



# San Francisco Council of District Merchants Associations

Henry Karnilowicz  
President

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Vice President

Yuka Ioroi  
Secretary

Keith Goldstein  
Treasurer

## SFCDMA

### MEMBER ASSOCIATIONS

- Arab American Grocers Association
- Balboa Village Merchants Association
- Bayview Merchants Association
- Castro Merchants
- Chinatown Merchants Association
- Clement St. Merchants Association
- Dogpatch Business Association
- Excelsior Outer Mission Merchants
- Fillmore Merchants Association
- Fishermans Wharf Merchants Association
- Golden Gate Restaurant Association
- Glen Park Merchants Association
- Golden Gate Restaurant Association
- Greater Geary Boulevard Merchants & Property Owners Association
- Hayes Valley Neighborhood Association
- Inner Sunset Merchants Association
- Lower Haight Merchants & Neighbors Association
- Japantown Merchants Association
- Mission Creek Merchants Association
- Mission Merchants Association
- Noe Valley Merchants Association
- North Beach Business Association
- North East Mission Business Assn.
- People of Parkside Sunset
- Polk District Merchants Association
- Potrero Dogpatch Merchants Association
- Sacramento St. Merchants Association
- San Francisco Community Alliance for Jobs and Housing
- South Beach Mission Bay Business Association
- South of Market Business Association
- The Outer Sunset Merchant & Professional Association
- Union Street Association
- Valencia Corridor Merchants Association
- West Portal Merchants Association

February 26, 2018

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

Dear Supervisors,

I am writing to you on behalf of the San Francisco Council of District Merchants Associations to express our support for the Mission Rock, Giants development.

The project includes 8 acres of new parks and open space, approximately 1,500 new rental homes, 40% affordable to low and middle income individuals and families, sea level rise resiliency and adaptation features, the Historic rehabilitation of Pier 48 and public waterfront access improvements along Blue Greenway trail.

Not only will jobs be created during construction but also after construction for landscapers, maintenance workers and the many small businesses.

What is truly being created is a village where both residents and visitors alike will have access to the many amenities. I visualize a variety of shops such as a hairdresser, gift shop, book shop, jewelry shop, hardware store, mini market with fresh fruit, vegetables cheeses and sundries, a courtyard food court and maybe even a pub! A truly wonderful opportunity for small business entrepreneurs!

I urge you to approve all the items on the agenda concerning the Mission Rock Development at the February 27, meeting.

Sincerely,

Henry Karnilowicz  
President

Cc:  
The Honorable Mark E. Farrell - Mayor of San Francisco

February 13, 2018

Honorable London Breed, President  
Honorable Malia Cohen  
Honorable Sandra Lee Fewer  
Honorable Jane Kim  
Honorable Aaron Peskin  
Honorable Hillary Ronen  
Honorable Ahsha Shafai  
Honorable Jeff Sheehy  
Honorable Catherine Stefani  
Honorable Katy Tang  
Honorable Norman Yee

*RE: February 13, 2018 Board Agenda Items 32-43*

Dear Honorable Members of the Board of Supervisors

Today is a day to make history.

I write to urge your Yes vote on Board Calendar Items 32-43 relating to Mission Bay South, the Port of San Francisco and Development, Lease and Financing of Seawall Lot 337 and Pier 48. Your Yes vote will complete more than a decade of effort led by the Port, supported by numerous State and Local agencies and community advisory, business and hospitality groups and endorsed by the City electorate.

In 2006, the Port was the first City department to adopt a 10-Year Capital Improvement Plan. Publication of this Plan marked the first time that the Port identified the extreme state of financial and infrastructure need required simply to maintain the Port's piers in their "As Is" condition. Today that figure stands at roughly \$1.62 billion. Sadly, this amount does not include bringing the facilities up to current code, including seismic, environmental and ADA; nor does it include stabilizing the Port's most significant asset, the Seawall.

As part of the 2006 10 Year Capital Plan, the Port identified Seawall Lot 337 (the primary subject of the legislation before you today) as integral to the Port's, and the City's, ability to (1) stem blight along the City waterfront, (2) enhance the edge between City commercial and residential neighborhoods and the waterfront and (3) create a significant source of annuity income for the Port to address the profound costs of facility maintenance. In the intervening years, the Port has continued to update its 10 Year Capital Plan and related Plan of Finance while simultaneously pursuing redevelopment of Seawall Lot 337, both of which have been approved repeatedly by the Board of Supervisors. Year after year, through numerous actions ranging from adoption of the Port's budget to approval of the Seawall Lot 337 Term Sheet, to certification of the Measure D (Nov 2015) election results, the Board of Supervisors have supported the Port in this noble pursuit.

Today, the time has come. Seize this moment to restore this portion of the waterfront to its rightful place as one of the City's most important assets for its residents, workers and visitors. Your Yes vote will be yet another milestone in a journey of hard and careful work, amid myriads of partners, to beautify and enliven and make economically viable a critical public asset. This is the work of ordinary people coming together to make an extraordinary impact. Join the people and vote Yes.

Sincerely,  
*Monique Moyet*

Former Director (2004-2016), Port of San Francisco

February 13, 2017

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

RE: Mission Rock Approval

Dear Board of Supervisors:

Thank you for the opportunity to comment on the final approval of the Mission Rock development project. **Mission Rock will create a special place for San Francisco residents, workers and visitors on a site of citywide importance that is currently underutilized.**

The Giants have worked closely with the neighborhood, various stakeholders and even the broader city because of 2015's Prop. D. As a result, the project includes numerous community benefits that address affordability, livability and quality of life for those who will live, work and play here as well as for the broader community. Those include:

- 40% affordable housing for a variety of people with a range of incomes
- 8 acres of parks and open space, including improved public access to the waterfront and connections to the Bay Trail/Blue Greenway
- a renovated historic Pier 48
- neighborhood serving retail, and below-market space for nonprofits and artists

This infill project is also doing the right things on the environmental front: it is located on major transit, the team is planning ahead for sea level rise, and the project has bold environmental targets, including zero water waste and 100% energy use from renewable sources.

And this project will generate revenue for the Port and the City and County of San Francisco.

This project is a transformational mixed-use and mixed-income development that has gone through a decade of community planning process. SPUR urges you to approve the Mission Rock project. We look forward to the completed development and all the opportunities it will bring.

Sincerely,

A handwritten signature in black ink, appearing to read 'KWang', with a stylized flourish at the end.

Kristy Wang  
SPUR Community Planning Policy Director



February 12, 2018

VIA HAND DELIVERY

The Honorable Norman Yee  
San Francisco Board of Supervisors  
City Hall, Room 244  
1 Dr. Carlton B. Goodlett Place  
San Francisco, California 94102-4689

Re: Mission Rock: Child Care Facilities

Dear Supervisor Yee:

I am writing to follow-up on our telephone conversation this evening about the inclusion of child care facilities within the planned Mission Rock District. As we discussed, child care facilities will be incorporated into the project. Child care facilities are an important amenity to support workers and residents in mixed use communities such as Mission Rock. With convenient child care options, parents are able to be more productive employees with the knowledge and confidence that their children are safe and learning important social skills that will prepare them well for school.

The parks and many of the buildings in the Mission Rock District have been designed with child care in mind. Five of the buildings within the project front directly on parks, making any one of them ideally situated for child care (children will not have to cross a roadway to access open space). The project design controls and guidelines adopted by the Planning Commission specifically reference child care as part of the retail ground floor plan. One of the fundamental objectives of the land use plan is to enliven the ground floor environment by requiring smaller, more intimate retail spaces typical of a successful San Francisco neighborhood commercial corridor (e.g., Clement Street, Chestnut Street, 24<sup>th</sup> Street). Large scale retail establishments are not planned and actively discouraged. As a result, it is unlikely that a large scale child care facility would be developed and far more likely that child care facilities will be smaller in size and planned to fit within the overall scope of the project's innovative ground floor vision.

Specific plans for the Mission Rock District will be submitted prior to each phase of the project. We envision the project being built out in four separate phases. Prior to the commencement of any phase, the developer is required to submit a "Phase Application" to the Port Commission that describes in great detail the plans for each proposed building, park and retail space. The location and actual size of child care facilities will be specified at this stage of the process. In addition to the Port, the Planning Commission will conduct a public hearing in connection with each Phase Application. The Port of San Francisco will also brief the Board of Supervisors on the status of the project and its components (e.g., child care facilities planned) annually and as requested.

The Honorable Norman Yee  
February 12, 2018  
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We appreciate your interest in and advocacy for the inclusion of child care facilities in developments across the City, including in our project. You have our commitment that we will include a meaningful amount of child care within the Mission Rock District in support of our residents and workforce. We welcome your further involvement as we develop more specific plans and commence construction on the first phase of the project.

Sincerely,

A handwritten signature in black ink, appearing to read 'JFB', enclosed within a circular scribble.

Jack F. Bair  
Executive Vice President  
& General Counsel

JFB/mrock-childcare-yee021218

cc: Supervisor Jane Kim  
Port Executive Director Elaine Forbes



February 9, 2018

The Honorable London Breed, President  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102

RE: Mission Rock Project – **SUPPORT**

Dear Madam President and Supervisors:

I write to express Save The Bay's support for the Mission Rock Project, and to encourage your approval of the several administrative and financing items to facilitate the project that are scheduled for consideration by the Board of Supervisors on February 13, 2018.

Save The Bay is the largest regional organization working to protect and restore San Francisco Bay for people and wildlife. We have campaigned since 1961 to increase public access to San Francisco Bay, and to improve the Bay for future generations in the face of pollution, climate change and other threats.

The Mission Rock Project has benefitted from extensive public input, and from review by many public agencies, including the San Francisco Bay Conservation and Development Commission. We appreciate the efforts by those agencies, the San Francisco Giants and other project partners to incorporate project elements that are responsive to public concerns. We note with approval that the project's conceptual design includes significant public amenities that can enhance public access to and enjoyment of San Francisco Bay and its waterfront, especially:

1. Improvement and expansion of China Basin Park to include public access and recreational enhancements, paved multi-use Bay Trail segment, stormwater treatment gardens to reduce polluted runoff to the Bay, and transition zone plantings to provide ecological benefit and flood resilience.
2. Redesign of Terry A. Francois Boulevard as a waterfront shared public way that incorporates bicycle and pedestrian access, with Bay Trail connections to China Basin Park and enhancements to promote use. Internal streets would also incorporate Bay viewsheds.
3. Connections and views along key corridors to the Bay from the public space at Mission Rock Square, including along Channel Lane, and a stormwater treatment garden to reduce polluted runoff to San Francisco Bay.

The Mission Rock development plan also addresses resilience and adaptation to rising seas with varying approaches throughout the site, consistent with a scenario of up to 66 inches of sea level rise in the next several decades. Features include raising the grade of China Basin Park and portions of the park promenade and San Francisco Bay Trail, and allowing for planned inundation of low-lying areas within the park during extreme storm events anticipated toward the end of the current century.

Because the Bay Area's population is projected to grow 30% from 2010 to 2040, it is crucial that housing, transit, and other new development and redevelopment throughout the region be designed to enhance San Francisco Bay and public health, not damage it. Creating more "Bay Smart" Communities that benefit the Bay and benefit from it requires development that

- incorporates green infrastructure to reduce pollution flowing to the Bay, use water efficiently, and boost resilience to rising seas and other climate change impacts;
- reduces emission of greenhouse gases and particulates through strong links to transit and energy efficient designs; and
- promotes equity and enhanced access to the Bay for people who currently lack it.

The Mission Rock Project represents progress toward many of these Bay Smart standards, including by establishing more affordable housing near transit and jobs. Through productive negotiations with community representatives, 40 percent of the project's housing units will be available at below market rates, making them more accessible to low- and moderate-income families San Francisco needs to retain and attract.

For all of these reasons, the Mission Rock Project deserves support from the San Francisco Board of Supervisors. Thank you very much for your consideration of our views.

Sincerely,



David Lewis  
Executive Director