

**From:****Sent:** Sunday, December 1, 2024 3:13 AM**To:** citycouncil <citycouncil@albanyca.org>**Subject:** 12/2/24 Public Comment Matters not on Agenda

To: Albany City Council Members

From: Revenue Enhancement Subcommittee 2024, (Kerr and Papalia)

Date: 12/4/2024 (meeting canceled)

Subject: FAC recommendation for incoming Albany City Council

Action Requested: A motion to receive report and forward to Council in January 2025

The 2-year terms of the current council and advisory bodies are ending. On Nov. 18 the members of council decommissioned the FAC effective immediately. There is apparent direction from current council members to form a subcommittee of elected officials to take over the work of the appointed advisory body. It will be useful for the public and the Finance Advisory Committee in whatever form it takes to keep the discussions and actions of the current FAC in the forefront of future discussions. A summary of items is as follows:

- Measure C from Nov. 5, 2024, the ballot will provide for a continuation of a parcel tax on non-exempt property with the special purpose for upgrading public sidewalks. The estimated annual revenue for this measure is \$392,282.
- Measure R from Nov. 5, 2024, ballot has not passed. It was intended to create a new special business license tax on residential rental businesses with an estimate annual revenue of \$475,000 which will be reserved for spending on rental code enforcement, legal assistance for tenants and landlords, and to support rental providers to avoid financial hardship from uncollected rents.
- Measure U has passed and amends the city charter to clarify the City's bonding limit as defined and separate from AUSD bond limits.

With the significant impact of lost revenue from the waterfront property at the closing of the racetrack further revenue enhancement and fiscal accountability recommendations to the incoming council for their consideration include in no particular order:

- Consider re-zoning the waterfront parcels to allow commercial and residential development asap.
- Reconsider a cannabis dispensary zoning away from schools with local sales tax initiatives for cannabis sales
- Consider paid residential parking permits for all residential street parking with revenues targeted at sidewalk maintenance and lighting.
- Consider a vacancy tax for residential and commercial property. The specific purpose of such a tax could be to supplement the general revenue for items measure R was intended to address A vacancy tax is increasingly compelling given the recent loss of income from underutilized commercial properties

- · Continue formal conversations with University of California regarding uncompensated city services provided to residents and commercial interests on UC property.
- · Maintain and enhance careful monitoring and reporting accountability for tax collections with the goal to assure that all taxes are paid as required by law.
- · Mandate a long-range budget planning process of not less than five years. The biannual budgeting cycle is fine for short-term financial stability but there are considerable long-range challenges that must be addressed.
- · Consider increasing revenue to SSB tax by defining Boba drinks as qualifying sugar sweetened beverages. <https://pmc.ncbi.nlm.nih.gov/articles/PMC9022008/>