



City and County of San Francisco

Meeting Agenda

Budget and Finance Committee

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

Members: Connie Chan, Rafael Mandelman, Myrna Melgar

Clerk: Brent Jalipa
(415) 554-7712 ~ brent.jalipa@sfgov.org

Wednesday, May 22, 2024

9:00 AM

City Hall, Legislative Chamber, Room 250

Rescheduled Meeting

A quorum of the Board of Supervisors may be present at this committee meeting. If a quorum is present, the meeting will also constitute a Special Meeting of the Board of Supervisors. However, the meeting will be conducted in all respects as a committee meeting, and any substantive decision will constitute a recommendation of the committee rather than an action taken by the Board. The Clerk will make a note of the special meeting in the committee minutes, and discussion will be limited to items noticed on this agenda.

ROLL CALL AND ANNOUNCEMENTS

COMMUNICATIONS

AGENDA CHANGES

REGULAR AGENDA

1. [240422](#) **[Real Property Lease -Trinity Center, LLC - 1145 Market Street - San Francisco Law Library - \$599,000 Initial Base Rent]**
Sponsor: Peskin
Resolution approving and authorizing the Director of Property, on behalf of the San Francisco Law Library, to execute a Lease Agreement for the term of 15 years with one five-year option with the Trinity Center, LLC located at 1145 Market Street, at a base rent of \$599,000 per year with 3% annual rent increases and a partial market reset in year 11; the Lease will be effective upon approval of this Resolution; and authorizing the Director of Property to execute any amendments, options to extend the agreement term, make certain modifications and take certain actions that do not materially increase the obligations or liabilities to the City, do not materially decrease the benefits to the City and are necessary or advisable to effectuate the purposes of the Lease or this Resolution. (Real Estate Department)

(Fiscal Impact)

4/23/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

5/15/24; AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE.

5/15/24; CONTINUED AS AMENDED.
2. [240423](#) **[Real Property Lease - Trinity Center, LLC - 1145 Market Street - Health Service System - \$588,787.05 Initial Base Rent]**
Sponsor: Peskin
Resolution approving and authorizing the Director of Property, on behalf of the Health Service System, to lease of a portion of the real property located at 1145 Market Street with TRINITY CENTER, LLC a Delaware limited liability company, for an initial term of ten years with one five-year extension option to renew at an initial annual base rent of \$588,787.05 with 3% annual increases; the Lease will be effective upon approval of this Resolution; and authorizes the Director of Property to enter into amendments or modifications to the Lease that do not materially increase the obligations or liabilities to the City and are necessary to effectuate the purposes of the Lease or this Resolution.

(Fiscal Impact)

4/23/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

5/15/24; AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE.

5/15/24; CONTINUED AS AMENDED.
3. [240222](#) **[Lease Agreement - Love from USA Group, Inc - Harvey Milk Terminal 1 Museum Store Lease - \$205,000 Minimum Annual Guarantee]**
Resolution approving the Harvey Milk Terminal 1 Museum Store Lease, between Love From USA Group, Inc. and the City and County of San Francisco, acting by and through its Airport Commission, for a term of seven years with two one-year options, and a minimum annual guarantee of \$205,000 for the first year of the Lease to commence upon approval by the Board of Supervisors. (Airport Commission)

3/5/24; RECEIVED FROM DEPARTMENT.

3/19/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

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4. [240257](#) **[Lease Amendment - Elevate Gourmet Brands, Inc. and Aimhigh ESG, LLC, a Joint Venture dba Elevate Gourmet Brands - SFO Group - Terminal 3 Coffee and Quick Serve Concession Lease No. 18-0346 - Reimbursement of \$279,627 for Unamortized Construction Costs]**
Resolution approving Amendment No. 3 to the Terminal 3 Coffee and Quick Serve Concession Lease - Lease No. 18-0346, between Elevate Gourmet Brands, Inc., and Aimhigh ESG, LLC, a joint venture dba Elevate Gourmet Brands - SFO Group and the City and County of San Francisco, acting by and through its Airport Commission, for the removal of the SF Mac & Cheese Kitchen facility from the Lease, reimbursement of \$279,627 to Tenant for unamortized construction costs relating to the SF Mac & Cheese Kitchen facility, and reduction of the Minimum Annual Guarantee from \$375,000 to \$185,000 and the Annual Promotion Charge from \$1,991 to \$405 to reflect the reduction in the square footage of the remaining premises of the Lease, effective upon approval of this Resolution, with no changes to the term. (Airport Commission)
- (Fiscal Impact)
- 3/15/24; RECEIVED FROM DEPARTMENT.
- 3/26/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.
5. [240355](#) **[Mental Health Services Act - Three-Year Program and Expenditure Plan - FYs 2023-2026]**
Resolution authorizing adoption of the San Francisco Mental Health Services Act Three-Year Program and Expenditure (Integrated Plan) for Fiscal Years (FYs) 2023-2026. (Public Health Department)
- 4/1/24; RECEIVED FROM DEPARTMENT.
- 4/16/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.
6. [240444](#) **[Grant Agreement Amendment - SF New Deal - Small Business Grant Payment Support - Not to Exceed \$11,415,000]**
Sponsors: Mayor; Dorsey
Resolution approving Amendment No. 2 to a grant agreement between the Office of Economic and Workforce Development (OEWD) and SF New Deal, for management of the Small Business Grant Payment Support Program; to increase the grant amount by \$2,455,000 for a total not to exceed amount of \$11,415,000 for the period of April 1, 2023, through June 30, 2025; effective upon approval of this Resolution; and to authorize the Executive Director of OEWD to enter into amendments or modifications to the contract prior to its final execution by all parties that do not materially increase the obligations or liabilities to the City and are necessary to effectuate the purposes of the contract.
- (Fiscal Impact)
- 4/30/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

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7. [240413](#) **[Grant Agreement Amendment - Episcopal Community Services - Flexible Housing Subsidy Program - Not to Exceed \$29,523,174]**
Sponsor: Mayor
Resolution approving the second amendment to the grant agreement between the Episcopal Community Services and the Department of Homelessness and Supportive Housing ("HSH") for administration of a Flexible Housing Subsidy Pool program; extending the grant term by 36 months from June 30, 2024, for a total term of February 15, 2021, through June 30, 2027; increasing the agreement amount by \$19,623,174 for a total amount not to exceed \$29,523,174; and authorizing HSH to enter into any amendments or other modifications to the agreement that do not materially increase the obligations or liabilities, or materially decrease the benefits to the City and are necessary or advisable to effectuate the purposes of the agreement. (Department of Homelessness and Supportive Housing)
- (Fiscal Impact)
- 4/23/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.
8. [240441](#) **[Grant Agreement Amendment - Episcopal Community Services - Housing Navigation - Not to Exceed \$16,694,903]**
Sponsor: Mayor
Resolution approving the second amendment to the grant agreement between Episcopal Community Services and the Department of Homelessness and Supportive Housing ("HSH") for continued administration of the Housing Navigation program; extending the grant term by 24 months from June 30, 2024, for a total term of July 1, 2021, through June 30, 2026; increasing the agreement amount by \$6,738,079 for a total amount not to exceed \$16,694,903; and authorizing HSH to enter into any amendments or other modifications to the agreement that do not materially increase the obligations or liabilities, or materially decrease the benefits to the City and are necessary or advisable to effectuate the purposes of the agreement. (Department of Homelessness and Supportive Housing)
- (Fiscal Impact)
- 4/30/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.
9. [240265](#) **[Grant Agreement Amendment - Urban Alchemy - 33 Gough Cabin Program - Not to Exceed \$11,575,467]**
Sponsors: Mayor; Mandelman
Resolution approving the second amendment to the grant agreement between Urban Alchemy and the Department of Homelessness and Supportive Housing ("HSH") for shelter operations and services at the 33 Gough Cabin Program; extending the grant term by nine months from June 30, 2024, for a total term of December 1, 2021, through March 31, 2025; increasing the agreement amount by \$2,146,990 for a total amount not to exceed \$11,575,467; authorizing HSH to enter into any amendments or other modifications to the agreement that do not materially increase the obligations or liabilities or materially decrease the benefits to the City and are necessary or advisable to effectuate the purposes of the agreement; affirming the Planning Department's determination under the California Environmental Quality Act; and adopting the Planning Department's findings that the program is consistent with the General Plan, and the eight priority policies of Planning Code, Section 101.1. (Department of Homelessness and Supportive Housing)
- (Fiscal Impact)
- 3/19/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

10. [240201](#) **[Grant Agreement Amendment - Urban Alchemy - 711 Post Street - Not to Exceed \$30,405,100]**

Sponsor: Mayor

Resolution approving the first amendment to the grant agreement between Urban Alchemy and the Department of Homelessness and Supportive Housing (“HSH”) for shelter services and operations at 711 Post Street; extending the grant term by 24 months from June 30, 2024, for a total term of March 21, 2022, through June 30, 2026; increasing the agreement amount by \$11,668,280 for a total amount not to exceed \$30,405,100; and authorizing HSH to enter into any amendments or other modifications to the agreement that do not materially increase the obligations or liabilities or materially decrease the benefits to the City and are necessary or advisable to effectuate the purposes of the agreement. (Department of Homelessness and Supportive Housing)

(Fiscal Impact)

3/5/24; RECEIVED AND ASSIGNED to the Budget and Finance Committee.

ADJOURNMENT

LEGISLATION UNDER THE 30-DAY RULE

NOTE: The following legislation will not be considered at this meeting. Board Rule 3.22 provides that when an Ordinance or Resolution is introduced which would CREATE OR REVISE MAJOR CITY POLICY, the Committee to which the legislation is assigned shall not consider the legislation until at least thirty days after the date of introduction. The provisions of this rule shall not apply to the routine operations of the departments of the City or when a legal time limit controls the hearing timing. In general, the rule shall not apply to hearings to consider subject matter when no legislation has been presented, nor shall the rule apply to resolutions which simply URGE action to be taken.

[240406](#) **[Health, Business and Tax Regulations Codes - Annual Retail Food Special Event Permit]**

Sponsor: Mayor

Ordinance amending the Health and Business and Tax Regulations Codes to create a new annual retail food permit for food operators participating in special events and set the fees for the new permit.

4/23/24; ASSIGNED UNDER 30 DAY RULE to the Budget and Finance Committee.

4/29/24; REFERRED TO DEPARTMENT.

240408 [Transportation Code - Fee Waivers for Qualifying Neighborhood Outdoor Events]**Sponsors: Mayor; Mandelman**

Ordinance amending the Transportation Code to waive fees related to the temporary closure of streets for street fairs for nonprofit organizations, small businesses, merchant associations and neighborhood resident associations

(Fiscal Impact; No Budget and Legislative Analyst Report.)

4/23/24; ASSIGNED UNDER 30 DAY RULE to the Budget and Finance Committee.

4/29/24; REFERRED TO DEPARTMENT.

240410 [Development Agreement - Stonestown NW Parcel LLC, Stonestown Shopping Center, L.P., and Stonestown Anchor Acquisition, L.P - Stonestown Development Project - Waiver of Various Municipal Code Provisions]**Sponsors: Mayor; Melgar**

Ordinance approving a Development Agreement between the City and County of San Francisco and Stonestown NW Parcel LLC, a Delaware limited liability company, Stonestown Shopping Center, L.P., a Delaware limited partnership, and Stonestown Anchor Acquisition, L.P, a Delaware limited partnership, for the Stonestown Development Project at the approximately 30-acre site generally bounded by 19th Avenue to the east, Buckingham Way to the south and west, and Rolph Nicol Jr. Playground and Eucalyptus Drive to the north, in the southwest part of San Francisco, including affordable and market rate housing and approximately six acres of open space; making findings under the California Environmental Quality Act; and making findings of conformity with the General Plan, and with the eight priority policies of Planning Code, Section 101.1(b), and findings of public convenience, necessity, and welfare under Planning Code, Section 302; and confirming compliance with or waiving certain provisions of the Planning Code, Administrative Code, Subdivision Code, Campaign and Governmental Conduct Code, and Public Works Code, and ratifying actions taken and authorizing future actions to be taken in connection with the Development Agreement.

(Economic Impact; No Economic Impact Analysis Report)

(Fiscal Impact; No Budget and Legislative Analyst Report)

4/23/24; ASSIGNED UNDER 30 DAY RULE to the Land Use and Transportation Committee.

5/1/24; REFERRED TO DEPARTMENT.

5/8/24; TRANSFERRED to the Budget and Finance Committee.

240440

[Administrative Code - Downtown University Attraction and Retention Fund]

Sponsor: Safai

Ordinance amending the Administrative Code to establish the Downtown University Attraction and Retention Fund to provide financial incentives to attract public colleges or universities interested in having a physical location in the South of Market, Union Square, and Financial District neighborhoods, and to purchase or lease property for public college or university campuses in those neighborhoods.

4/30/24; ASSIGNED UNDER 30 DAY RULE to the Budget and Finance Committee.

5/6/24; REFERRED TO DEPARTMENT.

5/14/24; TRANSFERRED to the Rules Committee.

The Levine Act

Pursuant to California Government Code, Section 84308, Members of the Board who have received campaign contributions totaling more than \$250 may be required to disclose that fact on the record of the proceeding. Parties and their paid agents may also be required to disclose on the record any campaign contributions made to a Member of the Board that meets the following qualifications for disclosure. A Member of the Board of Supervisors is disqualified and must recuse themselves on any agenda item involving business, professional, trade, and land use licenses or permits and all other entitlements for use, if they received more than \$250 in campaign contributions from the applicant or contractor, an agent of the applicant or contractor, or any financially interested participant within the 12 months prior to the final decision; and for 12 months following the date of the final decision, a Member of the Board shall not accept, solicit, or direct a campaign contribution of \$250 or more from the applicant or contractor, an agent of the applicant or contractor, or any financially interested participant. The foregoing statements do not constitute legal advice. Parties, participants, and their agents are urged to consult their own legal counsel regarding the requirements of the law. For more information about these disclosures, visit www.sfethics.org.

Agenda Item Information

Each item on the Consent or Regular agenda may include the following 1) Legislation; 2) Budget and Legislative Analyst report; 3) Department or Agency cover letter and/or report; 4) Public correspondence. These items are available for review at City Hall, 1 Dr. Carlton B. Goodlett Place, Room 244 or at www.sfbos.org/legislative-research-center-lrc.

Meeting Procedures

The Board of Supervisors is the legislative body of the City and County of San Francisco. The Board has several standing committees where legislation is the subject of hearings at which members of the public are urged to testify. The full Board does not hold a second public hearing on measures which have been heard in committee.

Board procedures do not permit: 1) vocal or audible support or opposition to statements by Supervisors or by other persons testifying; 2) ringing and use of cell phones or electronic devices; 3) bringing in or displaying signs in the meeting room; or 4) standing in the meeting room. Each member of the public will be allotted the same maximum number of minutes to speak as set by the President or Chair at the beginning of each item or public comment, excluding City representatives; except that public speakers using interpretation assistance will be allowed to testify for twice the amount of time. Members of the public who want to display a document should place it on the overhead during their public comment and remove the document when they want the screen to return to live coverage of the meeting.

IMPORTANT INFORMATION: The public is encouraged to testify at Board and Committee meetings. Persons unable to attend the meeting may submit to the City, by the time the proceedings begin, written comments regarding agenda items for the official public record. Written communications should be submitted to the Clerk of the Board or the Clerk of the Committee: 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco, CA 94102. Communications not received prior to the hearing may be delivered to the Clerk of the Board or the Clerk of the Committee and will be shared with the Members.

COPYRIGHT: All system content that is broadcasted live during public proceedings is secured by High-bandwidth Digital Content Protection (HDCP), which prevents copyrighted or encrypted content from being displayed or transmitted through unauthorized devices. Members of the public who wish to utilize chamber digital, audio and visual technology may not display copyrighted or encrypted content during public proceedings.

LANGUAGE INTERPRETERS: Language services are available in Spanish, Chinese and Filipino for requests made at least two (2) business days in advance of the meeting, to help ensure availability. For more information or to request services, contact (415) 554-5184.

傳譯服務: 所有常規及特別市參事會會議和常務委員會會議將提供西班牙文, 中文以及菲律賓文的傳譯服務, 但必須在會議前最少48小時作出請求, 以確保能獲取到傳譯服務. 將因應請求提供交替傳譯服務, 以便公眾向有關政府機構發表意見. 如需更多資訊或請求有關服務, 請致電 (415) 554-5184聯絡我們.

AVISO EN ESPAÑOL: Los servicios de idiomas están disponibles en español, chino, y filipino en todas las reuniones regulares y reuniones especiales de la Junta, de los Comités, si se solicita por lo menos 48 horas antes de la reunión para ayudar a garantizar su disponibilidad. Para más información o solicitar servicios, por favor contactar a (415) 554-5184.

PAUNAWA: Mayroong serbisyong pang-wika sa Espanyol, Tsino at Pilipino para sa lahat ng mga regular at espesyal na pagpupulong ng Board, at Komite ng Board. Sa kasalukuyan, mayroong serbisyo sa wikang Pilipino na maaaring hilingin, 48 oras (o mas maaga) bago ng pagpupulong upang matiyak na matutugunan ang inyong kahilingan. Para sa karagdagang impormasyon o para humiling ng serbisyo pang-wika, tawagan lamang ang (415) 554-5184.

Americans with Disabilities Act (ADA) and Reasonable Accommodations

Title II of the ADA requires that all programs offered through the state and local government such as the City and County of San Francisco be accessible and usable to people with disabilities. The ADA and City policy require that people with disabilities have equal access to all City services, activities, and benefits. If you believe your rights under the ADA are violated, contact the ADA Coordinator. Ordinance No. 90-10 added Section 2A.22.3 to the Administrative Code, which adopted a Citywide Americans with Disabilities Act Reasonable Modification Policy.

Meetings are real-time captioned and cablecast open-captioned on SFGovTV (www.sfgovtv.org) or Cable Channels 26, 28, 78 or 99 (depending on your provider). Board and Committee meeting agendas and minutes are available on the Board's website www.sfbos.org and adhere to web development Federal Access Board's Section 508 Guidelines. For reasonable accommodations, please contact (415) 554-5184 or (415) 554-5227 (TTY). Board of Supervisors' Rules of Order 1.3.3 does not permit remote public comment by members of the public at meetings of the Board and its committees, except as legally required to enable people with disabilities to participate in such meetings. If you require remote access as a means of reasonable accommodation under ADA, please contact the Clerk's Office to request remote access, including a description of the functional limitation(s) that precludes your ability to attend in person. Requests made at least 48 hours in advance of the meeting will help to ensure availability. For further assistance, please call (415) 554-5184.

Know Your Rights Under The Sunshine Ordinance

Commissions, boards, councils, and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and that City operations are open to the people's review. For information on your rights under the Sunshine Ordinance (San Francisco Administrative Code, Chapter 67) or to report a violation of the ordinance, contact by mail Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco CA 94102; phone at (415) 554-7724; fax at (415) 554-5163; or by email at sotf@sfgov.org. Citizens may obtain a free copy of the Sunshine Ordinance by printing the San Francisco Administrative Code, Chapter 67, on the Internet at www.sfbos.org/sunshine.

Ethics Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance (Campaign & Governmental Conduct Code, Section 2.100) to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the Ethics Commission at 25 Van Ness Avenue, Suite 220, San Francisco, CA 94102; (415) 252-3100; fax (415) 252-3112; website www.sfgov.org/ethics.

Under Campaign and Governmental Conduct Code, Section 1.127, no person or entity with a financial interest in a land use matter pending before the Board of Appeals, Board of Supervisors, Building Inspection Commission, Commission on Community Investment and Infrastructure, Historic Preservation Commission, Planning Commission, Port Commission, or the Treasure Island Development Authority Board of Directors, may make a campaign contribution to a member of the Board of Supervisors, the Mayor, the City Attorney, or a candidate for any of those offices, from the date the land use matter commenced until 12 months after the board or commission has made a final decision, or any appeal to another City agency from that decision has been resolved. For more information about this restriction, visit www.sfethics.org.