
COMMISSION ON COMMUNITY INVESTMENT AND INFRASTRUCTURE

Successor Agency Commission



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MEETING A G E N D A TUESDAY, October 21, 2014 • 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, November 4, 2014 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.

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: Special Meeting of September 12, 2014.
- b) Authorizing a Fifth Amendment to the Legal Services Contract with Shute, Mihaly & Weinberger LLP, a Limited Liability Partnership, to increase the contract amount by \$350,000, for a total aggregate amount not to exceed \$1,600,000, to provide specialized legal services related to public trust and state park issues for the Candlestick Point and Hunters Point Shipyard Phase 2 project; Hunters Point Shipyard and Bayview Hunters Point Redevelopment Project Areas. (Action) (Resolution No. 85-2014)

REGULAR AGENDA

Staff presentation estimated time: 15 minutes

- c) Authorizing a Master Development Agreement with Double Rock Ventures LLC, the San Francisco Housing Authority, and CP Development Co., LP, for the development of 256 public housing replacement units and 248 additional units of low-income family rental housing, incorporating future acceptance of related assignments of deed of trust and promissory notes, Alice Griffith Public Housing Site, 211 Cameron Way; and adopting environmental findings pursuant to the California Environmental Quality Act; Bayview Hunters Point Redevelopment Project Area. (Discussion and Action) (Resolution No. 86-2014)

Staff presentation estimated time: 15 minutes

(Items 5 (d) and 5 (e) will be presented together but acted on separately)

- d) Adopting environmental review findings pursuant to the California Environmental Quality Act and approving an amendment to the Block 52 Major Phase Application to increase the number of Inclusionary Units by one for a revised total of nine Inclusionary Units on Block 52 at the Hunters Point Shipyard Phase 1; Hunters Point Shipyard Project Area. (Discussion and Action) (Resolution No. 87-2014)
- e) Adopting environmental review findings pursuant to the California Environmental Quality Act, and conditionally approving a Major Phase Application for a residential project on Block 55 East and West with HPS Development Co. LP., generally bounded by Hudson Avenue on the eastern boundary and by Kirkwood Avenue on the western boundary of Hilltop Sub-phase area, for 66 housing units at the Hunters Point Shipyard Phase 1, together with 1) a report on the Schedule of Performance, 2) a Major Phase and Project Housing Data Table, 3) a combined Basic Conceptual and Schematic Designs, and 4) the Vertical Disposition and Development Agreement; Hunters Point Shipyard Project Area. (Discussion and Action) (Resolution No. 88-2014)

Staff presentation estimated time: 10 minutes

- f) Approving the Selection of Piper Jaffray & Company as Underwriter and Stifel Nicolaus & Company, Inc. and Stinson Securities, LLC as Co-Managers for the Negotiated Sale of Series 2014B Taxable Refunding Tax Allocation Revenue Bonds and Backstrom McCarley Berry & Company, LLC as Underwriter and Stifel Nicolaus & Company, Inc. and Blaylock Beal Van, LLC as Co-Managers for the Negotiated Sale of the Series 2014C Refunding Tax Allocation Revenue Bonds. (Discussion and Action) (Resolution No. 89-2014)

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) Informing the Commission of the proposed disposition of the Moscone Convention Center North to the City and County of San Francisco pursuant to the 1988 Project Lease, an enforceable obligation, upon payment of the outstanding bonds and deferred rental payments as required by the 1988 Project Lease; the former Yerba Buena Center Redevelopment Project Area. (Discussion)

9. Commissioners' Questions and Matters

10. Closed Session

11. Adjournment