

**MINUTES OF A REGULAR MEETING OF THE
REDEVELOPMENT AGENCY OF THE CITY AND
COUNTY OF SAN FRANCISCO HELD ON THE
2ND DAY AUGUST OF 2011**

The Commissioners of the Redevelopment Agency of the City and County of San Francisco met in a regular meeting at City Hall, 1 Dr. Carlton B. Goodlett Place, Room 416, in the City of San Francisco, California, at 4:00 p.m. on the 2nd day of August 2011, at the place and date duly established for holding of such a meeting.

President Swig called the meeting to order at 4:00 p.m.

Mr. Swig welcomed members of the public and radio listening audience and asked that all electronic devices including pagers and cellular telephones be turned off during the meeting. Mr. Swig asked members of the public who wished to address the Commission to fill out speaker cards, and to state their names for the record, and to limit their remarks to three minutes. Mr. Swig stated that the appropriate time for members of the public to address the Commission on matters not on the current Agenda, but related to general Agency business, would be Item 6 on the agenda. This portion of the Agenda is not intended for debate or discussion with the Commission or staff, and members of the public should simply state their business or matter they wish the Commission or staff to be aware of, and if they had questions, to follow-up with staff or Commissioners during a break or after adjournment. It is not appropriate for Commissioners to engage in a debate or respond on issues not properly set in a publicly-noticed meeting agenda.

1. RECOGNITION OF A QUORUM

The Commission Secretary announced the presence of a quorum with the following Commissioners present:

Rick Swig, President
Darshan Singh, Vice President
Rosario M. Anaya
Francee Covington
Leroy King
Agnes Briones Ubalde

And the following were absent:

Miguel M. Bustos

Fred Blackwell, Executive Director, and staff members were also present.

- 2. REPORT ON ACTIONS TAKEN AT PREVIOUS CLOSED SESSION MEETING, IF ANY:** No Reportable Action.
- 3. MATTERS OF UNFINISHED BUSINESS:** None.
- 4. MATTERS OF NEW BUSINESS:**

CONSENT AGENDA:

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: Special Meeting of March 29, 2011
- (b) Approval of Minutes: Regular Meeting of April 19, 2011
- (c) Consenting to Olson Lee's participation, as Director of the Mayor's Office of Housing, in Agency-related matters in which he was previously involved. (Resolution No. 94-2011)

Commissioner Singh put forth a motion move Items 4(a) and (b).

President Swig stated that he would like to hear Item 4(c) separately and requested that Item 4(c) be pulled off the Consent Agenda.

ADOPTION: IT WAS MOVED BY COMMISSIONER SINGH, SECONDED BY COMMISSIONER ANAYA, AND UNANIMOUSLY CARRIED, THAT APPROVAL OF MINUTES OF SPECIAL MEETING OF MARCH 29, 2011 AND APPROVAL OF MINUTES OF REGULAR MEETING OF APRIL 19, 2011, BE ADOPTED.

REGULAR AGENDA

- (c) Consenting to Olson Lee's Participation, as Director of the Mayor's Office of Housing, in agency-related matters in which he was previously involved. (Resolution No. 94-2011)

Presenter: Jim Morales, Agency General Counsel

Speakers: Ace Washington

Commissioner Singh stated that the commission will miss Mr. Lee and that he should come and visit when he can. Mr. Singh motioned to move this item.

Commissioner Covington inquired through the Chair to Mr. Morales as to how long Mr. Lee will be with the Mayor's Office of Housing.

General Counsel Morales responded that it would be through the remainder of this year.

President Swig inquired as to whether that was the fiscal or calendar year.

General Counsel Morales responded that it was the calendar year.

Commissioner Covington inquired as to who would be filling in for Mr. Lee at the Agency during his absence.

General Counsel Morales responded that the Executive Director had appointed Sally Oerth to be the Deputy Executive Director for Housing.

Commissioner Covington inquired, as far as Mr. Morales was aware, whether Mr. Lee applied for this position on a permanent basis.

General Counsel Morales responded that that was not his understanding and that he did not believe that he applied for anything, not even the interim appointment, but rather that he was asked.

Commissioner Covington seconded the item.

Commissioner Anaya inquired as to whether there is a job description or certain job requirements for this position and whether they are getting the job requirements called for in the position.

Director Blackwell responded that the job description for Deputy Executive Director for Housing has not changed and that Sally Oerth has been with the Agency for a long time and has been second in command within that unit for the last few years. Mr. Blackwell stated that they were fortunate that someone like Sally is there to step into this position during this period.

Commissioner Anaya inquired as to what Mr. Blackwell believed the impact would be of this change right now to the Agency.

Mr. Blackwell responded that it was interesting that it was happening during the time that the Agency is actually suspended from engaging in new activities and stated that if there were such a thing as “good timing”, in terms of the things that are happening to the Agency as a result of issues at the state-level, this would be it.

President Swig wishes Mr. Lee every success in his temporary assignment and stated that the Agency expects him back on January 1 because it is expected that by that date, the other Agency business will be sorted out and all of the referenced projects that are currently under suspension will be back on full throttle and therefore, Mr. Lee’s assistance, support and guidance will be required on January 1st.

ADOPTION: IT WAS MOVED BY COMMISSIONER SINGH, SECONDED BY COMMISSIONER COVINGTON, AND UNANIMOUSLY CARRIED, THAT RESOLUTION NO. 94-2011, CONSENTING TO OLSON LEE'S PARTICIPATION, AS DIRECTOR OF THE MAYOR'S OFFICE OF HOUSING, IN AGENCY-RELATED MATTERS IN WHICH HE WAS PREVIOUSLY INVOLVED, BE ADOPTED.

Olsen Lee, Director of the Mayor's Office on Housing, expressed his thanks to the Agency for approving the waiver. Mr. Lee stated that, as Mr. Morales and Mr. Blackwell indicated, this is an interim appointment where he will be working on broad affordable housing policies, the work that the Agency has supported extremely well for many years and Mr. Lee stated that he will endeavor to take the things he has learned at the Agency and bring them back to the Mayor's Office. Mr. Lee recalled that he was at the Mayor's Office of Housing 15 years ago, where he left to come and work at the Agency. Mr. Lee thanked the commission for their kind words and said he will be back shortly.

(d) Presentation on Proposed 34th America's Cup by the Office of Economic & Workforce Development

Presenter: Mike Martin, Project Director, America's Cup Project in San Francisco

Speaker: Ace Washington

Commissioner Covington thanked Mr. Martin for his presentation and stated that she appreciated the level of detail that was given and expressed excitement for the entire commission and city about this event. Ms. Covington inquired as to what facilities of the Agency Mr. Martin envisioned being involved in this effort.

Mr. Martin responded that he did not envision any direct Agency facilities being involved. He stated that his understanding was that there is a marina at Pier 40 that neighbors the 30/32 open water area so there would be interest in berthing there, but that would be considered an indirect involvement there.

Commissioner Covington inquired as to his plans regarding workforce development and youth involvement.

Mr. Martin responded that workforce development is something they had been talking to their partners at the America's Cup Event Authority (ACEA) and the America's Cup Race Management for some time now. The challenge of the plan is that there are different sectors—a construction/infrastructure piece that has a certain path and a certain negotiation surrounding it, in terms of how much money will go into Pier 30/32 and what is actually going to be done there and he thought there was a good understanding of what the workforce provisions that apply to that kind of project are. The Host and Venue Agreement calls out some specific provisions related to the Administrative Code, local hire, etc. At the same time, they are working with the ACEA to understand what the profile will be of the events-related opportunities, such as the jobs ramping up to the 2012 events and

then the ramping down, and then the ramping up and down for the 2013 events. Mr. Martin stated that what they want to do is to merge those into a workforce development plan so people can have an understanding of how these things will play out. He wanted to emphasize that the economic benefits of these events will not be limited to their partners but that much of this entails bringing people to San Francisco, not only spectators, but the racing teams themselves, all which are their own syndicate. Therefore, on the workforce piece and the small business piece, they not only want to have a plan for their partners at the ACEA but also figure out how to market themselves to the other opportunities, which is what they are working on with the Small Business Administration and with the Office of Workforce Development. They are trying to figure out what is coming and then figure out how they ramp up to do that. Similarly on youth involvement, at the city level, Mr. Martin indicated that they have been working with Recreation & Parks Department and the Department of Children, Youth and their Families to inventory the leverage opportunities that they have, such as existing programs to teach people to swim, the Regatta float to boat idea of how to use this to ramp up interest in the Bay, interest in water sports, interest in education around sailing, the environment, etc. Their ACEA partners have taken a leading role in working on developing curriculum for schools and developing opportunities for an America's Cup sailing academy, and they want to tie those things together. Mr. Martin added that they want to pull together the inventory he mentioned plus the initiatives that they have taken leadership on, so that people will say, this not only has the top line subject matter but also the depth into the resources they already have here and how they bring those to bear on the America's Cup.

Commissioner Covington stated that she was very pleased to hear about the various activities, especially regarding youth involvement. Ms. Covington encouraged Mr. Martin to come up with a plan of outreach for San Francisco youth, particularly in the southeastern sector of the city in terms of jobs, maybe for high school students or those attending colleges. During that period, a lot of the city's youth will be home from college for the summer. Ms. Covington expressed excitement about the fabulously rich curriculum, such as the physics of sailing for the schools, and she hoped that would come to fruition. As far as the sailing academy, Ms. Covington stated that there is a sailing program at the South Beach Harbor Yacht Club that came before the Agency three years ago and Ms. Covington asked how involved children of color were in that program and she was told that there would be special outreach. Ms. Covington expressed the need for the Agency to stay in touch with Mr. Martin and that he stay in touch with the Agency in terms of their sailing program, which is an ongoing program, because it would be wonderful to create sailors for life. Ms. Covington explained that sailing is a wonderful sport and many kids in the Boston area sail and Ms. Covington expressed interest in seeing that happen in San Francisco. Ms. Covington pointed out that the workforce development part of the program did not seem to be formed quite yet but explained that the Agency has an initiative to employ as many people as possible in as many jobs as possible, particularly those that lead to careers. Ms. Covington inquired if there was a point person in the Agency that Mr. Martin, or whoever is going to be handling the workforce and youth involvement piece, was working with because this is a tremendous

opportunity for the entire community, as well as all of the citizens of the city and county of San Francisco. Ms. Covington added that not everybody gets a chance to go to Newport so it would be nice to get people out and get them jobs, whether it be ticket-taking, or whatever. Ms. Covington asked who the liaison was for the Agency to the larger America's Cup body.

Mr. Martin responded that he was not aware of anyone involved from the Agency, but Rhonda Simmons from the San Francisco Workforce Development Agency and her staff have taken the lead on both the two pieces he described earlier--the construction piece and the events operational piece. The operational piece is the one that is more of a work in progress. He stated that they have a handle on the construction side but still need to understand how they apply that set of principles to the specific projects here. Mr. Martin explained that they still need to figure out what these jobs are going to look like and he believed he would have more to say about that in the coming month or so. Mr. Martin stated that Supervisor Avalos called for a hearing today on that point and they were happy to engage on that dialogue. On the construction side, part of it is figuring out the scope of what is going to happen and then translating that and on the events side, it will be more of an operational approach to find out what the skills are they will need and then figuring out how they get those people with those skills in front of the right people as well as figuring out when it will happen so people know that it is coming.

Commissioner Covington added that in identifying the skills that people need, she said she would go out on a limb and say as a commissioner that in some areas, once those skills are identified, they would be able to commit resources to get those people trained for those jobs that they know are going to be coming online. Ms. Covington stated that these discussions must be ongoing and continuous and it is very important that they maximize as much as possible these opportunities and not let things pass by. Ms. Covington acknowledged what Mr. Martin had said about the ferries being able to still run but inquired about whether private boats and yachts will still be allowed on the Bay or will the amphitheater be closed.

Mr. Martin responded that parts of the Bay will be closed. The Coast Guard will maintain a perimeter around the race area but outside of that there will be regulations that cover how people will move. There will be a notice to boaters for both people in the Bay Area and people coming to the Bay Area that will inform on how things will work, where boaters can pump out their vessel cleanly, etc., and all the things that boaters will need to know, which will be part of the water and air traffic plan that he described. Mr. Martin indicated that there will be a plan that lays out those instructions, but more broadly, they are trying to maximize the ability of people to watch the event from either on the water or on the land.

Commissioner Covington wanted to remind Mr. Martin that the Giants will be in the World Series at about the same time and she wanted to know what the contingency plan will be for how to handle all the millions of people that will be coming to San Francisco to see the Giants as well as the regattas.

Mr. Martin responded that that would be a happy outcome and certainly a challenging one. He stated that the good thing about the sailing events is that they are generally in the afternoon so to the extent the Giants are playing at night; there might be an ability to dance around some of the convergence there. Mr. Martin stated that in Boston, one of the biggest day to watch the Red Sox is when they play on Patriots Day because the Boston Marathon is going on at the same time and that is gridlock in chaos but at the same time, everyone wants to be there so they would try to manage things as best they could and make it a very special day.

Commissioner Covington inquired about the legacy portion or what will be left to San Francisco. Ms. Covington repeated that Mr. Martin had talked about the institutional memory that will be left but requested that he categorize at the end of the event how San Francisco will be improved.

Mr. Martin responded that to articulate that to people over the course of the coming months was exactly their challenge. He stated that a number of things have jumped out to him during this process about how positive a thing this is and much has to do with the transit piece and working with the regional transit operators to really leverage what is there. He mentioned how the clipper card could be someone's passport to all of the event locations so that if they are able to inform people before they come, they don't immediately rent a car at the airport but instead use other forms of transportation to get around. If they can effectively communicate that outwardly for the San Francisco tourism industry, it becomes that much more of a benefit that they can hand over to San Francisco travel or someone else to continue that. Similarly with the bikes, they are very excited about the bike lending library idea which has taken hold in other cities to give people who don't want to wait for the F line today but need to get to the northern part of the waterfront, the opportunity to try out the bike library. If that works out, there is another tourist attraction. The economic drivers of all this is about bringing people to San Francisco and giving them a good experience. Mr. Martin stated that their learning experience in this concentrated process are the legacies that they will have to demonstrate, not only going into the process but coming out as well, so they can look back and say, this is how it worked, this is what made sense and let's build off this for the next large event we are able to attract here to San Francisco.

Commissioner Covington inquired about physical facilities.

Mr. Martin responded that the primary infrastructure that will be built directly associated with the events has to do with Pier 27, the cruise terminal, and then Piers 30, 32 and other different rehab improvements along the port waterfront. Infrastructure-wise they are also seeing on the transportation side a rollout of the E-line, the Embarcadero street car line that will go down to Caltrain and up to Fisherman's Wharf, which they are very excited about. In addition to that, Mr. Martin stated that they are looking at different opportunities to do things like improve the Bay Trail along the northern waterfront and enhance pedestrian transit and bike safety improvements around Fisherman's Wharf in the Jefferson

Street area. That has been a project that has been studied already and they are seeing what elements they can bring forward on their compressed timeline. Aside from the major infrastructure pieces, there will be smaller improvements and tweaks that will be used to help put on the events in an operational manner.

Commissioner Ubalde thanked Mr. Martin for his very informative presentation and echoed Commissioner Covington commendations on educating the commission on the specifics of the plan. Ms. Ubalde requested clarification on what role the Agency will play in terms of helping to provide input and policy recommendations to this plan and to the Office of Economic Development and the America's Cup coordination committee as they move forward with the implementation. Ms. Ubalde inquired as to how they can add value to the discussion because it seems the city has facilities that might have touchpoints around this as well as some of the programs and projects.

Mr. Martin responded that opening this line of communication is extremely helpful for him and the team because they are very excited to get input from people who have expertise in specific areas. Under this compressed timeline, he stated that they cannot be coming up with brand new ideas about things, so it would be extremely helpful if there are facilities and programs such as the linkages to employment that they can build off of. Mr. Martin stated that their goal is to be able to say that they had this engagement and that they took into the account the best thinking possible around the city to create their plans. He added that they do not have a corner on the market on the thinking around this and was happy to start the conversation here and come back as the plans will be coming forward in the fall. Mr. Martin thought there will be flurry of information that they can use. They are very open to the Agency's interest and involvement with everything.

Commissioner Ubalde inquired about whether Mr. Martin was aware of any other transit congestion impacts to the surrounding areas during the day, especially in the afternoons particularly around parking in the financial district because that would be a concern to the retail commercial corridor as well as to the people that live in that area.

Mr. Martin responded that a majority of the 45 meetings have been with groups along the waterfront to hear their specific concerns and quite frankly, their advice on such things as what happens after July 4 when everybody tries to leave at the same time or during Fleet Week when you have so many people cramming the Marina area. They will be conducting a sequel analysis of what they expect the transportation challenges to be and they are using the people plan to be their affirmative strategy for how to address those in a way that improves the event. Mr. Martin stated that it comes back to the America's Cup to getting people out of an automobile or getting them to satellite parking near transit hubs so they can be further away from the immediate frontage of the events but still get to where they need to go in a convenient manner. Much of that will come down to communications by the America's Cup, getting the people the information about what is out there. They are also studying auto restrictions along the waterfront and

the northbound lanes of the Embarcadero and studying those as a full closure so they can find a graded adaptive management strategy. Mr. Martin added that what they would like to do is have as light a touch as possible, perhaps that might be just beefed up parking enforcement in the areas, so that people are not double parking or parking on the sidewalk, but so people can still drive in and get around. What works and what doesn't work is something they will have to learn on the fly but they will have the tools through MTA and through their partners at the parks to hopefully manage the crowds and improve over the course of 2012 and 2013.

Commissioner Ubalde inquired about the environmental impacts or even just to Pier 27. Mr. Martin had referenced that much of the area would be used as the village center for the event and Ms. Ubalde stated that along that pier there are a few retail establishments, as well as a soccer field that has a soccer tot program there. Ms. Ubalde inquired as to what some of the displacement possibilities were of programming for both the retail and commercial efforts around that waterfront area.

Mr. Martin responded that Commissioner Ubalde was correct in that there will be some displacement. They are in a position under the laws surrounding CEQA that they cannot of their own volition take affirmative steps to move people around unless they come to them and ask for their help. Many of the tenants have done that because the port has taken a lead to try to inform them as far as what is coming, helping them identify other port space or other opportunities so that there is not too much of a dislocation from their business. For Mr. Martin and for the OEWD, it comes down to bringing this event here in part for the economic benefits. He stated that they do not want to come out of the gate starting out at a minus because they have hurt businesses from just putting together the event. So they are taking it very seriously and moving as quickly as possible within the bounds of the CEQA analysis described earlier. Mr. Martin stated that they have been engaged with the soccer folks, and with Teatro Tinzani as well, which is right there. Unfortunately, the attraction of that location is the attraction for the America's Cup as well. They are trying to find appropriate locations for all the businesses as quickly as possible, not only to help them but to help the transition when the America's Cup people arrive.

Commissioner Ubalde inquired about the small business perspective and stated that she knew they had a small business strategy within the workforce development and the youth development portion of their strategy. Ms. Ubalde encouraged Mr. Martin to develop some kind of a portion there to ensure that they do have the local small businesses there that could be engaged in any kind of concession or business opportunity. She suggested that they really look locally first and try to focus on ensuring that locally serving small businesses have the first right to bid on whatever potential opportunities there are for jobs as well as providing services and products.

Mr. Martin responded that he thought it would be a bit splintered, that it is not all going to come from one place and so they are looking at a two-way strategy not only in identifying where the opportunities are coming from but trying to help San

Francisco small businesses be ready to market themselves when those opportunities become available.

Commissioner Anaya thanked Mr. Martin for his presentation as well as sending them the information ahead of time. Through the Chair, Ms. Anaya wanted to ask Mr. Martin to submit to the commission the list that they are using for outreach to the different communities, so the Agency can provide some feedback and input. Ms. Anaya also suggested that not only do they talk about the neighborhood but the merchant associations and certainly the small businesses also. Ms. Anaya inquired whether the commission could get the list and how soon could they get it so they can continue the dialogue and the recommendations for additional contacts, etc.

Mr. Martin responded that he would be happy to share that with the commission and would like to make sure they have it updated. He indicated that it's been a busy couple of weeks and they have been in numerous meetings and they are looking for that kind of feedback to make sure they don't have any holes in the people they are talking to.

Commissioner Anaya inquired through the Chair if the commission could get constant information about displacements because it is something that they are very concerned about and the Agency will most likely be hearing from those people that have been displaced. Ms. Anaya indicated that in the documents sent to the commission, Piers 19, 5, 26 & 28 are marked and identified for parking. Ms. Anaya inquired about whether that as the only parking besides private parking that they will have.

Mr. Martin responded no, that parking would only be for ancillary use in those locations and that they are really going to be used for office space. One location that is slated for event parking is C Wall Lot 330, which is the lot right across the street from Piers 30/22 where the Watermark Building is. Aside from that they will be looking at existing parking assets on port property in the general vicinity for event-related cars and then also trying to manage all of that parking availability efficiently so that if people wind up down there they have a place to park their car instead of idling and circling and the city's current park initiative helps with that. Mr. Martin stated that they are seeing what kind of advances they can make out of that which would help people with those issues. Mr. Martin stated that the goal is to try to encourage people to not park as much as possible.

Commissioner Singh inquired about the outreach. Mr. Singh repeated that Mr. Martin had stated that they were going to have 40 meetings with the neighborhood and associations and Mr. Singh asked if they had ever reached the San Francisco Consult of Merchants Association in the city which is the umbrella association for over 23/24 neighborhood associations and they represent the whole city.

Mr. Martin responded that they had not met with that group specifically. They had been working with the Small Business Commission and the Small Business Administration for that type of outreach.

Commissioner Singh stated that the name of the director of the Small Business Commission is Regina Dick-Endrizzi. Mr. Singh inquired as to how many people they expected will be coming to the city for this event.

Mr. Martin responded that they had done a fairly detailed spectator analysis for the EIR and what they are looking at on a peak day is 330,000 spectators. The EIR also states that on a super peak weekend day for a high profile event, the numbers might even go higher than that. Mr. Martin stated that they are in uncharted territory for this type of event because generally it is out at sea and the most that have ever watched on a single day is 60,000 people but they are anticipating a massive increase just because of where and when it is located and how it will be put on.

Commissioner Singh inquired about how the host committees will be selected, if not already done.

Mr. Martin responded that the America's Cup organizing committee, which has a committee roster but also an honorary committee, is doing much of the organizational outreach.

President Swig stated that full disclosure is full disclosure and then divulged the fact to his fellow commissioners that he has been given the opportunity of sitting on the America's Cup organizing committee. Mr. Swig stated that he wanted to discuss first the issue of jobs and outreach to especially the southeastern sector of the community and stated that former supervisor Sophie Maxwell also sits on the organizing committee and she has been a strong proponent and reminder of that as well. Mr. Swig wanted his fellow commissioners to know that that was a focus of the organizing committee. Mr. Swig indicated that it had been discussed that some of the fundraising activities should be targeted to the support of youth jobs, training and embracing those sectors of the community which are less served and less fortunate. Mr. Swig wanted the commission to be assured that there is that focus and to Mr. Washington, with significant focus on the African-American community. Mr. Swig inquired as to whether Mr. Martin had a number or a range for incremental employment directly related to the America's Cup in San Francisco as far as numbers of people to be employed.

Mr. Martin responded that there are numbers out there but he would not feel comfortable about stating them right now because he felt they were based on a broad estimate at the beginning of the process and now they are in the process of refining those numbers. The broad economic analysis that was done in the fall of 2010 claimed that 8800 total jobs could be created but he did not think it was a realistic number at this point.

President Swig stated that it would be important to the commission, especially to Commissioners Anaya and Covington, who have a passion for job creation and development, to know that. Mr. Swig requested that Mr. Martin update them as to when those numbers are being anticipated. Mr. Swig stated that the benefit of sitting in a few committee meetings and hearing things is that one hears things but mostly unofficial and conversational, so for the record he wanted it to be accepted as conversational and not official, the trickle-down effect is that there will be people needed directly for America's Cup activities for everything you can imagine, but the impact on employment and related yet not especially created sectors are going to be incredible. Mr. Swig asked the commission and the audience to imagine the number of jobs being brought into the tourism sector with regard to hotels, restaurants, the truckers who bring the food to the hotels, the transportation sector, etc. Mr. Swig stated that all in all it will be a fantastic windfall for the city and for such an extended period of time because it is really starting right now through 2013. Mr. Swig stated that an event of this magnitude does not happen overnight and a lot of concentrated effort is being done right now to create those jobs. Mr. Swig requested that Mr. Martin continue to advise the commission on those areas. Mr. Swig stated that they are also interested in the impact on redevelopment agency directly related situations. The Agency has a piece of property which is on the pier and Mr. Swig has sat in committee meetings and heard some representatives from state and federal parks, etc. communicating significant concerns about the impact of what could be 300,000 people coming in one day to the waterfront and watching the races. Their concern is that people create wear and tear. The GGNRA is concerned about Crissy Fields, State Parks is concerned about Angel Island, and there is concern about the bay and Fort Mason. There is a little park on that site with a building and they have a significant waterfront with boats. Mr. Swig inquired about the protection that this piece of land and the Agency's assets are going to get as far as the impact of so many people suddenly inhabiting that space. Mr. Swig inquired about what the responsibility is of the event committee or the organizing committee or the city to the Agency as the landowner of that site on the pier.

Mr. Martin responded that their responsibility is the same as with those agencies or other landowners. It is about preparing an appropriate plan for managing the crowds in all forms—public safety, fire and EMS, portapotties, and fencing to keep people off decrepit piers and away from habitat areas. They are engaging it as a comprehensive environmental review process on the CEQA level, a federal NIPA process that will allow them to tie in the Parks Service on federal lands, and also the Parks Event Management Plan, which is a compendium of strategies which does not just revolve around parks but focuses on how to manage public access areas along the full span of the waterfront. Mr. Martin indicated that integrating those planning pieces together is how they prepare the strategy and then work with landowners like the Agency to understand if there are considerations that they need to add or take away to make that plan work correctly.

President Swig stated that there was leadership that day in the room for the benefit of the listening radio audience with regard to the supervision of that land, building

and boat marina and inquired of Mr. Martin as to what his suggestion would be to them with regard to proactively interacting with the event committee or whatever agency to ensure that they are going to be fully covered and indemnified or protected from this massive event.

Mr. Martin responded that as it relates to the planning process they should contact him and he will be able to direct them to the right coordination conversation as they did for a number of different stakeholders along the waterfront. To the extent that there are other considerations to be discussed, he stated that that would be a good starting point.

President Swig reiterated that this was just an informational briefing about this event and that the commission really appreciates that Mr. Martin came by to give the short presentation on what is probably a 10-year education that is being put together in two years to initiate what is going to be an amazing activity which everybody expects will be tremendously beneficial to the city. Mr. Swig stated that he appreciated Mr. Martin's hard work as well as keeping the commission in the loop so they can stay informed and aware of how the America's Cup process will move forward.

5. **MATTERS NOT APPEARING ON AGENDA:** None

6. **PERSONS WISHING TO ADDRESS THE MEMBERS ON NON-AGENDA, BUT AGENCY RELATED MATTERS.**

Speakers: Erin Carson, Olsen Lee, Tessie Ester, Lee Otis Martin, Mavis Williams, Genese Hughes

7. **REPORT OF THE PRESIDENT**

President Swig stated that he would leave all the update comments regarding moving redevelopment forward to Director Blackwell. Mr. Swig stated that he was very happy that Erin Carson brought her girls today and that they should be very proud of their mom. Mr. Swig thanked Ms. Carson for all her contributions, for enriching the lives of countless people who may not have a chance at a better life as well as San Francisco residents. Mr. Swig stated that Ms. Carson had served today as a poster child for those who work for the Agency, who work long hours, are very dedicated, and have significant challenges perhaps not found in other markets where they have less barriers in achieving their goals. In recognition of her departure, Ms. Carson had also recognized the hard work of her fellow Agency staff, which Mr. Swig thought was very commendable. On behalf of the Agency, Mr. Swig wished Ms. Carson lots of luck in the future.

8. **REPORT OF THE EXECUTIVE DIRECTOR**

Mr. Blackwell stated that he had given a comprehensive report at the last meeting with regard to what is happening locally in response to the budget issues with the state. The resolution expressing the intent by the Board to adopt a continuation

ordinance was approved today so they have until November 1 instead of October 1 for the continuation ordinance to be signed by the Mayor. Mr. Blackwell stated that they continue to receive excellent feedback from the Board of Supervisors and the Mayor's Office about continuing to move forward. He said he was not overstating to say that the political will is definitely there. Mr. Blackwell indicated that it was good to get this resolution passed today because finding the \$24.5 million dollars which is the official number now from the Department of Finance is proving to be difficult. The good news is that the Agency does have the money on hand; the bad news is that it is money that is dedicated to specific projects and will not necessarily be easy to access because much of it sits in the Housing Fund. Mr. Blackwell indicated that they will need more time to figure out what the payment strategy is. At a staff meeting yesterday, Mr. Blackwell told staff that they were going to find the money, and that it was a matter of finding ways to access it and figure out a payment strategy that both works from a technical/financial point of view and from a political point of view. The payment number of \$24.5 million came out yesterday for this fiscal year and the Agency has 14 days to appeal that number if the Agency believes it to be lower. The initial assessment is that it should be lower but they need to go into detail to explain why, but as of today Mr. Blackwell considered filing an appeal with the state to lower that number. Since the last meeting, the lawsuit by the CRA and League of Cities has been filed and the cities of Union City and San Jose have been added as plaintiffs. As anticipated, when the lawsuit was filed, it was requested that the case go directly to the California Supreme Court (CSC) because of the urgency of the matter. The League and CRA also requested a stay and requested a decision about the stay by mid-August and a decision on the merits by the end of December which would be before the first payment is due in mid-January 2012. In reaction to the lawsuit, the state was given the opportunity to rebut and their response was that they also felt it was crucial for the case to go directly to the CSC. Mr. Blackwell indicated that the state obviously was opposing the stay and did not think the case is meritorious but thought it was important for a quick resolution. With regard to the continuation ordinance, they anticipate introducing that ordinance when the Board comes back from recess. Agency staff is working with both the Mayor's Office and Supervisor Cohen's office. Both of them are requesting that when the ordinance gets introduced, that it gets relief from the 30-day rule so that it can move swiftly through the legislative process once it gets to the Board, which will mean that eventually this ordinance will be looked at. But in addition to that, a budget amendment for the Agency will also be considered once they come up with a concrete payment strategy. Mr. Blackwell finished up by saying that during the month of August while the Board is on recess, they anticipate working with the Mayor's Office on what the payment strategy will be.

9. COMMISSIONERS' QUESTIONS AND MATTERS

Commissioner Covington stated that she, along with Commissioners Singh, King, and Director Blackwell attended the grand re-opening of King Garvey last week and that it is a magnificent facility. She stated that the community center and the children's room, all of the refurbished and updated housing units looked fabulous. She indicated that everyone was very pleased and very happy with the way things turned out and believed that their \$5 million investment was well worth it. She

thanked everyone for coming and stated that it was also Olsen Lee's maiden voyage as spokesperson and representative for the Mayor and he did a great job. Ms. Covington thanked Erin Carson for her decade worth of service and told her daughters that they are very fortunate to have such a devoted, committed, brilliant and caring mom and wished them the best. Ms. Covington inquired about the situation with the jobs at the center that Tessie Ester, Lee Otis Martin, Ms. Mavis and Ms. Hughes were talking about. She stated that those people were here this evening because of the continuing frustration on their part to see some progress. Ms. Covington stated that she had asked for a breakdown of the jobs that people within the development have received and what those jobs are because she keeps hearing from these people who are citizens and residents there every day and all day that things are not going well, that Urban Strategies is hiring from outside and that they are not hiring the residents. Ms. Covington repeated that she really needed to see that breakdown and hoped to have it from Director Blackwell by the end of the week so that she can share it with the people who continue to call about these matters. Ms. Covington stated that she has explained to people that there are some things that the Housing Authority is responsible for, and some things that the Agency does do not fall under the administrative umbrella which is important to understand, but to the extent that the Agency can have a better outcome, Ms. Covington felt that they should seek that.

President Swig thanked the commissioners for representing the Agency at the King Garvey opening. Mr. Swig repeated that the Agency is in this hiatus period during which the Agency cannot do many things because they do not have the permission to move forward or put together the infrastructure financially or otherwise to move forward. Mr. Swig inquired as to whether Director Blackwell had some vision of what the Agency should expect to achieve between now and January 1st when hopefully the Agency will be a revitalized, re-recognized Agency.

Director Blackwell responded that hopefully that will happen before January 1st. The suspension in terms of the Agency being able to enter into new agreements gets lifted when the ordinance is adopted and signed and that has to happen before November 1. So it should happen on November 1st, and if the suspension is lifted before that date, then it will be earlier. The other factor is that if there is a stay granted by the judge in the court case that speaks to this issue of agencies being suspended, then the Agency would be able to resume activities earlier than November. Mr. Blackwell went on to clarify that the things that the Agency is prohibited from doing are: entering into any new agreements, amending any plans or agreements that are in place, entering into any new loans, acquiring any new property or any other activity that is not related to implementing and enforcing contractual obligations. The Agency is in the process of putting together a list of those enforceable obligations so the commissioners will be able to see exactly what they can do during this period. Mr. Blackwell added that during this period, the Agency does have the ability to develop and issue RFP's, do the preparation work that would allow the Agency to hit the ground running when the suspension is lifted which are all types of projects that staff is engaged in right now in addition to developing and working on the list of enforceable obligations. While the scope of work will be diminished, there is still a lot of work to be done on the staff side, even

though they will not be able to seek commission approval for lots of things especially in regard to taking on new obligations. Mr. Blackwell stated that the Agency is expressly prohibited from doing any work related to adopting new plans or amending redevelopment plans, which means that Area C in Bayview Hunters Point and the mid-Market work as well are on hold.

President Swig thanked Director Blackwell for being so clear about that. Mr. Swig stated that he wanted the listening audience to know and for the record that although the Agency would like to move aggressively forward on those projects that they are passionate about on the southeastern sector of the city and Mission Bay, the Agency is handcuffed right now. Mr. Swig appealed to the public and asked for their understanding to have patience and continue to show the Board and their local and regional representation that they are still in support of the continuation of redevelopment. Mr. Swig stated that he will not be available for the next meeting but wanted to find out which commissioners would be available to know whether they have a quorum or not. Mr. Swig asked the Agency Secretary if she had taken a poll on Commissioner vacations.

The Commission Secretary stated that that had not been done.

President Swig asked all the commissioners if they will be available for the next meeting.

Mr. Blackwell stated that what was important about the next meeting is that they will need the approval on the list of enforceable obligations which is due August 29th and which, if they do not have, they will be in violation of the new state law. Mr. Blackwell stated that they could hold a special meeting if there is a problem with August 16th.

Mr. Swig asked each Commissioner if they would be available to meet in two weeks.

Commissioner Covington stated that her schedule is in flux and would try to be available.

Mr. Swig repeated that he would not be available and that in his absence, Vice President Singh will take over for that meeting.

- 10. CLOSED SESSION:** Pursuant to Section 54957 of the California Government Code, a public employee performance evaluation for the position of Executive Director.

President Swig asked that anyone not involved in the closed session to please leave the room and they will continue into closed session and close the open session.

11. ADJOURNMENT:

It was moved by Commissioner Singh, seconded by Commissioner King, and unanimously carried that the meeting be adjourned at 6:00p.m.

Respectfully submitted,

Gina E. Solis
Agency Secretary

ADOPTED: