

# BOMA International

## Membership Highlights

### *Returning Your Investment Through Advocacy*

Each year, your investment in BOMA International saves you and your company money. BOMA's advocacy staff represents you before the United States Congress, federal agencies, and codes and standards development organizations. The goal is to achieve decisive action on BOMA's advocacy agenda and more importantly, prevent harmful proposals from becoming law.

BOMA's legislative and regulatory victories have saved our industry billions of dollars. In addition, our 7-Point Challenge incentivizes your managers to make energy efficiency gains that also green your bottom line. Our accomplishments result in direct savings, improved asset values, and economic growth.

**Key Tax Provision Extensions** - won victories on the 15-year depreciation timeline for tenant improvements, the extension of the tax deduction for brownfields remediation costs, and the tax deduction for energy efficiency retrofits to new and existing buildings. **A savings of almost \$2 billion to the industry.**

**Capital Gains** – gained the enactment of the Tax Relief Extension Reconciliation Act, extending the tax cut on capital gains and dividends, through December 31, 2012.

**TRIA** – secured the Terrorism Risk Insurance Act extension until 2014, ensuring the availability of terrorism coverage with a federal government “backstop” for catastrophic losses.

**Codes and Standards** – eliminated or modified overly stringent and costly requirements impacting energy efficiency, green building, fire protection, occupant accessibility and egress, structural integrity, plumbing and mechanical systems, and a host of other areas impacting new construction and existing buildings alike. **A savings of over \$7 billion in direct costs and long-term revenues to commercial real estate.**

**2010 ADA Accessibility Guidelines** – secured a broad grandfather clause exempting all buildings constructed or altered in compliance with the 1991 regulations, and extended the deadline for mandatory compliance with the new rules to 2012.

