

Edwin M. Lee
MAYOR

Tiffany Bohee
EXECUTIVE DIRECTOR



Mara Rosales
CHAIR

Miguel Bustos
Marily Mondejar
Darshan Singh
COMMISSIONERS

COMMISSION ON COMMUNITY INVESTMENT AND INFRASTRUCTURE SUCCESSOR AGENCY COMMISSION

CITY HALL, ROOM 416
1 DR. CARLTON B. GOODLETT PLACE
SAN FRANCISCO, CA 94102
www.sfocii.org/commission

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A G E N D A

TUESDAY, August 18, 2015 • 1:00 p.m

ACCESSIBLE MEETING POLICY

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. Ramps are available at the Grove, Van Ness and McAllister entrances. A wheelchair lift is available at the Polk Street entrance.
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 311.
3. There is accessible parking across from City Hall at the Civic Center Garage.
4. The following services are available by calling the Office of Community Investment and Infrastructure at (415) 749-2400 at least 72 hours prior to the meeting/hearing: Assistive listening device, real time captioning, American Sign Language interpreters, use of a reader during a meeting, large print agendas or other accommodations are available upon request. 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 Office of Community Investment and Infrastructure at (415) 749-2400.
6. In order to assist the Office of Community Investment and Infrastructure 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 Office of Community Investment and Infrastructure to accommodate these individuals.

REGULAR MEETING AGENDA

PLEASE BE ADVISED A MEMBER OF THE PUBLIC HAS UP TO THREE MINUTES TO MAKE PERTINENT PUBLIC COMMENTS ON EACH AGENDA ITEM UNLESS THE COMMISSION ADOPTS A SHORTER PERIOD ON ANY ITEM. IT IS STRONGLY RECOMMENDED THAT MEMBERS OF THE PUBLIC WHO WISH TO ADDRESS THE COMMISSION SHOULD FILL OUT A "SPEAKER CARD" PROVIDED BY THE COMMISSION SECRETARY, AND SUBMIT THE COMPLETED CARD TO THE COMMISSION SECRETARY.

1. Recognition of a Quorum

2. Announcements

A. The next regularly scheduled Commission meeting will be held on Tuesday, September 1, 2015 at 1:00 pm (City Hall, Room 416).

B. Announcement of Prohibition of Sound Producing Electronic Devices during the Meeting

Please be advised that the ringing of and use of cell phones, pagers and similar sound-producing electronic devices are prohibited at this meeting. Please be advised that the Chair may order the removal from the meeting room of any person(s) responsible for the ringing of or use of a cell phone, pager, or other similar sound-producing electronic device.

3. Report on actions taken at previous Closed Session meeting, if any.

4. Matters of Unfinished Business

a. Approving the Hunters Point Shipyard Artist Community and Commercial Kitchen Final Relocation Plan and Approving the Studio Assignment Process for the Replacement Studio Building; Hunters Point Shipyard Redevelopment Project Area (Discussion & Action) (Resolution No 45-2015)

5. Matters of New Business:

CONSENT AGENDA

ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE 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: Regular Meeting of June 30, 2015

- b. Approving a Third Amendment to the construction contract with Azul Works, Inc. for the Shipyard Art Installation Project, Contract No. HPS 01-14, increasing the contract amount by \$7,430, for a total aggregate amount not to exceed \$296,430, and reserving an additional \$10,000 as construction contingency for a total authorized expenditure amount of \$306,430 and extending the date of Final Completion to September 30, 2015; Hunters Point Shipyard Redevelopment Project Area (Action) (Resolution No 49-2015)

REGULAR AGENDA

STAFF PRESENTATION ESTIMATED TIME: 20 MINUTES

Items 5(c) and 5(d) related to Transbay Block 7 will be heard together, but acted on separately

- c. Approving a revision to the Schematic Design of 222 Beale Street at Transbay Block 7 to add three stories and 18 units in Building A and two stories and 17 units in Building B, increasing the aggregate number of affordable units in the Project from 84 to 119 (plus one manager's unit), and making environmental findings pursuant to the California Environmental Quality Act; Transbay Redevelopment Project Area (Discussion & Action) (Resolution No 50-2015)
- d. Authorizing a Permanent Loan Agreement with Mercy Housing California 64, L.P., a California limited partnership, in the amount of \$25,560,000, which includes a previously approved predevelopment loan amount of \$3,382,523, for the construction of 119 affordable housing units plus one manager's unit at 222 Beale Street at Transbay Block 7, and adopting environmental findings pursuant to the California Environmental Quality act; Transbay Redevelopment Project Area (Discussion & Action) (Resolution No 51-2015)

STAFF PRESENTATION ESTIMATED TIME: 10 MINUTES

- e. Authorizing, pursuant to the Transbay Implementation Agreement, a First Amendment to the Memorandum of Understanding with the City and County of San Francisco, acting through its Department of Public Works, to increase funding for the Transbay Folsom Street Improvement Project in an additional amount not to exceed \$345,861 for an aggregate total not to exceed \$829,253; Transbay Redevelopment Project Area (Discussion & Action) (Resolution No 52-2015)

STAFF PRESENTATION ESTIMATED TIME: 10 MINUTES

- f. Conditionally authorizing the Executive Director to enter into a Grant Agreement with the City and County of San Francisco, acting through the Department of Public Works, for up to \$450,000 in Tax-Exempt Bond Proceeds for Palou Avenue Streetscape and Jennings Street Plaza capital improvements consistent with Recognized Obligations Payment Schedule Item 387, subject to approval by the Oversight Board and Department of Finance; Bayview Hunters Point Redevelopment Project Area (Discussion & Action) (Resolution No 53-2015)

6. Public Comment on Non-agenda Items

Members of the public may address the Commission on matters that are within the Commission jurisdiction and not on today's calendar. Each speaker shall have up to three minutes to make pertinent public comments unless the Commission adopts a shorter period. It is strongly recommended that members of the public who wish to address the Commission should fill out a "Speaker Card" provided by the Commission Secretary, and submit the completed card to the Commission Secretary.

7. Report of the Chair

8. Report of the Executive Director

- a. Results of the initial phase of the selection process for evaluating proposals submitted in response to the Request for Proposals for a 100 unit affordable housing project (plus one manager's unit) at 1150 3rd Street (Block 3 East); Mission Bay South Redevelopment Project Area
- b. Transbay - Block 8 Grocery Quarterly Report; Transbay Redevelopment Project Area

9. Commissioners' Questions and Matters

10. Closed Session

11. Adjournment