

1 [Supporting California State Assembly Bill No. 1265 (Haney) - State Historic Tax Credit
2 Program]

3 **Resolution supporting California State Assembly Bill No. 1265, introduced by**
4 **Assembly Member Matt Haney, which will create a new State Housing Tax Credit**
5 **program to prohibit the maximum credit amount from exceeding \$5,000,000 per**
6 **taxpayer, no longer allow a 5% credit uplift for specified priority projects, and eliminate**
7 **the credit set aside for smaller projects.**

8
9 WHEREAS, California’s Historic Tax Credit (HTC), originally enacted in 2019 via
10 SB 451, provides a valuable incentive to rehabilitate certified historic structures, a practice that
11 stimulates housing production, local economic development, environmental sustainability, and
12 preservation of cultural heritage; and

13 WHEREAS, California State Assembly Bill No. 1265 (AB 1265), introduced by
14 Assembly Member Matt Haney, would extend the HTC through December 31, 2030, with
15 benefits for projects in taxable years beginning on or after January 1, 2027, and before
16 January 1, 2031, and align the state HTC with the federal program by adopting a standard
17 20% credit rate for qualified rehabilitation expenses, creating consistency and making projects
18 easier to finance; and

19 WHEREAS, AB 1265 establishes a \$5,000,000 per-project cap, making the allocation
20 process more predictable and helping ensure that funding is shared across communities
21 statewide and removes the residential-only HTC, simplifying the program and ensuring that all
22 certified historic properties can compete on equal footing; and

23 WHEREAS, AB 1265 also allows the Legislature to appropriate any amount for historic
24 tax credits it deems prudent on an annual basis while removing prior residence-specific carve-
25 outs and project-type uplifts; and

1 WHEREAS, These enhancements will improve predictability, increase access and
2 equity for historic rehabilitation projects including affordable housing and mixed-use
3 development, and align state credits more closely with the federal HTC, thereby benefiting
4 projects statewide, particularly in dense urban areas like San Francisco; and

5 WHEREAS, Adaptive reuse of historic buildings aligns with the City's policy goals to
6 reduce greenhouse gas emissions, foster urban density, and preserve the architectural and
7 cultural fabric of San Francisco's neighborhoods; now, therefore, be it

8 RESOLVED, That the Board of Supervisors of the City and County of San Francisco
9 supports AB 1265 (Haney) as a means to extend and strengthen the state Historic Tax Credit
10 program through 2030; and, be it

11 FURTHER RESOLVED, That the Board of Supervisors encourages timely adoption of
12 AB 1265 to leverage federal match, support preservation of historic buildings, generate jobs,
13 and expand affordable housing in the City; and, be it

14 FURTHER RESOLVED, That the Clerk of the Board shall send a copy of this
15 Resolution to Governor Gavin Newsom, President pro-Tempore Monique Limón, Speaker of
16 the State Assembly Robert Rivas, and the offices of San Francisco's State delegation.



City and County of San Francisco

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

Tails
Resolution

File Number: 260141

Date Passed: February 24, 2026

Resolution supporting California State Assembly Bill No. 1265, introduced by Assembly Member Matt Haney, which will create a new State Housing Tax Credit program to prohibit the maximum credit amount from exceeding \$5,000,000 per taxpayer, no longer allow a 5% credit uplift for specified priority projects, and eliminate the credit set aside for smaller projects.

February 24, 2026 Board of Supervisors - ADOPTED

Ayes: 11 - Chan, Chen, Dorsey, Fielder, Mahmood, Mandelman, Melgar, Sauter, Sherrill, Walton and Wong

File No. 260141

I hereby certify that the foregoing Resolution was ADOPTED on 2/24/2026 by the Board of Supervisors of the City and County of San Francisco.

Handwritten signature of Angela Calvillo
Angela Calvillo
Clerk of the Board

Unsigned

3-6-2026

Daniel Lurie
Mayor

Date Approved

I hereby certify that the foregoing resolution, not being signed by the Mayor within the time limit as set forth in Section 3.103 of the Charter, or time waived pursuant to Board Rule 2.14.2, became effective without his approval in accordance with the provision of said Section 3.103 of the Charter or Board Rule 2.14.2.

Handwritten signature of Angela Calvillo
Angela Calvillo
Clerk of the Board

3-6-2026

Date