

Tues. Jan. 24

TO: Senator Dole
FR: Kerry

RE: Building Owners and Managers Association
Tuesday, January 24
J.W. Marriott Hotel

*Audience of approximately 200-250 BOMA members.

*They're looking for 10-15 minutes of remarks. Their top issues include regulatory reform, and capital gains tax cut.

SPEAK

TUES, JAN. 24
J.W. MARRIOTT HOTEL
8:30-9:30 am
\$ 2,000 honorarium

BUILDING OWNERS AND MANAGERS ASSOCIATION INTERNATIONAL

BOMA

January 5, 1995

The Honorable Bob Dole
Senate Majority Leader
141 Hart Senate Office Building
Washington, D.C. 20510

Attention: Ms. Yvonne Costello

Dear Mr. Leader::

The owners and managers of the nation's commercial real estate respectfully request your participation as the Keynote Speaker at our annual Legislative Briefing on Tuesday, January 24, here in Washington, D.C. This Briefing will be held from 8:30 - 9:30 a.m. at the J.W. Marriott Hotel.

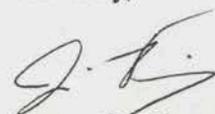
The members of BOMA International are directly responsible for over 6 billion square feet of commercial office space. We are the nation's office providers, and we are gathering to discuss the significant industry issues that will be taken up by the 104th Congress.

Five considerations for your participation:

- * The BOMA audience controls virtually every major U.S. office building -- from the Empire State Building to the Transamerica Tower.
- * BOMA member buildings house over one-third of the nation's workforce.
- * Commercial real estate anchors America's downtowns.
- * Your remarks will greatly assist in focusing Real Estate's '95 agenda.
- * Our economic resurgence is directly affected by your success.

I will be in contact with your office soon to discuss this invitation. In the meantime, please contact me at (202) 408-2684 if you have any questions.

Sincerely,


James C. Dinagar
Vice President
Government and Industry Affairs

P.S. In lieu of an honorarium for your appearance, we are prepared to make a \$2,000 contribution to the charity of your choice.

Reaching New Heights



BOMA INTERNATIONAL
88th Annual Convention and
The Office Building Shows
June 25 - 28, 1995
Denver, Colorado

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**SENATOR BOB DOLE
TALKING POINTS
BUILDING OWNERS AND MANAGERS**

***THANK YOU. I'VE SPOKEN TO
YOUR ASSOCIATION MANY TIMES
BEFORE. BUT THIS IS THE FIRST
TIME I'VE BEEN ABLE TO WELCOME
YOU TO A WASHINGTON WHERE
BOTH SIDES OF CAPITOL HILL WERE
CONTROLLED BY REPUBLICANS.**

**IN FACT, NOW THAT THE
CAPITOL IS UNDER NEW**

**MANAGEMENT, NEWT AND I WERE
THINKING OF JOINING YOUR
ASSOCIATION.**

*** BUT OF COURSE THE TRUE
OWNERS OF THE CAPITOL ARE THE
AMERICAN PEOPLE. AND THE GOAL
OF THE 104TH CONGRESS IS TO
GIVE GOVERNMENT BACK TO THE
PEOPLE.**

*** WE GOT OFF TO A GOOD START
WHEN BOTH THE HOUSE AND**

**SENATE PASSED LEGISLATION
WHICH SAYS THAT CONGRESS
MUST LIVE UNDER THE LAWS WE
IMPOSE ON EVERY ONE ELSE.**

*** AND THE NEXT TWO ITEMS ON
THE SENATE CALENDAR ARE
LEGISLATION TO END UNFUNDED
MANDATES, AND THE BALANCED
BUDGET AMENDMENT.**

***I BELIEVE BOTH THESE WILL
PASS, BUT THE DEMOCRATS ARE
NOT GOING TO GIVE GOVERNMENT
BACK TO THE PEOPLE WITHOUT A
FIGHT.**

***THOSE OF YOU WHO WATCHED
C-SPAN LAST WEEK, WERE
TREATED TO HOURS AND HOURS OF
MY FRIEND SENATOR BYRD
DETAILING HOW CICERO WOULD
HAVE OPPOSED THE BALANCED**

BUDGET AMENDMENT.

*** BUT SENATOR THURMOND
DISAGREES--AND SINCE HE WAS A
CHILDHOOD FRIEND OF CICERO'S,
I'M STICKING WITH HIM.**

*** TONIGHT OF COURSE, THE
PRESIDENT WILL BE COMING UP TO
CAPITOL HILL TO DELIVER HIS
STATE OF THE UNION ADDRESS.**

*** I UNDERSTAND THE PRESIDENT
HAS BEEN GETTING A LOT OF FREE**

**ADVICE LATELY, AND WITH THAT IN
MIND, I THOUGHT I'D TAKE A FEW
MINUTES TO PASS ALONG MY
THOUGHTS.**

***I WOULD SIMPLY SUGGEST
THAT THE PRESIDENT PUT
PARTISAN DIFFERENCES ASIDE, AND
JOIN THE REVOLUTION THAT IS
SWEEPING ACROSS AMERICA.**

***I HOPE THE PRESIDENT SHARES
THE REPUBLICAN'S GOAL OF**

**FUNDAMENTALLY CHANGING THE
FEDERAL-STATE RELATIONSHIP BY
SHIFTING GOVERNMENT POWER
FROM THE BUREAUCRATS ON
PENNSYLVANIA AVENUE, DC TO
THE PEOPLE ON MAIN STREET, USA.**

***AND THAT'S WHY ITS SO
FITTING THAT FOR THE FIRST TIME,
THE REPUBLICAN RESPONSE WILL
BE DELIVERED FROM OUTSIDE OF
WASHINGTON, D.C. GOVERNOR**

**CHRISTINE TODD WHITMAN OF NEW
JERSEY WILL BE SPEAKING FROM
HER OFFICE IN TRENTON.**

*** GOVERNOR WHITMAN, OF
COURSE, IS A RISING STAR IN THE
REPUBLICAN PARTY, AND SHE
MIGHT MAKE SOMEONE A GREAT
VICE PRESIDENT.**

*** JUDGING FROM MEDIA
REPORTS, THE PRESIDENT WILL
ALSO PROMOTE HIS SO-CALLED**

**MIDDLE-CLASS BILL OF RIGHTS.
HE'S ENTITLED TO DO THAT, BUT I
HOPE HE WILL ALSO TALK ABOUT
THE REAL BILL OF RIGHTS -- THE
ONE IN THE UNITED STATES
CONSTITUTION -- AND
PARTICULARLY THE TENTH
AMENDMENT.**

***THE TENTH AMENDMENT READS
AS FOLLOWS: "THE POWERS NOT
DELEGATED TO THE UNITED STATES**

**BY THE CONSTITUTION, NOR
PROHIBITED BY IT TO THE STATES,
ARE RESERVED TO THE STATES,
RESPECTIVELY, OR TO THE PEOPLE"
-- AND I UNDERSCORE THE WORD
"PEOPLE."**

*** AS I'VE SAID BEFORE,
AMERICANS ARE DEMANDING A
NATION MADE MORE FREE BY
INSISTING ON A GOVERNMENT
THAT IS MORE LIMITED. AND**

**THAT'S WHAT THE TENTH
AMENDMENT IS ALL ABOUT.**

*** AND THAT'S WHAT THE
DEBATE ON THE UNFUNDED
MANDATES LEGISLATION IS ALL
ABOUT -- RETURNING POWER TO
THE STATES, AND TO THE PEOPLE.
THE FIRST THING THE PRESIDENT
COULD DO TONIGHT IS TO URGE HIS
DEMOCRATIC ALLIES IN CONGRESS
TO PROMPTLY GET THIS**

**LEGISLATION THAT NEARLY ALL OF
THEM ALREADY SUPPORT TO HIS
DESK. NO MORE DELAY, NO MORE
POLITICS.**

***REPUBLICANS KNOW A LITTLE
BIT ABOUT DELAY, TOO. BUT AT
LEAST OVER THE PAST TWO YEARS,
WE WERE DELAYING LEGISLATION
WE OPPOSED. THE DEMOCRATS
ARE DELAYING LEGISLATION THEY
SAY THEY SUPPORT.**

*** DURING THE NEXT TWO YEARS,
THE REPUBLICAN CONGRESS WILL
ALSO ROLL BACK FEDERAL
PROGRAMS, LAWS AND
REGULATIONS, PUTTING
EVERYTHING FROM A TO Z UNDER
THE MICROSCOPE. WE WILL PUSH
FOR WELFARE REFORM THAT HELPS
END THE CYCLE OF GOVERNMENT
DEPENDENCY. AND WE WILL CUT
TAXES, AN EFFORT I SUSPECT WILL**

**DRAW A LOT OF BIPARTISAN
COOPERATION.**

*** BUT I WOULD AGAIN URGE THE
PRESIDENT TO AVOID LABELLING
AMERICANS BY "CLASS" WHEN IT
COMES TO TAX CUTS. WE SHOULD
BE TALKING ABOUT CREATING
MORE OPPORTUNITIES AND MORE
FREEDOM FOR ALL AMERICANS.**

*** AND THERE AREN'T MANY TAX
CUTS THAT CREATE MORE**

**FREEDOM AND MORE OPPORTUNITY
THAN A CAPITAL GAINS TAX CUT.**

***I SUSPECT THE PRESIDENT MAY
ALSO TOUCH UPON FOREIGN
POLICY TONIGHT...AND WHILE I
KNOW THAT IS NOT ON YOUR LIST
OF LEGISLATIVE PRIORITIES, I THINK
AMERICA'S ROLE IN THE WORLD IS
IMPORTANT TO EVERYONE.**

***AMERICANS KNOW THAT OUR
NATION IS NOW THE ONLY GLOBAL**

**POWER ON EARTH. AND
AMERICANS KNOW THAT THE END
OF THE COLD WAR DID NOT MEAN
THE END OF CHALLENGES TO
AMERICAN INTERESTS -- ON THE
KOREAN PENINSULA, IN THE
PERSIAN GULF, AND ON OUR
SOUTHERN BORDER. THE END OF
THE COLD WAR ALSO DID NOT
MEAN THE END OF THE NEED FOR**

AMERICAN LEADERSHIP IN WORLD AFFAIRS.

***IN MY VIEW, THE AMERICAN
PEOPLE DO NOT WANT AMERICAN
LIVES RISKED FOR ADVENTURES IN
HAITI, SOMALIA OR RWANDA.
THEY WANT AMERICAN
LEADERSHIP TO PROTECT OUR
INTERESTS -- NOT THE
SUBORDINATION OF AMERICAN
SOVEREIGNTY TO FORWARD THE**

**INTERESTS OF UNITED NATIONS
BUREAUCRATS. THE PRESIDENT
CAN AFFIRM HIS SUPPORT FOR THE
PRINCIPLE OF PUTTING AMERICA'S
INTERESTS FIRST BY PUBLICLY
ENDORING THE "PEACE POWERS
ACT" TO PLACE LIMITS ON U.S.
PARTICIPATION IN MULTILATERAL
OPERATIONS, AND TO ENSURE
THAT AMERICAN SOLDIERS ARE**

**NEVER UNDER THE COMMAND OF
BOUTROS BOUTROS GHALI.**

***AGAIN, IT'S A PLEASURE TO
WELCOME YOU TO WASHINGTON,
AND I HOPE YOU'LL BE ON THE
HILL, TELLING YOUR MEMBERS TO
SUPPORT OUR EFFORTS TO GIVE
GOVERNMENT BACK TO THE
PEOPLE.**