



**Media Advisory**  
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**The SMALL BUSINESS JOBS SURVIVAL ACT has hit a MAJORITY!!!**

**Majority see SBJSA as the best solution to save our  
small businesses and end Crisis**

**Dateline, New York City, October 27th, 2015** As of today, the [SMALL BUSINESS JOBS SURVIVAL ACT](#), a historic bill currently in the NYC Council that would give rights to all commercial tenants to negotiate fair lease terms when their leases expire, has hit a majority with 26 NYC Council Members signed on.

What this means is that if the bill were to come for a vote today on the NYC Council floor, it would easily pass and within 180 days, every small business in NYC would finally have the basic protections any residential tenant already has. However, the fight is far from over. In order for the **SBJSA** to come to the floor for a vote, the Chairman of the Committee on Small Business, Council Member Robert Cornegy, must allow the **SBJSA** to have a Public Hearing. This is an opportunity for all sides to have their voices heard. Our city's small business owners face a crisis to survive and are entitled to an honest debate. And yet, Chairman Cornegy remains silent.

The real estate lobby wants to keep the status quo which has reaped huge windfall profits over the past decades. The only way to stop the **SBJSA** is to give the media, public and legislators misinformation such as the **SBJSA** is commercial rent control and the bill has legal issues. This inane rhetoric is a weak attempt to spin the **SBJSA** in a controversial light. The **SBJSA** is not commercial rent control. The city's small business owners do not want Commercial Rent Control, they want to keep government out of the decision making process and on the sidelines during the lease renewal negotiation process. Under the **SBJSA**, the only voices to be heard in the bargaining process would be between the tenant and landlord, and from a mediator if they fail to mutually agree on terms of the new lease. If the mediation process fails to achieve a mutual agreement between the parties, then an arbitrator would be included. No government formulas are ever involved.

The **SBJSA** is simply a legal mechanism that would allow existing commercial tenants to negotiate the renewal of their lease on equal terms as the landlord. The **SBJSA** does not dictate terms of new leases nor does it dictate terms of the market. The bill calls for Arbitration if the parties can't agree to new terms. Arbitration is the most commonly used practice to resolve disputes by big government, corporations, unions, sports, and individuals contracts like cell phones.

The unsubstantiated accusations that the **SBJSA** has legal problems, was disproved decades ago when the legal scrutiny of the bill was upheld time and again. This false claim was proven as nothing but a bogus "legal roadblock" with no legal merit.

Small businesses in NYC are in a crisis. This crisis is being borne by existing and successful small businesses who live under the sword of being forced out of their business by exorbitant rent hikes, landlord's passing on tax burdens, cruel short leases and under the table cash extortion. The **SBJSA**

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puts an end to all of these hardships and ensures that the backbone of the NYC local economy is given a fair chance to continue their success by allowing them fair and just lease terms.

The majority of NYC Council Members agree that this crisis has gone on long enough and it's time to say no to greed, real estate speculation, the destruction of our local neighborhood economies and preserve the character of our great City.

Small businesses are the backbone of our city's economy and the primary job creators. The **SMALL BUSINESS JOBS SURVIVAL ACT** will end economic inequality and give businesses rights to survive - let's not waste any more time chasing phantasms with talk of 'commercial rent control', it's time to talk about the real issue: Why is giving small business owners basic rights and a measure of respect, appreciation and dignity so hard for the remaining Council Members to support? It's time for the public to weigh in, it's time for facts not fiction, and it's long past time to pass the **SMALL BUSINESS JOBS SURVIVAL ACT** and **TakeBackNYC**.

\*\*\***TakeBackNYC** is a direct action political lobbying organization representing a coalition of small business owners, residents, and advocacy groups formed with one goal, and one goal only: Empower and protect the rights of NYC small business owners. [www.takebacknyc.nyc](http://www.takebacknyc.nyc)