Attachment B
Yerba Buena Gardens Support Letters
<table>
<thead>
<tr>
<th>SIGNEE</th>
<th>Organization</th>
<th>Title</th>
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<tbody>
<tr>
<td>Sean Jeffries</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
</tr>
<tr>
<td>Helen Sause</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Patrick Smith</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Al Cosio</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Chi Shin Shao</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Lance Bunwell</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Noushin Mofakham</td>
<td>South of Market Childcare</td>
<td>Executive Director</td>
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<tr>
<td>Mary McCue</td>
<td>Yerba Buena Alliance</td>
<td>Board of Directors Member</td>
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<tr>
<td>Paige Scott</td>
<td>Yerba Buena Ices Skating &amp; Bowling</td>
<td>General Manager</td>
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<tr>
<td>Bob Versmon</td>
<td>Yerba Buena Skate and Bowl Diner</td>
<td>General Manager</td>
</tr>
<tr>
<td>Justin Weiner</td>
<td>World Peace Through Technology</td>
<td>Community Director</td>
</tr>
<tr>
<td>Linda Lucero</td>
<td>Yerba Buena Arts &amp; Events (Yerba</td>
<td>Executive Director</td>
</tr>
<tr>
<td>Deborah Callahan</td>
<td>Buena Gardens Festival)</td>
<td>Executive Director</td>
</tr>
<tr>
<td>Arturo Riera</td>
<td>Yerba Buena Center for the Arts</td>
<td>Board President</td>
</tr>
<tr>
<td>Linda Benson</td>
<td>St. Patrick's Church</td>
<td>Owner</td>
</tr>
<tr>
<td>Melissa Werner</td>
<td>Yerba Buena Lofts</td>
<td>Owner</td>
</tr>
<tr>
<td>Kevin Best</td>
<td>B Restaurant and Bar</td>
<td>Owner</td>
</tr>
<tr>
<td>Jim Patrick</td>
<td>Patrick &amp; Co Office Supplies</td>
<td>Owner</td>
</tr>
<tr>
<td>John Park</td>
<td>Novela</td>
<td>Owner</td>
</tr>
<tr>
<td>Jesse Jacobs</td>
<td>Samovar Tea</td>
<td>Owner</td>
</tr>
</tbody>
</table>
Principles for the Future of Yerba Buena Gardens

Current Situation:

State Law requires that the entirety of Yerba Buena Gardens — all the properties and assets — be transferred from the Successor Redevelopment Agency (now, the Office of Community Investment and Infrastructure) to a government entity such as the City of San Francisco. A draft plan for this transfer must be submitted to the State Department of Finance in November 2013.

There are several potential ways to satisfy this requirement. Whatever mechanism is ultimately determined by City ordinance, the Yerba Buena community, believes that these fundamental Principles must be implemented to assure that Yerba Buena Gardens will always fulfill the Vision of its Civic and Community purposes.

The Yerba Buena Project, designed and built by the San Francisco Redevelopment Agency after consulting for many decades with the community, is an award-winning public-private partnership, a crown jewel of San Francisco that serves artists, businesses, social service organizations, conventioneers, shoppers, skaters and bowlers, movie-goers, diners, residents and visitors, rich and poor, children and seniors and everyone in-between.

It is our obligation as a community to ensure that there is a seamless transition to a governing body that continues this success and serves all stakeholders into the future.

FUNDAMENTAL PRINCIPLES

We believe the following fundamental Principles will assure the continued success of Yerba Buena Gardens.

1. The Principle that the Yerba Buena Gardens - consisting of its open spaces and buildings - shall remain as public open space, community and arts facilities, with a now prescribed place for commerce and recreation. Further displacement of any of these uses from the Yerba Buena Gardens must be prohibited.

2. The Principle that all funding from all sources committed for operation of the Yerba Buena Gardens (the GMOS Account – Yerba Buena Gardens Maintenance, Operations, and Security) will continue to be 100% applied to the operation and maintenance of the Yerba Buena Gardens, as specified under current agreements, and shall not be diverted for any other use and that the GMOS revenues will continue to fund the cost of the maintenance and upkeep of the Yerba Buena Center for the Arts, Children’s Creativity Museum, Yerba Buena Child Development Center buildings and open space.

3. The Principle that the Yerba Buena Gardens public spaces will continue to be operated by a first-class property management firm experienced in hosting large public and arts events.
Principles for the Future of Yerba Buena Gardens

enjoyment by the public in Yerba Buena Gardens, and programmed by independent, culturally experienced nonprofit arts organizations.

5. The Principle that a single, dedicated, governing body, without a sunset or a fixed term be established for the Yerba Buena Gardens. This governing body shall be responsible for all management and activities to ensure fully transparent and cohesive oversight. This governing body shall have representation and stakeholder engagement of the Yerba Buena community. It shall be properly staffed to execute its duties.

The undersigned recommend the City adopt these basic Principles essential to ensure that the Yerba Buena Gardens remain a City showcase for its existing components and providing a place for public enjoyment by all city communities and visitors.

Dated this Date: __________________

Organization:  Yerba Buena Alliance
Signature:  \[Signature\]
Title:  Yerba Buena Alliance Board President

Organization:  Yerba Buena Alliance
Signature:  \[Signature\]
Title:  Board Member, also 48 art & Event Center for the Arts

Organization:  Yerba Buena Alliance
Signature:  \[Signature\]
Title:  Yerba Buena Alliance Board of Directors

Organization:  Yerba Buena Alliance
Signature:  \[Signature\]
Title:  Board of Directors

Organization:  South of Market Child Care, Inc.
Signature:  \[Signature\]
Title:  Executive Director

Organization:  Yerba Buena arts Space Center
Signature:  \[Signature\]
Title:  General Manager

Organization:  Yerba Buena Benefit Center
Signature:  \[Signature\]
Title:  Manager

Organization:  YERBA BUENA DINER
Signature:  \[Signature\]
Title:  President
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Dated this Date: 10/24/2013

Organization: **Samovar Tea Lounge**  
Signature:  
Title: **Director of Operations**
Principles for the Future of Yerba Buena Gardens

Yerba Buena Gardens Principles Final
October 8, 2014
October 10, 2013

Nadia Sesay
Chair of the Oversight Board
Office of Community Investment and Infrastructure
1 South Van Ness Avenue, 5th Floor
San Francisco, CA 94103

Dear Ms. Sesay,

On behalf of Yerba Buena Arts & Events aka the Yerba Buena Gardens Festival, I am attaching a statement of principles that we believe will continue Yerba Buena Gardens as a synergistic, integrated neighborhood, including the provision of a public space dedicated to the performing arts.

Indeed, the public outdoor spaces of Yerba Buena Gardens have become valued and much beloved performance venues for San Francisco and the entire Bay Area. These spaces need to be available and maintained in pristine condition, and they need to be programmed with art that speaks to our diverse constituencies.

The former Redevelopment Agency, together with the Yerba Buena Alliance, formed Yerba Buena Arts & Events aka Yerba Buena Gardens Festival to provide the essential artistic programming required in the public spaces of Yerba Buena Gardens. Yerba Buena Gardens Festival is now a locally and nationally recognized nonprofit arts organization regarded for the high quality and diversity of its programs, experienced in arts management and fundraising.

During the transition of the Yerba Buena Project from the Successor Agency to the City of San Francisco, it is vital to uphold the original vision and agreements of the Yerba Buena Project. We urge you to support the concept of an independent operating authority, as the best way to secure the benefits provided by Yerba Buena Gardens into the future.

Sincerely,

Linda Lucero
Executive/Artistic Director

Arturo Riera
President, Board of Directors

Attachment: Yerba Buena Statement of Principles

CC: Mayor Ed Lee; Tiffany Bohee, Executive Director, Office of Community Investment and Infrastructure; Supervisor Jane Kim; Yerba Buena Alliance
Principles for the Future of Yerba Buena Gardens

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5. The Principle that a single, dedicated, governing body, without a sunset or a fixed term be established for the Yerba Buena Gardens. This governing body shall be responsible for all management and activities to ensure fully transparent and cohesive oversight. This governing body shall have representation and stakeholder engagement of the Yerba Buena community. It shall be properly staffed to execute its duties.
Dear Supervisor Kim,

The Yerba Buena Project has been in existence for 20 years, the result of many years of struggle and thoughtful planning, and built by the San Francisco Redevelopment Agency after working and consulting with community for many decades.

The result is an amazingly successful public-private partnership, a crown jewel of San Francisco that serves artists, businesses, social service organizations, conventioneers, shoppers, skaters and bowlers, movie-goers, diners, residents and visitors, rich and poor, tiny tots and seniors and everyone in between.

Yerba Buena Gardens is the core of a vibrant, thriving neighborhood. The Yerba Buena Project has won numerous local, national and international awards as a high point of city planning. The Yerba Buena Project is flourishing because of the careful stewardship of the San Francisco Redevelopment Agency and its Successor Agency, which have more than two decades of practical experience understanding and overseeing the intricate relationships among the stakeholders.

During the transition of the Yerba Buena Project from the Successor Agency to the City of San Francisco, it is vital to maintain the integrity and unity of the Yerba Buena Project, within a single entity such as a trust or operating authority without a sunset or a fixed term, which will oversee the Yerba Buena Project as its sole responsibility, and which will uphold the original vision and agreements of the Yerba Buena Gardens Project.

It is the obligation of all of us to ensure a seamless transition that serves all stakeholders.

Sincerely,

Linda Lucero
Executive/Artistic Director

cc: Mayor Ed Lee, Oversight Board and the Office of Community Investment and Infrastructure of the Successor Agency, Yerba Buena Alliance, Yerba Buena Neighborhood Consortium.
Hi Tiffany,

As one of the owners of B Restaurant and Bar at Yerba Buena Gardens I wanted to state my support of no change to the way the gardens are currently run and maintained.

Serving guests daily from around the world I can personally vouch they are in complete awe of Yerba Buena Gardens. They are hugely complimentary and chat about YBG’s place among the greatest parks in the world. I also know for a fact that I attract and retain some great employees based on their love of working in such beautiful surroundings. The space means just as much to the people that visit once a lifetime or once a day.

What I’d to key in on after so many years of operating in YBG is the beautiful machine that keeps visitors in awe and my employees feeling blessed. I have huge respect for the people that make it happen.

The Gardens engineer crew is relentless in their care of the area. Engineers can be seen constantly performing preventive measures to keep things running smoothly in areas all over the gardens. The engineers also respond like fireman to any important problem I have had as tenant.

The maintenance and janitorial teams are always present and quite simply some of the nicest people I get to interact with on a daily basis. One walk through the gardens shows they understand and perform their job well. Any spill, graffiti or surprise mess is always dealt with quickly and effectively.

Security does for me...exactly what it should. They truly make me feel secure. They are a call away and expertly deal with the challenges that get thrown at them on a daily basis.

In closing, I’d like to respectfully request that nothing ever changes in the way Yerba Buena Gardens is managed. With all the changes that our coming our way in the neighborhood it is more important than ever that we realize the same excellent quality of management that keeps people coming to the gardens and coming to our restaurant. Thank you.

Sincerely,

Don Harbison

Co-Owner

B Restaurant and Bar
Ms. Tiffany Bohee  
Executive Director  
Office of Community Investment and Infrastructure  
1 South Van Ness Avenue, 5th Floor  
San Francisco, CA 94103  

Dear Ms. Bohee,

I am writing to you on behalf of the SOMA Parents Network, which is a loose organisation of parent groups, playgroups and family support groups in the SOMA neighbourhood. One of our greatest public family resources is Yerba Buena Gardens, particularly the Children’s Quarter. The Gardens greatly increase our ability to raise well-mannered and integrated citizens in the middle of the city. We have found the Gardens to be well managed, clean, and a safe haven for our children. It is important to us that the current responsive, flexible and effective management of the Gardens continues. With the transition of the garden’s ownership and management under consideration, we believe that establishing an independent operating authority which mimics the existing structure will sustain Yerba Buena Gardens as the safe and enjoyable neighborhood gathering place we have come to expect it to be.

Effective management, operations and programming are more critical than ever with the numerous neighborhood projects coming online, including the Mexican Museum, SFMOMA and Moscone Convention Center expansion, and many others in advanced planning stages. As more families move into the area, YBG must continue to be a safe, secure and enjoyable place for all, even the littlest among us.

Public spaces that are publicly owned and managed by a non-profit 501(c)3 independent operating authority have been shown to provide cost effective services, limit the municipality’s legal liability, and minimize budgetary impact by generating revenue for operating costs and capital improvements. There is no better option for the city or the citizens than to establish an independent authority to oversee Yerba Buena Gardens.

Whichever mechanism is ultimately determined by City ordinance, the community at YBG has agreed that the following Fundamental Principles MUST be implemented to assure that the Gardens will always fulfill the Vision of their Civic and Community purposes and I believe the families who use the Gardens endorse there purposes:

- **An irrevocable covenant that the Gardens** – its opens spaces and buildings – can never be converted to uses that are not public open space, community and arts facilities, and commercial recreation as today. This specifically must prohibit any further expansion of the Moscone Convention Center, beyond its current Expansion Project footprint, into any other part of the Gardens or its buildings.

- **An irrevocable covenant** that all funding from all the sources committed under current agreements for operation of the Gardens (the GMOS Account – Gardens Maintenance,
Operations, and Security) will continue to be 100% applied to that purpose and not diverted to any other use by the City.

- **An irrevocable covenant** that these GMOS revenues will continue to fund the full cost of the maintenance and upkeep of the Center for the Arts, Children’s Creativity Museum, and Child Development Center buildings.

- **An irrevocable covenant** that the Gardens public spaces will always be operated under competitive management contract at first class property management standards, as it has been to date.

- **An irrevocable covenant** that all the income from temporary rentals of Gardens outdoor areas will continue to be 100% used to fund programs and events for enjoyment by the public in the Gardens.

- The establishment of a Governing Board or Commission for the Gardens responsible for all its management and activities to ensure fully transparent and accountable policy decisions - unified policy setting and management oversight - subject to Brown Act and Sunshine Ordinance requirements, with full ongoing community and stakeholder engagement.

- The establishment of a dedicated on-site Gardens Management team to provide executive leadership for Gardens planning and programming, direct Gardens operations, coordinate Gardens organizations, and administratively support the governing body.

Thank you for your consideration and support for the YBG Community and the families who use the garden facilities generally and the Children’s Quarter in particular. We look forward to building our families in this part of the city and thank you for protecting the safety and the integrity of the open spaces that allow us to do so.

Sincerely,

Andrea MacRae on behalf of the SOMA Parents Network

cc Mayor Edwin M. Lee mayoredwinlee@sfgov.org, District 6 Supervisor Jane Kim Jane.Kim@sfgov.org
Ms. Tiffany Bohee  
Executive Director  
Office of Community Investment and Infrastructure  
1 South Van Ness Avenue, 5th Floor  
San Francisco, CA 94103  

Dear Ms. Bohee,  

I operate Samovar Tea Lounge at Yerba Buena Gardens. I am writing to seek your support to establish an independent operating authority that will continue to effectively manage, maintain, operate and program the Gardens.

Based on what I've learned about these types of entities, I believe this option will be the most effective in ensuring that YBG continues to bring millions of people here annually to the benefit of businesses like mine by providing visitors, residents and neighbors with a safe, enjoyable and captivating place to spend time. This arrangement has the added benefits of shielding the city from legal liability, and minimizing impact on the city budget through independent management of operating and capital costs. A structure that is similar to the current arrangement will sustain the successful operation and management of the Gardens in the manner that has brought twenty years of continued success and growth in the neighborhood. What we have now works.

As you may recall, Samovar Tea Lounge has been a beautiful and successful business on the upper West terrace in the gardens above the waterfall. I employ over 45 employees here and have been creating thousands of happy customers for the past many years. Just check out the yelp reviews to see what people have been saying: [http://www.yelp.com/biz/samovar-tea-lounge-san-francisco-2](http://www.yelp.com/biz/samovar-tea-lounge-san-francisco-2).

Yerba Buena Gardens are unlike any other public space in the City, with its diversity of people and places in a downtown environment. It's critical that the gardens remain an engaging and beautiful place in the heart of the City. We encourage you to support the creation of an independent operating authority. It's the best way to secure a promising future for Yerba Buena Gardens.

Whichever mechanism is ultimately determined by City ordinance, the community at YBG has agreed that the following Fundamental Principles MUST be implemented to assure that the Gardens will always fulfill the Vision of their Civic and Community purposes:

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- **The establishment of a dedicated on-site Gardens Management team to provide executive leadership for Gardens planning and programming, direct Gardens operations, coordinate Gardens organizations, and administratively support the governing body.**

Thank you for your consideration and support for the YBG Community during these uncertain times.

Sincerely,

Jesse Jacobs  
Founder, Samovar Tea Lounge  

cc Mayor Edwin M. Lee mayoredwinlee@sfgov.org, District 6 Supervisor Jane Kim Jane.Kim@sfgov.org
Dear Ms. Bohee,

I operate Yerba Buena Gardens Child Development Center/South of Market Child Care, Inc. at Yerba Buena Gardens. I am writing to seek your support to establish an independent operating authority that will continue to effectively manage, maintain, operate and program the Gardens.

Based on what I’ve learned about these types of entities, I believe this option will be the most effective in ensuring that YBG continues to bring millions of people here annually to the benefit of businesses like mine by providing visitors, residents and neighbors with a safe, enjoyable and captivating place to spend time. This arrangement has the added benefits of shielding the city from legal liability, and minimizing impact on the city budget through independent management of operating and capital costs. A structure that is similar to the current arrangement will sustain the successful operation and management of the Gardens in the manner that has brought twenty years of continued success and growth in the neighborhood. What we have now works.

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Thank you for your consideration and support for the YBG Community during these uncertain times.

Sincerely,

Noushin Mofakham
Executive Director

cc Mayor Edwin M. Lee mayor@edwinlee.sfgov.org, District 6 Supervisor Jane Kim Jane.Kim@sfgov.org
September 10, 2013

Hon. Supervisor Jane Kim  
City and County of San Francisco  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4689

Dear Supervisor Kim,

The Yerba Buena Project has been in existence for 20 years, the result of many years of struggle and thoughtful planning, and built by the San Francisco Redevelopment Agency after working and consulting with community for many decades.

The result is an amazingly successful public-private partnership, a crown jewel of San Francisco that serves artists, businesses, social service organizations, conventioners, shoppers, skaters and bowlers, movie-goers, diners, residents and visitors, rich and poor, tiny tots and seniors and everyone in between.

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It is the obligation of all of us to ensure a seamless transition that serves all stakeholders.

Sincerely,

Linda Lucero  
Executive/Artistic Director

cc: Mayor Ed Lee, Oversight Board and the Office of Community Investment and Infrastructure of the Successor Agency, Yerba Buena Alliance, Yerba Buena Neighborhood Consortium.
FUNDAMENTAL PRINCIPLES FOR THE FUTURE OF YERBA BUENA GARDENS

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7. The establishment of a dedicated on-site Gardens Management team to provide executive leadership for Gardens planning, direct Gardens operations, facilitate program coordination among Gardens organizations, and administratively support the governing body.

8. The establishment of an ethical “firewall” between City Hall and the Gardens Board/Management so that all decisions on staffing and contracting are wholly based on professional standards.
August 20, 2013

Oversight Board of the City and County of San Francisco
Attn: Natasha A. Jones, Interim Board Secretary
Office of Community Investment and Infrastructure
1 South Van Ness Avenue, 5th Floor
San Francisco, CA 94103

Dear Ms. Jones,

On behalf of the Yerba Buena Alliance, its Board of Directors and members dedicated to improving the Yerba Buena neighborhood, we are writing to express our support for establishing an independent operating authority or nonprofit trust that will continue to manage Yerba Buena Gardens (YBG) in the successful manner that has occurred for decades.

Without question, YBG has become the cultural heartbeat of the City and the neighborhood. With the continued rapid evolution of the neighborhood and major projects occurring, including the Mexican Museum project, SFMOMA expansion and Moscone Convention Center expansion, it is critical to sustain the positive momentum driving the evolution of the district. This success has resulted in part from the skillful management, maintenance and programming of YBG in coordination with myriad City, neighborhood, business and community partners. We believe a nonprofit-trust or operating authority would continue to provide important benefits to the City and community.

Mixed-use public spaces that are publicly owned and managed by an independent operating authority or nonprofit trust have proven successful in providing cost effective services, shielding the municipality from legal liability; generating revenue for operating costs and financial capital improvements; and, securing funding for capital improvements through bonds or other sources. Consistency in operations is also an important consideration, YBG is a set of synergistic organizations that as a whole create a vibrant neighborhood. If the signature feature of the neighborhood fails, the neighborhood will be forever altered.

We urge you to consider an independent operating authority or nonprofit trust that will sustain YBG as the cultural heartbeat of the City. With effective management, operations and programming, YBG will continue to be a safe, secure and enjoyable place for all that drives people to the area for the social and economic benefit to area businesses and the public.

Sincerely,

Virginia Grandi
Program Director
Yerba Buena Alliance

 Attached: Principles

 CC: Yerba Buena Alliance Board of Directors, Mayor Ed Lee, Supervisor Jane Kim, John Rahaim, John Elberling
FUNDAMENTAL PRINCIPLES FOR THE FUTURE OF YERBA BUENA GARDENS

State Law requires that the entirety of Yerba Buena Gardens – all the properties and assets – be transferred from the Successor Redevelopment Agency (now, the Office of Community Investment and Infrastructure) to a government entity such as the City of San Francisco. A draft plan for this transfer must be submitted to the State Department of Finance in November.

There are several potential ways to satisfy this requirement. But whatever mechanism is ultimately determined by City ordinance, these several Fundamental Principles MUST be implemented to assure that the Gardens will always fulfill the Vision of their Civic and Community purposes.

- An irrevocable covenant that the Gardens – its opens spaces and buildings – can never be converted to uses that are not public open space, community and arts facilities; and commercial recreation as today. This specifically must prohibit any further expansion of the Moscone Convention Center beyond its current Expansion Project footprint into any other part of the Gardens including any of its buildings.

- An irrevocable covenant that all funding from all the sources committed under current agreements for operation of the Gardens (the GMOS Account – Gardens Maintenance, Operations, and Security) will continue to be 100% applied to that purpose and not diverted to any other use by the City.

Draft 8/19
• An **irrevocable covenant** that these GMOS revenues will continue to fund the full cost of the maintenance and upkeep of the Center for the Arts, Children's Creativity Museum, and Child Development Center buildings.

• An **irrevocable covenant** that the Gardens public spaces will always be operated under competitive management contract at first class property management standards, as it has been to date.

• An **irrevocable covenant** that all the income from temporary rentals of Gardens outdoor areas will continue to be 100% used to fund programs and events for enjoyment by the public in the Gardens.

• The establishment of a Governing Board or Commission for the Gardens responsible for all its management and activities to ensure fully transparent and accountable policy decisions - unified policy setting and management oversight - subject to Brown Act and Sunshine Ordinance requirements, with full ongoing community and stakeholder engagement.

A directly comparable example of such a City entity is the Treasure Island Development Authority. Its Commission and staff oversee management and operation of the Island (whose ownership will be transferred from the Navy to the City technically in 2014). The ongoing costs are paid from revenues from its existing properties (housing and commercial leases with additional CAM charges). The staff are City employees in the City Administrator department assigned exclusively to TIDA. Legal services are provided by the City Attorney. Building maintenance services are provided by the Department of Public Works. Capital financing is coordinated by the Mayor’s Office of Economic and Workforce Development. Extensive community services and programs are provided under contract by various nonprofit agencies, along with leased facilities as needed. Various buildings are sub-leased to commercial operators for compatible activities and public use (a marina, meetings/event center, etc.).
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• The establishment of a Governing Board or Commission for the Gardens responsible for all its management and activities to ensure fully transparent and accountable policy decisions - unified policy setting and management oversight - subject to Brown Act and Sunshine Ordinance requirements, with full ongoing community and stakeholder engagement.

• The establishment of a dedicated on-site Gardens Management team to provide executive leadership for Gardens planning and programming, direct Gardens operations, coordinate Gardens organizations, and administratively support the governing body.
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