

**MINUTES OF A REGULAR MEETING OF THE  
OVERSIGHT BOARD OF THE CITY AND  
COUNTY OF SAN FRANCISCO HELD ON THE  
28<sup>TH</sup> DAY OF APRIL 2014**

The members of the Oversight Board 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 11:00 a.m. on the 28th day of April 2014, at the place and date duly established for holding of such a meeting.

**1. CALL TO ORDER/ROLL CALL**

Meeting was called to order at 11:05 a.m.

Roll call was taken.

Chair Nadia Sesay - present  
Vice-Chair Olson Lee – present  
Yashica Crawford - present  
Bob Muscat – present  
Tom Radulovich – present  
John Rahaim – absent

Board member Rahaim was absent; Board member Radulovich arrived at 11:10 and all other Board members were present. The seat for Community College District is currently vacant.

**2. APPROVAL OF MINUTES – Regular Meeting of February 24, 2014**

**PUBLIC COMMENT** – None.

Vice-Chair Lee motioned to move this item and it was seconded by Board member Muscat.

**ADOPTION:** IT WAS VOTED BY FOUR BOARD MEMBERS WITH TWO ABSENCES THAT APPROVAL OF MINUTES FOR THE REGULAR MEETING OF FEBRUARY 24, 2014, BE ADOPTED.

**3. ANNOUNCEMENTS**

- A. The next scheduled Board meeting will be a regular meeting held on Monday, May 12, 2014 at 11:00 am (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.

C. Announcement of Time Allotment for Public Comments

Please be advised a member of the public has up to three minutes to make pertinent public comments on each agenda item unless the Oversight Board adopts a shorter period on any item. It is strongly recommended that members of the public who wish to address the Oversight Board should fill out a "Speaker Card" provided by the Board Secretary, and submit the completed card to the Board Secretary.

4. **CONSENT AGENDA** – None.

5. **REGULAR AGENDA**

- A. Adopting environmental review findings pursuant to the California Environmental Quality Act and conditionally approving a Fifth Amendment to the Mission Bay North Owner Participation Agreement with FOCIL-MB, LLC, a Delaware Limited Liability Company, to allow Block N4P3 which is bounded by Berry Street to the South and the I-280 off ramp to the North, to be developed with 26 moderate rate income rental inclusionary units and 103 market rate rental units; and submitting the Oversight Board's recommendations to the Department of Finance; Mission Bay North Redevelopment Project Area. (Discussion and Action) (Resolution No. 2-2014)

Presenters: Tiffany Bohee, Executive Director; Lila Hussain, Assistant Project Manager, Mission Bay; Vicki Lundy Wilbon, Partner, Integral Group and President, Integral Development; Catherine Reilly, Project Manager, Mission Bay

**PUBLIC COMMENT**

Speakers: Francisco Da Costa, Director, Environmental Justice Advocacy; Dr. Espinola Jackson, resident Bayview Hunters Point (BVHP)

Vice-Chair Lee motioned to move this item and it was seconded by Board member Muscat.

Secretary Jones called for a voice vote on Item 5(a).

Chair Nadia Sesay - yes

Vice-Chair Olson Lee – yes

Yashica Crawford - yes

Bob Muscat – yes

Tom Radulovich – no  
John Rahaim – absent

**ADOPTION:** IT WAS VOTED BY FOUR BOARD MEMBERS WITH ONE NO VOTE AND ONE ABSENCE THAT RESOLUTION NO. 2-2014, ADOPTING ENVIRONMENTAL REVIEW FINDINGS PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND CONDITIONALLY APPROVING A FIFTH AMENDMENT TO THE MISSION BAY NORTH OWNER PARTICIPATION AGREEMENT WITH FOCIL-MB, LLC, A DELAWARE LIMITED LIABILITY COMPANY, TO ALLOW BLOCK N4P3 WHICH IS BOUNDED BY BERRY STREET TO THE SOUTH AND THE I-280 OFF RAMP TO THE NORTH, TO BE DEVELOPED WITH 26 MODERATE RATE INCOME RENTAL INCLUSIONARY UNITS AND 103 MARKET RATE RENTAL UNITS; AND SUBMITTING THE OVERSIGHT BOARD'S RECOMMENDATIONS TO THE DEPARTMENT OF FINANCE; MISSION BAY NORTH REDEVELOPMENT PROJECT AREA, BE ADOPTED.

- B. Approving, under sections 34177.5(a)(2) and 34180(b) of the California Health & Safety Code, the issuance of special tax refunding bonds in an amount not to exceed \$40,000,000 by the Successor Agency to the Redevelopment Agency of the City and County of San Francisco for the Redevelopment Agency of the City and County of San Francisco Community Facilities District No. 7 (Hunters Point Shipyard Phase One Improvements) and Related Actions; Hunters Point Shipyard Project Area. (Discussion and Action) (Resolution No. 3-2014)

Presenters: Tiffany Bohee, Executive Director; Thor Kaslofsky, Project Manager, Hunters Point Shipyard; John Daigle, Senior Finance Analyst, OCII; Chris Lynch, Bond Counsel, Jones Hall

**PUBLIC COMMENT**

Speakers: Dr. Espinola Jackson, resident BVHP; Francisco Da Costa, Director, Environmental Justice Advocacy

Board member Muscat motioned to move this item and it was seconded by Vice-Chair Lee.

Secretary Jones called for a voice vote on Item 5(b).

Chair Nadia Sesay - yes  
Vice-Chair Olson Lee – yes  
Yashica Crawford - yes  
Bob Muscat – yes  
Tom Radulovich – yes  
John Rahaim – absent

**ADOPTION:** IT WAS VOTED BY FIVE BOARD MEMBERS WITH ONE ABSENCE THAT RESOLUTION NO. 3-2014, APPROVING, UNDER SECTIONS 34177.5(A)(2) AND 34180(B) OF THE CALIFORNIA HEALTH & SAFETY CODE, THE ISSUANCE OF SPECIAL TAX REFUNDING BONDS IN AN AMOUNT NOT TO EXCEED \$40,000,000 BY THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF SAN FRANCISCO FOR THE REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF SAN FRANCISCO COMMUNITY FACILITIES DISTRICT NO. 7 (HUNTERS POINT SHIPYARD PHASE ONE IMPROVEMENTS) AND RELATED ACTIONS; HUNTERS POINT SHIPYARD PROJECT AREA, BE ADOPTED.

C. Report on Status of DOF Review of ROPS 14-15A. (Discussion)

Presenters: Tiffany Bohee, Executive Director; Leo Levenson, Deputy Director, Finance & Administration

**PUBLIC COMMENT** – None.

**6. NEW MATTERS FOR FUTURE CONSIDERATION**

Board member Radulovich inquired about the proposed arena in Mission Bay and whether any changes to that plan would come before the Oversight Board.

Executive Director Bohee responded that there was limited information regarding the status of the project and that the Golden State Warriors had not yet completed the purchase and so did not own the site. However, she added, if any proposal changed the existing obligations in the Mission Bay South Owner Participation Agreement, those changes would have to come before the Board. Ms. Bohee explained that the proposed arena site was a permitted land-use under certain conditions under the Mission Bay South redevelopment plan, and that this would be a private transaction subject to the Mission Bay South Owner Participation Agreement and all the requirements attached to the land.

Vice-Chair Lee inquired as to whether there would be an analysis of what the property tax would be under the Warriors as compared to what it was when it was owned by Salesforce.

Executive Director Bohee responded in the affirmative and added that when they understand in full what the project would be, they would review the tax increment projections. Ms. Bohee explained that Salesforce had originally bought the property in 2010 envisioning a major office campus on the site at that time. Since then Salesforce has focused its expansion more in the Transbay area, which resulted in putting this portion of the property, consisting of 9 acres and 1 million square feet of commercial space, up for sale.

**7. PUBLIC COMMENT ON NON-AGENDA ITEMS** – None.

**8. ADJOURNMENT:**

Board member Radulovich motioned to move this item and the meeting was adjourned by Chair Sesay at 12:38 p.m.

Respectfully submitted,

*Natasha Jones*

Natasha Jones  
Interim Board Secretary

**ADOPTED:**

Madame Secretary Jones called for a voice vote on the position:

Madame Chair Sesay - yes  
Vice-Chair Lee - yes  
John Rahaim - absent  
Tom Radulovich – yes  
Bob Muscat - yes  
Yashica Crawford - present

It was unanimously adopted. Vote: 5-Yes, 0-No, 1-Absent. The seat for Community College District is currently vacant.