

COMMISSION ON COMMUNITY INVESTMENT AND INFRASTRUCTURE

RESOLUTION NO. 19 - 2025

**CONSENTING TO FORMER SUCCESSOR AGENCY EXECUTIVE DIRECTOR
TIFFANY BOHEE'S REQUEST FOR WAIVERS FROM THE SUCCESSOR AGENCY'S
POST-EMPLOYMENT RESTRICTIONS RELATED TO HER PROPOSED WORK ON
CERTAIN FUTURE AND CURRENT AFFORDABLE HOUSING PROJECTS
UNDERTAKEN BY MERCY HOUSING CALIFORNIA**

WHEREAS, The Successor Agency's Personnel Policy, Section IX, H, contains a post employment restriction prohibiting a former employee from acting on behalf of anyone other than the Successor Agency on a particular matter in which the Successor Agency has a direct and substantial interest and in which the former employee personally and substantially participated as an employee (the "Duty of Loyalty"), unless the Agency gives its consent; and,

WHEREAS, Ms. Tiffany Bohee served as Executive Director of the Successor Agency, commonly known as the Office of Community Investment and Infrastructure or "OCII," from February 2012 to January 2017 and prior to that, as Executive Director of its predecessor agency, the San Francisco Redevelopment Agency (the "Former Agency"), from October 2011 to February 2012. Between December 2006 and September 2011, she was a project director in the City's Office of Economic and Workforce Development, where she worked on securing local, state, and federal approvals for the redevelopment of Candlestick Point- Hunters Point Shipyard Phase 2 Project. From January 1999 to December 2006, she served as a development specialist for the Former Agency (beginning as a project associate, then assistant project manager) working on the implementation of the Mission Bay North and South redevelopment projects areas, on other projects in the Bayview-Hunters Point, Yerba Buena Center, Western Addition A-1 and A-2, Rincon Point-South Beach Project Area, and on the financing and development of affordable housing in several former redevelopment project areas; and,

WHEREAS, The OCII Executive Director has oversight and responsibility for all OCII business and activities and therefore, for purposes of application of the Duty of Loyalty, Ms. Bohee would be considered to have personally and substantially participated in all OCII projects during her tenure; and,

WHEREAS, In January 2025, Ms. Bohee became President of Mercy Housing California ("Mercy"), an affordable housing developer and property manager with extensive holdings in California, including a number of local projects funded by the City and OCII; and,

WHEREAS, In a letter dated July 2, 2025 (attached as Exhibit A) Ms. Bohee requested that OCII grant a waiver from the Duty of Loyalty applicable to several OCII projects that she worked on as an Agency employee so that she may work on those same projects for Mercy. In particular, she seeks OCII's consent to work on: 1) "all

matters related to the Transbay Block 4 affordable housing site” (which is the subject of a pending Request for Qualifications); 2) “any potential future Mission Bay affordable housing site opportunities;” 3) Transbay Block 2 (which Mercy is developing with affordable rental housing scheduled for completion next year); 4) Hunters Point Shipyard Block 56 (which Mercy and San Francisco Housing Development Corp. have jointly developed with affordable rental housing that is currently being leased); and 5) Candlestick Point Block 11a (which Mercy has the rights to develop as affordable rental housing under exclusive negotiations and predevelopment loan agreement with OCII) (together these projects are referred to as “Particular Matters”); and,

WHEREAS, Ms. Bohee states in her letter: “Since leaving OCII in January 2017, I have not been involved in any OCII decisions or planning matters for any of the major project areas or enforceable obligations that are under OCII’s purview. In addition, I do not possess any confidential information from my OCII or San Francisco Redevelopment Agency employment and thus would not have any undue influence or an unfair advantage in working on these affordable housing projects on behalf of Mercy Housing,” Exhibit A at page 2; and,

WHEREAS, OCII and the Former Agency established a practice of considering certain factors in reviewing a waiver request under the Duty of Loyalty. These factors include: 1) the length of time since the person worked for OCII; 2) the common interest, if any, between the work of the former employee, commissioner, or consultant and his or her proposed work for another party; 3) the benefit or detriment to OCII in having the former employee, commissioner, or consultant work for someone else on the OCII-related matter; and,

WHEREAS, Application of the above-described factors lead to the following conclusions: 1) Over eight years have passed since Ms. Bohee’s employment at OCII and she has not been involved in OCII projects since her departure. 2) The mission of Mercy is to develop and manage high-quality affordable housing in San Francisco. Over many years, OCII and the Former Agency have worked closely in promoting affordable housing opportunities in redevelopment project areas consistent with enforceable obligations. OCII and Mercy thus share a common interest in affordable housing development. 3) OCII relies on fully-staffed, non-profit housing developers, such as Mercy, to complete OCII’s affordable housing obligations. OCII benefits from having a pool of qualified affordable housing developers available to select in a competitive process for the award of housing sites. Limiting the participation of a developer’s executive leadership in OCII projects would not be in the best interest of OCII and would have a potentially adverse effect on the success of a particular project; and,

WHEREAS, Based on the materials submitted and the public testimony presented at the Commission hearing, the granting of a waiver to Ms. Bohee for the Particular Matters satisfies the above-described waiver factors and does not appear to create the potential for undue influence or unfair advantage; now, therefore, be it

RESOLVED, That the OCII Commission consents, under Section IX, H of the Successor Agency's Personnel Policy, to Ms. Tiffany Bohee's work as Mercy President in the Particular Matters, namely: 1) Transbay Block 4; 2) future Mission Bay affordable housing sites; 3) Transbay Block 2; 4) Hunters Point Block 56; and 5) Candlestick Point Block 11a.

I hereby certify that the foregoing resolution was adopted by the Commission at its meeting of July 15, 2025.

Commission Secretary