

File No. 160953

Committee Item No. 8

Board Item No. 37

### COMMITTEE/BOARD OF SUPERVISORS

#### AGENDA PACKET CONTENTS LIST

Committee: Rules Committee

Date September 8, 2016

Board of Supervisors Meeting

Date September 13, 2016

#### Cmte Board

- |                                     |                                     |  |
|-------------------------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | Motion                                       |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Resolution                                   |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Ordinance                                    |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Legislative Digest                           |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Budget and Legislative Analyst Report        |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Legislative Analyst Report                   |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Youth Commission Report                      |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Introduction Form (for hearings)             |
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | Department/Agency Cover Letter and/or Report |
| <input type="checkbox"/>            | <input type="checkbox"/>            | MOU  |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Grant Information Form                       |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Grant Budget                                 |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Subcontract Budget                           |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Contract/Agreement                           |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Form 126 – Ethics Commission                 |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Award Letter                                 |
| <input type="checkbox"/>            | <input type="checkbox"/>            | Application                                  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Public Correspondence                        |

#### OTHER (Use back side if additional space is needed)

- |                                     |                                     |                   |
|-------------------------------------|-------------------------------------|-------------------|
| <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | Information Sheet |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Form 700          |
| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |
| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |
| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |
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| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |
| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |
| <input type="checkbox"/>            | <input type="checkbox"/>            | _____             |

Completed by: Derek Evans Date September 2, 2016

Completed by: Derek Evans Date September 9, 2016

An asterisked item represents the cover sheet to a document that exceeds 25 pages.  
The complete document can be found in the file.

BOARD of SUPERVISORS



City Hall  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco 94102-4689  
Tel. No. 554-5184  
Fax No. 554-5163  
TDD/TTY No. 554-5227

## MEMORANDUM

### RULES COMMITTEE

#### SAN FRANCISCO BOARD OF SUPERVISORS

TO: Supervisor Katy Tang, Chair  
Rules Committee

FROM: Derek Evans, Assistant Clerk

DATE: September 8, 2016

SUBJECT: **COMMITTEE REPORT, BOARD MEETING**  
Tuesday, September 13, 2016

The following file should be presented as a **COMMITTEE REPORT** at the Board Meeting on Tuesday, September 13, 2016. This item was acted upon at the Rules Committee Meeting on Thursday, September 8, 2016, at 11:00 a.m., by the votes indicated.

**Item No. 37**            **File No. 160953**

#### **[Confirming Appointment, Planning Commission - Joel Koppel]**

Motion approving the mayoral nomination of Joel Koppel to the Planning Commission, for the unexpired portion of a term ending July 1, 2020.

RECOMMENDED AS AMENDED AS A COMMITTEE REPORT

Vote: Supervisor Katy Tang - Aye  
Supervisor Eric Mar - Aye  
Supervisor Malia Cohen - Aye

c: Board of Supervisors  
Angela Calvillo, Clerk of the Board  
Alisa Somera, Acting Legislative Deputy Director  
Jon Givner, Deputy City Attorney

1 [Confirming Appointment, Planning Commission - Joel Koppel]

2  
3 **Motion approving/rejecting the mayoral nomination of Joel Koppel to the Planning**  
4 **Commission, for the unexpired portion of a term ending July 1, 2020.**

5  
6 WHEREAS, Pursuant to Charter, Section 4.105, the Mayor has submitted a  
7 communication notifying the Board of Supervisors of the nomination of Joel Koppel to the  
8 Planning Commission, received by the Clerk of the Board on September 2, 2016; and

9 WHEREAS, The Board of Supervisors, by Motion No. M02-80 established a process to  
10 review the Mayor's nomination to the Planning commission; now, therefore, be it

11 MOVED, That the Board of Supervisors hereby approves/rejects the Mayor's  
12 nomination of Joel Koppel for appointment to the Planning Commission, term ending July 1,  
13 2020.

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OFFICE OF THE MAYOR  
SAN FRANCISCO



EDWIN M. LEE  
MAYOR

September 2, 2016

Angela Calvillo  
Clerk of the Board, Board of Supervisors  
San Francisco City Hall  
1 Carlton B. Goodlett Place  
San Francisco, CA 94102

Dear Ms. Calvillo,

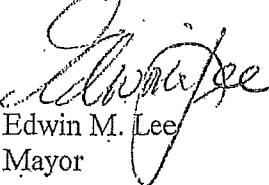
Pursuant to Chart Section 4.105, I hereby make the following nomination to the San Francisco Planning Commission:

Joel Koppel, assuming the seat formerly held by Michael Antonini, for a term ending June 30, 2020.

I am confident that Mr. Koppel, a CCSF elector, will serve our community well. Attached are his qualifications to serve, which will demonstrate how this nomination represents the communities of interest, neighborhoods and diverse populations of the City and County of San Francisco.

I encourage your support and am pleased to advise you of this nomination.

Sincerely,

  
Edwin M. Lee  
Mayor

RECEIVED  
CLERK OF SUPERVISORS  
SAN FRANCISCO  
2016 SEP -2 AM 10:00  
BY *[Signature]*

# JOEL KOPPEL

## CURRENT JOB TITLE AND DESCRIPTION

As Director of Sustainable Energy Solutions, for the San Francisco Electrical Construction Industry, LMCC, I work to advance the development, application, and deployment of sustainable energy solutions for the electrical industry in and around San Francisco. My areas of focus include energy auditing, energy efficiency, photovoltaics, zero net energy buildings, electric vehicle infrastructure, energy storage, micro-grids, and the urban mesh network.

## EDUCATION

University of San Francisco  
Bachelor of Science in Business Administration 1993-1997  
Specializing in Business Law, Personal Law and Organizational Behavior

Lowell High School 1989-1993

## WORK EXPERIENCE

San Francisco Electrical Construction Industry, SF, CA  
Director of Business Development 2014-present  
Regular attendance at Planning Commission, Board of Supervisors, Land Use Committee and Board of Appeals. Communicating with land owners, developers, public affairs groups and general contractors to encourage sustainable development. Directly involved with the approvals of Park Merced and Golden State Warriors Construction Projects.

Rosendin Electric, SF, CA  
Foreman Electrician (Field) – General Hospital 2012-2014  
Focus in installation of seismic supports and racking systems for vital power and communications conduits to be distributed throughout the trauma center. Management and oversight of complicated rooftop mechanical floor, including elevator machine room and building management systems.

Metropolitan Electric, SF, CA  
Estimator, Project Manager (Office) 2010-2012  
Focus in project management, project procurement, design build, negotiating project contracts with general contractors, construction support to downtown property management firms, estimating, client and general contractor interface.

San Francisco Electrical Construction Industry, SF, CA  
Business Development 2008-2010  
Specializing in energy efficiency procurement, solar photovoltaics and wind turbine technology as it related to new projects. Directly involved with the approvals of Bayview/Hunters Point Shipyards development and the Treasure Island development.

Metropolitan Electric, SF, CA  
Foreman Electrician (Field) – Various Commercial Projects 2005-2008  
Specializing in downtown Class-A, high-rise building tenant improvement remodels for companies such as Bank of America and Wells Fargo, fire alarm/life safety retrofits in hotels such as the San Francisco Marriott Marquis.

San Francisco Joint Apprenticeship Training Facility, SF, CA  
Apprentice Electrician 2000-2005  
Specializing in blueprint reading, the theory and installation of all types of electrical systems, power generation, energy efficiency, grounding, fire alarm/life safety, building management and solar photovoltaics.

## COMMUNITY ENGAGEMENT

I have extensively worked alongside the labor, management and educational training sectors of the SF construction industry and encouraged involvement within the local community. Our IBEW Local 6 Union Hall, Contractors Association office and jointly funded Apprenticeship Training Facility are all located here in San Francisco.

I am an active member of the San Francisco Electrical Workers Minority Caucus (SF-EWMC), a group we formed as a result of our members' participation in the Bayview/Hunters Point Shipyards Master Plan approval process. We've gathered our members who live in disadvantaged neighborhoods and created a group that advocates for economic justice and social equality, while defending the interests of minorities, women, youth and the LGBT community.

I've also facilitated the involvement of our San Francisco Electrical Contractors Association, partnering with the EWMC in volunteer rebuild projects to retrofit unsafe buildings, and community based non-profits throughout the city. With the Contractors donating the materials and tools, and our workers donating their time and labor, we see a project to successful completion.

Recent examples of these rebuilding projects consist of:

Peacock Lounge (Unity Mutual Benefit Association), 552 Haight Street

Ronald McDonald House, 1640 Scott Street

Center for Concerned Legal Professionals (CCLP), 1583 Shafter Avenue

Union Spring Baptist Church, 101 Fillmore Street

**COVER PAGE**

Please type or print in ink.

NAME OF FILER (LAST)	(FIRST)	(MIDDLE)
Koppel	Joel	Lewis

**1. Office, Agency, or Court**

Agency Name (Do not use acronyms)  
 City and County of San Francisco

Division, Board, Department, District, if applicable  
 Planning Commission

Your Position  
 Mayor's Appointed Seat

► If filing for multiple positions, list below or on an attachment. (Do not use acronyms)

Agency: \_\_\_\_\_ Position: \_\_\_\_\_

**2. Jurisdiction of Office (Check at least one box)**

<input type="checkbox"/> State	<input type="checkbox"/> Judge or Court Commissioner (Statewide Jurisdiction)
<input type="checkbox"/> Multi-County _____	<input checked="" type="checkbox"/> County of <u>San Francisco</u>
<input checked="" type="checkbox"/> City of <u>San Francisco</u>	<input type="checkbox"/> Other _____

**3. Type of Statement (Check at least one box)**

<input type="checkbox"/> Annual: The period covered is January 1, 2015, through December 31, 2015.	<input type="checkbox"/> Leaving Office: Date Left ____/____/____ (Check one)
-or- The period covered is ____/____/____, through December 31, 2015.	<input type="radio"/> The period covered is January 1, 2015, through the date of leaving office.
<input checked="" type="checkbox"/> Assuming Office: Date assumed <u>09</u> / <u>01</u> / <u>2016</u>	-or- <input type="radio"/> The period covered is ____/____/____, through the date of leaving office.
<input type="checkbox"/> Candidate: Election year _____ and office sought, if different than Part 1: _____	

**4. Schedule Summary (must complete) ► Total number of pages including this cover page: \_\_\_\_\_**

**Schedules attached**

<input type="checkbox"/> Schedule A-1 - Investments - schedule attached	<input type="checkbox"/> Schedule C - Income, Loans, & Business Positions - schedule attached
<input type="checkbox"/> Schedule A-2 - Investments - schedule attached	<input type="checkbox"/> Schedule D - Income - Gifts - schedule attached
<input checked="" type="checkbox"/> Schedule B - Real Property - schedule attached	<input type="checkbox"/> Schedule E - Income - Gifts - Travel Payments - schedule attached

-or-  
 **None - No reportable interests on any schedule**

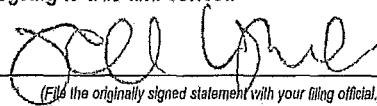
**5. Verification**

MAILING ADDRESS <i>(Business or Agency Address Recommended - Public Document)</i>	STREET	CITY	STATE	ZIP CODE
55 Fillmore Street, Suite 100	San Francisco	CA	94117	
DAYTIME TELEPHONE NUMBER	E-MAIL ADDRESS			
( 415 ) 241-0126	business.development@eisb.org			

I have used all reasonable diligence in preparing this statement. I have reviewed this statement and to the best of my knowledge the information contained herein and in any attached schedules is true and complete. I acknowledge this is a public document.

I certify under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Date Signed 08/31/2016  
 (month, day, year)

Signature   
 (File the originally signed statement with your filing official.)

**SCHEDULE B**  
**Interests in Real Property**  
(Including Rental Income)

Name \_\_\_\_\_

▶ ASSESSOR'S PARCEL NUMBER OR STREET ADDRESS  
1716/001B

CITY  
San Francisco

FAIR MARKET VALUE IF APPLICABLE, LIST DATE:  
 \$2,000 - \$10,000  
 \$10,001 - \$100,000  
 \$100,001 - \$1,000,000  
 Over \$1,000,000

IF APPLICABLE, LIST DATE:  
\_\_\_\_\_/\_\_\_\_\_/15 \_\_\_\_\_/\_\_\_\_\_/15  
ACQUIRED DISPOSED

NATURE OF INTEREST  
 Ownership/Deed of Trust  Easement  
 Leasehold \_\_\_\_\_ Yrs. remaining  \_\_\_\_\_ Other

IF RENTAL PROPERTY, GROSS INCOME RECEIVED  
 \$0 - \$499  \$500 - \$1,000  \$1,001 - \$10,000  
 \$10,001 - \$100,000  OVER \$100,000

SOURCES OF RENTAL INCOME: If you own a 10% or greater interest, list the name of each tenant that is a single source of income of \$10,000 or more.  
 None

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

▶ ASSESSOR'S PARCEL NUMBER OR STREET ADDRESS  
\_\_\_\_\_

CITY  
\_\_\_\_\_

FAIR MARKET VALUE IF APPLICABLE, LIST DATE:  
 \$2,000 - \$10,000  
 \$10,001 - \$100,000  
 \$100,001 - \$1,000,000  
 Over \$1,000,000

IF APPLICABLE, LIST DATE:  
\_\_\_\_\_/\_\_\_\_\_/15 \_\_\_\_\_/\_\_\_\_\_/15  
ACQUIRED DISPOSED

NATURE OF INTEREST  
 Ownership/Deed of Trust  Easement  
 Leasehold \_\_\_\_\_ Yrs. remaining  \_\_\_\_\_ Other

IF RENTAL PROPERTY, GROSS INCOME RECEIVED  
 \$0 - \$499  \$500 - \$1,000  \$1,001 - \$10,000  
 \$10,001 - \$100,000  OVER \$100,000

SOURCES OF RENTAL INCOME: If you own a 10% or greater interest, list the name of each tenant that is a single source of income of \$10,000 or more.  
 None

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\* You are not required to report loans from commercial lending institutions made in the lender's regular course of business on terms available to members of the public without regard to your official status. Personal loans and loans received not in a lender's regular course of business must be disclosed as follows:

NAME OF LENDER\*  
\_\_\_\_\_

ADDRESS (Business Address Acceptable)  
\_\_\_\_\_

BUSINESS ACTIVITY, IF ANY, OF LENDER  
\_\_\_\_\_

INTEREST RATE TERM (Months/Years)  
\_\_\_\_\_%  None \_\_\_\_\_

HIGHEST BALANCE DURING REPORTING PERIOD  
 \$500 - \$1,000  \$1,001 - \$10,000  
 \$10,001 - \$100,000  OVER \$100,000  
 Guarantor, if applicable

NAME OF LENDER\*  
\_\_\_\_\_

ADDRESS (Business Address Acceptable)  
\_\_\_\_\_

BUSINESS ACTIVITY, IF ANY, OF LENDER  
\_\_\_\_\_

INTEREST RATE TERM (Months/Years)  
\_\_\_\_\_%  None \_\_\_\_\_

HIGHEST BALANCE DURING REPORTING PERIOD  
 \$500 - \$1,000  \$1,001 - \$10,000  
 \$10,001 - \$100,000  OVER \$100,000  
 Guarantor, if applicable

Comments: \_\_\_\_\_



**SCHEDULE C**  
**Income, Loans, & Business**  
**Positions**  
 (Other than Gifts and Travel Payments)

**CALIFORNIA FORM 700**  
 FAIR POLITICAL PRACTICES COMMISSION

Name \_\_\_\_\_

1. INCOME RECEIVED	1. INCOME RECEIVED
NAME OF SOURCE OF INCOME <u>SF Electrical Construction Industry, LMCC</u>	NAME OF SOURCE OF INCOME _____
ADDRESS (Business Address Acceptable) <u>720 Market Street, Suite 700</u>	ADDRESS (Business Address Acceptable) _____
BUSINESS ACTIVITY, IF ANY, OF SOURCE <u>Labor Management Cooperation Committee</u>	BUSINESS ACTIVITY, IF ANY, OF SOURCE _____
YOUR BUSINESS POSITION <u>Director of Sustainable Energy Solutions</u>	YOUR BUSINESS POSITION _____
GROSS INCOME RECEIVED <input type="checkbox"/> \$500 - \$1,000 <input type="checkbox"/> \$1,001 - \$10,000 <input type="checkbox"/> \$10,001 - \$100,000 <input checked="" type="checkbox"/> OVER \$100,000	GROSS INCOME RECEIVED <input type="checkbox"/> \$500 - \$1,000 <input type="checkbox"/> \$1,001 - \$10,000 <input type="checkbox"/> \$10,001 - \$100,000 <input type="checkbox"/> OVER \$100,000
CONSIDERATION FOR WHICH INCOME WAS RECEIVED <input type="checkbox"/> Salary <input type="checkbox"/> Spouse's or registered domestic partner's income <small>(For self-employed use Schedule A-2.)</small> <input type="checkbox"/> Partnership (Less than 10% ownership. For 10% or greater use Schedule A-2.) <input type="checkbox"/> Sale of _____ <small>(Real property, car, boat, etc.)</small> <input type="checkbox"/> Loan repayment <input type="checkbox"/> Commission or <input type="checkbox"/> Rental Income, list each source of \$10,000 or more <small>(Describe)</small> <input type="checkbox"/> Other _____ <small>(Describe)</small>	CONSIDERATION FOR WHICH INCOME WAS RECEIVED <input type="checkbox"/> Salary <input type="checkbox"/> Spouse's or registered domestic partner's income <small>(For self-employed use Schedule A-2.)</small> <input type="checkbox"/> Partnership (Less than 10% ownership. For 10% or greater use Schedule A-2.) <input type="checkbox"/> Sale of _____ <small>(Real property, car, boat, etc.)</small> <input type="checkbox"/> Loan repayment <input type="checkbox"/> Commission or <input type="checkbox"/> Rental Income, list each source of \$10,000 or more <small>(Describe)</small> <input type="checkbox"/> Other _____ <small>(Describe)</small>

**2. LOANS RECEIVED OR OUTSTANDING DURING THE REPORTING PERIOD**

\* You are not required to report loans from commercial lending institutions, or any indebtedness created as part of a retail installment or credit card transaction, made in the lender's regular course of business on terms available to members of the public without regard to your official status. Personal loans and loans received not in a lender's regular course of business must be disclosed as follows:

NAME OF LENDER* _____	INTEREST RATE _____ % <input type="checkbox"/> None	TERM (Months/Years) _____
ADDRESS (Business Address Acceptable) _____	SECURITY FOR LOAN <input type="checkbox"/> None <input type="checkbox"/> Personal residence <input type="checkbox"/> Real Property _____ <small>Street address</small> <small>City</small> <input type="checkbox"/> Guarantor _____ <input type="checkbox"/> Other _____ <small>(Describe)</small>	
BUSINESS ACTIVITY, IF ANY, OF LENDER _____		
HIGHEST BALANCE DURING REPORTING PERIOD <input type="checkbox"/> \$500 - \$1,000 <input type="checkbox"/> \$1,001 - \$10,000 <input type="checkbox"/> \$10,001 - \$100,000 <input type="checkbox"/> OVER \$100,000		

Comments: \_\_\_\_\_

COB, Rules Clerk  
Leg. Dep

Member, Board of Supervisors  
District 4



City and County of San Francisco

KATY TANG

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO  
2016 SEP -6 AM 9:59

DATE: September 6, 2016  
TO: Angela Calvillo  
Clerk of the Board of Supervisors  
FROM: Supervisor Katy Tang  
Chairperson  
RE: Rules Committee  
COMMITTEE REPORT

Pursuant to Board Rule 4.20, as Chair of the Rules Committee, I have deemed the following matter is of an urgent nature and request it be considered by the full Board Meeting on September 13, 2016, as a Committee Report:

**160953 Confirming Appointment, Planning Commission – Joel Koppel**  
Motion approving/rejecting Mayor Ed Lee's nomination of Joel Koppel to the Planning Commission, for the unexpired portion of a term ending July 1, 2020.

This matter will be heard at the Rules Committee Meeting on Thursday, September 8, 2016, at 11:00 a.m.

San Francisco  
BOARD OF SUPERVISORS

Date Printed: December 7, 2015

Date Established:

July 1, 2002

Active

---

**PLANNING COMMISSION**

---

**Contact and Address:**

Jonas P. Ionin  
Planning Department  
1650 Mission Street, Suite 400  
San Francisco, CA 94103

Phone: (415) 558-6309

Fax: (415) 558-6409

Email: [jonas.ionin@sfgov.org](mailto:jonas.ionin@sfgov.org)

**Authority:**

---

Charter Section 4.105- per Prop D. Election March 5, 2002

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**Board Qualifications:**

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The Planning Commission consists of seven voting members.

The President of the Board of Supervisors shall nominate three members to the commission.

The Mayor shall nominate four members to the commission.

Each nomination of the President of the Board of Supervisors and the Mayor is subject to the approval of the Board of Supervisors, and shall be the subject of a public hearing and vote within 60 days. If the Board fails to act on the nomination within 60 days of the date the nomination is transmitted to the Clerk of the Board of Supervisor the nominee shall be deemed approved.

The mission of the City Planning Department is to guide the orderly and prudent use of land, in both the natural and built environment, with the purpose of improving the quality of life and embracing the diverse perspectives of those who live in, work in, and visit San Francisco. The Commission shall periodically recommend to the Board of Supervisors for approval or rejection proposed amendments to the General Plan.

Report: The Commission shall periodically recommend to the Board of Supervisors for approval or rejection proposed amendments to the General Plan.

Sunset Date: None

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"R Board Description" (Screen Print)

