

Proposed Community Benefits Ordinance Summary Sheet

- Modeled after Community Preservation Act and Committee to create a framework for equitable disbursement of community benefits funds to neighborhoods impacted by development and citywide.
- Establishes a Community Benefits Stabilization Fund for the monies received from developers. Ordinance also creates neighborhood-specific sub-accounts earmarked for a particular development-impacted neighborhood.
- Establishes Community Benefits Committee (“CBC”) with 9 members (with at least: one small business owner, two residential tenants, one homeowner, two non-profit leaders, one diversity position) reflecting city-wide representation with interests spanning a broad range of areas.
 - Open positions publicly announced; applications reviewed by a nominating committee, comprised of one Mayoral appointee, one BOA appointee, and one non-profit representative by mutual agreement of Mayor and BOA.
- Recognizes a neighborhood council, a self-formed, open, inclusive, democratic non-profit organization representing a particular neighborhood, as an advisory body to the CBC.
- CBC determines funding priorities by periodic needs assessments and at least one annual public hearing, taking into account input from neighborhood councils. In the absence of a recognized neighborhood council, a neighborhood advisory committee appointed by the Mayor would serve in an advisory capacity to the CBC.
- As currently proposed, 60% of community benefits funds paid to mitigate development in a specific neighborhood are allocated to that neighborhood; the remaining 40% may be used for citywide community benefits programs.
- Applicants for community benefits monies may be groups, associations, non-profit or for-profit entities, including the neighborhood council. City may join with non-profits in an application for funding a community benefits program.
- CBC reviews applications for funding based upon the established funding priorities and submits funding recommendations to BOA for approval. If a funding recommendation is rejected or reduced by BOA, CBC may resubmit revised proposal one more time.
- BOA may periodically review CBC funding priorities.