# Acquisition of 822 Geary Street for DPH Behavioral Health Bed Expansion

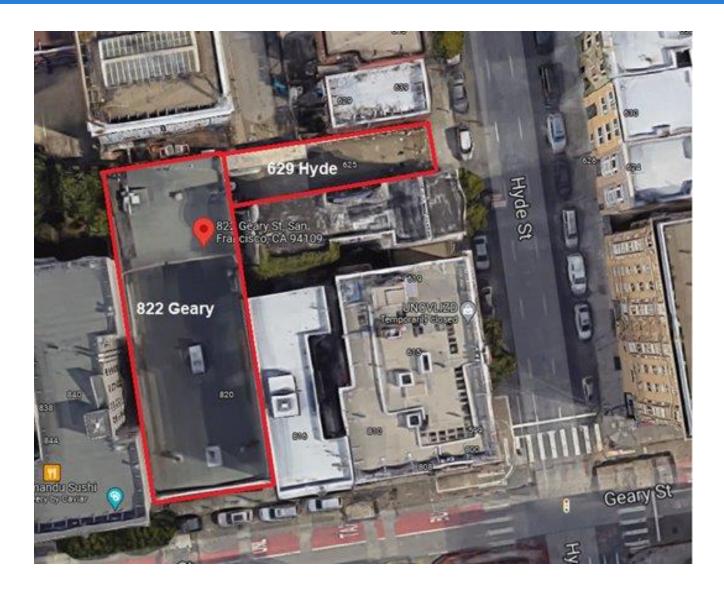
December 8, 2021 Budget & Finance Committee

> Andrico Penick, (RED) David Pating (DPH)





#### **822 Geary Street and 629 Hyde Street**



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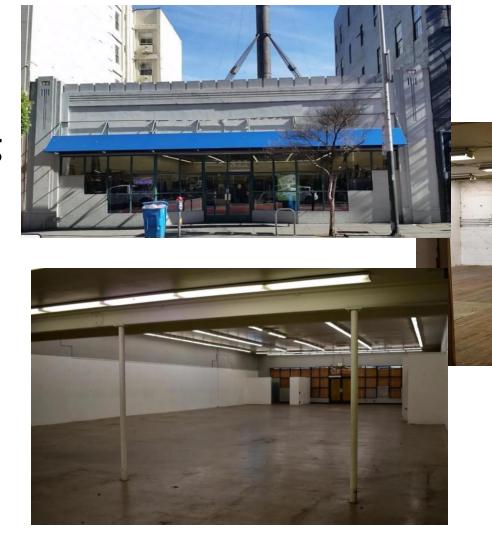
- Prior use: Goodwill Store
- Contiguous parcels, providing access points on both Geary and Hyde
- Properties were not available separately





#### **Building Features**

- 6,823 square foot parcel
- 8,875 square foot building
- Elevator to Mezzanine
- Due diligence completed
  - Completed Phase I
  - DPW Building assessment





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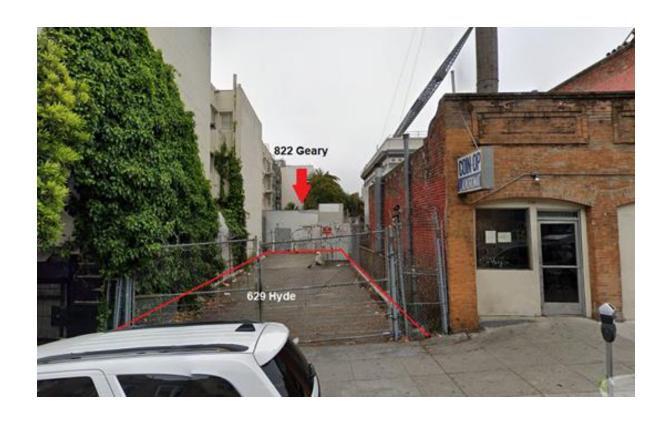
#### **Additional Interior Photos**











#### **629 Hyde Street**

- Parcel size 2,186 square feet
- Provides street level access to the mezzanine level of 822 Geary
- Due diligence completed by **DPW** 
  - **Phase I Environmental report**
  - Survey



- Acquisition Price: \$6,300,000
  - Fair Market Value confirmed by appraisal
  - Fair Market Value confirmed by review appraisal
  - Property delivered free of leases, easements and personal property

### DPH Behavioral Health Bed Expansion

- DPH is increasing residential treatment and care services by approximately 400 treatment spaces or overnight beds.
- This expansion is guided by the 2020 DPH Behavioral Health Bed Optimization Report, Mental Health San Francisco legislation, and input from stakeholders.
- Our goal is to offer high-quality, recovery-oriented care, in the least restrictive setting.
- 822 Geary & 629 Hyde are ideally located and a possible site for a Crisis Diversion Unit and a Safe Consumption Site. Significant work including site fit-test and community outreach is needed prior to committing to this use.

## Questions?