EBHO has over 400 organizational and individual members across the Bay Area, including nonprofit affordable housing developers, local governments, and advocacy groups, and has been a stalwart in the community since its founding in 1984. We know that the Regional Bond is critical tool to help meet the affordable housing needs in the Bay Area.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is key to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

Rev. Sophia DeWitt, Senior Director of Programs

East Bay Housing Organizations (EBHO)

sophia@ebho.org

February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
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375 Beale Street  
San Francisco, CA 94105

Subject: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Burbank Housing is a proud member of the Bay Area Housing for All Coalition. Burbank has been the North Bay's leader in affordable housing for over 40 years. We continue to recover as a community from the loss of over 10,000 homes from the 2017 wildfires. These funds will help to accelerate recovery.

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,



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Lawrance Florin, Chief Executive Officer

**Burbank Housing Development Corporation**  
1425 Corporate Center Parkway  
Santa Rosa, CA 95407



February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Re: Urgent Actions Needed on 2/14/2024: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing - Support**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

Enterprise Community Partners (Enterprise) is proud to support the proposed November 2024 Ballot Measure for General Obligation Bond for Affordable Housing (i.e. the Bay Area Housing Finance Authority (BAHFA) bond measure). At your February 14 meeting, we respectfully urge you to approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA bond measure on the November 2024 ballot.

Enterprise, a co-lead of the Bay Area Housing for All Coalition, is a national nonprofit that develops technical and capacity building programs, advocates for policies, and delivers the capital to create and preserve affordable housing for low-income families. Our vision is that one day, all people – regardless of race, income, or zip code – will live in vibrant, inclusive communities. To realize our vision, we advocate for policy and housing delivery systems that are centered on racial equity and designed to effectively meet the individual and cultural needs of all people. Over the last 37 years, Enterprise has worked across California to invest \$4.2 billion through Low Income Housing Tax Credits, grants, and loans to provide residents with high-quality affordable homes and strengthening community-based resources.

Enterprise is proud to have been involved with BAHFA from the very beginning. In 2018, Enterprise challenged the Bay Area to think about a regional approach to addressing our housing crisis through the report: [The Elephant in the Region: Charting a Path for the Bay Area to Lead a Bold Regional Housing Agenda](#), which called for the creation of a regional housing entity. Enacted in 2019, AB 1487, authored by former Assemblymember David Chiu was co-sponsored by Enterprise and the Non-Profit Housing Association of Northern California (NPH) created BAHFA and set the stage for a future regional ballot measure. We have continued to work closely with MTC, ABAG, and now BAHFA to plan for a regional

measure in November 2024, including co-sponsoring BAHFA clean-up legislation in 2023, AB 1319, authored by Assemblymember Buffy Wicks.

Moving the bond process forward is critical, and we ask that you do so without delay. As elevated in Enterprise's report, the idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Our communities across the Bay Area are in desperate need of safe, stable, and affordable places to call home. The BAHFA bond is an essential part of meeting this need.

Your support for the business plan, the regional expenditure plan, and recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **critical**. With the BAHFA bond measure, we can make a transformational impact in the Bay Area and accelerate our progress in meeting the need to address California's affordable housing and homelessness crises.

We stand in support of the BAHFA bond measure, ready to rally the community to the cause - please reach out with any questions or concerns!

Thank you for your consideration, time, and commitment to our community's well-being.

Sincerely,

A handwritten signature in black ink, appearing to read 'Heather Hood', with a stylized flourish at the end.

Heather Hood  
VP & Market Leader, Northern California

cc: Justine Marcus, [jmarcus@enterprisecommunity.org](mailto:jmarcus@enterprisecommunity.org)

Geeta Rao, [grao@enterprisecommunity.org](mailto:grao@enterprisecommunity.org)



2/12/2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

I am writing on behalf of Save The Bay to express our wholehearted support for the proposed November 2024 ballot measure for a general obligation bond for affordable housing (i.e. the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, **approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.**

Save The Bay is a proud member of the Bay Area Housing for All Coalition. We are committed to protecting and restoring the San Francisco Bay for people and wildlife. This includes ensuring that communities experiencing the impacts of climate change, such as sea level rise, storm flooding, and groundwater rise, are built to be more resilient and more equitable. The ongoing housing crisis is both an environmental and humanitarian issue. Building affordable housing near public transportation would reduce greenhouse gas emissions and pollution in the Bay, contributing to fighting climate change and its impacts.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAHFA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

A handwritten signature in black ink that reads 'David Lewis'.

David Lewis  
Executive Director, Save The Bay



February 13, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e. the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Mission Housing Development Corporation is a proud member of the Bay Area Housing for All Coalition. Mission Housing is one of the largest nonprofit housing organizations in San Francisco, currently serving approximately 3,000 residents in 1,600 units, with 1,000 additional 100 percent affordable rental units under development. We are supportive of the regional bond as we have several developments in the pipeline that would greatly benefit from this measure and aid us in meeting our mission of creating and preserving high-quality affordable housing for low- and moderate-income San Franciscans.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

A handwritten signature in blue ink, appearing to read "Sam Moss", with a long horizontal line extending to the right.

Sam Moss, Executive Director

Mission Housing Development Corporation



UNITED WAY  
BAY AREA

www.uwba.org

415.808.4300

550 Kearny Street  
Suite 510

San Francisco, CA 94108

1400 Parkmoor Ave  
Suite 250

San Jose, CA 95126

February 12, 2023

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director

BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Subject:** Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

United Way Bay Area is a proud member of the Bay Area Housing for All Coalition. Addressing housing and homelessness in the Bay Area has never been more essential than it is right now. Historical disparities reproduced in today's housing system operate in tandem with the Bay Area's immense racial wealth gap, with Black and Latinx residents half as likely to own homes and twice as likely to live in poverty. In short, fighting for housing stability and affordability requires putting equity front and center. Housing Justice is a social justice issue.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!



UNITED WAY  
BAY AREA

www.uwba.org

415.808.4300

550 Kearny Street

Suite 510

San Francisco, CA 94108

1400 Parkmoor Ave

Suite 250

San Jose, CA 95126

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

Karen Nemsick, Director Housing Justice

United Way Bay Area

[Knemsick@uwba.org](mailto:Knemsick@uwba.org)

415-808-4313



UNITED WAY BAY AREA

# PARTNERSHIP FOR THE BAY'S FUTURE

**2023 February 12<sup>th</sup>, 2024**

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Immediate Action Needed by February 14th: Proposal for Affordable Housing Bond on November 2024 Ballot

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

I'm writing on behalf of The Partnership for the Bay's Future (PBF) to express our full support for the proposed November 2024 ballot measure for an affordable housing general obligation bond. We urge you to review and approve the BAHFA business plan and regional expenditure plan during your meeting on February 14, 2024. It's crucial that you recommend to the ABAG Executive Board and BAHFA Board to place the BAHFA measure on the November 2024 ballot.

PBF is an initiative specifically designed to support effective, community-driven housing policy through our Policy Fund and multi-sector collaborative involving philanthropic, private, nonprofit, and public sectors, with guiding values of racial and economic equity. PBF's backbone organization is the San Francisco Foundation, where we are fully committed to housing, with a focus on the 3Ps of protection, production, and preservation.

At SFF, we're dedicated to building a Bay Area where people of all races and backgrounds can thrive in affordable and vibrant communities. The ongoing housing affordability crisis disproportionately affects families of color, pushing them out of Bay Area communities due to increasing housing costs. Addressing the region's affordable housing crisis is essential for making progress toward racial equity and economic inclusion.

Moving the bond process forward without delay is critical. The idea of a regional housing entity emerged from the significant challenges of housing affordability and homelessness in our region. Far too many of our neighbors lack a safe, stable, and affordable place to live. Our communities across the Bay Area urgently need affordable housing, and the BAHFA bond could make a substantial difference.

Your support for advancing the business plan and regional expenditure plan, and for recommending the inclusion of the measure on the ballot on February 14, is vital. Together, we can make a significant impact throughout the Bay Area. Thank you for your consideration and commitment to our community's well-being. We look forward to the positive changes the BAFHA bond can bring and appreciate your ongoing dedication to serving residents by supporting this critical measure.

Sincerely,

Elisa Orona  
Senior Director  
The Partnership for the Bay's Future

Aysha Pamukcu  
Senior Initiative Officer and Director, Policy Fund  
The Partnership for the Bay's Future



Creating & Preserving Affordable Housing

February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

On behalf of Resources for Community Development (RCD), I am writing to express our organization's wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e., the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

RCD is a proud member of the Bay Area Housing for All Coalition. We are a non-profit affordable housing developer with the mission of providing affordable homes for people in the Bay Area with the fewest housing options. Through this work, we know there is simply not enough local funding in the nine-county Bay Area to meet the tremendous need for affordable housing in our communities. The prospect of a regional housing entity, and a regional housing bond, promises to catalyze affordable housing development by providing resources at the scale necessary to address the housing needs of the region.

Moving the bond process forward is critical, and we ask that you do so without delay. Far too many of our neighbors still live without a safe, stable, and affordable place to call home. This BAHFA bond will be a game changer! RCD and other non-profit organizations are standing by, ready to partner with BAHFA and step up to the challenge of producing and preserving more affordable housing across the region, should this bond proceed.

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is key to making this happen.

Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

Sincerely,

DocuSigned by:  
  
6FC282819BA74AA...

Dan Sawislak  
Executive Director  
Resources for Community Development

**Board of Directors**Shiloh Ballard, *Chair*Aubrey Merriman, *Vice Chair*  
*LifeMoves*Andrea Osgood, *Treasurer*  
*Eden Housing*Nevada Merriman, *Secretary*  
*MidPen Housing Corporation*Bob Brownstein  
*Working Partnerships USA*Candice Gonzalez  
*Sand Hill Property Company*Amie Fishman  
*Non-Profit Housing*  
*Association of Northern CA*Randy Tsuda  
*Alta Housing*Steven Yang  
*Northern CA LIIF*Javier Gonzalez  
*Google*Pilar Lorenzana  
*Silicon Valley Community*  
*Foundation*Poncho Guevara  
*Sacred Heart Community*  
*Service*Chris Neale  
*The Core Companies*Staff  
Regina Celestin Williams  
*Executive Director*

February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
 BAHFA Oversight Committee  
 ABAG Housing Committee  
 Bay Area Metro Center  
 375 Beale Street  
 San Francisco, CA 94105

**Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write to express our strong support for the proposed November 2024 regional ballot measure for a general obligation bond for affordable housing (also known as the Bay Area Housing Finance Authority bond, or BAHFA bond). We urge you to approve the BAHFA business plan and regional expenditure plan at your February 14, 2024 meeting, and to affirmatively recommend that the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

SV@Home is a proud member of the Bay Area Housing for All (BAHA) Coalition. A nonprofit organization, SV@Home advocates for bold systemic change to meet the housing needs of Santa Clara County's diverse residents. Along with our partners, we work through policy advocacy, public education, and leadership development in the affordable housing space to win broad-based community support for people-based and evidence-informed solutions. We prioritize community education and building up our area's pro-housing organizations and emerging leaders, growing the capacity to raise our voices together, and create opportunities for engagement and impact. We acknowledge the need for different strategies and approaches to address different housing needs, including producing new affordable housing, preserving existing affordable housing, and providing protections to our community's most vulnerable residents. The 2024 regional bond measure is essential to advancing our shared housing goals for the next decade and beyond.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are

Date: February 14, 2024

Re: Letter of Support for BAHFA Bond, Joint ABAG Housing and BAHFA Oversight Committee Mtg 2/14, Items 8a, 9a, 10a

Page 2 of 2

still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer.

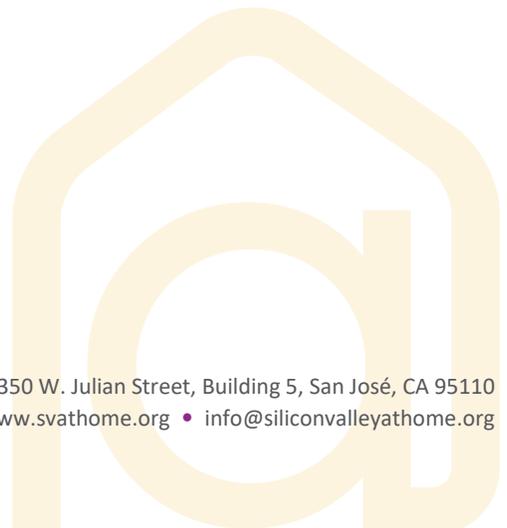
Your support for the process, including action on February 14th to move the business plan and regional expenditure plan forward, and recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

SV@Home is enthusiastic about the positive changes the BAHFA bond can bring, and we appreciate your ongoing dedication to addressing the urgent needs of the Bay Area's residents most deeply impacted by the housing shortage and affordability crisis.

Sincerely,



Regina Celestin Williams  
Executive Director



**From:** [MTC-ABAG Info](#)  
**To:** [Fred Castro](#)  
**Cc:** [Beth Frankland](#)  
**Subject:** Fwd: Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Monday, February 5, 2024 8:22:18 AM

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Regards,

*Marcella Aranda*

Public Information Officer  
Legislation and Public Affairs

**BAY AREA METRO** | [www.BayAreaMetro.gov](http://www.BayAreaMetro.gov)

Association of Bay Area Governments | <https://abag.ca.gov/>

Metropolitan Transportation Commission | <https://mtc.ca.gov/>

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**From:** Joni Eisen [REDACTED]  
**Sent:** Saturday, February 3, 2024 12:08:19 PM  
**To:** MTC-ABAG Info <[info@bayareametro.gov](mailto:info@bayareametro.gov)>  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond

**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To that end, we ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

Public money should not be used to construct new nor maintain gas infrastructure. To do so would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. While State and Federal funds are being used to replace gas infrastructure, our local public funds should not continue to install, support or maintain the destructive impacts of natural gas.

We should not have a double standard! Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. A mounting body of evidence (more than 4 dozen peer-reviewed studies) details the contribution of indoor natural gas usage to rising rates of asthma and other health impacts.

Given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please support the requirement that bond money must be used to install electric heat pumps and induction stoves for all new and existing affordable housing constructed, acquired or rehabbed with public funds. The cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances. The cost of replacing gas systems with electric in existing housing will represent a modest increase in the overall cost of each unit. With Federal tax credits through the Inflation Reduction Act and other available funding mechanisms this additional cost could be greatly minimized. Quite simply, it is a necessity for the health of tenants and of our planet.

Thank you for your consideration of these important housing and health issues.

Joni Eisen



San Francisco, California 94107

**From:** [MTC-ABAG Info](#)  
**To:** [Fred Castro](#); [Beth Frankland](#)  
**Subject:** FW: Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Wednesday, January 31, 2024 2:10:08 PM

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**From:** NANCY HABER [REDACTED]  
**Sent:** Wednesday, January 31, 2024 1:37 PM  
**To:** MTC-ABAG Info <info@bayareametro.gov>  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond

**\*External Email\***

Commissioner Libby Schaaf,

I write you today to strongly urge that as you put together the important and necessary Bay Area Regional Affordable Housing Bond, you include the requirement that bond money must be used to electrify all housing units--those newly constructed, acquired or rehabbed with public funds. Public money should not be used to construct new nor maintain gas infrastructure!

As one of our SF Supervisors put it--All bonds should be climate bonds. This bond is any important opportunity to help ensure the health and safety of our communities, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To continue with methane gas infrastructure would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. This would also be economically short sighted, as the cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances.

Further, we should not have a double standard! Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. And given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please act in the best interests of the health, well-being, and the economies of our communities. You can help move us forward in electrifying the Bay Area as you craft the

Bond to provide us with more affordable housing.

Thank you for your consideration,

NANCY HABER

[REDACTED]

San Francisco, California 94112

**From:** [MTC-ABAG Info](#)  
**To:** [Beth Frankland](#); [Fred Castro](#)  
**Subject:** FW: Bay Area Housing Bond must have All-Electric Requirement  
**Date:** Thursday, February 1, 2024 2:48:57 PM

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**From:** Jaclyn Kimball [REDACTED]  
**Sent:** Thursday, February 1, 2024 8:57 AM  
**To:** MTC-ABAG Info <info@bayareametro.gov>  
**Subject:** Bay Area Housing Bond must have All-Electric Requirement

**\*External Email\***

Commissioner Libby Schaaf,

We absolutely need an Affordable Housing Bond on the ballot for the Bay Area. I firmly support this step to help relieve the affordable housing crisis in our communities.

However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes. This is better for the health and safety of residents than gas powered appliances.

To that end, I ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

Public money should not be used to construct new nor maintain gas infrastructure! To do so would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. While State and Federal funds are being used to replace gas infrastructure, our local public funds should not continue to install, support or maintain the destructive impacts of natural gas.

Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. A mounting body of evidence (more than 4 dozen peer-reviewed studies) details the contribution of indoor natural gas usage to rising rates of asthma and other health impacts.

Given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing

low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please support the requirement that bond money must be used to install electric heat pumps and induction stoves for all new and existing affordable housing constructed, acquired or rehabbed with public funds. The cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances. The cost of replacing gas systems with electric in existing housing will represent a modest increase in the overall cost of each unit. With Federal tax credits through the Inflation Reduction Act and other available funding mechanisms this additional cost could be greatly minimized. Quite simply, it is a necessity for the health of tenants and of our planet.

Thank you for your consideration of these important housing and health issues.

Jaclyn Kimball



San Francisco, California 94122

**From:** [MTC-ABAG Info](#)  
**To:** [Fred Castro](#); [Beth Frankland](#)  
**Subject:** FW: Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Thursday, February 1, 2024 2:47:57 PM

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**From:** Karen Kirschling [REDACTED]  
**Sent:** Thursday, February 1, 2024 11:14 AM  
**To:** MTC-ABAG Info <info@bayareametro.gov>  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond

**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To that end, we ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

Public money should not be used to construct new nor maintain gas infrastructure. To do so would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. While State and Federal funds are being used to replace gas infrastructure, our local public funds should not continue to install, support or maintain the destructive impacts of natural gas.

We should not have a double standard! Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. A mounting body of evidence (more than 4 dozen peer-reviewed studies) details the contribution of indoor natural gas usage to rising rates of asthma and other health impacts.

Given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the

dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please support the requirement that bond money must be used to install electric heat pumps and induction stoves for all new and existing affordable housing constructed, acquired or rehabbed with public funds. The cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances. The cost of replacing gas systems with electric in existing housing will represent a modest increase in the overall cost of each unit. With Federal tax credits through the Inflation Reduction Act and other available funding mechanisms this additional cost could be greatly minimized. Quite simply, it is a necessity for the health of tenants and of our planet.

Thank you for your consideration of these important housing and health issues.

Karen Kirschling

[REDACTED]

[REDACTED]

SF, California 94117

**From:** [Jackie Pomies](#)  
**To:** [MTC-ABAG Info](#)  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Thursday, February 1, 2024 9:11:23 AM

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**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To that end, we ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

Public money should not be used to construct new nor maintain gas infrastructure. To do so would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. While State and Federal funds are being used to replace gas infrastructure, our local public funds should not continue to install, support or maintain the destructive impacts of natural gas.

We should not have a double standard! Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. A mounting body of evidence (more than 4 dozen peer-reviewed studies) details the contribution of indoor natural gas usage to rising rates of asthma and other health impacts.

Given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please support the requirement that bond money must be used to install electric heat pumps and induction stoves for all new and existing affordable housing constructed, acquired or rehabbed with public funds. The cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances. The cost of replacing gas systems with electric in existing housing will represent a modest increase in the overall cost of each unit. With Federal tax credits through the Inflation Reduction Act and other available funding mechanisms this additional cost could be greatly minimized. Quite simply, it is

a necessity for the health of tenants and of our planet.

Thank you for your consideration of these important housing and health issues.

Jackie Pomies

[REDACTED]

[REDACTED]

San Francisco , California 94122

**From:** [David Roche](#)  
**To:** [MTC-ABAG Info](#)  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Thursday, February 1, 2024 9:36:06 AM

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**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To that end, we ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

Public money should not be used to construct new nor maintain gas infrastructure. To do so would be a counterproductive and harmful investment as our local jurisdictions and state are working to transition to renewable energy and electric appliances. While State and Federal funds are being used to replace gas infrastructure, our local public funds should not continue to install, support or maintain the destructive impacts of natural gas.

We should not have a double standard! Low income and affordable housing tenants deserve the cleanest indoor air quality to reduce asthma in children and in the elderly, by replacing gas in existing units and constructing homes with electric appliances. A mounting body of evidence (more than 4 dozen peer-reviewed studies) details the contribution of indoor natural gas usage to rising rates of asthma and other health impacts.

Given the increasing days of excess heat, the importance of installing electric heat pump HVAC systems is growing since they can provide both heating and AC cooling. Providing low-income tenants with cooling is a significant and often lifesaving benefit, as it reduces the dangerous health impacts of ever hotter temperatures, and drastically increases the resiliency of a neighborhood.

Please support the requirement that bond money must be used to install electric heat pumps and induction stoves for all new and existing affordable housing constructed, acquired or rehabbed with public funds. The cost of installing only electric systems in new construction is likely to be less than installing both electrical and gas piping and appliances. The cost of replacing gas systems with electric in existing housing will represent a modest increase in the overall cost of each unit. With Federal tax credits through the Inflation Reduction Act and other available funding mechanisms this additional cost could be greatly minimized. Quite simply, it is

a necessity for the health of tenants and of our planet.

Thank you for your consideration of these important housing and health issues.

David Roche



San Francisco, California 94117

**From:** [MTC-ABAG Info](#)  
**To:** [Beth Frankland](#); [Fred Castro](#)  
**Subject:** FW: Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Thursday, February 1, 2024 2:47:34 PM

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**From:** s w [REDACTED]  
**Sent:** Thursday, February 1, 2024 12:08 PM  
**To:** MTC-ABAG Info <info@bayareametro.gov>  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond

**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

To that end, we ask that the Bond require electrification of all appliances and systems within these units, and that new gas infrastructure not be allowed. New construction must be all electric with heat pump water heaters, HVAC systems and induction stoves in order to reduce exposure to toxic indoor air pollution and reduce the overall emissions from this project. In existing construction, the methane gas systems and appliances must be replaced with electric.

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Thank you for your consideration of these important housing and health issues.

s w

A solid black rectangular redaction box covering the signature of the sender.

San Francisco, California 94112

**From:** [MTC-ABAG Info](#)  
**To:** [Fred Castro](#)  
**Cc:** [Beth Frankland](#)  
**Subject:** FW: Include All-Electric Requirement in the Bay Area Housing Bond  
**Date:** Wednesday, January 31, 2024 2:13:33 PM

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**From:** [REDACTED]  
**Sent:** Tuesday, January 30, 2024 5:59 PM  
**To:** MTC-ABAG Info <info@bayareametro.gov>  
**Subject:** Include All-Electric Requirement in the Bay Area Housing Bond

**\*External Email\***

Commissioner Libby Schaaf,

It is very exciting and very much needed to put an Affordable Housing Bond on the ballot for the Bay Area. We firmly support this step to help relieve the affordable housing crisis in our communities. However, we must also ensure the health and safety of our community, especially those who will be living in affordable housing units, by requiring all-electric appliances in these homes.

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Thank you for your consideration of these important housing and health issues.

[REDACTED]

,



## IN YOUR CORNER

February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Community Action Marin is a proud member of the Bay Area Housing for All Coalition. As the largest human services provider in Marin County, our agency provides multiple safety net services related to housing, including rental assistance, utility assistance, housing case management, and homeless outreach. We also serve children and families across the county through early childhood education programs and we partner with individuals to achieve their dreams through workforce and economic opportunity programs.

Across all of the programs we operate, serving over 20,000 people each year, housing is the greatest need that community members are facing. We know from our first-hand experience the local realities of poverty and how the cost of housing places a particular burden on particular households throughout the Bay Area. We see, and the data shows, that people of color and people of low-income are experiencing the greatest hardships and the greatest disparities with regard to housing.

Given this, moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still

### Children & Family Services

Early Childhood Education  
Home Visiting Program  
Family Childcare Network  
Learning Gardens

### Safety Net

Rent & Utility Assistance  
Emergency Family Needs  
Homeless Outreach  
Food Security  
Tax Help

### Economic Justice

Financial & Credit Coaching  
Careers & Workforce Training  
Resource Connections

### Food Justice

Commercial Kitchen  
Healthy Meals  
Production Farm  
Apprentice Program

### Equity Initiatives

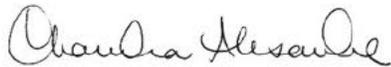
Mental Health & Well-being  
Housing Justice

left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer.

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We stand in support, ready to rally the community to the cause - please reach out with any questions or if we can provide additional information.

Sincerely,



Chandra Alexandre  
Chief Executive Officer



February 2, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Subject:** Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

On behalf of the San Francisco Foundation, I write to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We urge you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

The San Francisco Foundation is a proud member of the Bay Area Housing for All Coalition. With more than \$1.5 billion in assets, the San Francisco Foundation is one of the largest community foundations in the country. Together with its donors, the Foundation distributed \$154 million to nonprofit organizations last fiscal year. The San Francisco Foundation serves Alameda, Contra Costa, Marin, San Francisco, and San Mateo counties.

At SFF, we are working to build a Bay Area where people of all races and backgrounds can thrive in affordable and vibrant communities. The ongoing housing affordability crisis puts this vision out of reach for many families, particularly families of color, who are hit the hardest by increasing housing costs and are being pushed out of Bay Area communities. We cannot make meaningful progress toward racial equity and economic inclusion without addressing the region's affordable housing crisis. Unlocking billions of dollars in resources for affordable housing across our region would be a giant leap forward and is an opportunity for the cities and counties across our region to work differently and address this crisis collectively.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities

across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer.

Your support for the process, including moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is key to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents by supporting this critical measure.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Fred Blackwell', is written over a light gray rectangular background.

Fred Blackwell, CEO  
San Francisco Foundation



**Board Members**

February 5, 2024

KAREN CAMACHO

SHEILA CHUNG HAGEN  
*Secretary*

MARIA DOMINGUEZ

MARIA NOEL  
FERNANDEZ

CHRIS LEPE

SAABIR LOCKETT

DANIELLE MAHONES

VU-BANG NGUYEN

RAVI PATEL

ROBERT PHILLIPS  
*Chair*

NONI SESSION

SUSAN SHAW  
*Treasurer*

MIYA YOSHITANI

CARL ANTHONY  
*Emeritus*

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**Ellen Wu, MPH**  
*Executive Director*

2000 Franklin Street  
Oakland, CA 94612  
P (510) 839-9510  
[www.urbanhabitat.org](http://www.urbanhabitat.org)

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley:

On behalf of Urban Habitat, I am writing to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Urban Habitat partners with grassroots organizations to advance housing justice, transportation justice, and regional equity across the region and have done this work for more than 30 years. Our strategic goals include winning tenant protections by passing anti-displacement policies and expanding community-controlled land and housing. We are a member of the Bay Area Housing for All Coalition.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!



Your support for the process in recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot on February 14 is key to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. Thank you for your leadership.

Sincerely,

A handwritten signature in black ink, appearing to read 'EWu', written in a cursive style.

Ellen Wu



February 13, 2024

To: Association of Bay Area Governments  
Metropolitan Transportation Commission  
Bay Area Housing Finance Authority

Dear Executive Director Fremier:

Thank you and your team for meeting with us on January 29th. While you did not accept our request to postpone action until stakeholders agree to bond measure language, there was a commitment to convene together impacted housing and labor leaders to identify a path to success. Unfortunately, that meeting has not occurred. Because important partners are unclear on such an important matter impacting working families across the region regarding the potential bond measure, we are requesting that agenda item #10 be heard as information only on February 14th, and that staff return to the Commission for a decision once there is consensus on what language should be included in the ballot measure. The need to produce more affordable housing and family sustaining careers has never been more important, and we are committed to working together with staff and impacted stakeholders to ensure the measure is a fair and effective solution to the affordability crisis facing our region.

Sincerely,

Keith Brown, Alameda Labor Council

Josh Anijar, Contra Costa Labor Council

Jon Riley, Napa Solano Central Labor Council

Jack Buckhorn, North Bay Labor Council

Julie Lind, San Mateo County Central Labor Council

Kim Tavalogne, San Francisco Labor Council

Jean Cohen, South Bay Labor Council



Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

The Housing Accelerator Fund (“HAF”) is a proud member of the Bay Area Housing for All Coalition. HAF is a nonprofit community development financial institution that provides innovative approaches to financing and scaling the production and preservation of affordable housing. We support placing the BAHFA measure on the November 2024 ballot because we have made tremendous progress housing streamlining in recent years, and now we need to tackle the funding gap side of the equation to truly accelerate affordable housing production and preservation. The BAHFA bond would unlock the creation of thousands of affordable homes and begin to tackle the affordable housing crisis that our region’s communities face.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

A handwritten signature in black ink, appearing to read 'Rebecca Foster', with a long horizontal flourish extending to the right.

Rebecca Foster  
Chief Executive Officer  
The San Francisco Housing Accelerator Fund



Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee, ABAG Housing Committee  
Bay Area Metro Center, 375 Beale Street  
San Francisco, CA 94105

February 8, 2024

**Subject:** Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Dir. Hartley,

On behalf of the Great Communities Collaborative—an initiative of the San Francisco Foundation—I write to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We urge you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

The San Francisco Foundation is a proud member of the Bay Area Housing for All Coalition. With more than \$1.5 billion in assets, the San Francisco Foundation is one of the largest community foundations in the country. Together with its donors, the Foundation distributed \$154 million to nonprofit organizations last fiscal year. The San Francisco Foundation serves Alameda, Contra Costa, Marin, San Francisco, and San Mateo counties. In addition, the Great Communities Collaborative serves Napa, Santa Clara, Solano, and Sonoma counties.

The Great Communities Collaborative, in alignment with the San Francisco Foundation, works to build a Bay Area where people of all races and backgrounds can thrive in affordable and vibrant communities. The ongoing housing affordability crisis puts this vision out of reach for many families, particularly families of color, who are hit the hardest by increasing housing costs and are being pushed out of Bay Area communities. We cannot make meaningful progress toward racial equity and economic inclusion without addressing the region's affordable housing crisis. Unlocking billions of dollars in resources for affordable housing across our region would be a giant leap forward and is an opportunity for the cities and counties across our region to work differently and address this crisis collectively.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer.

Your support for the process, including moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14, is key to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents by supporting this critical measure.

Sincerely,

Ricardo G. Huerta Niño, PhD | Senior Initiative Officer & Director, Great Communities Collaborative  
San Francisco Foundation



February 13, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Re: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We're reaching out to express our enthusiastic backing for the proposed November 2024 ballot initiative to fund affordable housing through a general obligation bond (i.e. the Bay Area Housing Finance Authority ("BAHFA") bond measure). We strongly encourage you to assess and endorse the BAHFA business and regional expenditure plans at your meeting on February 14, 2024, and to recommend to the ABAG Executive Board and BAHFA Board that they advance this measure to the November 2024 ballot.

At Generation Housing, we dream of thriving communities where every individual has a home to call their own, contributing to a fair, thriving, and sustainable North Bay. Our collective efforts are dedicated to expanding the availability, accessibility, and variety of housing options across the North Bay, aligning with our commitment to fostering inclusive, healthy, and resilient environments for all.

**The urgency to propel the bond initiative forward cannot be overstated.** The inception of a regional housing authority emerged as a solution to the dire housing and homelessness crises that continue to afflict our communities. Too many residents lack safe, stable, and affordable housing, a situation the BAHFA bond seeks to radically change.

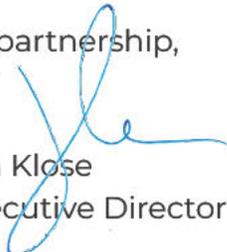
Your support in advancing the business and regional expenditure plans, and in championing the BAHFA measure's inclusion on the ballot this February 14, will not only reaffirm our regional commitment to housing for everyone, but cement in



history the moment our leaders unequivocally committed to catalyzing transformative change across the Bay Area.

We're excited to realize the positive changes that will be born from the passage of the BAHFA bond, and we appreciate your ongoing dedication to serving your communities and the region as a whole.

In partnership,



Jen Klose  
Executive Director | Generation Housing



UNITED WAY  
BAY AREA

www.uwba.org

415.808.4300

550 Kearny Street  
Suite 510

San Francisco, CA 94108

1400 Parkmoor Ave  
Suite 250

San Jose, CA 95126

February 12, 2023

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director

BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Subject:** Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

United Way Bay Area is a proud member of the Bay Area Housing for All Coalition. Addressing housing and homelessness in the Bay Area has never been more essential than it is right now. Historical disparities reproduced in today's housing system operate in tandem with the Bay Area's immense racial wealth gap, with Black and Latinx residents half as likely to own homes and twice as likely to live in poverty. In short, fighting for housing stability and affordability requires putting equity front and center. Housing Justice is a social justice issue.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!



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Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,

Karen Nemsick, Director Housing Justice

United Way Bay Area

[Knemsick@uwba.org](mailto:Knemsick@uwba.org)

415-808-4313



UNITED WAY BAY AREA

February 12, 2024



Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**RE: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

On behalf of Housing Trust Silicon Valley, I am reaching out to express our strong support for the proposed November 2024 ballot measure for general obligation bond for the Bay Area Housing Finance Authority (BAHFA) bond measure. We respectfully request that you review and approve the are urging you to review and approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot at your February 14, 2024 meeting.

Housing Trust Silicon Valley has seen firsthand the critical nature of general obligation bonds in the struggle to deliver affordable housing to Bay Area residents. Measure A in Santa Clara County delivered on its promise to voters of creating affordable housing through multi-jurisdictional, public-private partnerships that Housing Trust Silicon Valley is proud to be a part of. The BAHFA Bond can deliver similar results throughout the region and continue to directly address our region's most entrenched issues of homelessness, poverty, and housing scarcity.

As multiple sources of funding for affordable housing sunset, it is critical to stay the course and move the bond process forward. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

Sincerely,

A handwritten signature in black ink that reads "Noni Ramos". The signature is fluid and cursive.

Noni Ramos  
Housing Trust Silicon Valley



January 31, 2024

SENT VIA E-MAIL

Dear Director Fremier,

On behalf of the undersigned organizations, we write to request your consideration for some policies that could improve the efficacy of the Bay Area Housing Finance Agency bond coming this year. We have been among the most vocal supporters of more housing construction in our region and for too long we have allowed the Bay Area's housing shortage to grow more severe. The resulting societal and economic impacts are obvious for all to see; companies moving jobs out of our region, ever increasing numbers of mega commuters from the Central Valley, and a homelessness crisis that shames us all.

We believe that these challenges can only be overcome if we build more housing, at least triple the amounts of recent years. Of course, an important component part of any housing supply pipeline is housing that is publicly subsidized so that it is affordable to those residents who are unable to afford market rate housing.

After some initial discussions, we have agreed that a regional bond in the Bay Area could be most impactful if it included the following elements:

- Developers subject to inclusionary requirements or affordable housing impact or in-lieu fees can fund these obligations with these bond dollars. Developers should have the option of building 100% of all subsidized units offsite to maximize production.
- Funding a regional Accessory Dwelling Unit loan fund. ADUs are a proven low-cost way to add substantial new units to our supply pipeline. However, currently there remain very few financing alternatives available to lower income homeowners and they tend to be built in more affluent zip codes. A regional income qualified loan program would open this opportunity up to many more people.
- Targeting an amount of funding to new production of homeownership options. Home ownership is how American families have traditionally built generational wealth and financial security.
- Ensure that bond funds can be used for the conversion of vacant/underutilized office and commercial space to housing.
- Ensure that bond funds can be used to shelter homeless people, consistent with AB 1487.

We hope to be constructive partners in this process and will be in regular and early contact with you about the specific improvements we plan to suggest to the language of the bond.

We also write to express our concern that BAHFA may seek to leverage its money to advance policy priorities that would make housing construction more challenging in the Bay Area. For example, the draft business plan for BAHFA proposes to condition money in such a way that it "lead[s] the region by elevating the urgency of these specific policies," which include ideas that would increase litigation of market rate projects, which can deter real estate investment. We encourage BAHFA to not do this in the strongest possible terms.

If you have any questions about our coalition or would like to set up a meeting to discuss our goals, please do not hesitate to contact Matt Regan, SVP of Public Policy with the Bay Area Council at [mregan@bayareacouncil.org](mailto:mregan@bayareacouncil.org).

Sincerely

A handwritten signature in black ink that reads "Matt Regan". The signature is written in a cursive, flowing style.

Matt Regan  
Senior Vice President, Public Policy  
Bay Area Council

Bay Area Council  
California YIMBY  
East Bay Leadership Council  
Housing Action Coalition  
North Bay Leadership Council

Cc; Alix Bockelmen  
Kate Hartley

**From:** [Marti Roach](#)  
**To:** [MTC-ABAG Info](#)  
**Cc:** [Fred Castro](#)  
**Subject:** COMMENT 2-14-23 BAHFA Oversight Committee, Item 10. November 2024 Ballot Measure for General Obligation Bond for Affordable Housing  
**Date:** Monday, February 12, 2024 10:56:49 AM

You don't often get email from [REDACTED]. [Learn why this is important](#)

**\*External Email\***

Thank you for distributing this letter and including in the meeting packet.



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2-12-24

Dear BAHFA Oversight Committee Members,

Our organization supports the Regional Housing Bond as vitally important to create vitally needed affordable housing in our communities. We are a Contra Costa based nonprofit focused on climate solutions that support equity and help our local economy thrive.

For many reasons, outlined below, we ask that the Bond require that all new building heating systems be electric, and that, in existing buildings, when existing heating systems require replacement, that new heating systems be electric.

I. Gas appliances pollute the air and contribute to global heating. Health conditions associated with particulate matter, NOX and other pollutants in the air are disproportionately represented in low-income households and communities. Removing gas removes a key contributor to poor air quality and will improve cardiovascular and lung health, lengthening individuals lives as it reduces health costs.

- Several recent reports have called attention to gas appliances' role in outdoor air pollution in California. [One 2022 publication jointly produced by SPUR, a nonprofit focused on California cities, and environmental nonprofits, Sierra Club, and RMI](#) explored the links between residential and commercial appliances and smog. It found that these heating systems generate approximately four times as much NOx as the state's electric utilities and around two-thirds as much as its light-duty passenger vehicles.

- [Another 2022 report](#) from the UCLA Fielding School of Public Health found that if all residential gas appliances were replaced by clean electric models, the reductions of NOx and particulate matter in the outdoor air would lead to 354 fewer deaths and 596 fewer cases of acute bronchitis each year in the state.

- A mounting body of evidence (more than 4 dozen peer-reviewed studies) attributes gas stove pollution to asthma and other health impacts - as recognized by trusted medical bodies like the American Medical Association and the American Public Health Association.

II. Both Federal and State policies are pushing for new buildings to be all-electric later in this decade, and prioritizing the shift to all electric operations of existing buildings by 2045, or earlier. It is imperative, in line with the Justice 40 Initiative, that low-income households are not left behind and subject to higher gas prices as fewer residents utilize gas infrastructure.

III. BAAQMD rules 9-4 (2027) and 9-6 (2029) that require zero NOx standards for the sale of water heaters and space heaters will drive the market and ease cost concerns about inclusion of this element in the Bond.

IV. The 2025 Title 24 building energy regulations are also poised to incentivize electrical heating systems, and aligning with this makes sense.

V. There are also safety issues with aging gas infrastructure. This is a high concern of PG&E, and it supports moving to all electric as swiftly as possible, recognizing that it cannot fix the aging gas infrastructure while it seeks to expand electric infrastructure and ensure that electric infrastructure is removed as a factor in causing wildfires.

VI. The importance of installing electric heat pump HVAC is multiplied because these systems heat and cool. As we face growing high temperatures and consecutive heat days, providing low-income residents with cooling in their home is a significant and often lifesaving benefit for individuals, and a cost savings for municipalities and health care providers who are working to address how to deal with heat risk among those in homes without air conditioning.

VII. In the case of new construction, eliminating the need to install gas piping will result in big cost savings. Since heat pump electric space heating also cools, heat pumps save the cost of installing separate heating and cooling systems.

VIII. The Inflation Reduction Act will provide sizable tax credits to municipalities, non-profits, and private businesses, to help lower the costs of electrifying buildings. Tax Credits will cover a minimum of 30% of the cost for electrification and can be as high as 60% in low income, designated “disadvantaged” communities. There will be other funding sources that could also be used to support electrification at the municipal level as well.

Please support the requirement that bond money must be used to install electric heating systems in new construction and in housing preservation where heating system replacement is done.

Thank you for your consideration of these important housing, health, and environmental issues.

--Marti Roach and Gary Farber, Representing 350 Contra Costa Action





February 12, 2024

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

**Subject: Urgent Actions Needed on February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing**

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley,

We write this letter to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to review and, at your February 14, 2024 meeting, approve the BAHFA business plan and regional expenditure plan and affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

LISC Bay Area is a proud member of the Bay Area Housing for All Coalition. With residents and partners, we prioritize the investment of dollars and resources into resilient and historically disenfranchised communities to support their visions for healthy and sustainable neighborhoods of choice and opportunity. We do this by investing in individuals and organizations as part of the community development ecosystem. Some of our flagship programs currently include managing the Family of Funds for the Partnership for the Bay's Future, facilitate the Housing Development Training Institute for non-profit project managers, and lead Faith and Housing – a technical assistance program for faith-based and community-based organizations. Partners in all these programs are looking to the bond to realize the potential of projects in their pipeline today.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!

Your support for the process, including specifically moving the business plan and regional expenditure plan forward, as well as recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot, on February 14 is **key** to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

# LISC BAY AREA

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. We are standing by in support, ready to rally the community to the cause - please reach out with any questions or concerns!

Sincerely,



Cindy Wu  
Executive Director  
LISC Bay Area  
[cwu@lisc.org](mailto:cwu@lisc.org)



**Board Members**

February 5, 2024

KAREN CAMACHO

SHEILA CHUNG HAGEN  
*Secretary*

MARIA DOMINGUEZ

MARIA NOEL  
FERNANDEZ

CHRIS LEPE

SAABIR LOCKETT

DANIELLE MAHONES

VU-BANG NGUYEN

RAVI PATEL

ROBERT PHILLIPS  
*Chair*

NONI SESSION

SUSAN SHAW  
*Treasurer*

MIYA YOSHITANI

CARL ANTHONY  
*Emeritus*

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**Ellen Wu, MPH**  
*Executive Director*

2000 Franklin Street  
Oakland, CA 94612  
P (510) 839-9510  
[www.urbanhabitat.org](http://www.urbanhabitat.org)

Kate Hartley, Bay Area Housing Finance Authority (BAHFA) Director  
BAHFA Oversight Committee  
ABAG Housing Committee  
Bay Area Metro Center  
375 Beale Street  
San Francisco, CA 94105

Subject: Urgent Actions Needed On February 14th: November 2024 Ballot Measure for General Obligation Bond for Affordable Housing

Dear Chair Pedroza, Vice Chair Josefowitz, Chair Romero, Vice Chair Fligor, Committee Members, and Director Hartley:

On behalf of Urban Habitat, I am writing to express our wholehearted support for the proposed November 2024 ballot measure for general obligation bond for affordable housing (i.e the Bay Area Housing Finance Authority (BAHFA) bond measure). We are urging you to affirmatively recommend the ABAG Executive Board and BAHFA Board vote to place the BAHFA measure on the November 2024 ballot.

Urban Habitat partners with grassroots organizations to advance housing justice, transportation justice, and regional equity across the region and have done this work for more than 30 years. Our strategic goals include winning tenant protections by passing anti-displacement policies and expanding community-controlled land and housing. We are a member of the Bay Area Housing for All Coalition.

Moving the bond process forward is critical, and we ask that you do so without delay. The idea of a regional housing entity was born out of the deep challenges of housing affordability and homelessness facing our region, and these issues have continued to weigh heavily on our communities. Far too many of our neighbors are still left without a safe, stable, and affordable place to call home. Our communities across the Bay Area are in desperate need of affordable housing and the BAHFA bond will be a game changer!



Your support for the process in recommending the ABAG Executive Board and BAHFA Board place the measure on the ballot on February 14 is key to making this happen. Together we can make a historic impact throughout the Bay Area. Thank you for your consideration, time, and commitment to our community's well-being.

We're very excited about the positive changes the BAFHA bond can bring, and we appreciate your ongoing dedication to serving residents. Thank you for your leadership.

Sincerely,

A handwritten signature in black ink, appearing to read 'EWu', written in a cursive style.

Ellen Wu