
REDEVELOPMENT AGENCY

of the

City and County of San Francisco



Gavin Newsom, Mayor

Ramon Romero, President
Rick Swig, Vice President
Francee Covington
London Breed
Linda A. Cheu
Leroy King
Darshan Singh

Fred Blackwell, Executive Director
Gina E. Solis, Commission Secretary



CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.sfgov.org/sfra
LIVE BROADCAST KPOO 89.5 FM

A G E N D A
Tuesday, October 6, 2009 • 4:00 p.m.

ACCESSIBLE MEETING POLICY

For additional information about the Agenda items, visit the Agency's web site to access staff reports and relevant materials – www.sfgov.org/sfra

1. The meeting/hearing will be held in City Hall, Room 416, 1 Dr. Carlton B. Goodlett Place, San Francisco. The room is wheelchair accessible and has accessible seating for persons with disabilities and those using wheelchairs.
 2. The closest accessible BART station is Civic Center, three blocks from City Hall. Accessible MUNI lines serving this location are: #47 Van Ness, #49 Van Ness, #71 Haight/Noriega, #5 Fulton, #21 Hayes, # 6 Parnassus, #7 Haight, the F Line to Market and Van Ness and any line serving the Metro Stations at Van Ness and Market and at Civic Center. For more information about MUNI accessible services, call 415-673-6142.
 3. There is accessible parking across from City Hall at the Civic Center Garage.
 4. The following services are available by calling the Redevelopment Agency at (415) 749-2400 at least 72 hours prior to the meeting/hearing: American Sign Language interpreters, use of a reader during a meeting, or a sound enhancement system. Following a meeting minutes can be made available by audiocassette tape or alternative formats.
 5. Requests for language interpreters at a meeting must be received at least 72 hours in advance of the meeting to help ensure availability. Please contact the Redevelopment Agency at (415) 749-2400.
 6. In order to assist the Agency's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the Agency to accommodate these individuals.
-

REGULAR MEETING AGENDA

PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION, FILL OUT A "SPEAKERS CARD" PROVIDED BY THE AGENCY SECRETARY, AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.

1. Recognition of a Quorum
2. Report on actions taken at previous Closed Session meeting, if any.
3. Matters of Unfinished Business: None
4. Matters of New Business:

CONSENT AGENDA

Estimated time: 5 minutes

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY COMMISSION, AND WILL BE ACTED UPON BY A SINGLE VOTE OF THE COMMISSION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A MEMBER OF THE COMMISSION OR THE PUBLIC SO REQUESTS, IN WHICH EVENT THE MATTER SHALL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED AS A SEPARATE ITEM:

- (a) Approval of Minutes: Meeting of August 18, 2009
- (b) Approval of Minutes: Meeting of September 1, 2009
- (c) Authorizing a First Amendment to the Exclusive Negotiations Agreement and a First Amendment to the Predevelopment Loan Agreement with 474 Natoma, LLC, a California limited liability company, to extend the Schedule of Performance through August 21, 2010; South of Market Redevelopment Project Area; Citywide Tax Increment Housing Program. (Resolution No. 103-3009)
- (d) Authorizing a First Amendment to the Personal Services Contract with Westcoast Maintenance Service, a sole proprietorship, to increase the budget by \$60,000, for a total contract amount not to exceed \$167,938, to provide cleaning, maintenance and related services; All Redevelopment Project Areas and Citywide Housing Sites. (Resolution No. 104-2009)

Action Taken: _____

REGULAR AGENDA

Staff presentation estimated time: 5 minutes

- (e) Authorizing a Designated Period for Two Years Additional Service Credit under CalPERS and Certifying Compliance with California Government Code Section 20903. (Resolution No. 105-2009)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (f) Authorizing a First Amendment to the Legal Services Contract with Shute, Mihaly & Weinberger LLP to provide specialized legal services primarily related to public trust and state park issues in the Candlestick Point Area of the Bayview Hunters Point and Hunters Point Shipyard Redevelopment Project Areas in the amount of \$200,000, for a total contract amount not to exceed \$450,000; Bayview Hunters Point and Hunters Point Shipyard Redevelopment Project Areas. (Resolution No. 106-2009)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (g) Authorizing a First Amendment to the personal services contract with Renaissance Entrepreneurship Center, a California nonprofit corporation, to extend the term for one year to September 15, 2010, and increase the contract amount by \$155,865, for a total aggregate amount not to exceed \$225,865, for outreach, coordination, and support services to the Bayview Merchants Association; Bayview Hunters Point Redevelopment Project Area. (Resolution No. 107-2009)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (h) Approving An Amendment Of The Agency's Fiscal Year 09/10 Budget To (1) Increase Expenditure Authority For Additional Grant Reimbursements From The U.S. Department Of Commerce, Economic Development Administration; (2) To Increase Expenditure Authority For Additional HOPWA Funds; (3) To Allocate \$28.6 Million For Payment To The Educational Revenue Augmentation Fund; (4) To Increase The Amount Of Bond Proceeds To Be Received By The Agency In An Additional Aggregate Principal Amount Not To Exceed \$28.0 Million; (5) To Amend The Agency's Fiscal Year 2009-10 Statement Of Indebtedness To Conform To The Changes In The Budget As Set Forth In The Supplemental Appropriations Request And Corresponding Obligations. (Resolution No. 108-2009)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (i) Approving Amendments To The Yerba Buena Center Redevelopment Plan To Extend By One Year The Time Limit On The Effectiveness Of The Plan Pursuant To Section 33331.5 of the Community Redevelopment Law and To Extend Tax Increment Authority For Affordable Housing Funding Pursuant To Sections 33333.7 (Senate Bill No. 2113) and 33333.8 and Authorizing Transmittal To The Board Of Supervisors Of The City And County Of San Francisco; Yerba Buena Center Redevelopment Project Area. (Resolution No. 109-2009)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (j) Authorizing a Letter Agreement with the Mayor's Office of Housing in an amount not to exceed \$2,253,745 to provide funding to Hunters View Associates, L.P., a California Limited Partnership, for the HOPE SF revitalization project Hunters View, Middle Point and West Point Roads (Block 4624, Lots 3, 4 & 9 and Block 4720, Lot 27) and making environmental findings pursuant to the California Environmental Quality Act; Bayview Hunters Point Redevelopment Project Area; Citywide Tax Increment Housing Program. (Resolution No. 110-2009)

Action Taken: _____

5. **Matters not appearing on Agenda**
6. **Persons wishing to address the members on non-Agenda, but Agency related matters.**
 - *This portion of the Agenda is not intended for debate or discussion with the Commission or Staff.*
 - *Please simply state your business or matter you wish the Commission or staff to be aware of.*
 - *It is not appropriate for Commissioners to engage in a debate or respond on issues not properly set in a publicly-noticed meeting agenda.*
 - *If you have questions or would like to bring a matter to the Commissions attention, please contact the Commission Secretary after the meeting or at Gina.Solis@sfgov.org.*
7. **Report of the President**
8. **Report of the Executive Director – Update on the Hugo Hotel**
9. **Commissioners' Questions and Matters**
10. **Closed Session**
11. **Adjournment**

REDEVELOPMENT AGENCY of the City and County of San Francisco



Gavin Newsom, Mayor

Ramon Romero, President
Rick Swig, Vice President
London Breed
Linda A. Cheu
Francee Covington
Leroy King
Ramon E. Romero
Darshan Singh




Fred Blackwell, Executive Director
Gina E. Solis, Commission Secretary

DECLARATION OF AGENCY SECRETARY

I, GINA E. SOLIS, declare

1. I am the Secretary of the Redevelopment Agency of the City and County of San Francisco.(Agency).
2. Pursuant to California Government Code Section 54954.2 regarding the posting requirements for the Agency Meeting Agenda, on Tuesday, October 6, 2009 at 4:00 p.m., I personally posted a copy of the Agency's Agenda on Friday, October 2, 2009, immediately outside Room 416 at City Hall, 1 Dr. Carlton B. Goodlett Place, San Francisco, California and on the Agency's website, www.sfgov.org/sfra.
3. Attached to this Declaration and made a part hereof is a copy of said Agenda so posted as aforesaid.
4. I declare under penalty of perjury that the foregoing is true and correct and I executed this Declaration on Friday, October 2, 2009.


Gina E. Solis
Agency Secretary