

1 [General Obligation Bonds - Earthquake Safety, Emergency Response, and Streetlights]

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3 **Resolution determining and declaring that the public interest and necessity demand**
4 **the construction, acquisition, improvement, and retrofitting of Neighborhood Fire and**
5 **Police Stations, the Emergency Firefighting Water System, seismically secure facilities**
6 **for the Medical Examiner, the Police Department's Traffic Company, the Police**
7 **Department's Forensic Services Division, and other critical infrastructure and facilities**
8 **for earthquake safety, the construction, acquisition, and improvement of streetlights on**
9 **public rights-of-way, and related costs necessary or convenient for the foregoing**
10 **purposes; authorizing landlords to pass-through 50% of the resulting property tax**
11 **increase to residential tenants in accordance with Administrative Code, Chapter 37;**
12 **finding that the estimated cost of such proposed project is and will be too great to be**
13 **paid out of the ordinary annual income and revenue of the City and County, and will**
14 **require expenditures greater than the amount allowed therefor by the annual tax levy;**
15 **reciting the estimated cost of such proposed project; fixing the date of election and the**
16 **manner of holding such election and the procedure for voting for or against the**
17 **proposition; fixing the maximum rate of interest on such bonds and providing for the**
18 **levy and collection of taxes to pay both principal and interest; prescribing notice to be**
19 **given of such election; finding that a portion of the proposed bond is not a project**
20 **under the California Environmental Quality Act (CEQA), and adopting findings under**
21 **CEQA for the remaining portion of the proposed bond; finding that the proposed bond**
22 **is in conformity with the eight priority policies of Planning Code, Section 101.1(b), and**
23 **is consistent with the General Plan; consolidating the special election with the general**
24 **election; establishing the election precincts, voting places, and officers for the**
25 **election; waiving the word limitation on ballot propositions imposed by Municipal**

1 **Elections Code, Section 510; complying with the restrictions on the use of bond**
2 **proceeds specified in California Government Code, Section 53410; incorporating the**
3 **provisions of Administrative Code, Sections 5.30-5.36; and waiving the time**
4 **requirements specified in Administrative Code, Section 2.34.**

5
6 WHEREAS, The Working Group on California Earthquake Probabilities (a collaborative
7 effort of the United States Geological Survey (the "U.S.G.S."), the California Geological
8 Society and the Southern California Earthquake Center) estimates a 63% chance that one or
9 more earthquakes of a magnitude of 6.7 or larger will occur in the Bay Area before the year
10 2036; and

11 WHEREAS, The U.S.G.S. predicts that a magnitude 7 earthquake occurring today on
12 the Hayward Fault would likely cause hundreds of deaths and almost \$100 billion in damage;
13 and

14 WHEREAS, A large magnitude earthquake would damage critical City and County of
15 San Francisco (the "City") facilities and infrastructure, thereby compromising the capacity of
16 first responders, including fire and police personnel, to respond effectively; and

17 WHEREAS, With adequate funding the City can renovate and seismically upgrade the
18 emergency firefighting water system (the "EFWS") and related facilities, including but not
19 limited to cisterns, pipes and tunnels, and related facilities (collectively, the "EFWS Project");
20 and

21 WHEREAS, With adequate funding the City can construct, acquire, improve, retrofit
22 and complete critical firefighting facilities and infrastructure for earthquake safety and
23 emergency response not otherwise specifically enumerated in this resolution, including
24 without limitation, neighborhood fire stations and related facilities (collectively, the "Critical
25 Firefighting Facilities and Infrastructure"); and

1 WHEREAS, With adequate funding the City can construct, acquire, improve, retrofit
2 and complete police facilities and infrastructure for earthquake safety and emergency
3 response not otherwise specifically enumerated in this resolution, including without limitation,
4 neighborhood police stations and related facilities (collectively, the "Police Facilities and
5 Infrastructure"); and

6 WHEREAS, With adequate funding the City can construct facilities for the Medical
7 Examiner to enhance the chief medical examiner's Citywide earthquake safety and
8 emergency response capabilities (the "Medical Examiner Facility") and for the Police
9 Department's Traffic Company and Forensic Services Division to enhance the police
10 department's Citywide earthquake safety and emergency response capabilities (the "Traffic
11 Company and Forensic Services Division Facility"); and

12 WHEREAS, the City has approximately 45,000 streetlights, most of which are in need
13 of replacement today or will need to be replaced within the next 10 years (the "Streetlights
14 Funding"); and

15 WHEREAS, The Earthquake Safety, Emergency Response and Streetlights Bond (the
16 "Bond") will provide funding for the Streetlights Funding, the EFWS, Critical Firefighting
17 Facilities and Infrastructure, Police Facilities and Infrastructure, the Medical Examiner Facility
18 and the Police Traffic Company and Forensic Services Division Facility; and

19 WHEREAS, The Board recognizes the need to rehabilitate streetlights on public rights-
20 of-way; and

21 WHEREAS, The Board recognizes the need to safeguard and enhance the City's
22 earthquake and emergency response and recovery by rehabilitating critical facilities that
23 support the City's first responders; now, therefore, be it

24 RESOLVED, By the Board:
25

1 Section 1. The Board determines and declares that the public interest and necessity
2 demand the renovation and seismic upgrade of the Critical Firefighting Facilities and
3 Infrastructure, the Police Facilities and Infrastructure and the EFWS, and the construction of a
4 new seismically secure Medical Examiner Facility and of a new seismically secure Traffic
5 Company and Forensic Services Division Facility, and the payment of related costs necessary
6 or convenient for the foregoing purposes.
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8 Section 2. The Board also determines and declares that the public interest and
9 necessity demand the improvement and/or replacement of streetlights on public rights-of-way.
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11 Section 3. The estimated cost of \$425,000,000 of the Bond is and will be too great to
12 be paid out of the ordinary annual income and revenue of the City, will require an expenditure
13 greater than the amount allowed by the annual tax levy, and will require the incurrence of
14 bonded indebtedness in an amount not to exceed \$425,000,000.
15

16 Section 4. The Board, having reviewed the proposed legislation, makes the following
17 findings in compliance with the California Environmental Quality Act ("CEQA"), California
18 Public Resources Code Sections 21000 et seq., the CEQA Guidelines, 14 California Code of
19 Regulations Sections 15000 et seq., ("CEQA Guidelines"), and Administrative Code Chapter
20 31 ("Chapter 31"):

21 (i) Emergency Firefighting Water System (EFWS) Project. For the reasons set
22 forth in the letter from the Environmental Review Officer of the Planning Department, dated
23 November 25, 2013, a copy of which is on file with the Clerk of the Board in File No. 140059
24 and incorporated by reference, the Board finds that the bond proposal as it relates to funds for
25 the EFWS Project is not subject to CEQA because as the establishment of a government

1 financing mechanism that does not involve any commitment to specific projects to be
2 constructed with the funds, it is not a project as defined by CEQA and the CEQA Guidelines.
3 The use of bond proceeds to finance any project or portion of any project with funds for the
4 EFWS Project portion of the Bond will be subject to approval of the Board upon completion of
5 planning and any further required environmental review under CEQA for the individual EFWS
6 projects.

7 (ii) Critical Firefighting Facilities and Infrastructure. For the reasons set forth in the
8 letter from the Environmental Review Officer of the Planning Department, dated November
9 25, 2013, a copy of which is on file with the Clerk of the Board in File No. 140059 and
10 incorporated by reference, the Board finds that the bond proposal as it relates to funds for
11 Critical Firefighting Facilities and Infrastructure is not subject to CEQA because as the
12 establishment of a government financing mechanism that does not involve any commitment to
13 specific projects to be constructed with the funds, it is not a project as defined by CEQA and
14 the CEQA Guidelines. The use of bond proceeds to finance any project or portion of any
15 project with funds for the Critical Firefighting Facilities and Infrastructure portion of the Bond
16 will be subject to approval of the Board upon completion of planning and any further required
17 environmental review under CEQA for the individual Critical Firefighting Facilities and
18 Infrastructure projects.

19 (iii) Police Facilities and Infrastructure. For the reasons set forth in the letter from
20 the Environmental Review Officer of the Planning Department, dated November 25, 2013, a
21 copy of which is on file with the Clerk of the Board in File No. 140059 and incorporated by
22 reference, the Board finds that the bond proposal as it relates to funds for Police Facilities and
23 Infrastructure is not subject to CEQA because as the establishment of a government financing
24 mechanism that does not involve any commitment to specific projects to be constructed with
25 the funds, it is not a project as defined by CEQA and the CEQA Guidelines. The use of bond

1 proceeds to finance any project or portion of any project with funds for the Police Facilities
2 and Infrastructure portion of the Bond will be subject to approval of the Board upon completion
3 of planning and any further required environmental review under CEQA for the individual
4 Police Facilities and Infrastructure projects.

5 (iv) Medical Examiner Facility. The Environmental Review Officer in the Planning
6 Department determined that the Medical Examiner Facility project is exempt from
7 environmental review as a Class 32 Categorical Exemption, infill development, in a written
8 determination dated May 30, 2013 and contained in Planning Department File No.
9 2012.1172E and this Board's File No. 140059.

10 (v) Traffic Company and Forensic Services Division Facility. On November 18,
11 2013, the Planning Department issued a Final Mitigated Negative Declaration ("FMND") for
12 the Traffic Company and Forensic Services Division Facility project, San Francisco Planning
13 Department Case No. 2013.0342E, which is on file with the Clerk of the Board in File No.
14 140059 and which is incorporated into this resolution by this reference. In issuing the FMND
15 the Planning Department determined that the Traffic Company and Forensic Services Division
16 Facility project could not have a significant effect on the environment.

17 (a) The Board hereby adopts as its own the CEQA findings for the Traffic Company
18 and Forensic Services Division Facility project made by the Planning Department in the
19 FMND.

20 (b) The Board has reviewed and considered the information contained in the FMND
21 and all information pertaining to the Traffic Company and Forensic Services Division Facility
22 project in the Department's case file and all documents referenced in this resolution are either
23 on file with the Clerk of the Board in File No. 140059 or may be found in the files of the
24 Planning Department, as the custodian of records, at 1660 Mission Street in San Francisco.

1 (c) The Traffic Company and Forensic Services Division Facility project as reflected
2 in this resolution is consistent with the project described in the FMND and would not result in
3 any significant impacts not identified in the FMND nor cause significant effects identified in the
4 FMND to be substantially more severe.

5 (d) In accordance with CEQA, the Board has considered the mitigation measures
6 described in the FMND and hereby requires the mitigation measures and the mitigation
7 monitoring and reporting program ("MMRP") denoted as Exhibit A to the ordinance submitting
8 this bond to the voters and on file with the Clerk of the Board in File No. 140059 to be
9 imposed as conditions on the implementation of the Traffic Company and Forensic Services
10 Division Facility project approved by the ordinance submitting this bond to the voters.

11 (e) With the implementation of the mitigation measures required in Exhibit A to the
12 ordinance submitting this bond to the voters, the environmental impacts resulting from the
13 Traffic Company and Forensic Services Division Facility project on subsurface cultural
14 resources, air quality emissions, construction hours and operational traffic would be reduced
15 to a less than significant level as described in the FMND.

16 (f) Based upon the whole record for the FMND, including all written materials and
17 any oral testimony received by the Board, the Board hereby finds that the FMND reflects the
18 independent judgment and analysis of the Planning Department and the Board, is adequate
19 and complete and there is no substantial evidence that the proposed Traffic Company and
20 Forensic Services Division Facility project, given the implementation of the mitigation
21 measures as stated in the FMND and the adoption of the MMRP, could have a significant
22 effect on the environment as shown in the analysis of the FMND. The Board hereby adopts
23 the FMND and the MMRP on file with the Clerk of the Board as Exhibit A to the ordinance
24 submitting this bond to the voters.

1 (vi) Streetlights Funding. For the reasons set forth in the communication from the
2 Environmental Review Officer of the Planning Department, dated January 29, 2013, a copy of
3 which is on file with the Clerk of the Board in File No. 140059 and incorporated by reference,
4 the Board finds that the bond proposal as it relates to funds for the Streetlights Funding is not
5 subject to CEQA because as the establishment of a government financing mechanism that
6 does not involve any commitment to specific projects to be constructed with the funds, it is not
7 a project as defined by CEQA and the CEQA Guidelines. The use of bond proceeds to
8 finance any project or portion of any project with funds for the Streetlights Funding portion of
9 the Bond will be subject to approval of the Board upon completion of planning and any further
10 required environmental review under CEQA for the individual Streetlights Funding projects.
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12 Section 5. The Board finds and declares that the proposed Bond is (i) in conformity
13 with the priority policies of Section 101.1(b) of the Planning Code, (ii) in accordance with
14 Section 4.105 of the Charter and Section 2A.53(f) of the Administrative Code, and (iii)
15 consistent with the City's General Plan, and adopts the findings of the Planning Department,
16 as set forth in the General Plan Referral Report dated November 26, 2013 and supplemented
17 January 29, 2014, a copy of which is on file with the Clerk of the Board in File No. 140059 and
18 incorporates such findings by reference.
19

20 Section 6. The time limit for approval of this resolution specified in Section 2.34 of the
21 Administrative Code is waived.
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23 Section 7. Under Section 2.40 of the Administrative Code, the ordinance submitting
24 this proposal to the voters shall contain a provision authorizing landlords to pass-through 50%
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1 of the resulting property tax increases to residential tenants in accordance with Chapter 37 of
2 the Administrative Code.

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4 Section 8. Documents referenced in this resolution are on file with the Clerk of the
5 Board of Supervisors in File No. _____, which is hereby declared to be a part of
6 this resolution as if set forth fully herein.

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9 APPROVED AS TO FORM:
10 DENNIS J. HERRERA
City Attorney

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12 By: _____
13 KENNETH DAVID ROUX
Deputy City Attorney

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