

London N. Breed
MAYOR



Miguel Bustos
CHAIR

Mara Rosales
VICE-CHAIR

Sally Oerth
INTERIM EXECUTIVE DIRECTOR

Bivett Brackett
Dr. Carolyn Ransom-Scott
COMMISSIONERS

**MINUTES OF A REGULAR MEETING OF THE
COMMISSION ON COMMUNITY INVESTMENT AND INFRASTRUCTURE
OF THE CITY AND COUNTY OF SAN FRANCISCO HELD ON THE
2nd DAY OF FEBRUARY 2021**

The members of the Commission on Community Investment and Infrastructure of the City and County of San Francisco met in a regular meeting via teleconference at 1:00 p.m. on the 2nd day of February 2021. The public was invited to watch the meeting live on SFGOVTV: <https://sfgovtv.org/ccii>

PUBLIC COMMENT CALL-IN: 1-415-655-0001 ACCESS CODE: 146-896-2988

In accordance with Governor Gavin Newsom's statewide order for all residents to "Stay at Home" - and the numerous preceding local and state proclamations, orders and supplemental directions - aggressive directives were issued to slow down and reduce the spread of the COVID-19 virus. Individuals were encouraged to participate in the meetings remotely by calling in during the public comment section of the meeting.

REGULAR MEETING AGENDA

1. Recognition of a Quorum

Meeting was called to order at 1:01 p.m. by Chair Bustos. Roll call was taken.

Commissioner Brackett - present
Commissioner Scott - present
Vice-Chair Rosales - present
Chair Bustos - present

All Commissioners were present.

2. Announcements

- a) The next regularly scheduled Commission meeting will be held remotely on Tuesday, February 16, 2021 at 1:00 pm.
- b) Announcement of Time Allotment for Public Comments from participants dialing in: 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. Please note that during the public comment period, all dial-in participants from the public will be instructed to call a toll-free number and use their touch-tone phones to register any desire for public comment. Comments will be taken in the order that it was received. Audio prompts will signal to dial-in participants when their audio input has been enabled for commenting.

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Secretary Cruz read 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 of regular meeting of December 15, 2020

PUBLIC COMMENT - None

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

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

Commissioner Brackett – yes

Commissioner Scott - yes

Vice-Chair Rosales - yes

Chair Bustos – yes

ADOPTION: IT WAS VOTED BY FOUR COMMISSIONERS THAT APPROVAL OF MINUTES OF THE REGULAR MEETING OF DECEMBER 15, 2020, BE ADOPTED.

REGULAR AGENDA

- b) Authorizing a Personal Services Contract with Forster & Kroeger Landscape Maintenance, Inc., a California Corporation, for property maintenance of the Essex Street Hillside Property for an initial term of three years, with three one-year options to extend the contract, for a maximum expenditure authority of \$211,908; Transbay Redevelopment Project Area (Discussion and Action) (Resolution No. 03-2021)

Presenters: Sally Oerth, Interim Executive Director; Marie Munson, Senior Development Specialist, Real Estate and Development Services

PUBLIC COMMENT – None

Vice-Chair Rosales motioned to move Item 5(b) and Commissioner Brackett seconded that motion.

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

Commissioner Brackett – yes

Commissioner Scott - yes

Vice-Chair Rosales - yes

Chair Bustos – yes

ADOPTION: IT WAS VOTED BY FOUR COMMISSIONERS THAT RESOLUTION NO. 03-2021, AUTHORIZING A PERSONAL SERVICES CONTRACT WITH FORSTER & KROEGER LANDSCAPE MAINTENANCE, INC., A CALIFORNIA CORPORATION, FOR PROPERTY MAINTENANCE OF THE ESSEX STREET HILLSIDE PROPERTY FOR AN INITIAL TERM OF THREE YEARS, WITH THREE ONE-YEAR OPTIONS TO EXTEND THE CONTRACT, FOR A MAXIMUM EXPENDITURE AUTHORITY OF \$211,908; TRANSBAY REDEVELOPMENT PROJECT AREA, BE ADOPTED.

- a) Authorizing the execution of a revocable Permit to Enter with the East Cut Community Benefits District to develop and manage a Temporary Community Garden at Transbay Block 11B or 29 Essex Street for a term not to exceed three years; Transbay Redevelopment Project Area (Discussion and Action) (Resolution No. 04-2021)

Presenters: Sally Oerth, Interim Executive Director; Benjamin Brandin, Acting Project Manager, Transbay (TB) Project Area

PUBLIC COMMENT

Speaker: Katina Johnson, member of TB CAC and President, Board of East Cut Community Benefits District

Ms. Johnson stated that from her home she would be looking directly at the property in question. She explained that resolution of this matter had been one of the things most requested by the neighborhood since day one. Ms. Johnson reported that this property had always been problematic as it was always filled with trash and having it become a community garden would be the best outcome of all. She was in support of this item and urged Commissioners to pass it.

Commissioner Scott was pleased with the abundance of community support for this item and was pleased with how they had planned to make use of the site for the next three years.

Commissioner Brackett was pleased that the community would be able to make good use of this small space as it would bring people outside to work together after being inside for so long because of the pandemic.

Vice-Chair Rosales concurred with the other Commissioners and was in full support of this item.

Commissioner Scott motioned to move Item 5(c) and Commissioner Brackett seconded that motion.

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

Commissioner Brackett – yes

Commissioner Scott - yes

Vice-Chair Rosales - yes

Chair Bustos – yes

ADOPTION: IT WAS VOTED BY FOUR COMMISSIONERS THAT RESOLUTION NO. 04-2021, AUTHORIZING THE EXECUTION OF A REVOCABLE PERMIT TO ENTER WITH THE EAST CUT COMMUNITY BENEFITS DISTRICT TO DEVELOP AND MANAGE A TEMPORARY COMMUNITY GARDEN AT TRANSBAY BLOCK 11B OR 29 ESSEX STREET FOR A TERM NOT TO EXCEED THREE YEARS; TRANSBAY REDEVELOPMENT PROJECT AREA, BE ADOPTED.

- b) Determining that the Concept Design Of UCSF's proposed development on Block 34 of the Mission Bay South Project Area substantially conforms to the required design standards of the Memorandum of Understanding for the Mission Bay Redevelopment Project Area Blocks 33-34, providing notice that this approval is within the scope of the Mission Bay Redevelopment Project approved under the Mission Bay Final Subsequent Environmental Impact Report ("FSEIR"), a Program EIR, and is adequately described in the FSEIR for the purposes of the California Environmental Quality Act; and, adopting Environmental Review Findings pursuant to the California Environmental Quality Act; Mission Bay South Redevelopment Project Area (Discussion and Action) (Resolution No. 05-2021)

Presenters: Sally Oerth, Interim Executive Director; Gretchen Heckman, Development Specialist, Mission Bay Project Area; Erik Hanson: Principal, Stantec; Dave Cubberly, Architect, Stantec; Amiee Alden, Director, Local & State Government Relations, UCSF

PUBLIC COMMENT – None

Commissioner Scott thanked staff for the comprehensive presentation. She stated that she was impressed with the Excel graduation program and the Excellence through Community Engagement and Learning program and especially hearing about the 77 people who had graduated and were now working permanently. Given the current situation Dr. Scott stated she was very pleased to seeing this move forward.

Commissioner Brackett referred to the Excel program and noted that 90% of the people who had participated were women and wanted to know if there were any plans to reach out to unemployed men as well; inquired about whether there were opportunities to make sure there was workforce diversity.

Ms. Alden responded that Excel was a program that UCSF ran in cooperation with the City and specifically with the Human Services Agency (HSA). She explained that HSA had a program called Jobs Now, which provided basic job readiness skills. After graduation, those graduates came to UCSF for a paid internship for administrative jobs, such as medical receptionist, etc. Ms. Alden reported that HSA clients were predominantly female and the program served mostly females from the Bayview. However, UCSF deferred to Jobs Now to send UCSF their trainees. The Excel program was one of the main pathways for people to get those entry level administrative jobs and for UCSF to be able to recruit from those jobs. She stated that they would be open to working with Jobs Now to diversify and recruit more broadly into the Jobs Now program and felt those discussions would be worth having. Ms. Alden responded that as the second largest employers in the City, UCSF was completely dedicated to diversity, equity and inclusion and proactively always tried to hire local minority-owned businesses and contractors and hire local for construction work at the university. She announced that there would be an urgent care clinic at Block 34, which would be served by doctors. In preparation for that, UCSF had one of the largest clinical training programs called PRIME (Program in Medicine for the Urban Underserved) for medical students who wanted to work in underserved communities and most of those doctors came from families of color and immigrant backgrounds. These students took a fifth year of medical school to study public health, so that they would be able to serve the diverse population in California.

Vice-Chair Rosales commented that she was pleased with the design, which was esthetically pleasing and efficient from a consumer standpoint and that the garage was very nice.

Chair Bustos stated that it was exciting to see the advancement that UCSF was trying to bring to the City to grow and improve to make sure that health care was a priority to the underserved. He stated that he often walked in that area and it was very exciting to see it coming to life.

Commissioner Brackett motioned to move Item 5(d) and Commissioner Scott seconded that motion.

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

Commissioner Brackett – yes
Commissioner Scott - yes
Vice-Chair Rosales - yes
Chair Bustos – yes

ADOPTION: IT WAS VOTED BY FOUR COMMISSIONERS THAT RESOLUTION NO. 05-2021, DETERMINING THAT THE CONCEPT DESIGN OF UCSF'S PROPOSED DEVELOPMENT ON BLOCK 34 OF THE MISSION BAY SOUTH PROJECT AREA SUBSTANTIALLY CONFORMS TO THE REQUIRED DESIGN STANDARDS OF THE MEMORANDUM OF UNDERSTANDING FOR

THE MISSION BAY REDEVELOPMENT PROJECT AREA BLOCKS 33-34, PROVIDING NOTICE THAT THIS APPROVAL IS WITHIN THE SCOPE OF THE MISSION BAY REDEVELOPMENT PROJECT APPROVED UNDER THE MISSION BAY FINAL SUBSEQUENT ENVIRONMENTAL IMPACT REPORT (“FSEIR”), A PROGRAM EIR, AND IS ADEQUATELY DESCRIBED IN THE FSEIR FOR THE PURPOSES OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT; AND, ADOPTING ENVIRONMENTAL REVIEW FINDINGS PURSUANT TO THE CALIFORNIA ENVIRONMENTAL QUALITY ACT; MISSION BAY SOUTH REDEVELOPMENT PROJECT AREA, BE ADOPTED.

6. Public Comment on Non-Agenda Items

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

Mr. James stated that he wanted to recognize Black History Month. He was concerned that people in the black and other minority communities might not have access to or be aware of the Museum of African Diaspora and the Mexican Museum, institutions that helped people appreciate and understand each other’s lives. He made note of the two killings in the BVHP recently and stated there was a need to show more love for each other and bring people together to make this a better city.

7. Report of the Chair

Chair Bustos stated that he had no report.

8. Report of the Executive Director

Interim Executive Director Oerth announced that the following day was the due date for proposals for interim activation uses of the temporary terminal site in Transbay. She stated that they would update Commissioners on progress as proposals were received.

9. Commissioners' Questions and Matters - None

10. Closed Session

- a) Conference with Legal Counsel-Anticipated Litigation: Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Section 54956.9 (one case) (Discussion)

PUBLIC COMMENT – None

Chair Bustos asked Commissioners and appropriate staff members to exit the meeting and log onto the separate link provided for this closed session.

11. Adjournment

Commissioner Scott motioned to adjourn this meeting and Commissioner Brackett seconded that motion.

Chair Bustos adjourned the meeting at 2:26 p.m.

Respectfully submitted,


Jaime Cruz
Commission Secretary