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# REDEVELOPMENT AGENCY

## of the

# City and County of San Francisco

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Gavin Newsom, Mayor

Rick Swig, President  
Darshan Singh, Vice President  
London Breed  
Miguel M. Bustos  
Francee Covington  
Leroy King

Fred Blackwell, Executive Director  
Gina E. Solis, Commission Secretary



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CITY HALL, ROOM 416  
1 DR. CARLTON B. GOODLETT PLACE  
SAN FRANCISCO, CA 94102  
[www.sfgov.org/sfra](http://www.sfgov.org/sfra)  
LIVE BROADCAST KPOO 89.5 FM

**(RESOLUTION NUMBERS CORRECTED)**

**A G E N D A**  
**Tuesday, March 16, 2010 • 4:00 p.m.**

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### ACCESSIBLE MEETING POLICY

**For additional information about the Agenda items, visit the Agency's web site to access staff reports and relevant materials – [www.sfgov.org/sfra](http://www.sfgov.org/sfra)**

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.
  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 415-673-6142.
  3. There is accessible parking across from City Hall at the Civic Center Garage.
  4. The following services are available by calling the Redevelopment Agency at (415) 749-2400 at least 72 hours prior to the meeting/hearing: American Sign Language interpreters, use of a reader during a meeting, or a sound enhancement system. 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 Redevelopment Agency at (415) 749-2400.
  6. In order to assist the Agency's 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 Agency to accommodate these individuals.
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## REGULAR MEETING AGENDA

**PLEASE NOTE: SHOULD YOU WISH TO ADDRESS THE COMMISSION, FILL OUT A "SPEAKERS CARD" PROVIDED BY THE AGENCY SECRETARY, AND SUBMIT THE COMPLETED CARD TO THE AGENCY SECRETARY. REMARKS ARE LIMITED TO THREE (3) MINUTES, UNLESS AN EXTENSION OF TIME IS GRANTED.**

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1. **Recognition of a Quorum**
2. **Report on actions taken at previous Closed Session meeting, if any.**
3. **Matters of Unfinished Business.** None
4. **Matters of New Business:**

### **CONSENT AGENDA**

**Estimated time: 5 minutes**

**ALL MATTERS LISTED HEREUNDER CONSTITUTE A CONSENT AGENDA, ARE CONSIDERED TO BE ROUTINE BY THE REDEVELOPMENT AGENCY 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: Regular Meeting of January 19, 2010](#)
- (b) [Approval of Minutes: Regular Meeting of February 2, 2010](#)
- (c) [Authorizing the application for Statewide Park Program Grant Funds, of an amount not to exceed \\$750,000, for improvements to and renovations of Shoreview Park, located at the northeast corner of Beatrice Lane and Lillian Court. \(~~Resolution No. 18-2010~~\) \(Resolution No. 21-2010\)](#)
- (d) [Authorizing the application for Healthy Urban Food Enterprise Development Center grant funds, of an amount not to exceed \\$100,000, for physical improvements to Super Save Market, located at 4517 Third Street on the northeast corner of Third Street and McKinnon Street; Bayview Hunters Point Redevelopment Project Area. \(~~Resolution No. 19-2010~~\) \(Resolution No. 22-2010\)](#)
- (e) [Authorizing a Second Amendment to the Amended and Restated Predevelopment Loan Agreement, Grant Agreement, and Disposition and Development Agreement, each with Berry Street LLC, a California Limited Liability Company, to expand the definition of eligible household to include households earning up to 120% of Area Median Income, in conjunction with the development and sale of 131 units of low- and moderate-income first-time homeownership housing at 330 Berry Street and 335 Berry Street; Mission Bay North Redevelopment Project Area. \(~~Resolution No. 20-2010~~\) \(Resolution No. 23-2010\)](#)

- (f) [Authorizing a First Amendment to the Ground Lease Agreement with the City and County of San Francisco to change the permitted uses and related terms to allow for non-parking uses of a portion of Assessor's parcel 0817, Lot 30, known as Central Freeway Parcel K, and adopting environmental findings and a Statement Of Overriding Considerations pursuant to the California Environmental Quality Act; Citywide Tax Increment Housing Program. \(~~Resolution No. 21-2010~~\) \(Resolution No. 24-2010\)](#)

**Action Taken:** \_\_\_\_\_

## **REGULAR AGENDA**

**Staff presentation estimated time: 15 minutes**

- (g) [Workshop on the Hunters Point Shipyard Phase 2-Candlestick Point Integrated Development Project, including the Transportation Plan and Amendments to the Bayview Hunters Point and Hunters Point Shipyard Redevelopment Plans; Bayview Hunters Point Redevelopment Project Area and Hunters Point Shipyard Redevelopment Project Area](#)

**Staff presentation estimated time: 10 minutes**

- (h) [Approving An Amendment of the Agency's Fiscal Year 2009-2010 Budget To: \(1\) Increase The Amount Of Bond Proceeds To Be Received By The Agency In An Amount Not To Exceed \\$28.0 Million; \(2\) Increase Expenditure Authority By \\$28.8 Million, Which Includes \\$16.483 Million That Is Borrowed From The Low And Moderate Income Housing Fund \(LMIHF\), for Payment to the Supplemental Educational Revenue Augmentation Fund \(SERAF\); And Making Findings That There Are Insufficient Funds From Sources Other Than The LMIHF to Make the SERAF Payment; Establishing A Repayment Obligation In The Amount Of \\$16.483 Million to the LMIHF By June 30, 2015; And Amending The Agency's Fiscal Year 2009-10 Statement Of Indebtedness. \(~~Resolution No. 22-2010~~\) \(Resolution No. 25-2010\)](#)

**Action Taken:** \_\_\_\_\_

**Staff presentation estimated time: 15 minutes**

- (i) [Workshop on the Agency's Fiscal Year 2010/11 Budget](#)

**Staff presentation estimated time: 5 minutes**

- (j) [Authorizing a Personal Services Contract with Twin III Maintenance Company, a sole proprietorship, for a term of one year with two one-year options in an amount not to exceed \\$297,022 \(including a \\$50,000 contingency\) to provide cleaning, maintenance and roving site inspection services on an as-needed basis for five Agency-owned properties; All Redevelopment Project Areas and City-Wide Housing Sites. \(~~Resolution No. 23-2010~~\) \(Resolution No. 26-2010\)](#)

Action Taken: \_\_\_\_\_

**Staff presentation estimated time: 10 minutes**

- (k) [Authorizing a Disposition and Development Agreement with Hunters View Associates, L.P., for the real property located at the Southeast corner of Fairfax and Keith Streets, Assessor's Block 4720, Lot 27 \(a portion\), subject to a final McEnerney judgment by the San Francisco Superior Court, and in conjunction with the development of 83 units of very low income rental housing, and adopting environmental findings pursuant to the California Environmental Quality Act; Bayview Hunters Point Redevelopment Project Area, Citywide Tax Increment Housing Program. \(~~Resolution No. 24-2010~~\) \(Resolution No. 27-2010\)](#)

Action Taken: \_\_\_\_\_

5. **Matters not appearing on Agenda**
6. **Persons wishing to address the members on non-Agenda, but Agency related matters.**
  - *This portion of the Agenda is not intended for debate or discussion with the Commission or Staff.*
  - *Please simply state your business or matter you wish the Commission or staff to be aware of.*
  - *It is not appropriate for Commissioners to engage in a debate or respond on issues not properly set in a publicly-noticed meeting agenda.*
  - *If you have questions or would like to bring a matter to the Commissions attention, please contact the Commission Secretary after the meeting or at [Gina.Solis@sfgov.org](mailto:Gina.Solis@sfgov.org).*
7. **Report of the President**
8. **Report of the Executive Director**
9. **Commissioners' Questions and Matters**
10. **Closed Session**
11. **Adjournment**