
REDEVELOPMENT AGENCY

of the

City and County of San Francisco



Gavin Newsom, Mayor

Rick Swig, President
Darshan Singh, Vice President
London Breed
Miguel M. Bustos
Francee Covington
Leroy King

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, June 15, 2010 • 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.
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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. UNLESS AN EXTENSION OF TIME IS GRANTED, REMARKS ARE LIMITED TO THREE (3) MINUTES.

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: 10 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) Authorizing a 2010-2011 Fiscal Agent Agreement with the County of Marin in an amount not to exceed \$363,200 from July 1, 2010 to June 30, 2011; Housing Opportunities for Persons with AIDS Program. (Resolution No. 74-2010)
- (b) Authorizing a 2010-2011 Fiscal Agent Agreement with the County of San Mateo in an amount not to exceed \$871,100 from July 1, 2010 to June 30, 2011; Housing Opportunities for Persons with AIDS Program. (Resolution No. 75-2010)
- (c) Approving a Letter Agreement with the San Francisco Office of the Assessor-Recorder for \$120,008 to provide priority assessment services; Mission Bay North and South Redevelopment Areas. (Resolution No. 76-2010)
- (d) Making findings required by Section 33445 of the Community Redevelopment Law to allow the Agency to fund the rehabilitation of Building 813 located on Parcel D-2 of the Hunters Point Shipyard redevelopment project area and authorizing the submission of a resolution making the same findings for consideration by the City and County of San Francisco Board of Supervisors; Hunters Point Shipyard Redevelopment Project Area. (Resolution No. 77-2010)

- (e) Making findings required by Section 33445 of the California Health and Safety Code to allow Agency funding of a Public Art Project at the Hunters Point Shipyard Redevelopment project area and authorizing the submission of a resolution making the same findings for consideration by the San Francisco Board of Supervisors; Hunters Point Shipyard Redevelopment Project Area. (Resolution No. 78-2010)
- (f) Authorizing a Housing Opportunities for Persons With AIDS Supportive Services Agreement with Dolores Street Community Services, a California nonprofit public benefit corporation, in an amount not to exceed \$1,438,050, for July 1, 2010 to June 30, 2013, contingent upon program considerations, availability of funds and performance, for the Richard M. Cohen Residence, located at 220 Dolores Street, to provide program operating and service costs for people living with HIV/AIDS; Housing Opportunities for Persons With AIDS Program. (Resolution No. 79-2010)
- (g) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Maitri, a California nonprofit public benefit corporation, in an amount not to exceed \$1,476,501, for July 1, 2010 to June 30, 2013, contingent upon program considerations, availability of funds and performance, for its residential care facility located at 401 Duboce Street, to provide program operating and service costs for people living with HIV/AIDS; Housing Opportunities for Persons with AIDS Program. (Resolution No. 80-2010)
- (h) Authorizing a Housing Opportunities for Persons With AIDS Supportive Services Agreement With Larkin Street Youth Services, a California nonprofit public benefit corporation, in an amount not to exceed \$1,044,432, for July 1, 2010 to June 30, 2013, contingent upon program considerations, availability of funds and performance, for its Assisted Care Facility at 129 Hyde Street to provide program operating and service costs for youth living with HIV/AIDS; Housing Opportunities for Persons With AIDS Program. (Resolution No. 81-2010)
- (i) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Catholic Charities/Catholic Youth Organization, a California nonprofit public benefit corporation, in an amount not to exceed \$4,980,858, for July 1, 2010 to June 30, 2013, contingent upon program considerations, availability of funds and performance, for the Leland House, located at 141 Leland Avenue, to provide program operating and service costs for people living with HIV/AIDS; Housing Opportunities for Persons with AIDS Program. (Resolution No. 82-2010)
- (j) Authorizing a Housing Opportunities for Persons with AIDS Supportive Services Agreement with Catholic Charities/Catholic Youth Organization, a California nonprofit public benefit corporation, in an amount not to exceed \$2,187,951, for July 1, 2010 to June 30, 2013, contingent upon program considerations, availability of funds and performance, for the Peter Claver Community Facility located at 1340 Golden Gate Avenue, to provide program operating and service costs for people living with HIV/AIDS; Housing Opportunities for Persons With AIDS Program. (Resolution No. 83-2010)

Action Taken: _____

REGULAR AGENDA

Staff presentation estimated time: 10 minutes

- (k) Approving proposed changes to the Budget for the period July 1, 2010 through June 30, 2011 and, authorizing the Executive Director to submit the Budget to the Mayor's Office and the Board of Supervisors. (Resolution No. 84-2010).

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (l) Authorizing a Tax Increment Loan Agreement with 150 Otis Associates L.P., a California limited partnership, for a loan in an amount not to exceed \$5,000,000, for the predevelopment and construction of up to 75 units of very low income supportive rental housing for formerly homeless veterans and one manager's unit at 150 Otis Street, and adopting the Final Negative Declaration and environmental findings pursuant to the California Environmental Quality Act; Citywide Tax Increment Housing Program. (Resolution No. 85-2010)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (m) **Public Hearing to hear all persons interested in the disposition of the Agency's interest in the land at the southwest corner of Golden Gate Avenue and Franklin Street, 701 Golden Gate Avenue, APN Block 768, Lot 13, through a Ground Lease Agreement with MHRSC, L.P., a California Limited Partnership**

Authorizing a Ground Lease and A Tax Increment Loan Agreement in an amount not to exceed \$15,465,000 with MHRSC, L.P., a California Limited Partnership, for the development of Mary Helen Rogers Community, 100 units of very low-income senior rental housing on Central Freeway Parcel C, Southwest corner of Golden Gate Avenue and Franklin Street, and making environmental findings pursuant to the California environmental quality act; Citywide Tax Increment Housing Program. (Resolution No. 86-2010)

Action Taken: _____

AGENDA ITEMS 4(n) & (o) WILL BE PRESENTED TOGETHER, BUT ACTED ON SEPARATELY

Staff presentation estimated time: 15 minutes

- (n) Conditionally approving a schematic design proposed by Folsom Essex LLC, a California limited liability corporation, and granting variations from the parcel dimensions, open space, retail depth and bike parking requirements of the development controls and design guidelines for the Transbay redevelopment project area for the development of approximately 120 units of very low-income supportive rental housing, Transbay block 11a, southeast corner of Folsom and Essex streets, and adopting environmental findings pursuant to the California environmental quality act; Transbay redevelopment project area. (Resolution No. 87-2010)

Action Taken: _____

- (o) Authorizing a First Amendment to the Exclusive Negotiations Agreement with Folsom Essex LLC, a California limited liability corporation, to revise the schedule of performance for the development of approximately 120 units of very low-income supportive rental housing, Transbay Block 11A, southeast corner of Folsom and Essex Streets; Transbay Redevelopment Project Area. (Resolution No. 88-2010)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (p) Authorizing a Second Amendment to the Predevelopment Loan Agreement with Third and LeConte Associates, L.P., a California limited partnership, to increase the aggregate amount by \$2,237,250, for a total loan amount not to exceed \$4,049,309, for the development of 73 units of very low-income, rental supportive housing at 6600 Third Street; Bayview Hunters Point Redevelopment Project Area. (Resolution No. 89-2010)

Action Taken: _____

Staff presentation estimated time: 10 minutes

- (q) Authorizing a Letter Agreement with the San Francisco Department of Public Health in an amount not to exceed \$998,610 to preserve the supply of very low income housing for the formerly homeless by providing operating subsidies and supportive services; Citywide Tax Increment Housing Program. (Resolution No. 90-2010)

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**
9. **Commissioners' Questions and Matters**
10. **Closed Session:** Pursuant to Government Code Section 54957(b) regarding the position of Executive Director
11. **Adjournment**

REDEVELOPMENT AGENCY

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City and County of San Francisco

Gavin Newsom, Mayor



Rick Swig, President
Darshan Singh, Vice President
London Breed
Miguel M. Bustos
Francee Covington
Leroy King

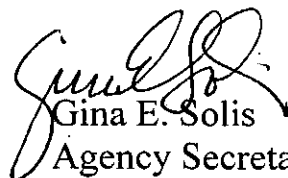
Fred Blackwell, Executive Director
Gina E. Solis, Commission Secretary



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, June 15, 2010 at 4:00 p.m., a copy of the Agency's Agenda was posted on Friday, June 11, 2010, 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, June 11, 2010.


Gina E. Solis
Agency Secretary