

Daniel Lurie
MAYOR



Dr. Carolyn Ransom-Scott
CHAIR

Vanessa Aquino
VICE-CHAIR

Kent Lim
Mark Miller
Earl Shaddix
COMMISSIONERS

Thor Kaslofsky
EXECUTIVE DIRECTOR

**MINUTES OF A REGULAR MEETING OF THE
COMMISSION ON COMMUNITY INVESTMENT AND INFRASTRUCTURE
OF THE CITY AND COUNTY OF SAN FRANCISCO HELD ON THE
7TH DAY OF OCTOBER 2025**

The members of the Commission on Community Investment and Infrastructure of the City and County of San Francisco met in a regular meeting in person at 1:00 p.m. on the 7th day of October 2025.

REMOTE ACCESS:

WATCH LIVE ON SFGOVTV: <https://sfgovtv.org/ccii>

PUBLIC COMMENT:

Members of the public may provide public comment in-person at the noted location or remotely via teleconference (detailed instructions available at: <https://sfocii.org/remote-meeting-information>). Members of the public may also submit their comments by email to: commissionsecretary.ocii@sfgov.org; all comments received will be made a part of the official record.

INSTRUCTIONS FOR PUBLIC COMMENT:

DIAL: 1-415-655-0001 **ENTER ACCESS CODE:** 2660 821 5657 **PRESS #** **PRESS #**
again to enter the call. Press *3 to submit your request to speak.

REGULAR MEETING AGENDA

1. Recognition of a Quorum

Meeting was called to order at 1:00 p.m. by Chair Scott.

Roll call was taken.

Commissioner Lim - present
Commissioner Miller - present
Commissioner Shaddix - present
Vice-Chair Aquino - present
Chair Scott - present

All Commissioners were present.

2. Announcements

- a) The next regularly scheduled Commission meeting will be held **in person** on Tuesday, October 21, 2025 at 1:00 pm at City Hall in 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 from Participants dialing in:
Please be advised that 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 recommended that members of the public who are attending the meeting in person fill out a "Speaker Card" and submit the completed card to the Commission Secretary. All dial-in participants from the public will be instructed to call a toll-free number and use their touch-tone phones to provide any public comment. Audio prompts will signal to dial-in participants when their audio input has been enabled for commenting.

PUBLIC COMMENT CALL-IN: 1-415-655-0001 ACCESS CODE: 2660 821 5657

Secretary Cruz read the instructions for the public to call in.

3. Report on actions taken at previous Closed Session meeting - None

4. Matters of Unfinished Business - None

5. Matters of New Business:

CONSENT AGENDA

- a) Approval of Minutes: Regular Meeting of July 15, 2025

PUBLIC COMMENT - None

Vice-Chair Aquino motioned to move Item 5(a) and Commissioner Miller seconded that motion.

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

Commissioner Lim - yes
Commissioner Miller - yes
Commissioner Shaddix - yes
Vice-Chair Aquino - yes
Chair Scott - yes

ADOPTION: IT WAS VOTED BY FIVE COMMISSIONERS THAT APPROVAL OF MINUTES FOR REGULAR MEETING OF JULY 15, 2025, BE ADOPTED.

REGULAR AGENDA

- b) Authorizing a Personal Services Contract between the Successor Agency to the Redevelopment Agency of the City and County of San Francisco and Diamond Technology Services LLC, a California Limited Liability Company, to provide Database Development Services for a term of three years in an amount not-to-exceed \$190,000 (Discussion and Action) (Resolution No. 24-2025)

Presenters: Thor Kaslofsky, Executive Director; Monica Davis Stean, HR/Administrative Services; Manager; Paul Anthony, Technical Lead, Diamond Technology Services LLC

PUBLIC COMMENT

Speaker: Oscar James, resident and native of Bayview Hunters Point (BVHP)

Mr. James expressed concern about records that had to do with the Joint Housing Committee and the Redevelopment Agency and inquired about whether this company would have anything to do with those records. He had some questions about them from the time period of 1968 to the 1970's because the original records that they had at that time no longer existed, but OCII had records from the Joint Housing. Mr. James stated he would like to get access to those records because it was important for residents of Western Addition and Hunters Point. He was also interested in records from the 1950's because they showed some critical information during redevelopment regarding 50 years rent-free.

Executive Director Kaslofsky responded to Mr. James' request that the firm in question did not work on public records requests, but that OCII staff handle those requests. He stated that any member of the public can request public record information and if requested, OCII would look for that record and provide it to the interested party. He added that he would meet with Mr. James and staff to discuss this issue and find the information in question.

Commissioner Miller thanked Ms. Davis Stean for the very informative presentation. He inquired about how the latest Microsoft software system would work with Artificial Intelligence (AI).

Ms. Davis Stean responded that PowerBI had Microsoft Co-Pilot integration depending on how deep they needed it to go. Once they acknowledged that some AI tools would be available, they could evaluate how that would work after establishing some AI best practices for OCII.

Vice-Chair Aquino was pleased to hear that technology was an important tool in OCII operations. She inquired about how long it would take for production to take place as they moved from one to the other.

Mr. Anthony responded that for the current contract once development was completed, it would take several months to move into production. He stated that currently they were working on two databases out of seven, so it should be reasonably fast, about 2-3 months.

Vice-Chair Aquino then stated that better reporting results were essential for OCII and for the City as well. She noted that OCII needed to make sure that users understood what was going on in the businesses.

Chair Scott commended staff for moving forward with technology and with AI, which she was interested in learning more about. She inquired about whether staff and the team would be able to stay on top of the AI technology. Dr. Scott inquired about whether AI would help OCII keep up with notification to and inclusion of OCII small businesses.

Ms. Davis Stean responded that AI responded to the data that was given and that data would start with the OCII team. She explained that as they were pulling information from contracts and other sources, AI would respond to the information available from OCII sources. Ms. Davis Stean responded that AI would help provide information such as how many small local businesses were contracted for certain services, what were the OCII workforce numbers generated from some of the work programs, or how many RFP responses did OCII receive for Transbay (TB) Block 4. She

assured Chair Scott that the system would provide what OCII needed it to do and if the team decided they wanted to begin tracking new information, they could build reports for that as well.

Commissioner Shaddix thanked staff for this report and stated that he had no idea how this would all work but did appreciate the skill that went into it.

Chair Scott called for a motion to move Item 5(b).

Commissioner Miller motioned to move Item 5(b) and Commissioner Shaddix seconded that motion.

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

Commissioner Lim - yes
Commissioner Miller - yes
Commissioner Shaddix - yes
Vice-Chair Aquino - yes
Chair Scott - yes

ADOPTION: IT WAS VOTED BY FIVE COMMISSIONERS THAT RESOLUTION NO. 24-2025, AUTHORIZING A PERSONAL SERVICES CONTRACT BETWEEN THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF SAN FRANCISCO AND DIAMOND TECHNOLOGY SERVICES LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, TO PROVIDE DATABASE DEVELOPMENT SERVICES FOR A TERM OF THREE YEARS IN AN AMOUNT NOT-TO-EXCEED \$190,000, BE ADOPTED.

- c) Authorizing a Personal Services Contract between the Successor Agency to the Redevelopment Agency of the City and County of San Francisco and lowercase Productions ("lowercase"), a California Limited Liability Company, to provide Website Development Services for a term of three years in an amount not-to-exceed \$176,775 (Discussion and Action) (Resolution No. 25-2025)

Presenters: Thor Kaslofsky, Executive Director; Monica Davis Stean, HR/Administrative Services Manager; Eric Leland, Website developer, Five Paths

PUBLIC COMMENT - None

Vice-Chair Aquino stated that she felt the energy and excitement emanating from Ms. Davis Stean regarding this new website technology. She inquired about the DAIS audit and how it would help people with disabilities and specifically inquired about whether it would help the blind with audio technology.

Mr. Leland responded in the affirmative, that the accessibility remediation audit would look at improvements that would help anyone with disabilities be able to use the website. Regarding audio, he explained that the common tool sets were built into audio players or third-party software that people might choose to read websites. Their job was to make sure that OCII webpages were built so that readers were able to read them in a structured way with hierarchy and would code those pages to be able to do that appropriately.

Vice-Chair Aquino inquired about whether they would be using AI for that as well.

Mr. Leland responded that they might be looking at AI-generated tools, but mostly they would be building OCII webpages to be highly structured, so that all the tools were following the same standard to be able to read OCII webpages logically and consistently and allow readers to start and stop the reading as they wished and play it in different languages.

Vice-Chair Aquino commented that the current website had always looked excellent to her and she felt it was easy to read. She inquired about what “higher standards” meant and whether it meant faster movement throughout the website or whether it meant a cleaner platform visually.

Ms. Davis Stean responded that it meant both visually engaging and with fast movement through the sites. She recognized that they had many documents on the OCII website so they would consider ways to streamline the loading of documents.

Commissioner Miller stated that he encouraged outreach to the small businesses to make accessibility as easy as possible so that they could get as many small business contractors involved in knowing what opportunities OCII was providing. He also encouraged ease of accessibility in terms of font and size for senior readers.

Chair Scott was pleased about the technology update for the website but commented about getting people to the website. She inquired about whether there would be advertisements about the website and inquired about how the website would be advertised.

Executive Director Kaslofsky responded that OCII advertising was primarily built around two activities—business contracting opportunities and housing opportunities. The outreach was targeted around those two opportunities through the website and also through direct contact with the community, such as a housing workshop or a contractors meeting with developers. He described it as engaging people through lists, such as the City Local Business Enterprise (LBE) list and then when needed, they targeted specific industries such as architects. He added that they also used the Mayor’s Office of Housing and Community Development (MOHCD) list for contacting people. Mr. Kaslofsky reported that OCII also had lists of people who want to be notified about OCII meetings and noted that OCII emails also contained a link to the OCII website. In that way they tried to target around a particular opportunity, community, forums, and groups to present to.

Commissioner Shaddix stated that he had just worked on an ad campaign with Clear Channel and the MTA and he would be happy to share contacts with anyone who wanted to do posters or ads at bus stops or on the sides of buses. He inquired about whether the website was accessible on cellphone and mobile devices and whether they would be using QR codes.

Ms. Davis Stean responded that the website was available on mobile devices and thanked Commissioner Shaddix for mentioning QR codes because that would be a handy scanning tool to be able to go directly to a page or a report.

Executive Director Kaslofsky commented that he had just done a mobile spot audit on the website and he commented that the pictures of the Commissioners were excellent on his phone.

Vice-Chair Aquino mentioned that she had just added the site to her cellphone which was seamless and stated that the use of a QR code would be very helpful.

Ms. Davis Stean suggested engaging with social media sites again with hyper-links to openings and public releases, ground breaking events, etc.

Executive Director Kaslofsky returned to his previous remarks regarding outreach and stated that one critical component that OCII possessed was the Citizens Advisory Committees (CAC). He stated that OCII was the only City agency that had a CAC for every aspect of the work they did and had a CAC for Mission Bay, Transbay, and Hunters Point Shipyard/Candlestick. Mr. Kaslofsky explained that each of them had an email list for those who wanted to receive communications regarding opportunities, issues and projects taking place in their neighborhood. OCII used those email outreach lists to communicate items of interest to those neighborhoods. He recalled that

recently OCII had made use of those lists in sending out the RFP to developers regarding TB Block 4, which resulted in hundreds of emails being sent out. So OCII outreach was meant to hit at the community level, at the higher level through the website and also at a very targeted level so that folks knew that they were receiving pertinent information from OCII.

Chair Scott mentioned CAC outreach through churches and community centers and stated that the meetings were now packed.

Vice-Chair Aquino motioned to move Item 5(c) and Commissioner Shaddix seconded that motion.

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

Commissioner Lim - yes
Commissioner Miller - yes
Commissioner Shaddix - yes
Vice-Chair Aquino - yes
Chair Scott - yes

ADOPTION: IT WAS VOTED BY FIVE COMMISSIONERS THAT RESOLUTION NO. 25-2025, AUTHORIZING A PERSONAL SERVICES CONTRACT BETWEEN THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY OF THE CITY AND COUNTY OF SAN FRANCISCO AND LOWERCASE PRODUCTIONS ("LOWERCASE"), A CALIFORNIA LIMITED LIABILITY COMPANY, TO PROVIDE WEBSITE DEVELOPMENT SERVICES FOR A TERM OF THREE YEARS IN AN AMOUNT NOT-TO-EXCEED \$176,775, BE ADOPTED.

6. Public Comment on Non-Agenda Items

Speaker: Oscar James, resident and native of Bayview Hunters Point (BVHP)

Mr. James stated that he had read through the minutes of the last meeting and was not happy with some of the comments made. He mentioned that the Japanese people in the Western Addition and Hunters Point were potential Certificate of Preference holders. Mr. James recalled that there were many businesses in SOMA owned by Chinese and Japanese residents as well as the owners of the Chinese Market under the Embarcadero Freeway, all of whom were displaced during redevelopment and who never received certificates. He felt strongly that the owners of any structures that were torn down due to redevelopment should either get a certificate or compensation.

7. Report of the Chair

Chair Scott stated that she was very pleased about the impact OCII was making in the City and was pleased that in the midst of so much uncertainty, there was still the possibility to feel joy. Dr. Scott stated that she had been invited to participate in the Caltrans meeting at Executive Park open to contractors regarding training and information, which provided her with much new information for similar OCII programs. Dr. Scott announced that she had attended the Dorris Vincent ribbon-cutting ceremony for a 73-unit affordable housing project in the Hunters Point Shipyard the previous week. She also attended the opening of 400 China Basin for first-time homeowners. Dr. Scott then participated in the 100-year anniversary of the Merchants Association in BVHP, attended by many small business owners and other organizations offering support and help. Dr. Scott announced that she attended the naming ceremony of the Sophie Maxwell affordable housing project, a 100% Below Market Rate housing project in the Dogpatch neighborhood. Lastly, Dr. Scott announced that November 7 would be the ceremony date for the naming of an affordable housing project in honor of Mr. Oscar James.

Chair Scott was very impressed with City developers and with the OCII teamwork even in these days of uncertainty. She stated that darkness would always be overtaken by light.

8. Report of the Executive Director

Executive Director Kaslofsky thanked Mayor Lurie and OCII Commissioners for attending the ribbon-cutting ceremonies mentioned by Chair Scott. He spoke more about the opening of the 73-unit affordable housing project ranging from 39-50% AMI targeting low-income households and families in the name of community warrior, Dorris Vincent. He also thanked Mercy Housing and the SF Housing Development Corporation in the development of that project. Mr. Kaslofsky thanked Josué Rojas, the stairway artist for his artwork as well as Jasmine Kuo, (OCII Development Specialist, Housing Division) and Elizabeth Colomello, (OCII Housing Program Manager) for their work on this project.

Executive Director Kaslofsky announced the opening of 400 China Basin for first time homeowners at 80-110% AMI. He proudly pointed out the accomplishment of the all-Black development team on this project and he also thanked Pam Sims (Senior Development Specialist, Housing Division) for her work on that project.

Executive Director Kaslofsky provided an update on the federal government shutdown, which began October 1 and noted that the longest shutdown term that had ever happened was for 35 days. He assured everyone that the shutdown did not have an immediate impact on OCII activities or projects. Mr. Kaslofsky reported that he was in contact with the U.S. Navy, which was involved in the Hunters Point Shipyard (HPS) clean-up. They were still working and continuing their remediation operations, so HPS remained safe and secure. He mentioned that the shutdown may eventually impact the federal court system and TSA. Mr. Kaslofsky noted that China Beach and Muir Woods National Monument were closed and that the parking lots of Stinson Beach, Ocean Beach and Muir Beach were closed.

9. Commissioners' Questions and Matters

Commissioner Miller had spoken to one of the park rangers who was not getting paid but who was still working. He was very pleased to have participated in the Dorris Vincent and China Basin dedications, which he described as very moving. Mr. Miller stated that he was very impressed with OCII staff and seeing firsthand what OCII was able to accomplish. He was very pleased with the architecture of the two projects.

Vice-Chair Aquino spoke as an airport employee and on behalf of TSA workers. She mentioned that air traffic controllers did walk out at the Hollywood/Burbank airport, where they were required to work without pay. Ms. Aquino reported that she had attended the historic opening of the Dorris Vincent affordable housing project and was aware of all the work going on at the HPS area and was very pleased to see people being housed. Ms. Aquino recognized the artwork on the building as she was friends with Josué Rojas and thanked Ms. Sims for her work on this project.

Vice-Chair Aquino announced that the previous Saturday she had participated in the Afro-Latino event as part of Hispanic Heritage Month at the Bayview Opera House. There were bands from the Caribbean and South America and music from SF Latino musicians. Ms. Aquino applauded SF Sounds, which was a platform for live concert series with black and brown musicians recorded at the Opera House, which she experienced personally.

Vice-Chair Aquino announced the Mega Job Fair to be held on October 8 at noon at 49 South Van Ness, consisting of over 50 employers hiring for hundreds of positions. She thanked OCII staff for their amazing work.

Commissioner Shaddix stated that Dorris Vincent was an original Board member of his and he owed his current job to her. She was also his neighbor and he spent many hours with her discussing neighborhood issues. Mr. Shaddix noted the Chronicle article from October 7, regarding affordable housing being built in SF, but pointed out that a one-bedroom apartment in SF today is \$3,100/month. He expressed concern about the affordability of living in the City. He advocated not wasting time and getting a lot more housing built soon.

10. Closed Session - None

11. Adjournment

Chair Scott asked for a motion to adjourn.

Commissioner Lim motioned to adjourn and Commissioner Shaddix seconded that motion.

The meeting was adjourned at 2:31 p.m.

Respectfully submitted,


Jamie Cruz
Commission Secretary