

RESOLUTION NO. 147-2008

Adopted December 16, 2008

AUTHORIZING A GRANT AGREEMENT WITH THE JAPANTOWN TASKFORCE, A CALIFORNIA NONPROFIT PUBLIC BENEFIT CORPORATION, IN AN AMOUNT NOT TO EXCEED \$56,700, TO FACILITATE THE COMPLETION OF THE FORMATION OF THE JAPANTOWN COMMUNITY BENEFITS DISTRICT AND AUTHORIZING A PERSONAL SERVICES CONTRACT WITH THE JAPANESE COMMUNITY YOUTH COUNCIL, INC., A CALIFORNIA NONPROFIT PUBLIC BENEFIT CORPORATION, TO SERVE AS FISCAL AGENT TO THE JAPANTOWN TASKFORCE FOR A TWELVE- MONTH PERIOD FROM DECEMBER 17, 2008 TO DECEMBER 16, 2009; WESTERN ADDITION REDEVELOPMENT PROJECT AREA A-2

BASIS FOR RESOLUTION

1. On December 7, 2004, by Resolution No. 142-2004, the Redevelopment Agency of the City and County of San Francisco ("Agency") authorized a Personal Services Contract with New City America, Inc., a California corporation ("New City"), to investigate the feasibility of forming one or more property based business improvement districts in the Fillmore Jazz Preservation District and Japantown.
2. In August 2006, the San Francisco Board of Supervisors ("BOS") approved the formation of the Fillmore Jazz Preservation District Community Benefits District ("CBD").
3. On June 5, 2007, by Resolution No. 50-2007, the Agency Commission authorized a First Amendment to the Personal Services Contract with New City, to extend the contract term from June 7, 2007 to December 31, 2008 in connection with establishing a business improvement district in Japantown.
4. Due to delays beyond New City's control including the steering committee's decision to postpone formation activities, New City will be unable to complete all of its contractual obligations in Japantown before the contract expires.
5. In general, the business improvement district functions as an organizing and financing mechanism used by property owners to maintain the vitality of retail and commercial areas. Special assessment funds are collected by the City then turned over in their entirety to the business improvement district. These funds can be used to purchase supplemental services such as maintenance, sanitation, promotions and special events, and/or for capital improvements such as street furniture, trees, signage and special lighting, and façade improvements.

6. Formation of a business improvement district requires a lengthy community-driven process that includes the BOS issuance of a Resolution of Intent, and ultimately culminates in a majority weighted vote of affected property owners.
7. In July of 2008, the Japantown Taskforce resumed its efforts toward the formation of the business improvement district and began to work with the City Planning Department, through its Better Neighborhoods Plan process, the Department of Economic and Workforce Development, and New City to continue the formation of a Japantown CBD.
8. The Japantown Taskforce has requested funding from the Agency to continue the work started by New City to create the business improvement district.
9. Agency staff desires to enter into a grant agreement with the Japantown Taskforce in an amount not to exceed \$56,700 and a personal services contract with the Japanese Community Youth Council, Inc. in an amount not to exceed \$6,300 to provide fiscal agent services to the Japantown Taskforce to facilitate the completion of the CBD formation process for a twelve-month term from December 17, 2008 to December 16, 2009.
10. Formation and implementation of the business improvement district pursuant to the grant agreement will result in capital improvements within public rights-of-ways, façade improvements, and maintenance or repair of existing facilities that are categorically exempt from the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines Section 15301. Planning and feasibility studies leading to formation of the business improvement district are statutorily exempt from CEQA pursuant to CEQA Guidelines Section 15262. Non-construction implementation activities of the business improvement district for promotions and special events, formation and administration of the business improvement district, and contracting with a fiscal agent for the Japantown Taskforce, are not CEQA projects pursuant to CEQA Guidelines Section 15378(b)(5). None of these activities would cause any significant physical change in the environment.

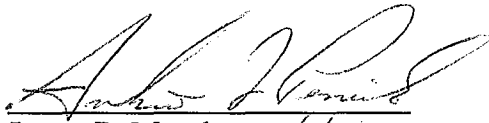
RESOLUTION

ACCORDINGLY, IT IS RESOLVED BY the Redevelopment Agency of the City and County of San Francisco that, for the purposes of facilitating the completion of the formation of the Japantown Community Benefits District, the Executive Director is authorized to execute:

- (1) A Grant Agreement with the Japantown Taskforce, a California nonprofit public benefit corporation, in an amount not to exceed \$56,700, for a twelve-month term beginning December 17, 2008 through December 16, 2009, to complete the work associated with the completion of a Japantown business improvement district; and

- (2) A Personal Services Contract with the Japanese Community Youth Council, Inc., a California nonprofit public benefit corporation, in an amount not to exceed \$6,300, to provide fiscal agent services for a twelve-month term beginning December 17, 2008 through December 16, 2009, substantially in the form lodged with the Agency General Counsel.

APPROVED AS TO FORM:


for James B. Morales 12/14/08
Agency General Counsel