

From: [Somera, Alisa \(BOS\)](#)
To: [BOS Legislation, \(BOS\)](#)
Subject: FW: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Thursday, September 9, 2021 1:02:13 PM

Alisa Somera

Legislative Deputy Director
San Francisco Board of Supervisors
1 Dr. Carlton B. Goodlett Place, Room 244
San Francisco, CA 94102
415.554.7711 direct | 415.554.5163 fax
alisa.somera@sfgov.org

(VIRTUAL APPOINTMENTS) To schedule a “virtual” meeting with me (on Microsoft Teams), please ask and I can answer your questions in real time.

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**From:** Board of Supervisors, (BOS) <[board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)>  
**Sent:** Wednesday, September 1, 2021 9:11 AM  
**To:** BOS-Supervisors <[bos-supervisors@sfgov.org](mailto:bos-supervisors@sfgov.org)>  
**Cc:** Calvillo, Angela (BOS) <[angela.calvillo@sfgov.org](mailto:angela.calvillo@sfgov.org)>; Mchugh, Eileen (BOS) <[eileen.e.mchugh@sfgov.org](mailto:eileen.e.mchugh@sfgov.org)>; Somera, Alisa (BOS) <[alisa.somera@sfgov.org](mailto:alisa.somera@sfgov.org)>; Ng, Wilson (BOS) <[wilson.l.ng@sfgov.org](mailto:wilson.l.ng@sfgov.org)>; Laxamana, Junko (BOS) <[junko.laxamana@sfgov.org](mailto:junko.laxamana@sfgov.org)>  
**Subject:** FW: My Support for the 450 O'Farrell Church and Essential Housing Project

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**From:** Kathryn Shockency <[myvoice@oneclickpolitics.com](mailto:myvoice@oneclickpolitics.com)>  
**Sent:** Monday, August 30, 2021 8:45 PM  
**To:** Board of Supervisors, (BOS) <[board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)>

**Subject:** My Support for the 450 O'Farrell Church and Essential Housing Project

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

I have been following this project for many years and applaud the thoughtful consideration given to promoting growth in this area of San Francisco while providing safe modern housing for workers in the city who would have difficulty finding affordable housing. I fully support the 450 O'Farrell Church and Essential Housing Project that would add vitality and utility to the city. Please advance this much needed project.

Sincerely  
Kathryn Shockency

Sincerely,  
Kathryn Shockency  
[khshock@pacbell.net](mailto:khshock@pacbell.net)  
2031 Victoria Drive Fullerton, CA 92831 Constituent

Prepared by OneClickPolitics (tm) at <https://avanan.url-protection.com/v1/url?o=www.oneclickpolitics.com&g=MDA2OTgyY2O4ZTFiMzJkYg==&h=ZmNjZGQ3MGRmMWVjYWU0MmI2YzEyMGMzM2E2ODFiYWRkZmM1MDc3NWMyODNhYWQwNjAwZWlxODYwNzUyMzc4Ng==&p=YXAzOnNmZHOvOmF2YW5hbGpvOjBjNjhlNGJmNGNmN2Y2OWE5NWl3M2Y4ZjYxYjY2YWVjOnYx>. OneClickPolitics provides online communications tools for supporters of a cause, issue, organization or association to contact their elected officials. For more information regarding our policies and services, please contact [info@oneclickpolitics.com](mailto:info@oneclickpolitics.com)



**From:** [Barbara Nagel](#)  
**To:** [Board of Supervisors, \(BOS\)](#)  
**Cc:** [Clark, Joseph \(POL\)](#)  
**Subject:** Fwd: Sept.7 hearing 450 o'Farrell and 532 Jones  
**Date:** Sunday, September 5, 2021 8:26:15 AM

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The sidewalks are blocked again this morning, including stuff that blocks part of the roadway. This includes the church's little sidewalk area in the alley. Are they even pretending to have services now? They can't take care of their little space.

Begin forwarded message:

**From:** Barbara Nagel <[barbaranagel1947@gmail.com](mailto:barbaranagel1947@gmail.com)>  
**Subject:** Sept.7 hearing 450 o'Farrell and 532 jones  
**Date:** September 3, 2021 at 8:37:34 AM PDT  
**To:** [board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)

Once again, I want to object to this project. This so-called church is shameful and should not make a penny off of this property. They have never cared the slightest about either the community or this neighborhood. They have been a blight on all the people who pay rent to live nearby. It took us years and a lot of work to even get a speed-bump for safety in Shannon Alley. Where were they? I saw them turn away people from services, and when I went to attend, even though I was on crutches, they made me climb two flights of stairs, as they did a woman with a cane. I asked if they had an elevator and they said no. Later one of them told me they have a "secret" ramp that is only for "special people." They have no congregation—probably not a dozen people. They do not respond to attempts to contact.

They clean up only their tiny section of sidewalk before services. Otherwise not just Shannon Alley but the whole area is subjected to the following: (They have never been an ounce of assistance with any of this. The Tenderloin Police have been great but they are so busy that they cannot make this a priority.) Shannon Alley has very very narrow sidewalks. If someone is even sitting there, the sidewalk is blocked. This overrules any "right to assembly." There are constant tents (including for prostitution) that even hang over and block part of the street, which is also very narrow. Cars not only speed but go north on a one-way south street. Both sidewalks are frequently blocked and pedestrians must walk down the road. The senior center and stores are supposed to be accessible to all.

There are chop shops, sidewalk stores, boom boxes at all hours, barking dogs, fights, screaming, parties at all hours, drugs being sold and used, feces, urine, and on and on. The church has NEVER reported or called in anything in this area. People across O'Farrell are also affected by the noise and the inability to use these sidewalks, as is the general public.

The new building would only add to this. They keep saying they will have

“security” there. By magic, they will suddenly transform. Residents will create further disturbances on the rooftop. They will throw lit cigarettes, garbage, etc., out of the windows, make noise at all hours, urinate out of the windows, smoke outside, have visitors doing all of this outside, and generally make the neighborhood deteriorate even more. Entrances for cars, bikes, Recology and so on in the alley will add to our inability to get any sleep.

Please ask the church if they even know how to report any problem in this area, and ask for a record of when they have done so. Also ask for anything they have done for the neighborhood or the community. If their form of “worship” is “prayer,” as we were told, then they do not need and should not accept a penny, and should not build as they requested. Let them stay as useless as they are.

, ”

**From:** [Barbara Nagel](#)  
**To:** [Board of Supervisors, \(BOS\)](#)  
**Subject:** Fwd: Sept.7 hearing 450 o'Farrell and 532 jones  
**Date:** Saturday, September 4, 2021 6:03:53 PM

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This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Have the church take care of the neighborhood for 6 months before approving anything.

Begin forwarded message:

**From:** Barbara Nagel <[barbaranagel1947@gmail.com](mailto:barbaranagel1947@gmail.com)>  
**Subject:** Sept.7 hearing 450 o'Farrell and 532 jones  
**Date:** September 3, 2021 at 8:37:34 AM PDT  
**To:** [board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)

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They clean up only their tiny section of sidewalk before services. Otherwise not just Shannon Alley but the whole area is subjected to the following: (They have never been an ounce of assistance with any of this. The Tenderloin Police have been great but they are so busy that they cannot make this a priority.) Shannon Alley has very very narrow sidewalks. If someone is even sitting there, the sidewalk is blocked. This overrules any "right to assembly." There are constant tents (including for prostitution) that even hang over and block part of the street, which is also very narrow. Cars not only speed but go north on a one-way south street. Both sidewalks are frequently blocked and pedestrians must walk down the road. The senior center and stores are supposed to be accessible to all.

There are chop shops, sidewalk stores, boom boxes at all hours, barking dogs, fights, screaming, parties at all hours, drugs being sold and used, feces, urine, and on and on. The church has NEVER reported or called in anything in this area. People across O'Farrell are also affected by the noise and the inability to use these sidewalks, as is the general public.

The new building would only add to this. They keep saying they will have "security" there. By magic, they will suddenly transform. Residents will create further disturbances on the rooftop. They will throw lit cigarettes, garbage, etc., out of the windows, make noise at all hours, urinate out of the windows, smoke

outside, have visitors doing all of this outside, and generally make the neighborhood deteriorate even more. Entrances for cars, bikes, Recology and so on in the alley will add to our inability to get any sleep.

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**From:** [Barbara Nagel](#)  
**To:** [Board of Supervisors, \(BOS\)](#)  
**Subject:** Sept.7 hearing 450 o'Farrell and 532 Jones  
**Date:** Friday, September 3, 2021 8:38:10 AM

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Once again, I want to object to this project. This so-called church is shameful and should not make a penny off of this property. They have never cared the slightest about either the community or this neighborhood. They have been a blight on all the people who pay rent to live nearby. It took us years and a lot of work to even get a speed-bump for safety in Shannon Alley. Where were they? I saw them turn away people from services, and when I went to attend, even though I was on crutches, they made me climb two flights of stairs, as they did a woman with a cane. I asked if they had an elevator and they said no. Later one of them told me they have a "secret" ramp that is only for "special people." They have no congregation—probably not a dozen people. They do not respond to attempts to contact.

They clean up only their tiny section of sidewalk before services. Otherwise not just Shannon Alley but the whole area is subjected to the following:

(They have never been an ounce of assistance with any of this. The Tenderloin Police have been great but they are so busy that they cannot make this a priority.)

Shannon Alley has very very narrow sidewalks. If someone is even sitting there, the sidewalk is blocked. This overrules any "right to assembly." There are constant tents (including for prostitution) that even hang over and block part of the street, which is also very narrow. Cars not only speed but go north on a one-way south street. Both sidewalks are frequently blocked and pedestrians must walk down the road. The senior center and stores are supposed to be accessible to all.

There are chop shops, sidewalk stores, boom boxes at all hours, barking dogs, fights, screaming, parties at all hours, drugs being sold and used, feces, urine, and on and on. The church has NEVER reported or called in anything in this area. People across O'Farrell are also affected by the noise and the inability to use these sidewalks, as is the general public.

The new building would only add to this. They keep saying they will have "security" there. By magic, they will suddenly transform. Residents will create further disturbances on the rooftop. They will throw lit cigarettes, garbage, etc., out of the windows, make noise at all hours, urinate out of the windows, smoke outside, have visitors doing all of this outside, and generally make the neighborhood deteriorate even more. Entrances for cars, bikes, Recology and so on in the alley will add to our inability to get any sleep.

Please ask the church if they even know how to report any problem in this area, and ask for a record of when they have done so. Also ask for anything they have done for the neighborhood or the community. If their form of "worship" is "prayer," as we were told, then they do not need and should not accept a penny, and should not build as they requested. Let them stay as useless as they are.

, , "

**From:** [Steven Silvia](#)  
**To:** [Board of Supervisors \(BOS\)](#); [Safai, Absha \(BOS\)](#); [Watson, Shamann \(BOS\)](#); [Bonen, Hillary; MendelmanStaff \(BOS\)](#); [MojasStaff \(BOS\)](#); [BivamonteMesa, Abigail \(BOS\)](#); [Haney, Matt \(BOS\)](#); [Preston, Dean \(BOS\)](#); [Mir, Gordon \(BOS\)](#); [Peekin, Aaron \(BOS\)](#); [Stefani, Catherine \(BOS\)](#); [ChanStaff \(BOS\)](#)  
**Cc:** [Breed, Mayor London \(MYS\)](#); [Cityattorney: STACY, KATE \(CATT\)](#); [Hills, Rich \(CPC\)](#); [Groh, Carly \(CPC\)](#); [Delumo, Jenny \(CPC\)](#); [Mahasany, Honey \(BOS\)](#)  
**Subject:** 450-474 Of Farrell Street/532 Jones Street Project Appeal  
**Date:** Friday, September 3, 2021 2:25:57 PM  
**Attachments:** [September 2021 EDCS Letter.pdf](#)

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Dear Members of the Board of Supervisors:

Please see the enclosed letter and exhibits, sent on behalf of Robin N. Pick, Esq.

Steven Silvia  
Paralegal  
Storzer & Associates, P.C.  
1025 Connecticut Avenue, Northwest  
Suite One Thousand  
Washington, D.C. 20036  
Tel: (202) 857-9766  
Fax: (202) 315-3996  
<http://www.storzerlaw.com>  
[silvia@storzerlaw.com](mailto:silvia@storzerlaw.com)

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\*\* Admitted in D.C., Maryland & Illinois  
\*\*\* Admitted in California & Maryland

OF COUNSEL

ROBERT L. GREENE†  
JOHN G. STEPANOVICH††

† Admitted in N.Y.  
†† Admitted in Virginia, N.Y. & Ohio (inactive)

1025 CONNECTICUT AVENUE, NORTHWEST  
SUITE ONE THOUSAND  
WASHINGTON, D.C. 20036

(202) 857-9766

FACSIMILE: (202) 315-3996

[WWW.STORZERLAW.COM](http://WWW.STORZERLAW.COM)

BALTIMORE OFFICE:

9433 COMMON BROOK ROAD  
SUITE 208

OWINGS MILLS, MD 21117

(410) 559-6325

FACSIMILE: (202) 315-3996

September 3, 2021

**VIA EMAIL**

Board of Supervisors  
City and County of San Francisco  
1 Dr. Carlton B. Goodlett Place  
City Hall, Room 244  
San Francisco, CA 94102-4689

Re: Appeal of the 450-474 O'Farrell Street/532 Jones Street Project Approval

Dear Members of the Board of Supervisors:

As I previously wrote to you on August 25, 2021, Storzer & Associates, P.C. has been retained by Fifth Church of Christ, Scientist ("Church") to protect its federal civil rights in connection with the Church's proposed development project ("Project") on 450-474 O'Farrell Street. We now write in response to the August 30, 2021 letter of Appellant, Pacific Bay Inn, Inc. ("PBI").

PBI's letter in fact further supports the Church's position that a denial of the Appeal pending before the Board of Supervisors ("Board") would violate the Church's federal civil rights under the Religious Land Use and Institutionalized Persons Act of 2000 ("RLUIPA"), 42 U.S.C. §§ 2000cc, *et seq.*, and the Free Exercise Clause of the United States Constitution. In its letter, PBI highlights that this Appeal is an improper CEQA challenge to the Project's Environmental Impact Report ("EIR"). As stated in the Holland & Knight letter of August 25, 2021 ("H&K Letter"):

**The Appeal Raises Issues Evaluated in the EIR and Untimely CEQA challenges**

The potential impacts raised in the Appeal Letter were adequately reviewed in the Environmental Impact Report ("EIR") and, where appropriate, addressed with specific mitigation measures. This Appeal identifies no new or different environmental impacts tha[n] those evaluated in the EIR. . . .

The Pacific Bay Inn did not challenge or appeal the EIR evaluation or the mitigation measures incorporated into the Final EIR. The Notice of Determination (“NOD”) for the project approval was published on December 18, 2018 and any challenge under the California Environmental Quality Act (“CEQA”) to the EIR and those mitigation measures had to have been filed within 30 days of the NOD.

...

No appeal and no CEQA challenge was filed to the prior approval or the EIR from 2018. Finally, the City ultimately prepared two Addendums to the EIR and concluded that no further environmental review was required for the current proposal.

In its recent letter, Appellant’s arguments center on CEQA, the EIR and its addendum. As detailed in the H&K letter, this is an improper basis on which to grant the Appeal. As stated in our August 25, 2021 letter, “[w]here the arbitrary, capricious, or unlawful nature of a defendant’s challenged action suggests that a religious institution received less than even-handed treatment, the application of RLUIPA’s substantial burden provision usefully ‘backstops the explicit prohibition of religious discrimination in the later section of the Act.’” *Westchester Day Sch. v. Vill. of Mamaroneck*, 504 F.3d 338, 351-52 (2d Cir. 2007) (“WDS”) (quoting *Saints Constantine and Helen Greek Orthodox Church, Inc. v. City of New Berlin*, 396 F.3d 895, 900 (2005)) (finding that “the arbitrary and unlawful nature of the ZBA denial of [the plaintiff’s] application supports [the plaintiff’s] claim that it has sustained a substantial burden.”). If the Appeal were to be granted by the Board on the basis argued by PBI, such an “arbitrary, capricious, or unlawful” action would violate RLUIPA’s substantial burden provision.

Moreover, in arguing that there is no substantial burden on the Church’s religious exercise, Appellant’s letter demonstrates a critical lack of understanding of this important civil rights law. RLUIPA’s plain text states that “[t]he term ‘religious exercise’ includes *any* exercise of religion, whether or not compelled by, or central to, a system of religious belief.” 42 U.S.C. § 2000cc–5(7)(A) (emphasis added). Further, it is important to note that “[t]he use, building, or conversion of real property for the purpose of religious exercise shall be considered to be religious exercise of the person or entity that uses or intends to use the property for that purpose.” 42 U.S.C. § 2000cc–5(7)(B). Moreover, RLUIPA explicitly states that it “shall be construed in favor of a broad protection of religious exercise, to the maximum extent permitted by the terms of this chapter and the Constitution.” 42 U.S.C. § 2000cc–3(g).

Appellant’s claim that RLUIPA “do[es] not extend so far” to protect a Church seeking to construct housing as part of its religious mission thus misapprehends the scope of RLUIPA and disregards applicable case law and the statutory definitions and rule of construction. For example, in *World Outreach Conf. Ctr. v. City of Chicago*, 591 F.3d 531, 535-538 (7th Cir. 2009), the Court found a substantial burden where the plaintiff, a Christian sect, was prevented from renting 168 apartments as Single Room Occupancy units. “As a result of the City’s actions, World Outreach was impeded in its religious mission of providing living facilities to homeless and other needy people.” *Id.* at 538. As described in my prior letter, religious exercise is not limited to Sunday worship service.

Additionally, Appellant’s assertion that RLUIPA does not apply because the Project Sponsor is a for-profit corporation, likewise, is contradicted by controlling Supreme Court precedent. *See Burwell v. Hobby Lobby Stores, Inc.*, 573 U.S. 682, 719 (2014) (holding that a federal regulation’s restriction on the activities of a for-profit closely held corporation must

comply with the Religious Freedom Restoration Act of 1993). In any case, it is the *Church's* religious exercise that would be impeded by such a decision, not its development partner.

This office has successfully represented scores of religious institutions in RLUIPA actions across the United States. The burdens on the Church's religious exercise outlined in our letter of August 25, 2021 are the type that courts routinely find to violate RLUIPA. *See Int'l Church of Foursquare Gospel*, 673 F.3d 1059, 1067 (9th Cir. 2011) (finding that the district court erred in finding no substantial burden under RLUIPA when the City blocked church from building a house of worship that would meet its religious needs); *Guru Nanak Sikh Soc. of Yuba City v. Cty. of Sutter*, 456 F.3d 978, 992 (9th Cir. 2006) (holding that the denial of a conditional use permit to build a house of worship substantially burdened organization's religious exercise); *see also Cottonwood Christian Ctr. v. Cypress Redevelopment Agency*, 218 F. Supp. 2d 1203, 1227 (C.D. Cal. 2002) (finding that plaintiff established a substantial burden where the City was prevented from building a church that would meet its religious needs).

Appellants' latest submission only reinforces the fact that granting this Appeal would present a very serious RLUIPA substantial burden violation.

Very truly yours,

A handwritten signature in cursive script that reads "Robin Pick".

Robin Pick

cc: San Francisco Board of Supervisors  
Mayor London Breed  
San Francisco City Attorney  
Abigail Rivamonte Mesa, Chief of Staff to Supervisor Matt Haney

**From:** [John Promani](#)  
**To:** [Board of Supervisors, \(BOS\)](#)  
**Cc:** [Tracy Craig](#)  
**Subject:** RE: 450 O'Farrell Project - Letters of Support Missing in the File  
**Date:** Friday, September 3, 2021 8:43:35 AM  
**Attachments:** [image001.png](#)  
[Allison Kephart Support Letter.pdf](#)  
[Cheryl Kerzman Support Letter.pdf](#)  
[Marilyn Schumacher Letter.pdf](#)  
[support letter final 8.18.21 - Patty Kephart.pdf](#)  
[Kathryn Shockency Support Ltr.pdf](#)  
[Pam Spittler Support Ltr.pdf](#)  
[Eric Gunn Roderbeck Support Ltr.pdf](#)

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Hi Angela,

I hope you are doing well. I just wanted to follow-up on my email from earlier in the week to see if the attached 7 support letters could be added to the public correspondence file for the 450 O'Farrell project, [Board of Supervisors File No. 210858](#). We would like to make sure that all support letters are a part of the project file before the September 7 board meeting.

Thank you for your assistance in this matter and please let me know if you have any questions.

Thank you,  
John

John Promani  
C. 510.775.3421

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**From:** John Promani  
**Sent:** Wednesday, September 1, 2021 1:53 PM  
**To:** [Board.of.Supervisors@sfgov.org](mailto:Board.of.Supervisors@sfgov.org)  
**Cc:** Tracy Craig [tracy@craig-communications.com](mailto:tracy@craig-communications.com)  
**Subject:** 450 O'Farrell Project - Letters of Support Missing in the File

Hi Angela,

My name is John Promani and I am a community relations consultant assisting Fifth Church of Christ, Scientist and Forge Development Partners on the 450 O'Farrell project. I was reviewing the Public Correspondence section for our project at [Board of Supervisors File No. 210858](#) and noticed that there are 7 support letters that were sent to your office in which we were copied that do not appear to have made it into the Public Correspondence file.

I've attached these letters of support here and am hoping you can add these into the file at your earliest convenience prior to the September 7 Board meeting. Thank you for your assistance in this

matter.

Thank you,  
John



**John Promani** - Director of Communications  
(He/Him)  
66 Franklin Street, Suite 386, Oakland, CA 94607  
(510) 775-3421 | [john@craig-communications.com](mailto:john@craig-communications.com)  
[VCard](#) | [Website](#) | [LinkedIn](#)

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**From:** [Jessica Jones](#)  
**To:** [John Promani](#)  
**Subject:** Fw: Please allow the 450 O'Farrell Essential Housing Project to be built  
**Date:** Tuesday, August 31, 2021 12:13:24 PM

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**From:** Allison Kephart <allison.j.kephart@gmail.com>  
**Sent:** Saturday, August 21, 2021 8:00 PM  
**To:** Board.of.Supervisors@sfgov.org <Board.of.Supervisors@sfgov.org>  
**Cc:** Jessica Jones <Jessica@craig-communications.com>; David.murray08@gmail.com <David.murray08@gmail.com>; alexander@forgedevelopmentpartners.com <alexander@forgedevelopmentpartners.com>  
**Subject:** Please allow the 450 O'Farrell Essential Housing Project to be built

Dear Board of Supervisors,

I am emailing you today to urge you to support the 450 O'Farrell Church and Essential Housing Project and Vote NO on the appeal.

My name is Allison Kephart and I am a former Sunday School student of the Fifth Church of Christ, Scientist. I grew up attending church in the Tenderloin for over 18 years and have seen firsthand the continued effects of the housing crisis and the need for investment in community in this district.

The members of this church have been preparing to downsize the massive edifice of Fifth Church for nearly 40 years, and in reimagining their presence have decided the space would be better utilized by essential housing units that fit the distinct needs of both the community of the Tenderloin and the city of San Francisco itself. The local community has clearly supported this project, being consulted through neighborhood-wide canvassing events, 42 stakeholder meetings and through 4 open, community-wide meetings. As with many practices of this religious community, these actions have been taken with love in order to meet the needs of both the church and the surrounding community. The design has been carefully considered to maximize the benefit of this space for the communities involved, not for increased profits. In a district where it is so hard to capture genuine, long-term investors that have a meaningful relationship with the community, you have the chance to approve a project that does.

I have lived abroad since 2013 and work for the State Department- I have always been proud to say I am from San Francisco. This used to be met with "oh, I've been to San Francisco, it's such a lovely city!" or "I've always wanted to go there!" but over the past few years most responses have been negative- mostly about the stark rise in homelessness and drug-afflicted streets, especially in places so close to areas that tourists wander- Union Square, Market Street, Civic Center.... the Tenderloin. Internationally, people are being dissuaded from coming to our city due to the very issues this project seeks to address. This is a sobering truth, but one you have the power to change- voting NO on the appeal and allowing the 450 O'Farrell Essential Housing Project would aid this cause.

The Tenderloin desperately needs long-lasting investment in community and the development of essential housing. So it has for many years. This project is a win for the Tenderloin, a win for San Francisco, and a win against the housing crisis. Please, reject the appeal and allow building to begin.

Sincerely,

Allison Kephart  
Former Sunday School Student  
[allison.j.kephart@gmail.com](mailto:allison.j.kephart@gmail.com)  
Canberra, Australia

**From:** [Jessica Jones](#)  
**To:** [John Promani](#)  
**Subject:** Fw: 450 O Farrell Church and Essential Housing  
**Date:** Tuesday, August 31, 2021 12:11:42 PM

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**From:** cheryl kerzman <cherylkerzman@gmail.com>  
**Sent:** Thursday, August 12, 2021 6:25 PM  
**To:** Jessica Jones <Jessica@craig-communications.com>  
**Subject:** Fwd: 450 O Farrell Church and Essential Housing

Here you go

Sent from my iPhone

Begin forwarded message:

**From:** cheryl kerzman <cherylkerzman@gmail.com>  
**Date:** August 12, 2021 at 7:57:48 PM CDT  
**To:** Board.of.Supervisors@sfgov.org  
**Subject:** 450 O Farrell Church and Essential Housing

Amended letter of support

Sent from my iPhone

On Aug 12, 2021, at 7:46 PM, cheryl kerzman  
<cherylkerzman@gmail.com> wrote:

Dear Board Members,

First, my gratitude for your working with the request and approval and now the appeal for this project. It has impressed me to listen to and comment on my continued support of this project.

Second, my request that you bear with me as I share my sincere thoughts regarding this project recognising the seriousness of your part in responding to the appeal and in the considerations you have made and will need to make in response to the appeal.

I travel to the Bay Area at least once a year foregoing the last two years due to the pandemic. However my heart remains a part of the citizens, businesses, and landscape of your beautiful community. I enjoy your art, the Golden Gate Bridge which I have crossed by walking (twice) enjoying the views of our lovely planet and your great city, the music, ocean- scapes, the food and mostly the people. I love the hotel staff that I have seen year to year. Your restaurant staff are delightful and provide great service. I have never been disappointed and my thoughts go to them as I consider their inability to afford local housing. Some travel long distances and have families that they need to pay additional day care fees due to travel time - commute delays and so forth.

It is other worldly to walk along your sidewalks and hear the different languages spoken and faces and smiles of many that I consider part of my global community. I even think of your participation in the project and the desire to ensure the needs are addressed and requirements met when approving these types of projects.

You have much to take into account when making decisions regarding beautiful and yet challenged San Francisco.

My thought about this appeal and approval are that so many concerned citizens view this project from the lens of their experiences and heartfelt sense of what is the best way to either support or in this case fight the project moving forward.

It is from my lens that I must comment. I am in total support of this project because it is needed. It is needed by the neighbourhood, by the essential workers, by your city. It is needed by me because I care for and love my neighbours, my extended community of San Francisco. I yearn for its safety and for the well-being of its citizens- as do you all, understanding your commitment to the safety and growth of your community.

The folks who have judiciously with integrity and ethical planning and consideration of their neighbours on every side have worked to promote this project openly and with invitations for community involvement.

Notwithstanding - whether or not this was taken advantage of remains as a loss to those who missed those meetings as well as to those who oppose this project.

They may not understand the depth of love that is embedded in this project by the members of 5th Church, Christ Scientist.

This project is morally driven and duty bound to “injure no man (partial quote from our founder Mary Baker Eddy) and as such it could not and would not support nor participate in any action that would endanger any member of the community -San Francisco - in fact the project’s purpose is to bless San Francisco.

I hoped to move to San Francisco and was unable to as the rents are not affordable. So this gift to the community makes that desire doable for the essential workers (and others perhaps) who commute to work daily - and who lose precious time with their families/loved ones due to the need to commute. Just consider the joy of being able to live close to your work!

We here in “the twin cities” are dealing with affordable housing issues as many scathed by the pandemic need affordable housing (actually pre pandemic as well) and would welcome a project such as this. I am a retired social worker from California and currently employed helping folks who need public assistance and housing. Housing is sorely needed - affordable housing is sorely needed. The project you have before you in this appeal is sorely needed.

While you need to work with the basis of the appeal- I have no doubt that the project leaders will meet the needed requirements to ensure that both you and your community are satisfied to allow this project to move forward.

My heartfelt support is that this project be approved to move forward. San Francisco and it’s essential workers need it. It’s presence will offer hope for finding affordable housing and provide the assurance that San Francisco loves it’s essential workers and is demonstrating this by providing a safe and affordable place to live - and for many - a place to call home.

Respectfully submitted,

Cheryl Kerrzman

612-430-0387

6016 Tamarac Ave

Edina, MN 55436

Sent from my iPhone

**From:** [Jessica Jones](#)  
**To:** [John Promani](#)  
**Subject:** Fw: 450 O'Farrell Church and Essential Housing Project  
**Date:** Tuesday, August 31, 2021 12:08:58 PM

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**From:** Marilyn Schumacher <marilynschu@gmail.com>  
**Sent:** Thursday, August 12, 2021 6:56 PM  
**To:** Jessica Jones <Jessica@craig-communications.com>  
**Subject:** Fwd: 450 O'Farrell Church and Essential Housing Project

Here's a copy of the letter that I sent yesterday to SF Board of Supervisors, to you, and Dave Murray.

Oh, I see that your email was misspelled in the letter I received? I corrected it in my email to you. Maybe that's why you didn't receive it?

[jessica@craig-communications.com](mailto:jessica@craig-communications.com)

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***Marilyn Schumacher***  
Broker Associate  
DRE #00904530  
510-908-9021 - cell  
***Results*** exceeding the challenges

***MarilynSchumacher.com weekly blog, website***  
Powered by RE/MAX Gold

----- Forwarded message -----

**From:** Marilyn Schumacher <[marilynschu@gmail.com](mailto:marilynschu@gmail.com)>  
**Date:** Thu, Aug 12, 2021 at 1:16 PM  
**Subject:** 450 O'Farrell Church and Essential Housing Project  
**To:** <[ChanStaff@sfgov.org](mailto:ChanStaff@sfgov.org)>, <[Catherine.Stefani@sfgov.org](mailto:Catherine.Stefani@sfgov.org)>, <[Aaron.Peskin@sfgove.org](mailto:Aaron.Peskin@sfgove.org)>, <[Gordon.Mar@sfgov.org](mailto:Gordon.Mar@sfgov.org)>, <[Dean.Preston@sfgov.org](mailto:Dean.Preston@sfgov.org)>, <[Matt.Haney@sfgov.org](mailto:Matt.Haney@sfgov.org)>, <[Abigail.rivamontemesa@sfgov.org](mailto:Abigail.rivamontemesa@sfgov.org)>, <[MelgarStaff@sfgov.org](mailto:MelgarStaff@sfgov.org)>, <[MandelmanStaff@sfgov.org](mailto:MandelmanStaff@sfgov.org)>, <[Hillary.Ronen@sfgov.org](mailto:Hillary.Ronen@sfgov.org)>, <[Shamann.Walton@sfgov.org](mailto:Shamann.Walton@sfgov.org)>, <[Ahsha.Safai@sfgov.org](mailto:Ahsha.Safai@sfgov.org)>, <[Board.of.Supervisors@sfgov.org](mailto:Board.of.Supervisors@sfgov.org)>  
**Cc:** <[alexander@forgedevelopmentpartners.com](mailto:alexander@forgedevelopmentpartners.com)>, <[jessica@craig-communications.com](mailto:jessica@craig-communications.com)>, Dave Murray <[david.murray08@gmail.com](mailto:david.murray08@gmail.com)>

**Subject:** Please allow the 450 O'Farrell Essential Housing Project to proceed

Dear Honorable Board of Supervisors,

I am writing this letter to urge your support of the 450 O'Farrell Church and Essential Housing Project.

I understand the project, which was recently approved by the Planning Commission, has been appealed.

This project is vitally important and must be allowed to move forward, to benefit the people of the Tenderloin and San Francisco.

San Francisco has an urgent need for housing. The 450 O'Farrell Church and Essential Housing Project allows San Francisco's Essential Working households to live in San Francisco. The project includes BMR housing for our most economically vulnerable populations.

The project excellently meets the needs of the Tenderloin community and San Francisco by adding housing that is required by the state; preserving the church that owns the property and conducts Sunday services, and Wednesday evening services.

Honorable Supervisors, I urge you to permit this urgently-needed, innovative, and well-designed Essential Housing and Church project to move forward!

This project benefits the city, those that need housing, and the church! It's a win-win-win!

Sincerely,

Marilyn Schumacher  
1829 Clinton Ave., Alameda, CA 94501  
[marilynschu@gmail.com](mailto:marilynschu@gmail.com)  
510-908-9021

***Marilyn Schumacher***

Broker Associate

DRE #00904530

510-908-9021 - cell

***Results*** exceeding the challenges

***MarilynSchumacher.com weekly blog, website***

Powered by RE/MAX Gold

**To:** Clerk of the Board ([Board.of.Supervisors@sfgov.org](mailto:Board.of.Supervisors@sfgov.org))  
**CC:** David Murray ([David.murray08@gmail.com](mailto:David.murray08@gmail.com))  
Alexander Zucker ([alexander@forgedevelopmentpartners.com](mailto:alexander@forgedevelopmentpartners.com))  
Jessica Jones ([jessica@craig-communications.com](mailto:jessica@craig-communications.com))

August 18, 2021

**Subject:** Please allow the 450 O'Farrell Essential Housing Project to be built

Dear Honorable Board of Supervisors,

I am urging you to support the 450 O'Farrell Church and Essential Housing Project and Vote NO on the appeal.

This project helps you act on two intractable problems that you are tasked to solve: the open-air drug market in the Tenderloin, and the housing crisis in San Francisco. It won't cost you a penny. Your Planning Department diligently brought the project through the approval process twice. Your Planning Commission thoughtfully addressed improvements to approve it twice. The project is ready to go.

I am one of the first to support this project. I have been a member of Fifth Church for 40 years. The members' living light attracted me to this church. Their commitment to the neighboring community was evident in testimonies of healing each week, the public-facing busy Reading Room, and their inclusive love. I raised my children in Fifth Church's Sunday School, served in positions from usher to Reader to Reading Room librarian, and helped care for the property for four decades. I was there 38 years ago when the church members voted to work and pray and spend our resources to rebuild our church in order to extend our religious practice on O'Farrell Street for another century. We envisioned a smaller church footprint with the bulk of our property devoted to housing. Developers came and went. It was hard to persuade private investors that the block was safe and desirable. In order for us to have our new church, a bold visionary concept of community living shifted the financial dynamics and saved the project. Planning approved. Now we need your support.

Rejecting the appeal supports the project and quickly converts a long-time magnet for drug dealing into new housing. Where zero housing is today you can vote for 316 units specifically designed for essential workers who today are forced to commute into the city. It is a vote for the dignity of the Tenderloin. The project enables the church to better serve the community. It clears dreary, unconscionable, unsafe conditions on our block the city has been unable to clean up. It is a vote for all communities of faith who could develop underutilized land to help solve the housing crisis.

I urge you to let us build our church and let our developer build new critically needed essential housing. Reject the appeal.

Sincerely,

Patricia Kephart  
Fifth Church member for 40 years  
[pattykepster@gmail.com](mailto:pattykepster@gmail.com)  
1162 Barcelona Dr.  
Pacifica, CA 94044

**From:** Kathryn Shockency ([khshock@pacbell.net](mailto:khshock@pacbell.net))

**Sent:** 2021/08/31

**To:** Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

**Subject:** My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I have been following this project for many years and applaud the thoughtful consideration given to promoting growth in this area of San Francisco while providing safe modern housing for workers in the city who would have difficulty finding affordable housing. I fully support the 450 O'Farrell Church and Essential Housing Project that would add vitality and utility to the city. Please advance this much needed project.

Sincerely  
Kathryn Shockency

Sincerely,  
Kathryn Shockency  
2031 Victoria Drive, Fullerton, CA, 92831

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**Please note:** Each recipient of this email will have received their own individual and personalized email. Emails are not group-delivered to multiple recipients in one email.

**From:** Pam Spitler ([pamspitler@gmail.com](mailto:pamspitler@gmail.com))

**Sent:** 2021/08/19

**To:** Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

**Subject:** My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I have recently heard that an appeal has been submitted to the San Francisco Board of Supervisors to overturn the recent Planning Commission approval and stop the 450 O'Farrell Church and Essential Housing project from moving forward.

If there is something in the appeal that brings more love to that community and project, then I am sure it can be resolved quickly. For one, I am looking forward to the bright spot and hope that the project promises--a solution to the desire and public need for the church to remain in that neighborhood and for useful housing solutions in downtown near jobs and public transportation. Access to affordable housing and walkable services in San Francisco does not need to be delayed any longer when approved plans are on the table and the good-will is there to see it through!

Please allow the project to proceed quickly as approved. Let's see the results of its careful, thoughtful planning. The motive is good, even worthy; the plans have passed scrutiny. Think of meeting needs; you are entrusted to provide the people who live and work in San Francisco with answers and this neighborhood is a great place to make it happen. I am grateful for the time and thought you give (and gave!) in considering projects such as this one. Thank you!

Sincerely,

Pam Spitler

445 Wawona St, San Francisco, CA, 94116

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**Please note:** Each recipient of this email will have received their own individual and personalized email. Emails are not group-delivered to multiple recipients in one email.

**From:** Eric Gunn Rodenbeck ([erode@stamen.com](mailto:erode@stamen.com))

**Sent:** 2021/08/17

**To:** Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

**Subject:** My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I live a block from here on the 600 block of O'Farrell, and I'm on the Board of the Tenderloin Community Benefit District. Our Tenderloin neighborhood needs this housing. We want this housing, we want more housing! I urge you to end the gridlock and allow the church to move forward with this project. Sure, there will be some objections. There always will be. Please don't listen to those who want to keep this block derelict and to keep Shannon Alley filthy. Please approve this project.

Sincerely,

Eric Gunn Rodenbeck

631 ofarrell street, 1605, San Francisco, CA, 94109

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**Please note:** Each recipient of this email will have received their own individual and personalized email. Emails are not group-delivered to multiple recipients in one email.

**From:** [Rafa Sonnenfeld](#)  
**To:** [Board of Supervisors, \(BOS\)](#)  
**Subject:** 450 O'Farrell - Development Appeal Hearing 9-7-2021  
**Date:** Thursday, September 2, 2021 2:06:50 PM  
**Attachments:** [450 O'Farrell Board of Supervisors Appeal - HAA Letter - 09-02-2021.pdf](#)

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This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Good Afternoon,

Please find attached a copy of YIMBY Law's letter related to the 450 O'Farrell project application appeal which I understand will be heard at the upcoming meeting on September 7th.

Thanks,

--

**Rafa Sonnenfeld**

Paralegal he/him





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9/2/2021

San Francisco, CA Board of Supervisors  
1 Dr. Carlton B. Goodlett Place - City Hall, Room 244  
San Francisco, CA 94102

Board.of.Supervisors@sfgov.org  
Via Email

Re: 450 O'Farrell Street

Dear San Francisco Board of Supervisors,

YIMBY Law submits this letter to inform you that the Board of Supervisors has an obligation to abide by all relevant state housing laws when evaluating the above captioned proposal, including the Housing Accountability Act (HAA).

California Government Code § 65589.5, the Housing Accountability Act, prohibits localities from denying housing development projects that are compliant with the locality's zoning ordinance or general plan at the time the application was deemed complete, unless the locality can make findings that the proposed housing development would be a threat to public health and safety. The most relevant section is copied below:

(j) When a proposed housing development project complies with applicable, objective general plan and zoning standards and criteria, including design review standards, in effect at the time that the housing development project's application is determined to be complete, but the local agency proposes to disapprove the project or to approve it upon the condition that the project be developed at a lower density, the local agency shall base its decision regarding the proposed housing development project upon written findings supported by substantial evidence on the record that both of the following conditions exist:

(1) The housing development project would have a specific, adverse impact upon the public health or safety unless the project is disapproved or approved upon the condition that the project be developed at a lower density. As used in this paragraph, a "specific, adverse impact" means a significant, quantifiable, direct, and unavoidable impact, based on objective, identified written public health or safety standards, policies, or conditions as they existed on the date the application was deemed complete.

(2) There is no feasible method to satisfactorily mitigate or avoid the adverse impact identified pursuant to paragraph (1), other than the disapproval of the housing development project or the approval of the project upon the condition that it be developed at a lower density.

...

(4) For purposes of this section, a proposed housing development project is not inconsistent with the applicable zoning standards and criteria, and shall not require a rezoning, if the

housing development project is consistent with the objective general plan standards and criteria but the zoning for the project site is inconsistent with the general plan. If the local agency has complied with paragraph (2), the local agency may require the proposed housing development project to comply with the objective standards and criteria of the zoning which is consistent with the general plan, however, the standards and criteria shall be applied to facilitate and accommodate development at the density allowed on the site by the general plan and proposed by the proposed housing development project.

The project proposed at 450 O'Farrell Street would demolish three existing buildings and construct a mixed use building up to 13-stories on O'Farrell and Shannon Streets and up to 4-stories on Jones Street. The project currently includes 316 group housing rooms with a maximum of 632 group housing beds; 48 of the rooms are designated to be rented at below-market rates.

The project was entitled by the Planning Commission at their September 13, 2018 meeting, and a revised application was approved again at their June 24, 2021 hearing with Conditions as amended to include: 1. Increase the number of larger group housing units, wherever feasible; 2. Provide balconies to maximum projection on all sides except O'Farrell Street; 3. Continue working with Staff to increase the number of bicycle parking spaces, up to 200; 4. Convert the ground-floor retail space to group housing units; and 5. Work with Staff to analyze the feasibility of converting the basement to additional group housing units.

An appeal letter was filed by the Tenderloin Housing Clinic and Pacific Bay Inn, Inc. on July 21, 2021. The Appeal Letter challenges previous actions that were not part of the June 24, 2021 action by the Planning Commission. Specifically, the appeal is based on objections to alleged construction impacts and the authorization for group housing at this site. None of the reasons stated as the basis for the appeal concern the items modified by the Planning Commission action. Nothing in the action of the Planning Commission affects the previously approved site plan and associated construction impacts, and group housing is a permitted use in this zoning district, requiring no Planning Commission or Board of Supervisors approval.

The amended Conditional Use Authorization which was approved by the Planning Commission falls well within the bounds of the General Plan. Even expanding our view to the project's previous approvals, including specific items within the Planned Unit Development, nothing proposed or adopted is outside the scope of the city's general plan to conclude that the project is not protected by the Housing Accountability Act. As the project is subject to protection under the HAA, the City is limited both in the actions it may take on the project and the number of hearings the project may be subjected to.

The second half of paragraph § 65589.5(j)(4) directs cities how to proceed when a project complies with the general plan, and the objective standards and zoning also comply with the general plan, "the standards and criteria [of the zoning] shall be applied to facilitate and accommodate development at the density allowed on the site by the general plan and proposed by the proposed housing development project."

## **Planned Unit Development and the Housing Accountability Act**

Planning staff maintain that the conditional use authorization is not the problem when it comes to the project's status under the HAA. Rather their contention is that exceptions required as part of the PUD were what rendered the project HAA exempt. The specific parts of the PUD referenced include "Planned Unit Development/ Conditional Use Authorization Condition of Approval Nos. 24, 25, 26, and 32 of Planning Commission Motion No. 20281, to reflect compliance of the amended Project with Sections 166, 155, 155.1, and 155.2, and of 415 of the Planning Code, respectively. The Commission must also approve the additional condition of approval related to Group Housing cooking facilities." These are exceptions from height, rear yard setback, dwelling unit exposure, off-street loading requirements, and permitted obstructions standards, amongst others.

The above-referenced exceptions are to the zoning standards, not to the General Plan. The exceptions noted as inconsistent with the General Plan (*Housing Element Policies 1.1, 1.2, 1.10, 2.1, 4.1, 4.4, 4.5, 11.1, 11.2, 11.3, 11.4, 11.6, 11.8, 12.2; Urban Design Element Policies 1.3, 1.7, 2.6, 3.1, 3.5; and Commerce and Industry Element Policies 1.1, 2.1, & 6.4*) are not objective standards and cannot be considered in reviewing a project application for approval, , In addition, the Planning Commission has approved this project with the requested exceptions.

Like everything else in the CUA, as both originally entitled and amended, we do not believe that these provisions bring the project out of compliance with the General Plan. Though the project may require exceptions from specific zoning standards, these are all allowed under the PUD and CUA process without any zoning amendments or general plan amendments, and have been approved, the majority of them twice, by the Planning Commission.

If the project were asking for exceptions that exceed the scope of those allowed as part of the PUD and CUA process, or that were not in compliance with the general plan, then this issue would be different. The project does not propose anything of the sort however, and therefore should be considered covered by the HAA.

## **Conditional Use Authorization and the Housing Accountability Act**

It is not the case that any additional approvals for a project besides a simple site permit automatically renders the Housing Accountability Act void. The Housing Accountability Act only allows localities to apply objective standards when evaluating projects. If a housing development proposal meets the objective criteria in a Conditional Use authorization (if there are any), it must be approved.

When approving the application, the Planning Staff and Commission found,

*Planning Code Section 303 establishes criteria for the Planning Commission to consider when reviewing applications for Conditional Use authorization. On balance, the Project is consistent and does comply with said criteria as originally described in Section G of Planning Commission Motion No. 20281, except as amended below:*

*A. The proposed new uses and building, at the size and intensity contemplated and at the proposed location, will provide a development that is necessary or desirable, and compatible with, the neighborhood or the community.*

*B. The proposed project will not be detrimental to the health, safety, convenience or general welfare of persons residing or working in the vicinity. There are no features of the project that could be detrimental to the health, safety or convenience of those residing or working the area, in that:*

*(1) Nature of proposed site, including its size and shape, and the proposed size, shape and arrangement of structures;*

*(2) The accessibility and traffic patterns for persons and vehicles, the type and volume of such traffic, and the adequacy of proposed off-street parking and loading;*

*C. That the use as proposed would provide development that is in conformity with the purpose of the applicable Neighborhood Commercial District.*

Please be advised that the above-captioned exceptions noted in the Conditional Use Authorization approval are not objective standards, and cannot be considered in reviewing a project application for approval.

### **Hearing History**

The Housing Crisis Act of 2019 amended the HAA to streamline the approval process of applications deemed to meet objective zoning and general plan requirements. The HAA, as amended, now reads:

**§ 65905.5.** (a) Notwithstanding any other law, if a proposed housing development project complies with the applicable, objective general plan and zoning standards in effect at the time an application is deemed complete, after the application is deemed complete, a city, county, or city and county **shall not conduct more than five hearings** pursuant to Section 65905, or any other law, ordinance, or regulation requiring a public hearing in connection with the approval of that housing development project. **If the city, county, or city and county continues a hearing subject to this section to another date, the continued hearing shall count as one of the five hearings allowed under this section.** The city, county, or city and county shall consider and either approve or disapprove the application at any of the five hearings allowed under this section consistent with the applicable timelines under the Permit Streamlining Act

In 2021 alone there have been eight Planning Commission hearings for this project, six of which were continued by the Planning Department:

January 7, 2021 - continued by Planning Department Staff

January 21, 2021- continued by Planning Department Staff

February 4, 2021 - continued at request of Sponsor

March 11, 2021 - continued by Planning Department Staff

April 1, 2021 - continued at request of Planning Department Staff & Sponsor

April 15, 2021 - continued by Planning Department Staff

June 10, 2021 - continued by Planning Department Staff

June 24, 2021 - Planning Commission Approved Application

The project application does not require a zoning or General Plan legislative amendment. This application has already exceeded the five-hearing maximum required under the law, and

hearing an appeal would constitute a further breach of the statutory requirement to approve or deny the application in a timely manner.

### **Conclusion**

This project must be treated as any other project would be under the HAA. This means that the Board of Supervisor's discretion is limited in this case. The project does not pose a threat to public health and safety and complies with every objective General Plan standard. Not only was this project approved by Planning Commission on June 30, 2021, it has already been entitled previously, with very similar characteristics, on September 13, 2018; it is clear that Commission and planning staff agree with us on this point. The appeal filed against the approved project should be denied.

Yimby Law is a 501(c)3 non-profit corporation, whose mission is to increase the accessibility and affordability of housing in California.

I am signing this letter both in my capacity as the Executive Director of YIMBY Law, and as a resident of California who is affected by the shortage of housing in our state.

Sincerely,

A handwritten signature in black ink that reads "Sonja Trauss". The signature is written in a cursive, flowing style.

Sonja Trauss  
Executive Director  
YIMBY Law

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

Bos-11

Prudence Carr, CS

445 Wawona St, Apt. 326, San Francisco, CA

BY \_\_\_\_\_



August 19, 2021

San Francisco Board of Supervisors  
1 Dr Carlton B Goodlett Pl #244  
San Francisco, CA 94102

Subject: Please allow the 450 O'Farrell Essential Housing Project to proceed to fruition

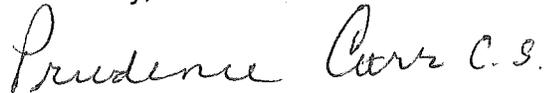
Dear Honorable Board of Supervisors:

Please support the above mentioned project as worthy, well-conceived, and practical. It will accommodate essential workers to live within San Francisco at a rent they can sustain encouraging a loyal and stable work force. It will enhance the neighborhood promoting cohesion, pride, and respect for others as well as a law-abiding citizenry. Multiple oversized churches in the city who have experienced changes in modern culture and now find their membership greatly reduced will model similar housing projects after this forerunning model, thus supporting a critical housing need in the city.

I recognize, particularly, the fine quality of each individual apartment's amenities for laundry, private bathroom, food preparation. Plus, the building offers well-designed communal spaces for social gathering, parties, after school organized activities, and community meetings, as well as a walk in, street-front Reading Room available to the public for inquiry and quiet study of Christianly scientific thought and prayer. The church space will promote compassionate inspiration for those who seek it and an opportunity to join together in Sunday worship and children's Christian education—thus, uplifting the moral standards of individuals and the city, itself.

I urge you to pass this project so that it can proceed. Thank you for your attention this request.

Sincerely,



Prudence Carr CS

**From:** [Somera, Alisa \(BOS\)](#)  
**To:** [BOS Legislation, \(BOS\)](#)  
**Subject:** FW: My Support for the 450 O'Farrell Church and Essential Housing Project  
**Date:** Wednesday, September 8, 2021 1:35:24 PM

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*Alisa Somera*

Legislative Deputy Director  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, CA 94102  
415.554.7711 direct | 415.554.5163 fax  
[alisa.somera@sfgov.org](mailto:alisa.somera@sfgov.org)

**(VIRTUAL APPOINTMENTS)** To schedule a “virtual” meeting with me (on Microsoft Teams), please ask and I can answer your questions in real time.

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From: Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>
Sent: Wednesday, September 1, 2021 2:12 PM
To: BOS-Supervisors <bos-supervisors@sfgov.org>
Cc: Calvillo, Angela (BOS) <angela.calvillo@sfgov.org>; Mchugh, Eileen (BOS) <eileen.e.mchugh@sfgov.org>; Somera, Alisa (BOS) <alisa.somera@sfgov.org>; Ng, Wilson (BOS) <wilson.l.ng@sfgov.org>; Laxamana, Junko (BOS) <junko.laxamana@sfgov.org>
Subject: FW: My Support for the 450 O'Farrell Church and Essential Housing Project

From: Kathryn Shockency <myvoice@oneclickpolitics.com>
Sent: Monday, August 30, 2021 8:45 PM
To: Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>

Subject: My Support for the 450 O'Farrell Church and Essential Housing Project

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

I have been following this project for many years and applaud the thoughtful consideration given to promoting growth in this area of San Francisco while providing safe modern housing for workers in the city who would have difficulty finding affordable housing. I fully support the 450 O'Farrell Church and Essential Housing Project that would add vitality and utility to the city. Please advance this much needed project.

Sincerely
Kathryn Shockency

Sincerely,
Kathryn Shockency
khshock@pacbell.net
2031 Victoria Drive Fullerton, CA 92831 Constituent

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From: [Somera, Alisa \(BOS\)](#)
To: [BOS Legislation, \(BOS\)](#)
Subject: FW: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Wednesday, September 8, 2021 1:35:16 PM

Alisa Somera

Legislative Deputy Director
San Francisco Board of Supervisors
1 Dr. Carlton B. Goodlett Place, Room 244
San Francisco, CA 94102
415.554.7711 direct | 415.554.5163 fax
alisa.somera@sfgov.org

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**From:** Board of Supervisors, (BOS) <[board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)>  
**Sent:** Wednesday, September 1, 2021 2:13 PM  
**To:** BOS-Supervisors <[bos-supervisors@sfgov.org](mailto:bos-supervisors@sfgov.org)>  
**Cc:** Calvillo, Angela (BOS) <[angela.calvillo@sfgov.org](mailto:angela.calvillo@sfgov.org)>; Mchugh, Eileen (BOS) <[eileen.e.mchugh@sfgov.org](mailto:eileen.e.mchugh@sfgov.org)>; Somera, Alisa (BOS) <[alisa.somera@sfgov.org](mailto:alisa.somera@sfgov.org)>; Ng, Wilson (BOS) <[wilson.l.ng@sfgov.org](mailto:wilson.l.ng@sfgov.org)>; Laxamana, Junko (BOS) <[junko.laxamana@sfgov.org](mailto:junko.laxamana@sfgov.org)>  
**Subject:** FW: My Support for the 450 O'Farrell Church and Essential Housing Project

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**From:** Elizabeth Schwartz <[myvoice@oneclickpolitics.com](mailto:myvoice@oneclickpolitics.com)>  
**Sent:** Wednesday, September 1, 2021 12:31 PM

**To:** Board of Supervisors, (BOS) <[board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)>

**Subject:** My Support for the 450 O'Farrell Church and Essential Housing Project

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

Please approve the project 450 O'Farrell Church and Essential Housing Project. It is necessary for the San Francisco community and the church is trying to do the right thing by helping the community.

Elizabeth Schwartz

Sincerely,

Elizabeth Schwartz

[elizabeth.schwartz@sbcglobal.net](mailto:elizabeth.schwartz@sbcglobal.net)

980 Altschul Ave Menlo Park, CA 94025 Constituent

Prepared by OneClickPolitics (tm) at <https://avanan.url-protection.com/v1/url?o=www.oneclickpolitics.com&g=YWZiMzMjZjQxYTO4Zjk3Yg==&h=MzQyYmYzMzNkYWVjYmM0ZWJlODAwOTUzYzg1MGY3YTczZjEwMzgyOTViZjNjN2RjNWU4ODY2ZTFjZGY0ODc4MA==&p=YXAzOnNmZHOyOmF2YW5hbGpvOmRiZjE1NDlkOTc1YzVmMTO2NjOwNGU0NDQ4ZTg4MzgwOnYx>. OneClickPolitics provides online communications tools for supporters of a cause, issue, organization or association to contact their elected officials. For more information regarding our policies and services, please contact [info@oneclickpolitics.com](mailto:info@oneclickpolitics.com)

**From:** [Somera, Alisa \(BOS\)](#)  
**To:** [BOS Legislation, \(BOS\)](#)  
**Subject:** FW: Support letter of 450 O'Farrell Church and Essential Housing Project  
**Date:** Wednesday, September 8, 2021 1:34:01 PM

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## *Alisa Somera*

Legislative Deputy Director  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, CA 94102  
415.554.7711 direct | 415.554.5163 fax  
[alisa.somera@sfgov.org](mailto:alisa.somera@sfgov.org)

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From: Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>
Sent: Wednesday, September 1, 2021 2:14 PM
To: BOS-Supervisors <bos-supervisors@sfgov.org>
Cc: Calvillo, Angela (BOS) <angela.calvillo@sfgov.org>; Mchugh, Eileen (BOS) <eileen.e.mchugh@sfgov.org>; Somera, Alisa (BOS) <alisa.somera@sfgov.org>; Ng, Wilson (BOS) <wilson.l.ng@sfgov.org>; Laxamana, Junko (BOS) <junko.laxamana@sfgov.org>
Subject: FW: Support letter of 450 O'Farrell Church and Essential Housing Project

From: Lynda Howard <lyndahoward@me.com>
Sent: Wednesday, September 1, 2021 12:20 PM

To: Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>

Cc: David.murray08@gmail.com; alexander@forgedevelopmentpartners.com; Jessica Jones <jessica@craig-communications.com>

Subject: Support letter of 450 O'Farrell Church and Essential Housing Project

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Subject: Support for 450 O'Farrell Essential Housing Project

Dear Clerk of the Board of Supervisors,

I am writing this letter to urge your support of the Fifth Church of Christ, Scientist and Forge Development Partners 450 O'Farrell Essential Housing Project in San Francisco.

I understand the project, recently approved by the Planning Commission, has been appealed. However, I feel that allowing this vitally important project to move forward will benefit the people of the Tenderloin and San Francisco.

Although I am not a resident, I have visited family and friends, the Fifth Church of Christ, Scientist, and the Tenderloin District in San Francisco every year for over 20 years until 2020. During my last visit I noticed a movie playing at a local theatre: "The Last Black Man in San Francisco". The movie was about the gentrification of San Francisco and lack of affordable housing. The 450 O'Farrell Church and Essential Housing Project would help to meet San Francisco's urgent need for housing by allowing the city's essential working households to live in San Francisco. The project includes BMR housing for some of the city's most economically vulnerable populations.

The project meets the needs of the Tenderloin community and San Francisco by providing 316 new Essential Housing unit apartments and 48 BMR apartments. These fully equipped units are designed to provide the **highest level of air quality**, to **reduce water use**, to be **energy efficient**, to provide **quality internet access** and to be **quiet**.

This project supports the leadership that San Francisco has shown in their support of environmental initiatives, design, art and culture. The project design supports environmental sustainability and the creation of vibrant and healthy inner-city housing.

This project provides needed housing for people who work and live in the Tenderloin. In addition, this project allows church members to better serve the community by providing a more accessible and welcoming church facility and new reading room open to the public. The commitment that the church has shown to the people of the Tenderloin has been expressed by their outreach to the community, the mural they had commissioned, the respectful and compassionate way in which their members treat homeless people camped outside their church premises, and by the significant changes to the project that have been made due to community and Planning Commission input.

Honorable Supervisors, I urge you to permit this urgently needed, innovative, and well-designed Essential Housing and Church project to move forward!

Thank you in advance for your support of this project and your commitment to providing much needed housing in San Francisco's neighborhoods.

Sincerely,

Lynda Howard

332 Capri Ave, NW, Calgary, Alberta

lyndahoward@me.com

1-403-282-9839

From: Eric Gunn Rodenbeck (erode@stamen.com)

Sent: 2021/08/17

To: Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

Subject: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I live a block from here on the 600 block of O'Farrell, and I'm on the Board of the Tenderloin Community Benefit District. Our Tenderloin neighborhood needs this housing. We want this housing, we want more housing! I urge you to end the gridlock and allow the church to move forward with this project. Sure, there will be some objections. There always will be. Please don't listen to those who want to keep this block derelict and to keep Shannon Alley filthy. Please approve this project.

Sincerely,

Eric Gunn Rodenbeck

631 ofarrell street, 1605, San Francisco, CA, 94109

Please note: Each recipient of this email will have received their own individual and personalized email. Emails are not group-delivered to multiple recipients in one email.

From: Pam Spitler (pamspitler@gmail.com)

Sent: 2021/08/19

To: Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

Subject: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I have recently heard that an appeal has been submitted to the San Francisco Board of Supervisors to overturn the recent Planning Commission approval and stop the 450 O'Farrell Church and Essential Housing project from moving forward.

If there is something in the appeal that brings more love to that community and project, then I am sure it can be resolved quickly. For one, I am looking forward to the bright spot and hope that the project promises--a solution to the desire and public need for the church to remain in that neighborhood and for useful housing solutions in downtown near jobs and public transportation. Access to affordable housing and walkable services in San Francisco does not need to be delayed any longer when approved plans are on the table and the good-will is there to see it through!

Please allow the project to proceed quickly as approved. Let's see the results of its careful, thoughtful planning. The motive is good, even worthy; the plans have passed scrutiny. Think of meeting needs; you are entrusted to provide the people who live and work in San Francisco with answers and this neighborhood is a great place to make it happen. I am grateful for the time and thought you give (and gave!) in considering projects such as this one. Thank you!

Sincerely,

Pam Spitler

445 Wawona St, San Francisco, CA, 94116

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From: Kathryn Shockency (khshock@pacbell.net)

Sent: 2021/08/31

To: Jessica Jones, John Promani, David Murray, Alex Zucker, Angela Calvillo

Subject: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear [recipient's salutation and name],

Dear Honorable Board of Supervisors,

I have been following this project for many years and applaud the thoughtful consideration given to promoting growth in this area of San Francisco while providing safe modern housing for workers in the city who would have difficulty finding affordable housing. I fully support the 450 O'Farrell Church and Essential Housing Project that would add vitality and utility to the city. Please advance this much needed project.

Sincerely
Kathryn Shockency

Sincerely,
Kathryn Shockency
2031 Victoria Drive, Fullerton, CA, 92831

Please note: Each recipient of this email will have received their own individual and personalized email. Emails are not group-delivered to multiple recipients in one email.

To: Clerk of the Board (Board.of.Supervisors@sfgov.org)
CC: David Murray (David.murray08@gmail.com)
Alexander Zucker (alexander@forgedevelopmentpartners.com)
Jessica Jones (jessica@craig-communications.com)

August 18, 2021

Subject: Please allow the 450 O'Farrell Essential Housing Project to be built

Dear Honorable Board of Supervisors,

I am urging you to support the 450 O'Farrell Church and Essential Housing Project and Vote NO on the appeal.

This project helps you act on two intractable problems that you are tasked to solve: the open-air drug market in the Tenderloin, and the housing crisis in San Francisco. It won't cost you a penny. Your Planning Department diligently brought the project through the approval process twice. Your Planning Commission thoughtfully addressed improvements to approve it twice. The project is ready to go.

I am one of the first to support this project. I have been a member of Fifth Church for 40 years. The members' living light attracted me to this church. Their commitment to the neighboring community was evident in testimonies of healing each week, the public-facing busy Reading Room, and their inclusive love. I raised my children in Fifth Church's Sunday School, served in positions from usher to Reader to Reading Room librarian, and helped care for the property for four decades. I was there 38 years ago when the church members voted to work and pray and spend our resources to rebuild our church in order to extend our religious practice on O'Farrell Street for another century. We envisioned a smaller church footprint with the bulk of our property devoted to housing. Developers came and went. It was hard to persuade private investors that the block was safe and desirable. In order for us to have our new church, a bold visionary concept of community living shifted the financial dynamics and saved the project. Planning approved. Now we need your support.

Rejecting the appeal supports the project and quickly converts a long-time magnet for drug dealing into new housing. Where zero housing is today you can vote for 316 units specifically designed for essential workers who today are forced to commute into the city. It is a vote for the dignity of the Tenderloin. The project enables the church to better serve the community. It clears dreary, unconscionable, unsafe conditions on our block the city has been unable to clean up. It is a vote for all communities of faith who could develop underutilized land to help solve the housing crisis.

I urge you to let us build our church and let our developer build new critically needed essential housing. Reject the appeal.

Sincerely,

Patricia Kephart
Fifth Church member for 40 years
pattykepster@gmail.com
1162 Barcelona Dr.
Pacifica, CA 94044

From: [Jessica Jones](#)
To: [John Promani](#)
Subject: Fw: 450 O'Farrell Church and Essential Housing Project
Date: Tuesday, August 31, 2021 12:08:58 PM

From: Marilyn Schumacher <marilynschu@gmail.com>
Sent: Thursday, August 12, 2021 6:56 PM
To: Jessica Jones <Jessica@craig-communications.com>
Subject: Fwd: 450 O'Farrell Church and Essential Housing Project

Here's a copy of the letter that I sent yesterday to SF Board of Supervisors, to you, and Dave Murray.

Oh, I see that your email was misspelled in the letter I received? I corrected it in my email to you. Maybe that's why you didn't receive it?

jessica@craig-communications.com

Marilyn Schumacher
Broker Associate
DRE #00904530
510-908-9021 - cell
Results exceeding the challenges

MarilynSchumacher.com *weekly blog, website*
Powered by RE/MAX Gold

----- Forwarded message -----

From: Marilyn Schumacher <marilynschu@gmail.com>
Date: Thu, Aug 12, 2021 at 1:16 PM
Subject: 450 O'Farrell Church and Essential Housing Project
To: <ChanStaff@sfgov.org>, <Catherine.Stefani@sfgov.org>, <Aaron.Peskin@sfgove.org>, <Gordon.Mar@sfgov.org>, <Dean.Preston@sfgov.org>, <Matt.Haney@sfgov.org>, <Abigail.rivamontemesa@sfgov.org>, <MelgarStaff@sfgov.org>, <MandelmanStaff@sfgov.org>, <Hillary.Ronen@sfgov.org>, <Shamann.Walton@sfgov.org>, <Ahsha.Safai@sfgov.org>, <Board.of.Supervisors@sfgov.org>
Cc: <alexander@forgedevelopmentpartners.com>, <jessica@craig-communications.com>, Dave Murray <david.murray08@gmail.com>

Subject: Please allow the 450 O'Farrell Essential Housing Project to proceed

Dear Honorable Board of Supervisors,

I am writing this letter to urge your support of the 450 O'Farrell Church and Essential Housing Project.

I understand the project, which was recently approved by the Planning Commission, has been appealed.

This project is vitally important and must be allowed to move forward, to benefit the people of the Tenderloin and San Francisco.

San Francisco has an urgent need for housing. The 450 O'Farrell Church and Essential Housing Project allows San Francisco's Essential Working households to live in San Francisco. The project includes BMR housing for our most economically vulnerable populations.

The project excellently meets the needs of the Tenderloin community and San Francisco by adding housing that is required by the state; preserving the church that owns the property and conducts Sunday services, and Wednesday evening services.

Honorable Supervisors, I urge you to permit this urgently-needed, innovative, and well-designed Essential Housing and Church project to move forward!

This project benefits the city, those that need housing, and the church! It's a win-win-win!

Sincerely,

Marilyn Schumacher
1829 Clinton Ave., Alameda, CA 94501
marilynschu@gmail.com
510-908-9021

Marilyn Schumacher

Broker Associate

DRE #00904530

510-908-9021 - cell

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MarilynSchumacher.com weekly blog, website

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From: [Jessica Jones](#)
To: [John Promani](#)
Subject: Fw: 450 O Farrell Church and Essential Housing
Date: Tuesday, August 31, 2021 12:11:42 PM

From: cheryl kerzman <cherylkerzman@gmail.com>
Sent: Thursday, August 12, 2021 6:25 PM
To: Jessica Jones <Jessica@craig-communications.com>
Subject: Fwd: 450 O Farrell Church and Essential Housing

Here you go

Sent from my iPhone

Begin forwarded message:

From: cheryl kerzman <cherylkerzman@gmail.com>
Date: August 12, 2021 at 7:57:48 PM CDT
To: Board.of.Supervisors@sfgov.org
Subject: 450 O Farrell Church and Essential Housing

Amended letter of support

Sent from my iPhone

On Aug 12, 2021, at 7:46 PM, cheryl kerzman
<cherylkerzman@gmail.com> wrote:

Dear Board Members,

First, my gratitude for your working with the request and approval and now the appeal for this project. It has impressed me to listen to and comment on my continued support of this project.

Second, my request that you bear with me as I share my sincere thoughts regarding this project recognising the seriousness of your part in responding to the appeal and in the considerations you have made and will need to make in response to the appeal.

I travel to the Bay Area at least once a year foregoing the last two years due to the pandemic. However my heart remains a part of the citizens, businesses, and landscape of your beautiful community. I enjoy your art, the Golden Gate Bridge which I have crossed by walking (twice) enjoying the views of our lovely planet and your great city, the music, ocean- scapes, the food and mostly the people. I love the hotel staff that I have seen year to year. Your restaurant staff are delightful and provide great service. I have never been disappointed and my thoughts go to them as I consider their inability to afford local housing. Some travel long distances and have families that they need to pay additional day care fees due to travel time - commute delays and so forth.

It is other worldly to walk along your sidewalks and hear the different languages spoken and faces and smiles of many that I consider part of my global community. I even think of your participation in the project and the desire to ensure the needs are addressed and requirements met when approving these types of projects.

You have much to take into account when making decisions regarding beautiful and yet challenged San Francisco.

My thought about this appeal and approval are that so many concerned citizens view this project from the lens of their experiences and heartfelt sense of what is the best way to either support or in this case fight the project moving forward.

It is from my lens that I must comment. I am in total support of this project because it is needed. It is needed by the neighbourhood, by the essential workers, by your city. It is needed by me because I care for and love my neighbours, my extended community of San Francisco. I yearn for its safety and for the well-being of its citizens- as do you all, understanding your commitment to the safety and growth of your community.

The folks who have judiciously with integrity and ethical planning and consideration of their neighbours on every side have worked to promote this project openly and with invitations for community involvement.

Notwithstanding - whether or not this was taken advantage of remains as a loss to those who missed those meetings as well as to those who oppose this project.

They may not understand the depth of love that is embedded in this project by the members of 5th Church, Christ Scientist.

This project is morally driven and duty bound to “injure no man (partial quote from our founder Mary Baker Eddy) and as such it could not and would not support nor participate in any action that would endanger any member of the community -San Francisco - in fact the project’s purpose is to bless San Francisco.

I hoped to move to San Francisco and was unable to as the rents are not affordable. So this gift to the community makes that desire doable for the essential workers (and others perhaps) who commute to work daily - and who lose precious time with their families/loved ones due to the need to commute. Just consider the joy of being able to live close to your work!

We here in “the twin cities” are dealing with affordable housing issues as many scathed by the pandemic need affordable housing (actually pre pandemic as well) and would welcome a project such as this. I am a retired social worker from California and currently employed helping folks who need public assistance and housing. Housing is sorely needed - affordable housing is sorely needed. The project you have before you in this appeal is sorely needed.

While you need to work with the basis of the appeal- I have no doubt that the project leaders will meet the needed requirements to ensure that both you and your community are satisfied to allow this project to move forward.

My heartfelt support is that this project be approved to move forward. San Francisco and it’s essential workers need it. It’s presence will offer hope for finding affordable housing and provide the assurance that San Francisco loves it’s essential workers and is demonstrating this by providing a safe and affordable place to live - and for many - a place to call home.

Respectfully submitted,

Cheryl Kerrzman

612-430-0387

6016 Tamarac Ave

Edina, MN 55436

Sent from my iPhone

From: [Jessica Jones](#)
To: [John Promani](#)
Subject: Fw: Please allow the 450 O'Farrell Essential Housing Project to be built
Date: Tuesday, August 31, 2021 12:13:24 PM

From: Allison Kephart <allison.j.kephart@gmail.com>
Sent: Saturday, August 21, 2021 8:00 PM
To: Board.of.Supervisors@sfgov.org <Board.of.Supervisors@sfgov.org>
Cc: Jessica Jones <Jessica@craig-communications.com>; David.murray08@gmail.com <David.murray08@gmail.com>; alexander@forgedevelopmentpartners.com <alexander@forgedevelopmentpartners.com>
Subject: Please allow the 450 O'Farrell Essential Housing Project to be built

Dear Board of Supervisors,

I am emailing you today to urge you to support the 450 O'Farrell Church and Essential Housing Project and Vote NO on the appeal.

My name is Allison Kephart and I am a former Sunday School student of the Fifth Church of Christ, Scientist. I grew up attending church in the Tenderloin for over 18 years and have seen firsthand the continued effects of the housing crisis and the need for investment in community in this district.

The members of this church have been preparing to downsize the massive edifice of Fifth Church for nearly 40 years, and in reimagining their presence have decided the space would be better utilized by essential housing units that fit the distinct needs of both the community of the Tenderloin and the city of San Francisco itself. The local community has clearly supported this project, being consulted through neighborhood-wide canvassing events, 42 stakeholder meetings and through 4 open, community-wide meetings. As with many practices of this religious community, these actions have been taken with love in order to meet the needs of both the church and the surrounding community. The design has been carefully considered to maximize the benefit of this space for the communities involved, not for increased profits. In a district where it is so hard to capture genuine, long-term investors that have a meaningful relationship with the community, you have the chance to approve a project that does.

I have lived abroad since 2013 and work for the State Department- I have always been proud to say I am from San Francisco. This used to be met with "oh, I've been to San Francisco, it's such a lovely city!" or "I've always wanted to go there!" but over the past few years most responses have been negative- mostly about the stark rise in homelessness and drug-afflicted streets, especially in places so close to areas that tourists wander- Union Square, Market Street, Civic Center.... the Tenderloin. Internationally, people are being dissuaded from coming to our city due to the very issues this project seeks to address. This is a sobering truth, but one you have the power to change- voting NO on the appeal and allowing the 450 O'Farrell Essential Housing Project would aid this cause.

The Tenderloin desperately needs long-lasting investment in community and the development of essential housing. So it has for many years. This project is a win for the Tenderloin, a win for San Francisco, and a win against the housing crisis. Please, reject the appeal and allow building to begin.

Sincerely,

Allison Kephart
Former Sunday School Student
allison.j.kephart@gmail.com
Canberra, Australia

From: [Kristin Messer](#)
To: [Board of Supervisors - BOGS](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Wednesday, September 1, 2021 11:51:16 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Board of Supervisors,

I write to share my support for the 450 O'Farrell Church and Essential Housing Project. I am a former San Francisco housing attorney and a current full-time mom of two small children. Affordable housing is something I care deeply about, not only for the sake of the clients I served but also for my children and their future in a city I love so well.

Affordable housing is a key arm in the multi-pronged approach to solving our city's housing crisis. We need every unit we can build to keep San Francisco diverse and thriving. The 450 O'Farrell project will address this need in a specific and creative way.

Instead of having conversations about homeless encampments with my four year old, I want to be able to show him how our community is helping support our unhoused or lower income neighbors.

With respect, I urge you to approve the 450 O'Farrell Church and Essential Housing Project.

Sincerely,
Kristin Messer
kristin.m.messer@gmail.com
1478 32nd Ave San Francisco, CA 94122 Constituent

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o=www.oneclickpolitics.com&g=ZDBlMTMwMGFhZWUSNk4ZQ==&h=MDhmODdmMjksODU1YzU5ZjRkOTRjYmZlZGEsNmZlNDkzOWQyYzEzNDUwNTkzZjQjNjQ3NWU1MzI4Y2FmZDViNQ==&p=YXAzOnNmZHQyOmF2YW5hbGpvcmluMjFhbnZAYyZk2NGM4MTE0MGJhZThMGRLYk3YWUyOnYx.
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From: [Marthe Murray](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: Support for the 450-474 O'Farrell St Housing Project
Date: Wednesday, September 1, 2021 4:46:41 PM

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Dear Madam Clerk:

Could you please send this email of my support for the 450-474 O'Farrell St Project to all the San Francisco Supervisors for their prompt and valued consideration. Thank you!

Dear Honorable Board of Supervisors,

My name is Marthe Murray. For over 30 years, I have been a member of Fifth Church of Christ, Scientist on 450 O'Farrell St. I worked in their Christian Science Reading Room most recently at 344 Kearny Street, and have served in most member-appointed capacities at the Church itself: teaching Sunday School, serving as a Church Board member and as a Reader. My two sons have gone to Sunday School here since pre-school and through their late teens.

For as long as I can remember, the members of Fifth Church have wanted to remain in the Tenderloin. As the current building aged it became apparent that we needed tear down the old church building and add in its place a beautiful, light-filled, welcoming edifice and an onsite Christian Science Reading Room. We always knew that in order to finance this, we would work with an Architect and later a Developer to repurpose the underutilized space with attractive, efficient housing for folks who want to live in San Francisco to raise a family here, go to work, or school and even to worship. Win. Win.

And here we are. 2021. The 450 O'Farrell Church and Essential Housing Project is so needful and provides quite an opportunity for the City and I dare say, humanity. This will be privately financed, so no tax dollars are spent. No one is displaced. Our church founder, Mary Baker Eddy wrote in her textbook that "Whatever blesses one, blesses all." Blessings seen as a new church home for us, and place to call home for over 300 Neighbors. It is all right there in the plans. Please take a look at this.

There is nothing appealable about this project. (The appeal is based on a set of lies and disinformation about what this Project offers.) Planning approved this in 2018, and then again in May. Please help us in getting this project shovel-ready. Immediately.

Blessings,
~Marthe Murray, Church member
2909 Adams St.
Alameda, CA 94501
Dandmart@gmail.com
510-332-5713

From: [John Mitchell](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [John Mitchell](#)
Subject: Support for the Essential Housing Project at 450 O'Farrell Street
Date: Wednesday, September 1, 2021 5:13:13 PM
Attachments: [image003.png](#)
Importance: High

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

September 1, 2021

Ms. Angela Calvillo
Clerk of the San Francisco Board of Supervisors
1 Dr. Carlton B. Goodlett Place, #244
San Francisco, California 94102

RE: Support for the Essential Housing Project at 450 O'Farrell Street to Proceed!

Dear Clerk Calvillo,

I am writing to you and each member of the San Francisco Board of Supervisors today as a City resident for the last 23 years to enthusiastically support the Church and Essential Housing Project at 450 O'Farrell Street. I have followed the evolution and progress of this project over many years and have reviewed the current project, which was recently *approved* by the Planning Commission. For some reason, it has been appealed. As an employer of 65 people in the non-profit care sector in the West Portal neighborhood, I wholeheartedly believe in the concept of "essential housing" apartments in San Francisco—we need places for our own employees and other essential workers to live!

This project is a unique opportunity for the Tenderloin and our City. The impact, particularly on the Tenderloin section, will be positive and immediate. The plan is sensitive to the needs of the area and improves the safety, dignity, and well-being of the neighborhood. By all accounts, this is a visionary and an inspired project that is much needed and perfectly timed.

Here are some important figures and key elements to support my enthusiasm for this project:

- 316 new Essential Housing unit apartments, including 48 Below Market Rate (BMR) units
- Each well-designed unit has a kitchen, bathroom (some 2), special space-efficient furniture
- Superior air quality specs, water conservation technologies, including blackwater capture
- Extensive solar panel system and Low Voltage system significantly saves energy

costs

- Quality Internet Access: High bandwidth, building-wide wi-fi access; Fiber networks
- Quiet apartments, through refinement of sound technology
- **And finally, NO USE OF OUR TAX DOLLARS!**

As in every city and family, we will always have issues to address in our City—and working together, we can certainly address them successfully! Let's fulfill the slogan attributed to President William Howard Taft about San Francisco: "The City that Knows How!" Other houses of worship will follow suit, providing more opportunities for review if this project is allowed to proceed as already approved.

I very respectfully urge you to permit the Planning Commission's approval of this important project to stand so that all of us can begin to see the progress we long for—and which our brothers and sisters in the Tenderloin and all San Franciscans deserve. **Thank you!**

Sincerely,

John W. Mitchell
376 Moncada Way (Ingleside Terraces)
San Francisco, 94127
jmitchell@ardenwood.org
C: 415-515-5125



John W. Mitchell
Executive Director / CEO
Arden Wood
445 Wawona Street
San Francisco, California 94116-3058
W: 415-379-2200
jmitchell@ardenwood.org
www.ardenwood.org

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From: [Kristin Brigham](#)
To: [Board of Supervisors, \(BOS\)](#); [David Murray](#); alexander@forgedevelopmentpartners.com; [Jessica Jones](#); [Haney, Matt \(BOS\)](#)
Cc: [Kristin Brigham](#); [Patricia Kephart](#); [Ela Strong](#)
Subject: 450 O'Farrell Church and Essential Housing Project.
Date: Thursday, August 26, 2021 10:20:52 AM
Attachments: [SF supervisors aug26 2021.docx](#)

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

The attached MS Word document is in support of the
450 O'Farrell Church and Essential Housing Project.

Please call me immediately if you cannot open this **.docx** word document.

KRISTIN BRIGHAM
415-770-2979

August 26,2021

Board.of.Supervisors@sfgov.org
David.murray08@gmail.com
alexander@forgedevelopmentpartners.com
jessica@craig-communications.com
Matt.Haney@sfgov.org

Dear Board of Supervisors and Planning Commission,

I am writing to support and urge you to adhere to the decision approving the building project located on O'Farrell Street sponsored by Fifth Church of Christ Scientist, "**450 O'Farrell Church and Essential Housing Project**". I served for many years as the Vice President of the Executive Board at Fifth Church where I was responsible to review the proposals, plans, contracts, designs, financing and other documents for this project. This was during 20 years as a member. I attended public meetings held by the Planning Commission and on-line recent hearing.

As the project has already been approved and this approval has now been contested I am giving you my informed and experienced input. There has been ample, if not excessive, opportunity for the community to modify, agree with, provide recommendations, study, approve, refute etc. the various solutions and modifications and compromises made by the church to the plans over approximately 30 years. The Tenderloin has languished in degradation, danger, drug dealing etc. It is desperate for solutions. We must move on now to innovative solutions.

Affordable housing and need for relief from the conditions in the Tenderloin is clear. The approved plan (which incorporates neighborhood recommendations) will benefit seniors and San Francisco minimum/lower wage households and, so importantly, parents who can take advantage of the new grade school and cultural resources of our beautiful city. Many of these families have both parents working in the City. These workers are spending precious time commuting long distances often on multiple public transports. The cost of BART, MUNI, Ferry and East Bay buses devour from 10% to 20% of a day's pay. One-way BART Dublin to Civic Center is \$7.10 per adult, \$3.30 per child over 5 or, two-way, \$20.80 - for five days about a weeks cost for food. What time is left over for help with homework? Family time? Rest? Recreation?

An important consideration is that many of the different cultures of workers have lifestyles with strong social traditions of family and community and who use and welcome communal kitchens, venues and gathering rooms to celebrate and get together. This will provide needed company and enrichment opportunities for senior people who are alone. We see so many large groups having a great time cooking and playing in parks all the time.

The sizes of the apartments are enough to feed and care for individuals and families in privacy and safety. San Francisco should be at the forefront of housing innovation. I have seen every objection over the years. Frankly this transformative project should be welcomed and embraced. Not everyone will ever be satisfied and it is time to act. PLEASE maintain the approval. It is time. It is needed. It will help so many.

Respectfully and with the best of will,

Kristin Brigham 531 Main Street #1144, New York, NY 10044 415-770-2979

krisbrigham@gmail.com

From: [Antje Dollny](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [david Murray](#); [Alex Zucker](#); [Jessica Jones](#)
Subject: Support for 450 O'Farrell Essential Housing Project
Date: Thursday, August 26, 2021 10:17:26 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

To: The Clerk of the Board of Supervisors

cc: David Murray
Alexander Zucker
Jessica Jones

Subject: Support for 450 O'Farrell Essential Housing Project

Dear Honorable Board of Supervisors,

Please support the Fifth Church of Christ, Scientist and the 450 O'Farrell Essential Housing Project in San Francisco and vote NO on the appeal.

When I participated in my first Membership Meeting at Fifth Church of Christ, Scientist, about 35 years ago, and the issue of a new church building was discussed, great joy as well as urgency for this project was unanimously expressed by all members. The concept of support for our neighborhood by providing additional housing for families as well as for single working individuals was immediately accepted and approved. Today the housing needs in the Tenderloin are even greater than they were 35 years ago. I urge you again to support this project and bring this vitally important progress to our neighborhood and our much beloved City.

I understand that the project, which was recently approved by the Planning Commission, has been appealed. However, I feel that this project is vitally important and must be allowed to move forward, to benefit the people of the Tenderloin and of San Francisco.

I enthusiastically support this project and thank you in advance for your support and your commitment to providing much needed housing in San Francisco's neighborhoods.

Sincerely,

Antje Dollny

99 Robinhood Drive

San Francisco, CA 94127

antje.dollny@gmail.com

From: [Nancy Stiner](#)
To: [Board of Supervisors - BOSA](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Tuesday, August 24, 2021 10:21:52 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

I am writing this letter to urge your support of the 450 O'Farrell Church and Essential Housing Project.

I understand the project, which was recently approved by the Planning Commission, has been appealed.

This is a vitally important project which must be allowed to move forward for the benefit of the residents of the Tenderloin in particular and San Francisco in general.

There is an urgent need for housing in the City and this project includes BMR housing for our most economically vulnerable populations.

The project has much support within the Tenderloin community itself and I would suspect that the recent appeal does not come from within the community.

I urge you to consider the needs of community over the desires of special interests.

Respectfully, I urge you to allow the Planning Commission's approval of this important project to stand.

Honorable Supervisors, please permit this urgently needed, innovative, and well-designed Essential Housing and Church project to move forward.

Sincerely,
Nancy Stiner
445 Wawona St. #309
San Francisco, CA 94116
ndsnpl@gmail.com
510 865-6919

Sincerely,
Nancy Stiner
ndsnpl@gmail.com
445 Wawona St #309 San Francisco, CA 94116 Constituent

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From: [Joanna Katz](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: david.murray08@gmail.com; alexander@forgedevelopmentpartners.com; jessica@craig-communications.com
Subject: Please allow the 450 O'Farrell Essential Housing Project to proceed
Date: Sunday, August 22, 2021 5:04:41 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Honorable Board of Supervisors,

Please support the 450 O'Farrell Church and Essential Housing Project. Though an appeal has been filed, the Planning Commission had all the essential information and the right idea when they approved the project in June. This project will bring vital, valuable shelter and services to the Tenderloin neighborhood and should definitely proceed.

I have attended church services and classes at the current edifice and I know how thoroughly and conscientiously this project has been researched and designed over many years. There is an essential teaching in Christian Science that "...whatever blesses one, blesses all..."([Science and Health with Key to the Scriptures](#), p. 206:15). The members of Fifth Church, San Francisco have taken this teaching to heart and devoted themselves to demonstrating that in renovating their old edifice, they can provide spiritual and humanitarian aid to their neighbors. This construction will be a remarkable blessing to the Tenderloin and **with no use of tax dollars**.

It is abundantly clear that San Francisco needs more housing. The 450 O'Farrell Project provides 316 Essential Housing unit apartments and 48 below market rate apartments for the most economically vulnerable populations. The amazing design is the result of a longtime collaborative effort. The church members and Forge Development partners canvassed the neighborhood multiple times, held 4 open community-wide meetings, and 42 other stakeholder meetings in the process of creating the inclusive, intelligent plan that was approved in June. Through community outreach and Planning Commission input, the project has even been redesigned significantly in the past year to include 28 larger family units, increased greenspace including planters for residents' rooftop gardens, bicycle parking, some balconies, improved community kitchens and common dining spaces. Quality of life for the residents and environmental impacts have been carefully considered as the design includes extensive solar panels and cutting edge water recapture systems for reduced utility costs to the users. There will also be the highest quality internet connectivity, air filtration and sound proofing installed with the structure.

I enthusiastically support this project, so I was present at the June 24th meeting. I was glad to hear that the San Francisco Interfaith Council is strongly in support of this project as a model that many other faith communities may be able to follow. I am sure the Board of Supervisors is aware that there are 800 properties operated by religious institutions in San Francisco, many of which would like to find ways to work with developers to revitalize their houses of worship while also ameliorating the housing situation in San Francisco. 450 O'Farrell is a shining example of how this is possible. This is a monumental charitable undertaking bringing

dignity, health, and security to many of the city's residents. The impact will be felt not only in the Tenderloin, but potentially many other neighborhoods in the city where congregations have property to spare and share.

Respectfully, I urge you to permit this much-needed, innovative, and well-designed Essential Housing and Church project to move forward!

Sincerely,

Joanna Katz

4024 Loma Vista Avenue, Oakland, CA 94619

joannakatz4@gmail.com

510-225-8059

From: [Susan Parsons](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: David.murray08@gmail.com; alexander@forgedevelopmentpartners.com; jessica@craig-communications.com; [Patty](#)
Subject: Support 450 O'Farrell Church and Essential Housing Project - vote NO on appeal
Date: Saturday, August 28, 2021 5:33:40 PM

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Dear Board of Supervisors,

I've visited San Francisco and the church at 450 O'Farrell many times over the past 25 years and urge you to **support the 450 O'Farrell Church and Essential Housing Project and vote NO on the appeal.**

We all join in the desire to see progress in the living conditions in the Tenderloin. How heartening it is to see the 450 O'Farrell project that helps meet that goal! I attended (via Zoom) two of the four informational meetings with Q&A held for the public. The presentations were thorough and responses to questions from the public were made with professionalism and respect.

One development project cannot solve all housing needs. The well-designed 450 O'Farrell Project addresses the need for work-force housing for over 600 people. And it provides housing where currently there is none.

I find it highly commendable that a group of citizens—the church community—at their own initiative are doing what they can with their property to contribute to the solution of the housing and safety problems of their neighborhood, while continuing their ministry. Here's to more of that community spirit in your loved City!

Please support this project and vote NO on the appeal.

Susan Parsons
Tualatin, Oregon
sue.parsons@comcast.net

From: [Christopher Ketcham](#)
To: [Board of Supervisors \(BOE\)](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Friday, August 27, 2021 12:52:40 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

As a resident and business owner in the city of San Francisco, I strongly encourage you to push this project forward. Not only will this project provide lower income housing it will help rejuvenate a part of the city that is greatly needing investment. If you look around the area where I live, NOPA, you will find that it is nearly impossible to find affordable housing. Let this team of experts help the city through our housing crisis and encourage more like minded people to keep projects like this one on track!

There's another angle to this project that directly impacts my business. The 5th Church of Christ, Scientist has been a client of our firm for over 50 years. As they move into the next phase of their life as a church, our firm and our employees look to benefit from this project. As the last remaining pipe organ builder in the city of San Francisco, Swain & Kates will turn parts of the existing instrument into a glorious new instrument for the congregation. This project will provide manufacturing jobs in the city of San Francisco, by the residents of San Francisco, for the residents of San Francisco and surrounding areas. As a result, it will provide tax revenue to the city of San Francisco.

I encourage you to think about all the positive aspects this project brings to the city and specifically to the Tenderloin. Rejuvenation, beauty, faith, music, affordable housing, and jobs. Thank you for considering this project. It's a high priority for our firm and we hope it's a high priority for the Board.

Sincerely,
Christopher Ketcham
stratocruiser377@yahoo.com
1604A Grove Street San Francisco, CA 94117 Constituent

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From: [V Corcel](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: 450 O'Farrell
Date: Friday, August 27, 2021 12:41:50 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Members of the San Francisco Board of Supervisors:

I am writing to you in support of the 450 O'Farrell Church and Essential Housing project. When I first heard of the project some years (yes, years!) ago, I was both moved and excited by the project. I was moved by the selfless and creative solution to church AND the need for affordable mid-income housing. I was also excited for a fresh new model for cutting edge housing for the 21st Century.

As populations grow, and space for humankind shrinks, we need and want spaces with multiple use areas that conserve space and yet are functional. The apartments proposed do all of this in an environmentally, healthy, and functional way.

This little church has been a model of perseverance and faithfulness. Love has been their guiding light. I am not a member of this church, but have visited on occasion. I have found its members loving and of good character. They are an asset to the community in which they reside. But, they are small.

Ladies and gentlemen, I trust that you are in the position you are, because you care about the city of San Francisco and its people, and to perhaps stand up for those who can't be as loud as the vocal special interest groups. This project has a legal and moral right to continue, and I encourage you to look into your hearts and support what is good and right, and stop these seemingly endless cycles of delays and postponements---not only for the 450 O'Farrell project, but for future projects to come.

Thank you for your service to the City of San Francisco.
With heartfelt gratitude,

Vicki Corcel

From: [Cary Bohl](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [David Murray](#); alexander@forgedevlopmentpartners.com; jessica@craig-communications.com
Subject: 450 O'Farrell Church and Essential Housing Project
Date: Friday, August 27, 2021 9:30:06 AM

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Dear Members of the Board of Supervisors of the City and County of San Francisco,

I am writing in support of the 450 O'Farrell Church and Essential Housing Project. I was saddened by the news that this project, which was approved by the Planning Commission, has now been appealed.

I have friends and family in San Francisco and love this special city. I am well aware of the tragic lack of affordable housing in and around the area and the sad reality of so many people living homeless or in fear of not being able to pay rent. Essential housing is in a dire state of deficiency in many parts of this country, but particularly in San Francisco, and this creative project represents an important and exciting step in beginning to meet this need. How exciting to have such an attractive and state-of-the-art plan ready and willing to locate itself in the Tenderloin! I respectfully encourage you to support this important project and allow the Planning Commission's approval to stand so that the 450 O'Farrell Church and Essential Housing Project may move forward.

Sincerely,
Cary M Bohl
Murrysville, PA

From: [John Promani](#)
To: [Board of Supervisors \(BOC\)](#)
Subject: My Support for the 450 O'Farrell Essential Housing Project
Date: Friday, August 27, 2021 8:25:17 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Essential Housing Project

Dear Angela Calvillo,

Sincerely,

John Promani
john@craig-communications.com
70 Washington Street, Suite 425 Oakland, CA 94607 Constituent

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From: [Charles Brigham](#)
To: [Board of Supervisors, BOS](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Friday, August 27, 2021 9:24:18 AM

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

This project will provide a much needed improvement to the neighborhood which has been neglected for decades. As a young male growing up in the area it has really needed a project that could bring positive resources to a depressed environment and allow a newness and change that is desperately needed. The status quo is not an option.

Sincerely,

Charles Brigham
brighcharles@gmail.com
191 robinhood dr San Francisco, CA 94127 Constituent

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From: [Floyd Martinez](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Friday, August 27, 2021 8:24:10 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

Essential Housing is a priority and much needed in The Tenderloin and for other folk who can't afford housing in San Francisco.

The blight of The Tenderloin needs to change. It's time for this neighborhood to be seen as respectable and a nice place to live.

I wish I could move into the new housing when it's complete.

Sincerely,
Floyd Martinez
remixx@pacbell.net
515 O'Farrell St #72 San Francisco, CA 94102 Constituent

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From: [Kristen Berman](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Friday, August 27, 2021 8:24:09 AM

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

For the last decade, I've worked in financial health helping California's low to moderate income citizens to build financial wellbeing. And it saddens me, as a San Francisco resident, to see that this project is being delayed. Housing is the number one expense for people, and we need to be offering affordable housing, and the number one way to do that is to offer housing. I, as a San Francisco resident, this project is incredible and that it offers units that have kitchens and bathrooms, and high quality safe housing for some of San Francisco's most vulnerable working families. I would be so saddened if this wouldn't go through and lose faith in our systems to help working families through this.

Sincerely,
Kristen Berman
kristen@irrationalabs.com
191 Haight St. San Francisco, CA 94102 Constituent

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From: [John Promani](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: My Support for the 450 O'Farrell Essential Housing Project
Date: Friday, August 27, 2021 8:24:08 AM

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Re: My Support for the 450 O'Farrell Essential Housing Project

Dear Angela Calvillo,

Sincerely,

John Promani

john@craig-communications.com

70 Washington Street, Suite 425 Oakland, CA 94607 Constituent

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From: [Sutton Murray](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: My Support for the 450 O'Farrell Essential Housing Project
Date: Friday, August 27, 2021 8:24:07 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Essential Housing Project

Dear Angela Calvillo,

Sincerely,
Sutton Murray
sutton.murray@gmail.com
759 14th Street San Francisco, CA 94114 Constituent

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From: [John Promani](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: My Support for the 450 O'Farrell Essential Housing Project
Date: Friday, August 27, 2021 8:24:03 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Re: My Support for the 450 O'Farrell Essential Housing Project

Dear Angela Calvillo,

Sincerely,

John Promani

john@craig-communications.com

70 Washington Street, Suite 425 Oakland, CA 94607 Constituent

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From: [Mary Forte](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: Please allow the 450 O'Farrell Essential Housing Project
Date: Friday, August 27, 2021 8:11:45 AM

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Dear Honorable Board of Supervisors,

I am writing this letter to urge your support of the 450 O'Farrell Church and Essential Housing Project.

I understand the project, which was recently approved by the Planning Commission, has been appealed.

This project is vitally important and must be allowed to move forward, to benefit the people of the Tenderloin and San Francisco. This project excellently meets the needs of the Tenderloin community and San Francisco.

I enthusiastically support this project for the following reasons:

- San Francisco has an immediate need for housing. The 450 O'Farrell Church and Essential Housing Project allows San Francisco's Essential Working households to live in San Francisco. The project includes BMR housing for our most economically vulnerable populations.
- The Christian Science church is a global community of healers and our reason for church edifices is that in them people may worship.

Respectfully, I urge you to allow the Planning Commission's approval of this important project to stand.

Honorable Supervisors, I urge you to permit this urgently-needed, innovative, and well-designed Essential Housing and Church project to move forward!

Sincerely,

Mary Forte
3261 Blandon Road
Oakland, CA 94605
maryfforte@gmail.com

This is the day the Lord hath made, be glad, give thanks, rejoice!

From: [Susan Touchstone](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [David Murray](#); alexander@forgedevelopmentpartners.com; jessica@craig-communications.com
Subject: Please allow the 450 O'Farrell Essential Project to be built
Date: Friday, August 27, 2021 7:00:02 AM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Honorable Board of Supervisors,

I urge you to support the 450 O'Farrell Church and Essential Housing Project and vote NO on the appeal.

Protecting the religious rights of your fellow San Franciscans and helping to solve San Francisco's housing crisis with 316 housing units for our low and middle income essential workers means voting No on this appeal. The project is vitally important and must be allowed to move forward to benefit all of San Francisco, but especially the people of the Tenderloin and the broader faith community. Please allow the Essential Housing and Church project to go forward.

What attracted me to Fifth Church of Christ, Scientist six years ago was not only its loving and healing atmosphere, but its desire to make a difference in the community that it has been a part of for almost 100 years. The compassion and embrace of the Tenderloin drew me to its open doors and to ultimate membership. A new and accessible Church sanctuary and Reading Room are necessary to continue its healing mission for the next 100 years - the mission that attracted me to this Tenderloin church location.

The 316 housing units to be built on underutilized church property are state of the art and urgently needed for our essential workers. Very few apartment buildings that I am aware of in SF offer the amenities that 450 O'Farrell does - from the roof-top garden to the environmental sustainability benefits to the creative and flexible design of each unit and, especially important, the sense of community that it engenders through in-house programs and permeates into the neighborhood. The phrase "dignity to the block" is often spoken when envisioning the completion of the project. And residents and businesses of the Tenderloin are longing for this sense of dignity.

Thank you in advance for your support of this project and your commitment to bettering the lives of the Tenderloin and thereby all of San Francisco, and to vote NO on the appeal.

Sincerely,

Susan R Touchstone
Fifth Church member
susanreedtouchstone@gmail.com
1808 Pacific Ave Apt 704
San Francisco, CA 94109

--

From: [Admin](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [David Murray](#)
Subject: Dear Honorable Board of Supervisors:
Date: Sunday, August 22, 2021 2:54:55 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Honorable Board of Supervisors:

I have been a resident of the San Francisco community for over four years.

I am writing in support of the Church and residential housing project at 450 O'Farrell St. I endorse the project for many reasons.

One of the main reasons is that it will provide housing for 314 working families who might otherwise be unable to afford living in San Francisco, where they work. Not only that, but the project can provide a community, which is so needed in The Tenderloin district. In addition, the project can offer a safe place and activities for the children of these families, not the least are after-school care and activities. I was a single working parent, and I know how important it is for families to feel their children are safe so they can work in the community for the community, unconcerned about the welfare of their children.

Furthermore, the project will not use any tax dollars.

The Church building itself will provide a quiet place for rest and study in its Reading Room, lending a spiritual and peaceful environment. A Sunday School for ALL the children is also part of the church building.

The units are designed to be environmentally friendly to the residents as well as the surrounding communities. Each unit is complete with a bathroom as well as a food prep area. They are designed to use well the space allotted. Additionally, they are designed for good air quality, water conservation, energy sustainability, and quality internet access; they are quiet, refined.

The project has worked amiably and effectively to make the changes recommended by the Planning Commission and other groups. They have been endorsed by other faith groups as well as a group in The Tenderloin

They have held many outreach meetings, to inform and invite input from the community. They have been good neighbors and will continue to do so, spiritually too, enhancing life in the neighborhood for themselves and others.

San Francisco has the reputation for daring to be different, of being innovative, and caring - and being able to carry it off. Surely, San Francisco can pull together now like the Three Musketeers declaring "one for all and all for one" and endorse this project.

I know this project was created for the right reasons, not only for the church, but also in the spirit of collaboration with the Planning Commission and for the benefit of all the community..

I know in my heart this project will bless this neighborhood as well as this wonderful, beautiful city and county community of San Francisco.

Thank you for your consideration of this declaration of support for the project at 450 O'Farrell Street.

Sincerely,

Mary Ann Cahill
445 Wawona St. #305
San Francisco, California 94116
(415) 342-4936
maryann-maryann@att.net

From: [del seymour](#)
To: [Board of Supervisors, \(BOS\)](#)
Cc: [David Murray](#); [Alexander Zucker](#); [Jessica Jones](#)
Subject: Support for 450 O'Farrell Essential Housing Project
Date: Monday, August 30, 2021 1:38:47 PM

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Honorable Board of Supervisors,

I am writing this letter to urge your support of the Fifth Church of Christ, Scientist and Forge Development Partners 450 O'Farrell Essential Housing Project in San Francisco.

I understand the project, which was recently approved by the Planning Commission, has been appealed. However, I feel that this project is vitally important and must be allowed to move forward, to benefit the people of the Tenderloin and San Francisco.

San Francisco has an urgent need for housing. The 450 O'Farrell Church and Essential Housing Project allows the city's essential working households to live in San Francisco. The project includes BMR housing for our most economically vulnerable populations.

The project meets the needs of the Tenderloin community and San Francisco by building housing. Housing access and affordability is integral to the community health of the Tenderloin residents, people, workers, companies, and tourists. The dense neighborhoods need more available housing for everyone. I enthusiastically support this project.

Honorable Supervisors, I urge you to permit this urgently-needed, innovative, and well-designed Essential Housing and Church project to move forward!

Thank you in advance for your support of this project and your commitment to providing much needed housing in San Francisco's neighborhoods.

Sincerely,
Del Seymour
55 Taylor St. San Francisco, CA 94110
tlwalkingtours@gmail.com
415-574-1641

Del Seymour
Founder / Board Member



[CODE TENDERLOIN](#)

San Francisco, CA
m: 415-574-1641

Tenderloin Walking Tours Founder
City of SF Local Homeless Coordinating, Board Co-Chair
St. Francis TL HIP, Board Member
Swords To Plowshares, Director
Better Market Street Project Committee, Board Member

From: [Sally Richardson](#)
To: [Board of Supervisors, \(BOS\)](#)
Subject: Approval of 450 O'Farrell Essential Housing Project
Date: Monday, August 30, 2021 1:27:32 PM

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To: The Clerk of the Board of Supervisors

**Dear Honorable Board Members,
Members of Fifth Church of Christ, Scientist San Francisco have lovingly labored for decades to benefit and bless the Tenderloin by supplying affordable housing, now for essential workers (both families and singles).
What was once necessary has become urgent.
The need for fair and economical housing for this workforce has greatly increased and will continue to expand rapidly in the future.
The 450 O'Farrell Project is precisely tailored to help meet this fast-growing demand by using under-utilized church land to provide safe, efficient housing for these hard workers.
Recently approved by the Planning Commission, the Project has now been appealed. Please allow the 450 O'Farrell Project to proceed.
**PLEASE BE A HERO!
BE REMEMBERED AS A STATESMAN!
PLEASE DO WHAT'S RIGHT!
VOTE NO ON THIS APPEAL!**
Most sincerely,
Sally Richardson**

From: [Eric Garrett](#)
To: [Board of Supervisors - BOG](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Monday, August 30, 2021 11:39:56 AM

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

I remain in support of 450 O'Farrell project. This will utilize the space, benefit the location with housing and a spiritual retreat Sincerely, Eric Garrett

Sincerely,

Eric Garrett
ericgarrett2shine@gmail.com
680 Mission San Francisco, CA 94105 Constituent

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From: [Christie Naranjo](#)
To: [Board of Supervisors - Board](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Monday, August 30, 2021 11:39:28 AM

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Dear Honorable Board of Supervisors,

As an occasional attendee of the 5th Church of Christ, Scientist, and a supporter of reasonable and affordable housing in the Tenderloin of San Francisco, I wholeheartedly support this project. Decades of love, dedication, prayer, and careful, selfless thought have gone into this project. This church seeks to share their property with the community in a meaningful way, where more essential workers, firefighters, teachers, nurses could actually afford to live in the city and not face the stress and wear of a daily work commute to this fine city. Please allow this project to move forward.

Best,

Christie Naranjo

Sincerely,
Christie Naranjo
christie.naranjo@gmail.com
1306 RIDGEVIEW TER Fullerton, CA 92831 Constituent

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From: [Richard Kaplan](#)
To: [Board of Supervisors - BOS](#)
Subject: My Support for the 450 O'Farrell Church and Essential Housing Project
Date: Monday, August 30, 2021 1:02:44 AM

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Re: My Support for the 450 O'Farrell Church and Essential Housing Project

Dear Angela Calvillo,

Now, more than ever, the city of St. Francis, besides in dire need of affordable housing, can greatly use the nurturement the Church can also provide. Please help bring this project to fruition asap.
Yours truly, Richard Kaplan

Sincerely,
Richard Kaplan
aarhmatey@yahoo.com
62a divisadero st. S.f., CA 94117 Constituent

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