From: Van de Water, Adam (ECN)
To: matierandross@sfchronicle.com
Subject: Warriors T-Third Transit Service and Fiscal Impact Analysis
Date: Tuesday, June 09, 2015 1:58:58 PM
Attachments: 121081FIA1_032715_noarenaalternative.pdf

Phil:

Per our conversation, you can find the full DSEIR and Fiscal Impact Analysis posted online at http://sfocii.org/index.aspx?page=61. As you asked about T-Third service, I would draw your attention to Table 5.2-3 on page 5.2-17 of the Draft SEIR showing existing T-Third service on 9-20 minute headways (time elapsed between train arrivals) and Table 5.2-15 on page 5.2-55 Showing the Muni Special Event Transit Service Plan including increasing T-Third service to 3-5 minute headways. This service will be enabled by the purchase of the 4 light rail vehicles and the installation of the crossover tracks and platform extension described in Section 5.2.5.2 of the DSEIR as well as the deployment of other available trains within the Muni fleet. These one-time capital improvements have system-wide benefits to SFMTA, are estimated to cost $39,700,000 over the next three years and are proposed to be paid for by the $26,899,000 in estimated project-generated one-time revenues (see Table 2 of the Fiscal Impact Analysis) plus $12,801,000 in available operating costs.

Also, see attached for an analysis of the annual tax receipts of the no arena alternative which is the entitled as-of-right office development that Salesforce.com previously proposed. It shows that an equivalent square footage office development would generate $6,754,000 in annual tax receipts to the City and County, net of OCII increment for Mission Bay parks, infrastructure and affordable housing. The equivalent comparison for the Warriors project is $14,110,000 net of OCII increment or a net tax benefit to the City of $7,356,000. We propose to use $6,600,000 of this 'but-for' revenue to cover the costs of the extra neighborhood transit, traffic enforcement and public safety service, leaving the remaining $7,510,000 for discretionary General Fund use and still generating $756,000 more annual discretionary revenues than an office development on Blocks 29-32.

Let me know if you have further questions.

Best,

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