

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED INTRODUCES LEGISLATION TO SUPPORT SAN FRANCISCO SMALL BUSINESSES
Date: Thursday, March 18, 2021 9:47:40 AM
Attachments: [03.18.21 Small Business Legislation.pdf](#)

Jonas P Ionin

Director of Commission Affairs

San Francisco Planning

49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103

Direct: 628.652.7589 | www.sfplanning.org

[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Thursday, March 18, 2021 at 9:01 AM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED INTRODUCES LEGISLATION TO SUPPORT SAN FRANCISCO SMALL BUSINESSES

FOR IMMEDIATE RELEASE:

Thursday, March 18, 2021

Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

***** PRESS RELEASE *****

MAYOR LONDON BREED INTRODUCES LEGISLATION TO SUPPORT SAN FRANCISCO SMALL BUSINESSES

Small Business Recovery Act expands upon November 2020 Proposition H to further eliminate bureaucracy and make it easier for small businesses to open and operate as San Francisco recovers from the COVID-19 pandemic

San Francisco, CA — Mayor London N. Breed today announced legislation to make it easier for small businesses to recover, open, and operate in San Francisco. The Small Business Recovery Act introduced by Mayor Breed has three main priorities: to reduce bureaucracy in the business permitting process, increase flexibility for small businesses, and support arts and culture in San Francisco. This effort is especially important for San Francisco's recovery from the COVID-19 pandemic, as it will help existing businesses succeed and attract new commercial activities to neighborhoods throughout the city.

This legislation is a continuation of Mayor Breed's commitment to support small businesses during the City's response to COVID-19, and her previous efforts to streamline permitting to make it easier for small businesses to open and operate in San Francisco, including Proposition H, which voters approved in November 2020 with more than 60% of the vote. The Small Business Recovery Act expands the measures included in Proposition H, including a 30-day turn around for City departments to sign off on an application, to apply to businesses citywide. Most notably, this expansion applies to businesses in Union Square, downtown, and SoMa, which have been particularly hard-hit by the COVID-19 pandemic. The legislation

makes several other Planning Code changes to simplify processes for businesses throughout San Francisco, saving businesses time and money.

“The streamlined process that we created with Proposition H is helping small business owners throughout San Francisco, from adding a second restaurant location and transitioning from a retail establishment to a restaurant, to opening a new storefront. With this legislation, we’re expanding that simplified process to even more neighborhoods and making it even easier to start or operate a business in San Francisco,” said Mayor Breed. “Especially as we look to recover from the devastating impacts of the pandemic, it’s critical that we make it as easy as possible for small businesses to open or adapt, so that they can make it through and we can come out of this pandemic even stronger than before.”

Further Reducing Bureaucracy and Streamlining Permit Process

Proposition H streamlined the permit process for businesses in neighborhood districts, and this legislation expands those streamlining efforts to businesses in other areas of the City, including Union Square, downtown, and SoMa. This legislation would provide permits with quick, 30-day turnaround times, and eliminate lengthy notification requirements.

In addition to expanding the benefits of Proposition H to other areas of the city, the Small Business Recovery Act includes citywide reforms to further cut bureaucracy and make it simpler, faster and less expensive for businesses to open, operate, and adapt. The legislation speeds up the process for businesses coming into a vacant space if the last business to have operated there was the same type, for example a bar going into a long-vacant space that was previously a bar.

The Small Business Recovery Act expands an expedited review process and guarantees a 90-day turnaround in conditional use permits for additional uses including bars, nighttime entertainment and formula retail with fewer than 20 locations worldwide. Without access to this process, business can otherwise lengthy delays in permitting. This change still allows time and process for community input while giving a prospective business a better understanding of their application timeline.

Expanding Flexibility

The COVID-19 pandemic has shown ever more clearly the need for small businesses to be able to adapt to a changing environment and diversify their revenue streams, and the Small Business Recovery Act would make several changes that give businesses more flexibility. For example, the legislation allows restaurants to host accessory catering businesses in their kitchens, which will support restaurants during San Francisco’s recovery from COVID-19, while allowing new entrepreneurs to build food businesses. Additionally, the legislation allows businesses and organizations to use rooftop spaces, and allows Accessory Dwelling Units to be built in the back of commercial spaces. The legislation also makes it easier for businesses to use their space in multiple ways and simplifies the definitions for retail businesses.

Supporting Arts and Culture

The Small Business Recovery Act makes several changes to help existing arts and culture venues, including nightlife and entertainment venues, stay afloat, and to encourage more arts and culture across the city. Specifically, the legislation expands the hours that businesses are able to hold live performances and would no longer require an entertainment permit for solo performances, saving businesses hundreds of dollars and encouraging more partnerships

between small businesses and local talent. The legislation removes the limitation on the number of one-time-event entertainment permits that can happen at a location each year. Additionally, the legislation provides a clear pathway for long established nighttime entertainment uses to receive clarity on land use authorization and further simplifies the requirements for a Conditional Use Permit.

Support for the Small Business Recovery Act

“Every corner of our City benefits from the economic and cultural impact of our restaurants,” said Laurie Thomas, Executive Director of the Golden Gate Restaurant Association. “This is why GGRA is thrilled knowing that this ordinance will make it easier for restaurants to open and operate all across San Francisco by guaranteeing a faster application timeline. Because the pandemic has devastated so many of our restaurants, we know we need to provide opportunities for new business models, which this ordinance does by allowing restaurants to host caterers when not open. I want to thank Mayor Breed for her leadership and support.”

“This pandemic has absolutely devastated our small businesses, and we must create a path to recovery for them,” said Sharky Laguana, President of the San Francisco Small Business Commission. “This legislation will ensure that San Francisco is prepared to welcome new businesses city wide by making the process to establish a new small business less cumbersome and costly. Existing businesses will have more options to adapt their business models and to encourage more arts and culture in their spaces. I want to thank Mayor Breed for her steadfast support of our small businesses, and I look forward to continue to work to make it as easier to support our small business community.”

“The voters and Mayor Breed knew well that we needed to fix our very broken system that small businesses must go through when passing Proposition H last November,” said Ben Bleiman, President of the San Francisco Entertainment Commission. “We must now build upon the successes of Prop H, and expand the access to a less cumbersome and costly application process city wide, which is exactly what this legislation does. San Francisco’s economy and culture rely heavily on our small businesses and we must do everything we can to support our small businesses especially now.”

“San Francisco has some major work ahead to recover from the devastating impacts of the pandemic,” said Rodney Fong President & CEO of the San Francisco Chamber of Commerce. “This legislation will make the road to recovery easier for our small businesses and our City by making it easier to open and operate a small business whether you’re in SoMa, Union Square, or downtown. Let’s tear down the obstacles that make it difficult for our small business community so they can continue their incredible work of vitalizing our neighborhoods, bringing in visitors, lifting up our local economy, and building San Francisco’s reputation as a cultural hub.”

“San Francisco’s venues are not only a cultural cornerstone of this city, but an economic one as well,” said Rob Ready, Co-Owner of PianoFight. “For every dollar spent on a ticket to an independent venue, an additional \$12 is spent in the local economy on travel, lodging, food, child care etc. This piece of legislation provides vital protections for our venues in one of the most competitive commercial real estate markets in North America. We’re grateful for Mayor Breed’s leadership to ensure San Francisco remains a top music and culture destination.”

“Union Square must be able to recover alongside the rest of the City,” said Karin Flood, Executive Director of the Union Square Business Improvement District. “Proposition H went

a long way to helping our small business community, and this expansion will help attract small businesses to every corner of San Francisco. The last year has devastated us all, and the Small Business Recovery Act will ensure the City is supporting not stymying our small businesses as we work to revitalize our city.”

Mayor Breed’s Support for Small Businesses

In addition to building on Proposition H, the Small Business Recovery Act builds upon Mayor Breed’s Small Business Streamlining legislation from fall 2019. The legislation focused on streamlining the City’s often burdensome and confusing small business permitting process by clarifying ambiguous provisions in City codes, eliminating redundant requirements and removing outdated barriers so that local entrepreneurs can provide residents and visitors with experiences and services that are reflective of each neighborhood’s unique character. The Small Business Streamlining legislation was passed as part of Mayor Breed’s Citywide Storefront Vacancy Strategy that also included nearly \$1 million dollar in program investments and implementation of administrative reforms to support small businesses vibrancy and vitality.

Since the beginning of the global COVID-19 pandemic, the City has identified more than \$24 million in grants and loans to support small businesses. These programs include the San Francisco Resiliency Fund and the San Francisco Hardship Emergency Loan Program, which serve small businesses, sole proprietors, and independent contractors with little to no access to traditional credit in underserved communities. The programs are a result of public and private partnerships that leverage various resources, including the generous donations to the Give2SF COVID-19 Response and Recovery Fund.

Mayor Breed’s additional initiatives to support small businesses during the COVID-19 pandemic include can be found [here](#).

###

From: [Ionin, Jonas \(CPC\)](#)
To: [Pantoja, Gabriela \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Opposing continuance of 4211 26t Street
Date: Thursday, March 18, 2021 8:40:05 AM
Attachments: [4211 26th St Complete Plan Set 20210309.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: anastasia Yovanopoulos <shashacooks@yahoo.com>
Reply-To: anastasia Yovanopoulos <shashacooks@yahoo.com>
Date: Thursday, March 18, 2021 at 8:38 AM
To: "joel.koppel@sfgov.org" <joel.koppel@sfgov.org>, Theresa Imperial <theresa.imperial@sfgov.org>, Kathrin Moore <mooreurban@aol.com>, "Chan, Deland (CPC)" <deland.chan@sfgov.org>, "Fung, Frank (CPC)" <frank.fung@sfgov.org>, "Diamond, Susan (CPC)" <sue.diamond@sfgov.org>, "Tanner, Rachael (CPC)" <rachael.tanner@sfgov.org>
Cc: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Opposing continuance of 4211 26t Street

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

Dear Planning Commissioners,

Re: Opposing the continuance of 4211 26th Street on today's agenda

I object to the continuance because:

1. There is no reason for this project sponsor to postpone this hearing on the demotion of TWO relatively affordable units to build one monster home.
2. The act of continuance without a hearing will trigger SB330's limit to automatically approve the project thereby silencing community input.

The project at 4211 26h Street has been on the Commission's agenda as continued by the project sponsor 4 times in the past year. The revised plans are attached.

Please deny the continuance. Thank you.

Sincerely,

Anastasia Yovanopoulos

District #8 tenant

The Project was requested to be continued by the Project Sponsors. According to the Project Sponsor, **the Project has been revised as a result of discussions with the immediate neighbors. Attached is the latest plan set submitted for the Project.**

Gabriela Pantoja, Planner

Southwest Team, Current Planning Division

San Francisco Planning Department

49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103

Direct: 628-652-7380 | www.sfplanning.org

[San Francisco Property Information Map](#)

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** MEDIA ADVISORY *** MAYOR LONDON N. BREED'S SCHEDULE OF PUBLIC EVENTS FOR THURSDAY, MARCH 18, 2021
Date: Thursday, March 18, 2021 8:39:12 AM
Attachments: [03.18.21 Public Schedule.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Date: Wednesday, March 17, 2021 at 6:06 PM
To: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Subject: *** MEDIA ADVISORY *** MAYOR LONDON N. BREED'S SCHEDULE OF PUBLIC EVENTS FOR THURSDAY, MARCH 18, 2021

FOR IMMEDIATE RELEASE:
Wednesday, March 17, 2021
Contact: Mayor's Office of Communications, mayorspressooffice@sfgov.org

***** MEDIA ADVISORY *****

MAYOR LONDON N. BREED'S SCHEDULE OF PUBLIC EVENTS FOR THURSDAY, MARCH 18, 2021

4:00 PM

Mayor London Breed to join the Office of Economic and Workforce Development and the Department of Public Health for a webinar to discuss which activities San Francisco expects to reopen once assigned to the orange tier on the State's Blueprint for a Safer Economy.

The webinar will be livestreamed online at: facebook.com/SFOEWD

Note: Mayor's schedule is subject to change.

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Proposed Housing at 1900 Diamond
Date: Thursday, March 18, 2021 8:38:52 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Mark McCaustland <mcluddite@yahoo.com>
Date: Wednesday, March 17, 2021 at 7:48 PM
To: "Mandelman, Rafael (BOS)" <rafael.mandelman@sfgov.org>
Cc: "Bintliff, Jacob (BOS)" <jacob.bintliff@sfgov.org>, "Pantoja, Gabriela (CPC)" <gabriela.pantoja@sfgov.org>, "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>, "marc@1900diamond.com" <marc@1900diamond.com>
Subject: Proposed Housing at 1900 Diamond

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

Dear Supervisor Mandelman,

I have been a resident of Noe Valley for 10 years, and I strongly support the proposed housing at 1900 Diamond. There hasn't been much new housing--especially projects with any sort of density--build in this area in decades. This would be the first project of 20+ homes in over 40 years in Noe Valley, Diamond Heights or Glen Park. There have been only three projects of 10+ homes in those same 40 years. We are fortunate to live in such a beautiful, interesting and transit friendly place.

Just yesterday I took a walk up to the proposed site and I feel like the proposed project is the bare minimum that should be built there--ideally I'd like to see even more units but I understand there is hesistancy among the neighbors on account of density, views, traffic and construction impacts. I think this project strikes a good balance. It will be set into the steep hillside and stepped back from the street, so it will fit in with the existing housing.

In addition, the project will also result funding for 8-9 affordable homes (25-27% of the total) in SF and the production of more affordable housing in Southern California by the Cesar Chavez Foundation. Finally, to my mind, the need to create more housing far outweighs the concerns of those who don't want any change.

Thank you for your consideration.

Sincerely,

Mark McCaustland
383 Fair Oaks Street
San Francisco

From: [CPC-Commissions Secretary](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 447 Battery - Opposition to Proposed Landmark Designation (Planning Case No.: 2014-1036ENV)
Date: Wednesday, March 17, 2021 2:51:46 PM
Attachments: [image001.png](#)

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: Jennica Dandan <jdandan@reubenlaw.com>
Sent: Wednesday, March 17, 2021 2:22 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: FW: 447 Battery - Opposition to Proposed Landmark Designation (Planning Case No.: 2014-1036ENV)

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

Hello,

See email below, please confirm if you receive this email.

Thank you,

REUBEN, JUNIUS & ROSE, LLP

Jennica Dandan
Legal Assistant
T. (415) 567-9000
F. (415) 399-9480
jdandan@reubenlaw.com
www.reubenlaw.com

SF Office:	Oakland Office:
One Bush Street, Suite 600 San Francisco, CA 94104	456 8th Street, 2nd Floor Oakland, CA 94607

From: Jennica Dandan

Sent: Wednesday, March 17, 2021 2:19 PM

To: pilar.lavalley@sfgov.org; CPC.commissions.secretary@sfgov.org

Cc: Jody Knight <jknight@reubenlaw.com>; rich.hillis@sfgov.org; christy.alexander@sfgov.org; michael.j.li@sfgov.org; Vanderslice, Allison (CPC) <allison.vanderslice@sfgov.org>; Schuett, Rachel (CPC) <rachel.schuett@sfgov.org>; Starr, Aaron (CPC) <aaron.starr@sfgov.org>; Boudreaux, Marcelle (CPC) <marcelle.boudreaux@sfgov.org>; Asbagh, Claudine (CPC) <claudine.asbagh@sfgov.org>

Subject: 447 Battery - Opposition to Proposed Landmark Designation (Planning Case No.: 2014-1036ENV)

Hello,

On behalf of Jody Knight, please use this link to view/download the letter and supplemental exhibits related to the opposition to the proposed landmark designation in connection with 447 Battery Street (Planning Case No.: 2014-1036ENV): <https://reubenlaw.egnyte.com/dl/ohb1UTnx8g/>

Should you have any questions, please feel free to contact us.

Thank you,

REUBEN, JUNIUS & ROSE, LLP

Jennica Dandan

Legal Assistant

T. (415) 567-9000

F. (415) 399-9480

jdandan@reubenlaw.com

www.reubenlaw.com

SF Office:

One Bush Street, Suite 600
San Francisco, CA 94104

Oakland Office:

456 8th Street, 2nd Floor
Oakland, CA 94607

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 46 Racine
Date: Wednesday, March 17, 2021 2:23:48 PM
Attachments: [V1-1-46 RACINE-2.pdf](#)

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Winslow, David (CPC)" <david.winslow@sfgov.org>
Date: Wednesday, March 17, 2021 at 12:56 PM
To: CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>
Subject: FW: 46 Racine

Jonas,

please forward this revised rendering to the Commissioners

David Winslow
Principal Architect
Design Review | Citywide and Current Planning
San Francisco Planning Department
49 South Van Ness, Suite 1400 | San Francisco, California, 94103
T: (628) 652-7335

The Planning Department is open for business during the Shelter in Place Order. Most of our staff are working from home and we're [available by e-mail](#). Our [Public Portal](#), where you can file new applications, and our [Property Information Map](#) are available 24/7. The Planning Commission is convening remotely and [the public is encouraged to participate](#). The Board of Appeals and Board of Supervisors are [accepting appeals](#) via e-mail despite office closures. All of our in-person services at 1650 and 1660 Mission Street are suspended until further notice. [Click here for more information](#).

From: bill@xiearchdesign.com <bill@xiearchdesign.com>
Sent: Wednesday, March 17, 2021 12:46 PM
To: Winslow, David (CPC) <david.winslow@sfgov.org>
Subject: Re: 46 racine

David,

Please use this if have not sent out the rendering. This one has a recessed entry

Bill X. Guan Architect
Xie Associates, Inc

26 Farview Ct
San Francisco, CA 94131
415-652-3047

xiearchdesign.com

On Wednesday, March 17, 2021, 12:07:08 PM PDT, Winslow, David (CPC) <david.winslow@sfgov.org> wrote:

thank you bill.

David Winslow

Principal Architect

Design Review | Citywide and Current Planning
San Francisco Planning Department

49 South Van Ness, Suite 1400 | San Francisco, California, 94103

T: (628) 652-7335

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From: bill@xiearchdesign.com <bill@xiearchdesign.com>
Sent: Wednesday, March 17, 2021 11:58 AM
To: Winslow, David (CPC) <david.winslow@sfgov.org>
Cc: Eddie Law <eddielaw108@gmail.com>
Subject: Re: 46 racine

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

David,

Please attached PDF rendering

Bill X. Guan Architect
Xie Associates, Inc
26 Farview Ct
San Francisco, CA 94131

415-652-3047

xiearchdesign.com

On Wednesday, March 17, 2021, 11:33:36 AM PDT, Winslow, David (CPC) <david.winslow@sfgov.org> wrote:

Bill, tanks for the rendering. can you export this as a .pdf and re send it to me please?

David Winslow

Principal Architect

Design Review | Citywide and Current Planning
San Francisco Planning Department

49 South Van Ness, Suite 1400 | San Francisco, California, 94103

T: (628) 652-7335

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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR BREED AND SUPERVISOR HANEY ANNOUNCE AGREEMENT ON SPENDING PLAN FOR \$125 MILLION FOR SURPLUS IN CURRENT BUDGET YEAR
Date: Wednesday, March 17, 2021 2:23:04 PM
Attachments: [03.17.21 Spending Plan Current Budget Year.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Wednesday, March 17, 2021 at 1:06 PM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR BREED AND SUPERVISOR HANEY ANNOUNCE AGREEMENT ON SPENDING PLAN FOR \$125 MILLION FOR SURPLUS IN CURRENT BUDGET YEAR

FOR IMMEDIATE RELEASE:
Wednesday, March 17, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

***** PRESS RELEASE *****
**MAYOR BREED AND SUPERVISOR HANEY ANNOUNCE
AGREEMENT ON SPENDING PLAN FOR \$125 MILLION FOR
SURPLUS IN CURRENT BUDGET YEAR**

Surplus funding for current year is allocated to one-time relief and recovery programs to support small business, arts and culture, and youth and families, and vulnerable residents

San Francisco, CA — Today Mayor London N. Breed and Budget Chair of the Board of Supervisors Matt Haney announced an agreement on a spending plan for a one-time current year surplus in the budget of \$125 million. The spending plan focuses on immediate relief and recovery support for those most impacted by the pandemic, including protecting small businesses, preserving arts and culture organizations, supporting youth and families, providing more housing security, and preventing overdoses.

This \$125 million was a one-time surplus for the current budget year resulting from revenue, including property taxes, coming in higher than had been projected when the City budget was approved in October 2020.

“One year ago today we went into a Shelter in Place that, while saving lives, has impacted our city like nothing I’ve ever seen,” said Mayor London Breed. “We’ve had small businesses close, our students have been out of the classrooms for over a year, and people are worried about how they are going to pay rent. People continue to struggle with housing security and

addiction, and our arts and culture sector, which is part of what makes San Francisco so unique, is suffering. While we are working towards our long-term recovery, we know we need this immediate support that will help get our City back on its feet. I appreciate Supervisor Haney working with us on this, and I know a lot of members of the Board are deeply invested in many of these priorities. Our goal now is to get this funding approved and out the door and into the hands of those who need it as fast possible.”

“This spending plan will direct resources and support to the people most impacted during this crisis, including small businesses, families, tenants, artists, and vulnerable residents,” said Supervisor Matt Haney. “This package will keep small businesses open, fight the opioid epidemic, support our kids and families, and ensure tenants can stay in their homes. It is crucial that the surplus funds be put directly into the pockets of our residents and small businesses that are suffering, and address our most urgent priorities for recovery. Our city’s residents need us all to work collaboratively and deliver real solutions. That is what we have done here. I’m grateful to Mayor Breed for her leadership and partnership, and to all my colleagues on the Board of Supervisors. The upcoming budget cycle will be among the most important in our city’s history and we are committed to working together to help our city recover and build back better.”

The legislation enabling this package will be voted on at today’s Budget and Appropriations Committee, before heading to the full Board of Supervisors for a vote.

Small Business Grant and Loan Program - \$24.8M: This includes funding for loans and grants for small businesses, including \$3 million to support entertainment venues; \$2.3 million to fully fund the Shared Spaces equity grant program, which helps to fund improvements, barricades, ambassadors and staffing for closed streets, and technical assistance around design and permitting; and \$1 million to provide grants to small businesses that have been victims of property crime.

Preventing Cuts to Arts and Culture Programs - \$24.1M: This funding will backfill the loss of hotel tax funding that is dedicated for arts and cultural programs. In addition, this includes \$1 million in funding to serve as a contingency in the current year if hotel tax collections underperform even further, and an additional \$5 million to serve as a down payment for the projected funding gap for next fiscal year.

Deferral of Business and License Fees - \$13.2M: This will support the deferral of business registration fee and license payments that were scheduled to be due in May 2021 to November 2021 for businesses with less than \$25 million in gross receipts. This will allow nearly 80,000 total business filers to defer their payments.

Waive Business and License Fees - \$15M: Funding will go toward implementing legislation passed by Supervisor Catherine Stefani to waive business registration fees for businesses most impacted by the Stay at Home order.

Youth Learning Support - \$15M: Funding will support any gaps in the upcoming Summer Together program, as well as other emerging youth learning needs resulting from the school closures.

Youth Internship Programing - \$2.7M: This funding will expand summer internships for San Francisco Unified School District high school students, to provide opportunities for

employment in education, in partnership with Opportunities for All.

Rental Relief - \$10.05M: Approximately \$10 million will supplement State and City rent relief funding to prevent residential evictions for tenants affected by the pandemic and Stay at Home order.

Innovations in Affordable Housing - \$10.05M: Approximately \$10 million will be made available to the Mayor's Office of Housing and Community Development for the acquisition, rehabilitation, development, and operation of affordable housing projects, including cooperative housing, publicly-funded housing, and innovative housing models not traditionally funded through available State and Federal funds.

Overdose Prevention - \$1.6M: Funding will expand on pilot programming at the Department of Public Health for overdose prevention efforts, including \$1 million over two years to expand the overdose prevention program in single-room occupancy hotels, and \$600,000 to support street outreach-based overdose mitigation.

Family Relief Fund - \$2M: This will support a continuation of the Family Relief Fund that was established last spring in the early days of COVID-19 to provide relief to vulnerable and undocumented families who were not eligible for other forms of state and federal financial support. The program was introduced by Supervisor Walton in summer 2020.

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 1525 Pine - Continuance Request for items #10 and #11 tomorrow (2015-009955ENV and 2015-009955CUA)
Date: Wednesday, March 17, 2021 2:20:52 PM
Attachments: [image001.png](#)

Commissioners,

Please be advised that the Project Sponsor with Appellant consent is requesting a Continuance to May 6th. Your hearing just got significantly shorter.

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Updegrave, Samantha (CPC)" <samantha.updegrave@sfgov.org>
Date: Wednesday, March 17, 2021 at 2:09 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>, CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>
Cc: "Asbagh, Claudine (CPC)" <claudine.asbagh@sfgov.org>, "Li, Michael (CPC)" <michael.j.li@sfgov.org>, "Cisneros, Stephanie (CPC)" <stephanie.cisneros@sfgov.org>, Joy Navarrete <joy.navarrete@sfgov.org>
Subject: Fw: 1525 Pine - Continuance Request for items #10 and #11 tomorrow (2015-009955ENV and 2015-009955CUA)

Hi Jonas,

The project sponsor has requested a continuance to **May 6, 2021** for the MND appeal and CUA hearing based on their discussions with the Lower Polk Neighbors Association. The appellant has also agreed to the continuance on May 6th. It appears the agenda is still open for that date.

Please confirm.

Samantha Updegrave, LEED AP, Senior Planner (she/her)
Northeast Team, Current Planning Division

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7322 | www.sfplanning.org
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Due to COVID-19, San Francisco Planning is not providing any in-person

services, but we are operating remotely. Our staff are available by e-mail, and the Planning and Historic Preservation Commissions are convening remotely. The public is encouraged to participate. Find more information on our services here.

From: Alexis Pelosi <alexis@pelosilawgroup.com>

Sent: Wednesday, March 17, 2021 2:01 PM

To: Updegrave, Samantha (CPC) <samantha.updegrave@sfgov.org>; Amelie-Phaine Crowe <amelie@kermanmorris.com>; Toby Morris <toby@kermanmorris.com>; Jimmy Consos <jimmy@pinestreetdev.com>; Nick Pigott <nick@pinestreetdev.com>

Cc: Li, Michael (CPC) <michael.j.li@sfgov.org>; Asbagh, Claudine (CPC) <claudine.asbagh@sfgov.org>

Subject: 1525 Pine - Continuance Request

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Samantha,

On behalf of the project sponsor, 1525 Pine Street Dev, LLC, we would like to request that 1525 Pine Street, Item #10 (2015-009955ENV) and #11 (2015-009955CUA) on tomorrow's Planning Commission agenda, be continued to the May 6th Planning Commission hearing. We are requesting this continuance based on discussions and a request for the same by the Lower Polk Neighbors Association (LPN). The continuance will allow the revised project to be presented at the next regularly scheduled LPN meeting. If you have any questions or need additional information please let me know.

Alexis

Alexis M. Pelosi

Principal Attorney

(415) 273-9670 ext. 1 (o)

(415) 290-4774 (c)

alexis@pelosilawgroup.com

<https://avanan.url-protection.com/v1/url?>

[o=www.pelosilawgroup.com&g=ZTM5MTY0NWY2NTFkNWY0Zg==&h=MTU1ZDdhMDU5MDdjNTRjMTQ0MjhiMDNjOTViY2ViNDkzOWVjODIyNGMzWEYmJE4Yjk4M2JmOTQxYWJlMjAzYg==&p=YXAzOnNmZHQyOmF2YW5hbGpvOjBmNWJhYjRiZmY0NWNmYjg2Y2FhODQ1MzdkZGY5OGQxOnYx](https://www.pelosilawgroup.com&g=ZTM5MTY0NWY2NTFkNWY0Zg==&h=MTU1ZDdhMDU5MDdjNTRjMTQ0MjhiMDNjOTViY2ViNDkzOWVjODIyNGMzWEYmJE4Yjk4M2JmOTQxYWJlMjAzYg==&p=YXAzOnNmZHQyOmF2YW5hbGpvOjBmNWJhYjRiZmY0NWNmYjg2Y2FhODQ1MzdkZGY5OGQxOnYx)



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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** STATEMENT *** MAYOR LONDON BREED ON THE ONE-YEAR ANNIVERSARY OF THE STAY AT HOME ORDER IN SAN FRANCISCO
Date: Wednesday, March 17, 2021 11:28:58 AM
Attachments: [03.17.21 One Year of Stay at Home Order.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
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From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Wednesday, March 17, 2021 at 11:09 AM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** STATEMENT *** MAYOR LONDON BREED ON THE ONE-YEAR ANNIVERSARY OF THE STAY AT HOME ORDER IN SAN FRANCISCO

FOR IMMEDIATE RELEASE:

Wednesday, March 17, 2021

Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

***** STATEMENT *****
MAYOR LONDON BREED ON THE ONE-YEAR
ANNIVERSARY OF THE STAY AT HOME ORDER IN
SAN FRANCISCO

San Francisco, CA — Mayor London N. Breed today released the following statement regarding the one-year anniversary of San Francisco's Stay at Home Order. Mayor Breed announced the order on March 16, 2020, and it went into effect on March 17, 2020. At the time, there were 40 confirmed cases of COVID-19 in San Francisco.

"A year ago, I said that issuing the Stay at Home Order would be a defining moment for our City and that has certainly been true. While we weren't quite sure what lay before us, we placed our trust in public health, and in each other. Many of us stayed at home to slow the spread of the virus in our community, and our actions saved lives. Many others continued to show up to work, day after day, putting their lives on the line. We could not have made it through this year without the health care workers, grocery clerks, police officers, firefighters, bus drivers, restaurant workers, street cleaners, outreach workers, and countless others who kept us safe and kept our city running. We are so grateful for their services and sacrifice.

Today is a day to reflect on all that we were able to accomplish when we worked together, when we took care of one another and made choices to protect the health of our neighbors and our entire city. Today is also a day to look towards what lies ahead. When we first announced this order, I believed in the resilience of San Francisco and the people of this City. Over the

past year, that belief has only grown stronger, proven day after day by every act of selflessness for the greater good. There is no doubt in my mind that if we can get through this, we can do anything.

I am hopeful for the future. I am hopeful for our City. We are not yet out of this pandemic, and there is still a lot more work ahead of us. But as we look ahead and get on the road to recovery, I am confident that we can build a more equitable, just, and thriving San Francisco.”

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Wednesday, March 17, 2021 10:35:19 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jonathan Duong <info@email.actionnetwork.org>
Reply-To: "johnnyd213@gmail.com" <johnnyd213@gmail.com>
Date: Wednesday, March 17, 2021 at 10:30 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of the new homes. The site is also only $\frac{3}{4}$ mile from the Glen Park BART Station, an easy walk or bike ride away.
2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.
3. Affordable housing: Approximately eight or nine affordable homes will be created (25

-27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Jonathan Duong
johnnyd213@gmail.com

San Francisco, California 94103

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: My letter of support for the development at 1900 Diamond Street
Date: Wednesday, March 17, 2021 9:39:29 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
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From: Christopher Cary <info@email.actionnetwork.org>
Reply-To: "chris.cary@gmail.com" <chris.cary@gmail.com>
Date: Wednesday, March 17, 2021 at 9:37 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: My letter of support for the development at 1900 Diamond Street

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Jonas Ionin,

As a public school teacher and a longtime resident of San Francisco, it is clear that we need more affordable housing. This project does that. I've seen so many of my students be forced out of the City because of affordability issues. This development seems to attack that problem head on. I urge you to support this project and bring more families into our neighborhood.

Sincerely,
Christopher Cary
Miraloma Park resident since 2011

Christopher Cary
chris.cary@gmail.com

San Francisco, California 94127

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: 1900 Diamond development
Date: Wednesday, March 17, 2021 9:25:57 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Josh Mukhopadhyay <info@email.actionnetwork.org>
Reply-To: "joshmuk@gmail.com" <joshmuk@gmail.com>
Date: Wednesday, March 17, 2021 at 9:09 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: 1900 Diamond development

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

Jonas Ionin,

I support the housing development proposed project at 1900 Diamond Street. I live nearby, at 143 Burnside Avenue. I use many of the amenities that I hope to someday share with residents of this new development - Walter Haas Playground, Diamond Heights Shopping Plaza, Christopher Playground, Glen Canyon Park, etc.

Glen Park is an anachronism - a low-density mostly single family area that gets its own BART station but is less built up than the neighborhoods around every single other BART station in San Francisco or San Mateo County. I love living here, but I also see us wasting the multibillion dollar public infrastructure investment of BART on a neighborhood that is essentially suburban. We should build as much housing as possible and we should build it immediately. Vacant lots, like 1900 Diamond, should be built up. That's the lowest hanging fruit of all.

I am even more supportive of the development because it includes below market units. Glen Park is a walkable neighborhood with easy access, shopping, and transit. It has a diverse inclusive public school at its heart (Glen Park Elementary). This is the perfect place to build accessible homes.

Please support this project!

Josh Mukhopadhyay
joshmuk@gmail.com

San Francisco, California 94131

|

From: [CPC-Commissions Secretary](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 542-550 Howard Street - Need your Support
Date: Wednesday, March 17, 2021 8:37:48 AM
Attachments: [Public Comment 031021.pdf](#)

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: Major, Erica (BOS) <erica.major@sfgov.org>
Sent: Tuesday, March 16, 2021 6:14 PM
To: Dennis Hong <dennisj.gov88@yahoo.com>; Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>; MelgarStaff (BOS) <melgarstaff@sfgov.org>; Preston, Dean (BOS) <dean.preston@sfgov.org>; Peskin, Aaron (BOS) <aaron.peskin@sfgov.org>; Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>; BOS Legislation, (BOS) <bos.legislation@sfgov.org>
Cc: Haney, Matt (BOS) <matt.haney@sfgov.org>
Subject: RE: 542-550 Howard Street - Need your Support

Thanks Dennis, your letter was added to the Board File Nos. 201385, 201386, and 201387 (towards the back of the packet). As for the hearing item, I will forward your letter to my colleagues for inclusion to the Hearing File No. 210093.

Let Clerks – Please attached the letter to Board File No. 210093.

ERICA MAJOR

Assistant Clerk

Board of Supervisors
1 Dr. Carlton B. Goodlett Place, City Hall, Room 244 San Francisco, CA 94102
Phone: (415) 554-4441 | Fax: (415) 554-5163
Erica.Major@sfgov.org | www.sfbos.org

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

Due to the current COVID-19 health emergency and the Shelter in Place Order, the Office of the Clerk of the Board is working remotely while providing complete access to the legislative process and our services.

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---

**From:** Dennis Hong <[dennisj.gov88@yahoo.com](mailto:dennisj.gov88@yahoo.com)>

**Sent:** Friday, March 12, 2021 12:37 PM

**To:** Foster, Nicholas (CPC) <[nicholas.foster@sfgov.org](mailto:nicholas.foster@sfgov.org)>; MelgarStaff (BOS) <[melgarstaff@sfgov.org](mailto:melgarstaff@sfgov.org)>; Preston, Dean (BOS) <[dean.preston@sfgov.org](mailto:dean.preston@sfgov.org)>; Peskin, Aaron (BOS) <[aaron.peskin@sfgov.org](mailto:aaron.peskin@sfgov.org)>; Board of Supervisors, (BOS) <[board.of.supervisors@sfgov.org](mailto:board.of.supervisors@sfgov.org)>; CPC-Commissions Secretary <[commissions.secretary@sfgov.org](mailto:commissions.secretary@sfgov.org)>; Major, Erica (BOS) <[erica.major@sfgov.org](mailto:erica.major@sfgov.org)>

**Cc:** Haney, Matt (BOS) <[matt.haney@sfgov.org](mailto:matt.haney@sfgov.org)>

**Subject:** Re: 542-550 Howard Street - Need your Support

Good morning Erica,

I just wanted to do a quick follow up here ref today's SF BoS meeting 3/16/2021. I did not see my email (3/10/2021) in the petition/ltr section; #2102279. ref 542 Howard Street; items number 13 thru 16. Should I resubmit my email?

In fact please use this as a new email for the 3/23/2021 meeting.

-----Best DHsf-----

On Wednesday, March 10, 2021, 2:27:27 PM PST, Dennis Hong <[dennisj.gov88@yahoo.com](mailto:dennisj.gov88@yahoo.com)> wrote:

Hi Erica, Dennis H here, just trying to get back in to my DEIR process here. Been out of commission during 2020.

Your awesome! Thanks again for your help here.

-----All the Best~~~DHsf-----

On Wednesday, March 10, 2021, 1:16:44 PM PST, Major, Erica (BOS) <[erica.major@sfgov.org](mailto:erica.major@sfgov.org)> wrote:

Thanks Dennis, confirming receipt and I will be sure to include it into the Board packets for March 16<sup>th</sup> (BOS File Nos. 201385, 201386, and 201387).

ERICA MAJOR

Assistant Clerk

Board of Supervisors

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

Phone: (415) 554-4441 | Fax: (415) 554-5163

[Erica.Major@sfgov.org](mailto:Erica.Major@sfgov.org) | [www.sfbos.org](http://www.sfbos.org)

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

*Due to the current COVID-19 health emergency and the Shelter in Place Order, the Office of the Clerk of the Board is working remotely while providing complete access to the legislative process and our services.*

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From: Dennis Hong <dennisj.gov88@yahoo.com>

Sent: Wednesday, March 10, 2021 1:08 PM

To: Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>; MelgarStaff (BOS) <melgarstaff@sfgov.org>; Preston,

Dean (BOS) <dean.preston@sfgov.org>; Peskin, Aaron (BOS) <aaron.peskin@sfgov.org>; Major, Erica (BOS) <erica.major@sfgov.org>; Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>

Subject: Fw: 542-550 Howard Street - Need your Support

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oops, looks like my original email list needs to be repaired. Sorry for this confusing list. Trust this one works.

----- Forwarded Message -----

Sent: Wednesday, March 10, 2021, 12:52:02 PM PST

Subject: 542-550 Howard Street - Need your Support

Good morning Honorable Mayor London Breed, members of the SF Board of Supervisors and honorable Members of the Planning Commission. My rambling email here will be short and trust it will make some sense. I believe this item will be on your agenda for the 3/16/2021. I trust this email will get to you all in time for this meeting.

I have been tracking this protects PPA / DEIR since 9/20/2015 Case# 2015.008058PPA / 2016-013312PPA (??)with Tina and with the planning Department; commented on the PPA on DEIR in the projects full support. In my opinion both reports/Docs are Spont on.

Its been a while since I started with this project, so, please bear with me here.

I do not quit understand the opposition to this Project, especially with all the housing that it will provide our city. It sounds like it should be a slam dunk issue here. Mainly because since the city, the feds and the state can't provide the required number of units need/required. As I understand it, even with the most recent added units to this project has added that is fantastic.

With all that these developers providing our city these resources, it's wonderful. We are still losing too many of these chances to other cities. Please lets not loose another chance for more housing. I fully support this project and hope that you all will too.

Oh I forgot, for 75+ years been a long time native / resident of San Francisco. Now retired. Grew up in Chinatown / North Beach. Including worked in Chinatown. And yes I often use both the Willy Woo Play ground (nice job with the renovation) and the Portsmouth Square Park (to be renovated too).

I appreciate all that you do for our Great City. May I have your support on this project?

Continue to stay safe, be well and healthy.

Thanks for letting me vent here. If I'm not making sense here, please feel free to chime back back to me on this issue. I would like this email to be added to the projects file in my full support of this project.

-----All the Best~~~~~DHsf-----

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Wednesday, March 17, 2021 8:37:25 AM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Barak Kassar <b@bkw.io>
Reply-To: "b@bkw.io" <b@bkw.io>
Date: Wednesday, March 17, 2021 at 7:27 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my support for the 1900 Diamond Street housing project (at the intersection of Noe Valley, Diamond Heights and Glen Park).

Reports say this will include "approximately eight or nine" affordable units. If that number is true and is not lower, I strongly support the project and would be grateful if you do the same.

Thank you

Barak Kassar
Noe Valley Resident (27th and Sanchez)

--

Barak Kassar
Partner, BKW.io
+1 415 225 7650

Barak Kassar
b@bkw.io

San Francisco, California 94131

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Wednesday, March 17, 2021 8:36:56 AM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Meg Kammerud <Mpirnie@stanfordalumni.org>
Reply-To: "Mpirnie@stanfordalumni.org" <Mpirnie@stanfordalumni.org>
Date: Tuesday, March 16, 2021 at 9:35 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing today as a Glen Park home owner who supports more housing in my area! I want to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of the new homes. The site is also only $\frac{3}{4}$ mile from the Glen Park BART Station, an easy walk or bike ride away.
2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.

3. Affordable housing: Approximately eight or nine affordable homes will be created (25 -27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Meg Kammerud
Mpirnie@stanfordalumni.org
810 Congo St.
San Francisco, California 94131

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Wednesday, March 17, 2021 8:36:37 AM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jason Stephens <info@email.actionnetwork.org>
Reply-To: "jasonmstephens@gmail.com" <jasonmstephens@gmail.com>
Date: Wednesday, March 17, 2021 at 8:19 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for the project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street.

Jason Stephens
4280 26th Street

Jason Stephens
jasonmstephens@gmail.com

San Francisco, California 94131-1837

|

From: [CPC-Commissions Secretary](#)
Cc: [Boudreaux, Marcelle \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Wednesday, March 17, 2021 7:44:47 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
[San Francisco Property Information Map](#)

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From: Carl Vanos <myvoice@oneclickpolitics.com>
Sent: Tuesday, March 16, 2021 10:28 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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

Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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

The project team has worked hard to redesign this already approved and permitted project to better meet the needs of the Tenderloin neighborhood. The improved project offers the following:

- 302 essential housing apartments, which provide well-designed housing for small families, in place of 176 luxury apartments
- Increasing the number of below market rate (BMR) apartments from 28 to 45 and lowering their qualifying income from 55% AMI to 40% AMI
- Adding roughly 7,000 square feet of community serving retail space
- Providing a new Church facility and Reading Room for Fifth Church of Christ, Scientist to better serve the community

- Directly addressing the middle-income housing demand in the City

We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,

Carl Vanos

cnv@sbcglobal.net

4152603510 1604A Grove Street San Francisco, CA 94117 Constituent

Prepared by OneClickPolitics (tm) at <https://avanan.url-protection.com/v1/url?o=www.oneclickpolitics.com&g=NjY1ODk3YzYyMjBhN2JmNg==&h=ODY0YzBhZmFINWMxMzYwOGU4YjE1MTNlOTkwZmQ2YTA1N2ZkZDOyMTA2YTQzYTJOTc5MTYzZWJlMTFjMTQ5OQ==&p=YXAzOnNmZHQyOmF2YW5hbGpvOjg4YWYwMjQ0ZGExZGQ3OTkwNGUzNWFhMWE2ZGU5ZTg5OnYx>. 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

From: [CPC-Commissions Secretary](#)
Cc: [Boudreaux, Marcelle \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Wednesday, March 17, 2021 7:44:22 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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From: Julie Hansen <myvoice@oneclickpolitics.com>
Sent: Tuesday, March 16, 2021 9:09 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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

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- Directly addressing the middle-income housing demand in the City

We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,

Julie Hansen

gypsiegirl.delilah@gmail.com

4088134234 1395 Golden Gate Avenue 507 San Francisco, CA 94115 Constituent

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From: [CPC-Commissions Secretary](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Boudreaux, Marcelle \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Wednesday, March 17, 2021 7:44:01 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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From: Raymond Barbour <myvoice@oneclickpolitics.com>
Sent: Tuesday, March 16, 2021 9:02 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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

Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,

Raymond Barbour

left.pier@yahoo.com

4159875252 PO Box 590311 San Francisco, CA 94159 Constituent

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From: [CPC-Commissions Secretary](#)
Cc: [Boudreaux, Marcelle \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Wednesday, March 17, 2021 7:43:37 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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From: Sherry Ketcham <myvoice@oneclickpolitics.com>
Sent: Tuesday, March 16, 2021 8:59 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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

Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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

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- Providing a new Church facility and Reading Room for Fifth Church of Christ, Scientist to better serve the community

- Directly addressing the middle-income housing demand in the City

We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,

Sherry Ketcham

sher_ann8@yahoo.com

7023543049 1604a grove st San Francisco, CA 94117 Constituent

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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support for 1900 Diamond Street Project
Date: Tuesday, March 16, 2021 8:20:35 PM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Matt Brewer <mdbrewer8@gmail.com>
Date: Tuesday, March 16, 2021 at 7:43 PM
To: "Mandelman, Rafael (BOS)" <rafael.mandelman@sfgov.org>
Cc: "marc@1900diamond.com" <marc@1900diamond.com>, "Pantoja, Gabriela (CPC)" <gabriela.pantoja@sfgov.org>, "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>, "Bintliff, Jacob (BOS)" <jacob.bintliff@sfgov.org>, "MandelmanStaff, [BOS]" <mandelmanstaff@sfgov.org>
Subject: Support for 1900 Diamond Street Project

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Dear Supervisor Mandelman,

I am a resident in your district and want to voice my support for the project at 1900 Diamond St.

We are in a housing crisis and the way out is to create more housing, especially infill housing near transit. District 8 has produced woefully little new housing in decades. This would be the first project of 20+ homes in over 40 years in Noe Valley, Diamond Heights or Glen Park. There have been only two projects of 10+ homes in those same 40 years. We are fortunate to live in such a beautiful, interesting and transit-friendly place. We should be welcoming others to join us. 24 families would be a good start. There is no question that the city desperately needs more housing of all kinds in order to make it affordable for families to live in our great city.

The project will also result in 8-9 affordable homes (25-27% of the total) and the production of more affordable housing in Southern California by the Cesar Chavez Foundation. The site is served by two SFMTA bus lines, the 35 and 52, and the Glen Park BART station is only ¾ mile away, making this a prime transit-oriented development site.

I understand that some nearby neighbors are in opposition on account of density, views, traffic, and construction impacts. The fact is that we live in a city that must move forward and we must be able to make some short-term sacrifices in order to make it a livable city for all. If we continue to resist

all housing change our city will know only more of the same - ever-increasing rents and home prices that push families out of our communities.

In my mind, the need to create more housing far outweighs the concerns of those who don't want any change.

Thank you for your consideration.

Sincerely,

Matt Brewer

--

Matthew Brewer

mdbrewer8@gmail.com

415.624.4728

From: [Lynch, Laura \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Atijera, Evamarie \(CPC\)](#)
Subject: ZAD - Covid-19 Extensions
Date: Tuesday, March 16, 2021 6:02:08 PM
Attachments: [Letter of Determination for ZA COVID-19 Extensions.pdf](#)

Hello,

Attached you will find a Letter of Determination from the Zoning Administrator re:
Extensions of Planning Commission and Zoning Administrator Approvals During the COVID-19 Emergency (dated 3/16).

Take care,

Laura

Laura Lynch, Senior Planner
Manager of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628-652-7554 | www.sfplanning.org
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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:13:30 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
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From: Kartik Sathappan <kartik@lockrMail.com>
Reply-To: "kartik@lockrMail.com" <kartik@lockrMail.com>
Date: Tuesday, March 16, 2021 at 4:15 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of the new homes. The site is also only $\frac{3}{4}$ mile from the Glen Park BART Station, an easy walk or bike ride away.
2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.
3. Affordable housing: Approximately eight or nine affordable homes will be created (25

-27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Kartik Sathappan
kartik@lockrMail.com

San Francisco, California 94110

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:13:07 PM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Dawn Ma <info@email.actionnetwork.org>
Reply-To: "dawnatello721@gmail.com" <dawnatello721@gmail.com>
Date: Tuesday, March 16, 2021 at 1:07 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

As the principal of a Noe-Valley-based architecture and engineering design firm --- I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

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3. Affordable housing: Approximately eight or nine affordable homes will be created (25 -27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

7. MOST IMPORTANTLY - IF IT MEETS THE CODE, BUILD IT. ALL OTHER REASONS ARE SUBJECTIVE, NON-SCIENCE BASED AND DISTRACTING.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Dawn Ma
dawnatello721@gmail.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support for 1900 Diamond Project in My Neighborhood
Date: Tuesday, March 16, 2021 5:12:55 PM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Allan LeBlanc <allan.leblanc@gmail.com>
Date: Tuesday, March 16, 2021 at 1:23 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Fwd: Support for 1900 Diamond Project in My Neighborhood

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

See below. Had a typo in your email address.

Thanks,
Allan

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

From: **Allan LeBlanc** <allan.leblanc@gmail.com>
Date: Tue, Mar 16, 2021 at 1:21 PM
Subject: Support for 1900 Diamond Project in My Neighborhood
To: <rafael.mandelman@sfgov.org>
Cc: <jacob.bintliff@sfgov.org>, <jonas.ionin@sfgof.org>, <gabriela.pantoja@sfgov.org>, Marc Babsin <marc@1900diamond.com>

Dear Supervisor Mandelman,

I have been a resident of Diamond Heights for several years, and I strongly support the proposed housing at 1900 Diamond. Our family is very involved in our community, with 2 kids at our local co-op Noe Valley Nursery School and one at Miraloma Elementary.

We are in a housing crisis and the way out is to create more housing, especially infill housing near transit. District 8 has produced woefully little new housing in decades. This would be the first project of 20+ homes in over 40 years in Noe Valley, Diamond Heights or Glen Park. There have been only two projects of 10+ homes in those same 40 years. We are fortunate to live in such a beautiful,

interesting and transit friendly place. We should be welcoming others to join us. 24 families would be a good start.

The project will also result in 8-9 affordable homes (25-27% of the total) and the production of more affordable housing in Southern California by the Cesar Chavez Foundation. The site is served by two SFMTA bus lines, the 35 and 52, and the Glen Park BART station is only ¾ mile away, making this a prime transit-oriented development site.

I understand that some nearby neighbors are in opposition on account of density, views, traffic and construction impacts. I know the view well - I drive by it on my way home from work. That said, I am more than happy to share this view with the 24 new families that will call this project home. I hope they can be supporters and beneficiaries of the same organizations that drew us to the area.

In my mind, the need to create more housing far outweighs the concerns of those who don't want any change.

Thank you for your consideration.

Sincerely,

Allan LeBlanc
977 Duncan St.
352.514.9626
allan.leblanc@gmail.com

--

Allan LeBlanc
352.514.9626
allan.leblanc@gmail.com

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:12:29 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Scott Spencer <info@email.actionnetwork.org>
Reply-To: "sh.spencer1@gmail.com" <sh.spencer1@gmail.com>
Date: Tuesday, March 16, 2021 at 1:42 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

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2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.
3. Affordable housing: Approximately eight or nine affordable homes will be created (25

-27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

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6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Scott Spencer
sh.spencer1@gmail.com

San Francisco, California 94131

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:12:16 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
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From: David Hirsch <info@email.actionnetwork.org>
Reply-To: "dmhirsch@gmail.com" <dmhirsch@gmail.com>
Date: Tuesday, March 16, 2021 at 2:12 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of the new homes. The site is also only $\frac{3}{4}$ mile from the Glen Park BART Station, an easy walk or bike ride away.
2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.
3. Affordable housing: Approximately eight or nine affordable homes will be created (25

-27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Best, dh

David Hirsch
dmhirsch@gmail.com

Stanford, California 94305

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:11:57 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Roko Kruze <info@email.actionnetwork.org>
Reply-To: "rkruze@gmail.com" <rkruze@gmail.com>
Date: Tuesday, March 16, 2021 at 3:22 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Roko Kruze
rkruze@gmail.com

San Francisco, California 94131

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:09:48 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jason Friedrichs <info@email.actionnetwork.org>
Reply-To: "jason.friedrichs@gmail.com" <jason.friedrichs@gmail.com>
Date: Tuesday, March 16, 2021 at 3:52 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

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Jason Friedrichs
jason.friedrichs@gmail.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:09:26 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Evan Campbell <info@email.actionnetwork.org>
Reply-To: "campbell.evang@gmail.com" <campbell.evang@gmail.com>
Date: Tuesday, March 16, 2021 at 4:13 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

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Evan Campbell
campbell.evangel@gmail.com

San Francisco, California 94117

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 5:09:08 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Susan Green <info@email.actionnetwork.org>
Reply-To: "green.susan.s@gmail.com" <green.susan.s@gmail.com>
Date: Tuesday, March 16, 2021 at 4:21 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

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For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Susan Green
green.susan.s@gmail.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 1900 Diamond/5367 Diamond Heights Blvd
Date: Tuesday, March 16, 2021 5:08:46 PM
Attachments: [1900diamond.docx](#)

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jim Chappell <jimchappellsf@gmail.com>
Date: Tuesday, March 16, 2021 at 4:46 PM
To: "rafaelmandleman@sfgov.org" <rafaelmandleman@sfgov.org>
Cc: "Bintliff, Jacob (BOS)" <jacob.bintliff@sfgov.org>, "Pantoja, Gabriela (CPC)" <gabriela.pantoja@sfgov.org>, "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>, Marc Babsin <marc@emeraldfund.com>
Subject: 1900 Diamond/5367 Diamond Heights Blvd

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

Dear Rafi, attached is my letter of strong support for the proposed welcoming of 24 new families into our district. I trust you will strongly support this project.

Jim

Jim Chappell
708 Guerrero St, San Francisco, CA 94110
District 8 resident

From: [CPC-Commissions Secretary](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 46 Racine DR letter of support
Date: Tuesday, March 16, 2021 1:12:32 PM
Attachments: [46 Racine.pdf](#)

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: russel <rmorine@aol.com>
Sent: Tuesday, March 16, 2021 11:52 AM
To: Winslow, David (CPC) <david.winslow@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: hki2p2@gmail.com
Subject: 46 Racine DR letter of support

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Planning

Please see my attached submittal for the consideration during the 46 Racine DR Hearing

Thank you

Russel Morine
415-740-4014

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond
Date: Tuesday, March 16, 2021 12:43:25 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Rob Kahn <info@email.actionnetwork.org>
Reply-To: "robkahnca@gmail.com" <robkahnca@gmail.com>
Date: Tuesday, March 16, 2021 at 12:42 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond

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

Jonas Ionin,

I am a Noe Valley homeowner and voter. I strongly support the development of new housing at 1900 Diamond St, and hope you do as well.

The proposed project seems to be in keeping with the neighborhood in terms of density and style. Anything that adds addl housing is desperately needed, but one that is also being thoughtful about making >20% of the project accessible to people other than the most wealthy in our city should certainly be supported.

I walk, run or drive by this corner of Diamond and Diamond Heights, and see how it could be a great addition. I hope you will do whatever is in your purview to support and approve this project.

Rob Kahn
robkahnca@gmail.com

San Francisco, California 94131

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Tuesday, March 16, 2021 12:39:50 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: William Wehl <bill@wehl.com>
Reply-To: "bill@wehl.com" <bill@wehl.com>
Date: Tuesday, March 16, 2021 at 12:28 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

Supervisor Mandelman et al.,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

I was alerted to this issue by Progress Noe Valley. I broadly agree with them that we need more housing in San Francisco, and this proposed project seems like a fine example of the kind of housing that we need.

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

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William Wehl
bill@wehl.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Taylor, Michelle \(CPC\)](#); [Lewis, Don \(CPC\)](#); [Gibson, Lisa \(CPC\)](#)
Subject: FW: 5 years is too long WITHOUT an Environmental Impact Report on STROBE LIGHTS - these are NOT bay bridge lights
Date: Tuesday, March 16, 2021 11:35:03 AM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Steph Wiseman <swiseman900@gmail.com>
Date: Tuesday, March 16, 2021 at 11:19 AM
To: "MandelmanStaff, [BOS]" <mandelmanstaff@sfgov.org>, "MelgarStaff (BOS)" <melgarstaff@sfgov.org>, "Peskin, Aaron (BOS)" <aaron.peskin@sfgov.org>, "Safai, Ahsha (BOS)" <ahsha.safai@sfgov.org>, "Stefani, Catherine (BOS)" <catherine.stefani@sfgov.org>, "ChanStaff (BOS)" <chanstaff@sfgov.org>, "Mar, Gordon (BOS)" <gordon.mar@sfgov.org>, "Board of Supervisors, (BOS)" <board.of.supervisors@sfgov.org>, "Haney, Matt (BOS)" <matt.haney@sfgov.org>, "RonenStaff (BOS)" <ronenstaff@sfgov.org>, "Walton, Shamann (BOS)" <shamann.walton@sfgov.org>, "PrestonStaff (BOS)" <prestonstaff@sfgov.org>, "Breed, Mayor London (MYR)" <mayorlondonbreed@sfgov.org>, "Matsuda, Diane (CPC)" <diane.matsuda@sfgov.org>, "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: 5 years is too long WITHOUT an Environmental Impact Report on STROBE LIGHTS - these are NOT bay bridge lights

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

Please see supporting research below. Also please note: the Great Horned Owls should be sitting on eggs ... but have not returned this year.

Thank you for your time. Below you will find data and pictures supporting my testimony plus additional scientific paper references regarding the negative impact a strobe light can have on the Great Blue Herons and Great Horned Owls nesting in Golden Gate Park.

Please require an environmental impact study on this 150' tall massive strobe light's impact to resident nesting birds in Golden Gate Park. There are also 26 strobe lights permanently installed on the music concourse bandshell.

Thank you,
Stephanie Wiseman (she, her *)

San Franciscans for Urban Nature (SFUN)

** please note I am a transgender female, thank you :)*

The Music Concourse Observation Wheel also functions as a massive SINGLE 150' strobe light. See photo below taken on February 12, 2021 at the Music Concourse from the bandshell area.

Please note: Since the strobe light concerns have been raised Parks and Rec has recently turned down the brightness and flash rate of the strobe light. Any study should be done near maximum brightness and flash rate, because if the wheel is approved there will be no way to monitor or police its usage.



Motion activated strobe lights are sold in pet stores (for pest/owl control) to protect your animals in the backyard at night. The shadows they produce are intolerable to birds.

Strawberry Hill is in direct line of sight to the wheel. See photo below taken on February 8, 2021 from Strawberry Hill.



Great Horned Owls (GHO) have been born in this section of the park (see pic below taken in Strawberry Hill area, of four two month old GHOs raised in Strawberry Hill area).

Note: Great Blue Herons have a rookery at Stow Lake. Great Blue Herons will also hunt at night, especially when feeding their young.



Finally, for the human animal, strobe lights can cause photosensitive epilepsy in some individuals.

SUPPORTING RESEARCH:

Please see the following research on strobe lights compiled by England's DEFRA. Please note the strobe lights researched in these studies were tens of thousand times less bright than the one created by the wheel's huge power generator, massive number of individual lights and sophisticated computer program.

The following information is quoted from:

<https://www.pigeoncontrolresourcecentre.org/html/reviews/strobe-lights-bird-control.html>

"The Department of the Environment, Food and Rural Affairs (DEFRA) is the UK's Government body that oversees the Wildlife and Countryside Act and produces legislation to which the pest control industry must adhere. The following information is taken from a document provided on DEFRA website entitled: 'Review of international research regarding the effectiveness of auditory bird scaring techniques and potential alternatives'. By J Bishop, H McKay, D Parrott and J Allan."

"Flashing, rotating, strobe and searchlights are a novel stimulus to birds, which encourage an avoidance response (Harris and Davis 1998)."

"strobe lights, revolving lights and amber barricade lights might be useful for deterring night-feeding birds such as herons at fisheries" (Littauer 1990; Nomsen 1989 cited in Kevan 1992)."

"The lights have a blinding effect which causes the birds to become confused and restricts their ability to fish (Salmon et al. 1986, cited in Kevan 1992)."

"Pilo et al. (1988) showed that birds such as kites, vultures and pigeons were affected by a high intensity strobe light, which could encourage them to take evasive action and move away. They also showed no habituation."

From: Phil Faroudja
To: Feeney, Claire (CPC)
Cc: Feliciano, Josephine (CPC)
Subject: RE: 1861 Union Street -- Proposed Cannabis Retail
Date: Tuesday, March 16, 2021 10:52:54 AM
Attachments: [image001.png](#)

Thanks for confirming receipt of our letter. Sometimes those go to spam, with emails!

Best,

Phil Faroudja
GGVNA President
www.goldengatevalley.org

On March 16, 2021 1:37 PM Feeney, Claire (CPC) <claire.feeney@sfgov.org> wrote:

Thank you for your email, I've logged your opposition in the Project record.

Best,

Claire

Claire Feeney, AICP, Planner II
Southeast Team, Current Planning Division

San Francisco Planning Department

49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7313 | www.sfplanning.org

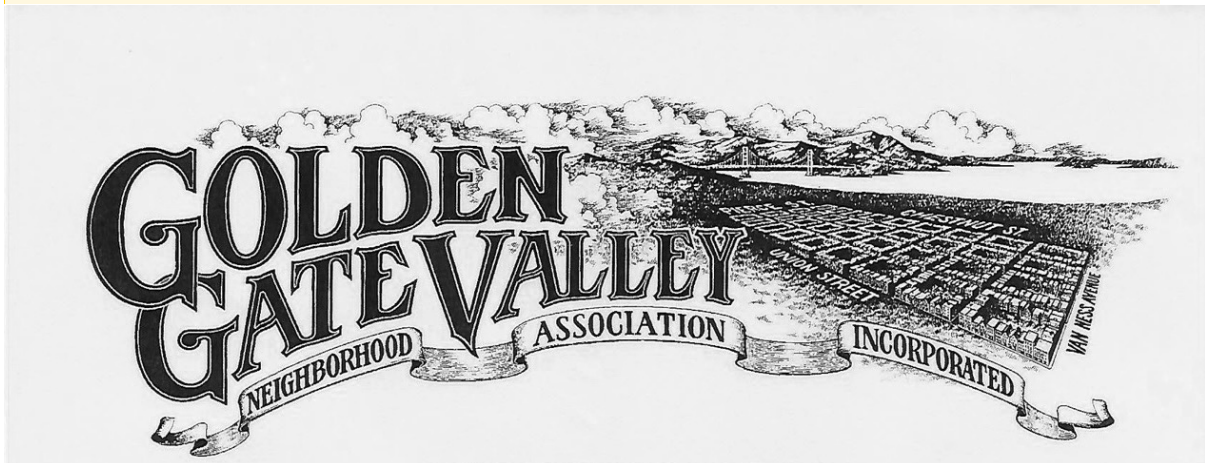
[San Francisco Property Information Map](#)

Due to COVID-19, San Francisco Planning is not providing any in-person services, but we are operating remotely. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The [public is encouraged to participate](#). Find more information on our services [here](#).

From: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Sent: Tuesday, March 16, 2021 10:36 AM
Cc: Feeney, Claire (CPC) <claire.feeney@sfgov.org>; Feliciano, Josephine (CPC) <josephine.feliciano@sfgov.org>
Subject: FW: 1861 Union Street -- Proposed Cannabis Retail

From: Phil Faroudja <phil@faroudja-inc.com>
Sent: Tuesday, March 16, 2021 9:40 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: 1861 Union Street -- Proposed Cannabis Retail

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



P.O. Box 29086
Presidio Station
San Francisco, CA 94129

March 16, 2021

Re: Cannabis Retail at 1861 Union Street

Dear San Francisco Planning Department:

Golden Gate Valley Neighborhood Association opposes cannabis formula retail use at 1861 Union Street for the following reasons.

First, proposed occupant MedMen is a very large chain, with dozens of stores nationwide and, according to their website, plans for 69 shops by year's end. GGVNA has been opposed to chains for many years, feeling they hurt the distinct character of our neighborhood. Historically we have worked to maintain the unique feel, and pride ourselves on businesses you can only find here. Increasingly America is becoming a place where commercial streets all have the same ten stores, but we resist this trend.

Second, while cannabis is legal in California, it is still federally illegal and controversial, and may not lend itself readily to our neighborhood consisting of a mixture of children, young adults and retirees all living in close proximity. Some residents have expressed concerns about the sale of cannabis in the area. MedMen representatives we have met did not really address these or other issues. Frankly, we feel a more serious approach overall to the venture is needed.

We have been told the business would be effectively managed, but have heard these guarantees before. In practice, once a shop really gets going, it usually turns out to be difficult to communicate basic problems to management.

Golden Gate Valley Neighborhood Association asks the city to reject this request for these reasons.

Many thanks for your kind attention.

Sincerely yours,

Phil Faroudja
President, GGVNA

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: SFLUC Opposition to 25 Toledo Way Development
Date: Tuesday, March 16, 2021 10:44:10 AM
Attachments: [SFLUC's Opposition to 25 Toledo Way.pdf](#)

From: info@sfluc.org <info@sfluc.org>
Sent: Monday, March 15, 2021 5:25 PM
To: Chan, Deland (CPC) <deland.chan@sfgov.org>; Diamond, Susan (CPC) <sue.diamond@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Tanner, Rachael (CPC) <rachael.tanner@sfgov.org>; Imperial, Theresa (CPC) <theresa.imperial@sfgov.org>
Cc: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>; Herzstein, Daniel (BOS) <daniel.herzstein@sfgov.org>; deborah@holleyconsulting.com; Winslow, David (CPC) <david.winslow@sfgov.org>; bruce.r.bowen@gmail.com; dratlerj@gmail.com; garysfx@gmail.com; junonajonas@yahoo.com; stephanie@stephaniepeek.com; tesw@aol.com; gswooding@gmail.com; marlayne16@gmail.com; kbsmail@sbcglobal.net; bruce@hanc-sf.org; matthewtmccabe@gmail.com; cgbigelow@gmail.com; maurice1950@comcast.net; petrin.katherine@gmail.com
Subject: SFLUC Opposition to 25 Toledo Way Development

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

President Koppel and fellow Commissioners:

The attached correspondence is submitted by the San Francisco Land Use Coalition (SFLUC) and transmits its position regarding prospective development at 25 Toledo Way.

By copy, we request that the Commission Secretary please include it with materials provided to the Commission for its discussions.

Respectfully,

The San Francisco Land Use Coalition

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for Fiorella Sunset
Date: Tuesday, March 16, 2021 10:39:20 AM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Daniel Kahn <dkmv50@gmail.com>
Date: Tuesday, March 16, 2021 at 9:12 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support for Fiorella Sunset

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

This note is to let you know of my support for the conditional use authorization permit sought by Fiorella Sunset. They are a good community member and outdoor dining seems a NECESSITY for the business and the consumer in today's environment. As a San Francisco native, I would be much happier to have this location open and vibrant than shuttered.

Thank you for considering this note.

Best Regards,
Daniel Kahn
415 235 2490

From: [CPC-Commissions Secretary](#)
Cc: [Boudreaux, Marcelle \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Tuesday, March 16, 2021 10:34:55 AM

From: Christopher Ketcham <myvoice@oneclickpolitics.com>
Sent: Tuesday, March 16, 2021 7:31 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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

Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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

The project team has worked hard to redesign this already approved and permitted project to better meet the needs of the Tenderloin neighborhood. The improved project offers the following:

- 302 essential housing apartments, which provide well-designed housing for small families, in place of 176 luxury apartments
- Increasing the number of below market rate (BMR) apartments from 28 to 45 and lowering their qualifying income from 55% AMI to 40% AMI
- Adding roughly 7,000 square feet of community serving retail space
- Providing a new Church facility and Reading Room for Fifth Church of Christ, Scientist to better serve the community
- Directly addressing the middle-income housing demand in the City

We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,
Christopher Ketcham
stratocruiser377@yahoo.com

2027391747 1604A Grove Street San Francisco, CA 94117 Constituent

Prepared by OneClickPolitics (tm) at <https://avanan.url-protection.com/v1/url?o=www.oneclickpolitics.com&g=MGM2NjZlMmNiYzRjY2RmNw==&h=OTk2ZWExNDU2YjUxNTIyMWRhOWIwZmJlYmYxM2I1Njc3MTAzZWY2NDNhZGU0NWE1YjkyODI0Y2YlNTc0ODE5ZO=&p=YXAzOnNmZHOvOmF2YW5hbGpvcjQ5MTZiY2FmYTA1MzgxZjliOGVjMjZiOWY4ZjZmYjllOnYx>. 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

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Monday, March 15, 2021 5:29:30 PM

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Emily Kalanithi <info@email.actionnetwork.org>
Reply-To: "emster@gmail.com" <emster@gmail.com>
Date: Monday, March 15, 2021 at 4:28 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for the 1900 Diamond Street project (at the intersection of Noe Valley, Diamond Heights and Glen Park).

It's long past time for District 8 neighborhoods to add their fair share of new homes.

I particularly appreciate that the project includes an affordable housing component and that the proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

Best regards,
Emily Kalanithi

Emily Kalanithi
emster@gmail.com

San Francisco, California 94131

I

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Boudreaux, Marcelle \(CPC\)](#)
Subject: FW: ANNOUNCEMENT: New Legacy Business Registry website is now live!
Date: Monday, March 15, 2021 5:24:25 PM

FYI

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Marcelle Boudreaux <marcelle.boudreaux@sfgov.org>
Date: Monday, March 15, 2021 at 5:15 PM
To: CTYPLN - COMMISSION SECRETARY
<CPC.COMMISSIONSECRETARY@sfgov.org>
Cc: "Wilborn, Katherine (CPC)" <katherine.wilborn@sfgov.org>
Subject: FW: ANNOUNCEMENT: New Legacy Business Registry website is now live!

Hi Jonas – Could you share this with the Commissioners of HPC please. I think many of them would be interested.

Thanks!

Marcelle Boudreaux, AICP, Principal Planner
Citywide Cultural Resource Survey & Landmarks | Current Planning Division

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7375 | www.sfplanning.org
[San Francisco Property Information Map](#)

Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: LegacyBusiness (ECN) <LegacyBusiness@sfgov.org>
Sent: Monday, March 15, 2021 5:12 PM
To: LegacyBusiness (ECN) <LegacyBusiness@sfgov.org>
Subject: ANNOUNCEMENT: New Legacy Business Registry website is now live!

Dear Colleagues:

NEW LEGACY BUSINESS REGISTRY WEBSITE

The Office of Small Business is pleased to announce that the new Legacy Business Registry is now live: www.legacybusiness.org. The website was conceptualized by [Osaki Creative Group](#) and designed and implemented by [Design Media](#). Thank you to the Design Media team and the many

City and County of San Francisco employees who helped make this happen.

WEBSITE FEATURES

The website currently has four webpages: [Home](#), [Registry](#), [About](#), and [Contact](#).

The home page features a “Daily Spotlight” business, which randomly highlights a different Legacy Business each day.

The Registry webpage is where the action is! Legacy Businesses are categorized by business type, and all their locations are shown on a Google map with Legacy torches as a place markers. When you click a torch, business information pops up, featuring the business name, address(es), phone number(s), established date, and more. You can also select Legacy Businesses from the business directory. You can also search the directory by business type and/or neighborhood and/or business name. Some businesses are still working on submitting their pictures and/or descriptions to the Office of Small Business, but they are still included on the website.

The About webpage provides information about the Legacy Business Program and the Office of Small Business, and directs business to OSB’s website if they would like more information on applying for the Legacy Business Registry.

NEXT STEPS

The Office of Small Business is now entering the marketing phase of our work with Design Media. We are going to be adding new services for Legacy Businesses and adding new corresponding webpages to the website. If you have any marketing or promotional ideas that would fit neatly on the website and would not be too difficult or time consuming for one OSB staff person to maintain, please let us know! We are looking for as many creative ideas as we can get. We have some ideas already, including the Historic Preservation Commission’s suggestion regarding QR codes on storefront windows, but we are always open to more ideas.

Thank you.

Sincerely,
Rick

BCC:

Kurt Osaki, Osaki Creative Group

Brand email, Osaki Creative Group

Commissioner Diane Matsuda, Historic Preservation Commission

Katherine Wilborn, Planning

Marcelle Boudreaux, Planning

CPC Legacy Business Planning

Marco Bruno, Dept. of Technology

Yongwen Wang, Dept. of Technology

Sasha Magee, Digital Services
Christina Lutz-Hatfield, Digital Services
Alexander Mullaney, Ingleside
Ocean Avenue Association, Ingleside
Nikki Yoshikawa, Japantown

Richard Kurylo
Legacy Business Program
Office of Small Business
City and County of San Francisco
1 Dr. Carlton B. Goodlett Place, Room 140
San Francisco, CA 94102
(415) 554-6680
LegacyBusiness@sfgov.org
www.sfosb.org/legacy-business

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Taylor, Michelle \(CPC\)](#); [Gibson, Lisa \(CPC\)](#); [Lewis, Don \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Monday, March 15, 2021 4:19:03 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Gordon Wintrob <info@email.actionnetwork.org>
Reply-To: "gwintrob@gmail.com" <gwintrob@gmail.com>
Date: Thursday, March 11, 2021 at 3:58 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for an exciting newly-proposed project that would bring at least 24 new homes to a currently-vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park), and urge you to support this deserving project.

As you well know, Noe Valley and Diamond Heights have lagged behind other San Francisco neighborhoods in building much-needed new housing to help alleviate our city's housing shortage, displacement, and affordability crises.

In fact, over the past 40 years only two projects with 10 homes or more and zero projects with 20 or more homes have been built in Noe Valley/Diamond Heights. This is unacceptable given the severity of SF's housing shortage and it's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of these residences. They are also only $\frac{3}{4}$ of a mile from the Glen Park BART Station,

an easy walk or bike ride away.

2. Economical land use: A steep, undeveloped hillside will be transformed into at least 24 homes.

3. Affordable housing - Approximately eight or nine homes will be affordable (25 -27% of all homes created) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the undeveloped hillside land is being sold by the Cesar Chavez Foundation - a charitable organization headed by Cesar's son Paul Chavez. The foundation's mission is to carry on Cesar's life's work of uplifting the lives of Latinx and working families. The proceeds from the sale of 1900 Diamond Heights will be used by the Chavez Foundation to build affordable housing and provide vital services to the Latinx community.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

Gordon Wintrob
gwintrob@gmail.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Monday, March 15, 2021 2:17:08 PM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: David Casey <info@email.actionnetwork.org>
Reply-To: "dcasey.209@gmail.com" <dcasey.209@gmail.com>
Date: Monday, March 15, 2021 at 2:13 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for an exciting project that would bring 24 new homes to a vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park).

For the first time in over 40 years, a housing proposal with more than 20 homes could happen in Noe Valley, Diamond Heights or Glen Park. This marks a great step towards housing equity in San Francisco and will help to alleviate our city's housing shortage, displacement, and affordability crises. It's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of the new homes. The site is also only $\frac{3}{4}$ mile from the Glen Park BART Station, an easy walk or bike ride away.
2. Economical land use: A steep, undeveloped hillside will be transformed into 24 homes.
3. Affordable housing: Approximately eight or nine affordable homes will be created (25

-27% of all new homes) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the land is being sold by the Cesar Chavez Foundation, a 45-year old non-profit headed by Cesar's son, Paul Chavez. The proceeds from the sale of 1900 Diamond will be used by the Cesar Chavez Foundation to further its mission of building affordable housing and providing services to Latinx working families.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help your district become a place where more residents can call home.

David Casey
dcasey.209@gmail.com

San Francisco, California 94121

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED CELEBRATES WOMEN'S HISTORY MONTH
Date: Monday, March 15, 2021 12:11:32 PM
Attachments: [03.15.21 Women's History Month.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Monday, March 15, 2021 at 12:10 PM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED CELEBRATES WOMEN'S HISTORY MONTH

FOR IMMEDIATE RELEASE:

Monday, March 15, 2021

Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

***** PRESS RELEASE *****
MAYOR LONDON BREED CELEBRATES WOMEN'S HISTORY MONTH

Event marks month-long celebration of women's contributions in San Francisco and beyond, including the recognition of four San Francisco women for their work and service to the community

San Francisco, CA — Mayor London N. Breed today commemorated Women's History Month with a [virtual celebration and ceremony](#) honoring four women for their contributions to San Francisco. The 2021 San Francisco Women's History Month theme is "Valiant Women of the Vote: Refusing to be Silenced." The San Francisco Commission on the Status of Women and the Department on the Status of Women co-hosted the event.

During the event, Mayor Breed spoke about the importance of supporting programs and resources that assist women, families, children, and San Francisco's most marginalized residents. She emphasized the importance of addressing disparities that exist in society, and the need to create equitable policies that support women and girls in the workplace, in education, and in health care. Throughout her time in office, Mayor Breed has worked to make sure women are represented in government. Since January 2020, she has nominated, appointed, or reappointed 93 women to San Francisco commissions, or 53% of the total appointments she has made. Of those, 58% are people of color.

"Throughout the year, we must reaffirm our commitment to ensuring that women and girls everywhere—especially here in San Francisco—are able to grow, succeed, and thrive," said

Mayor Breed. “I want to thank the awardees for their contributions to our city, and I look forward to celebrating Women’s History Month and continuing to lift up the achievements of all women in our community. We must continue our efforts to make our society more equitable, and keep fighting for a better future for everyone in our city.”

She presented certificates of honor to four women in recognition of their contributions to San Francisco.

She presented a certificate of honor to Brittney Doyle, Founder and Chief Executive Officer of WISE Health, in recognition of her efforts to address health inequities in underserved communities. Throughout the pandemic, WISE Health has provided free COVID-related services to seniors in San Francisco, with a specific focus on reaching residents of the Bayview Hunters Point neighborhood.

A certificate of honor was also presented to Susanna Lau and Lana Nguyen, the co-founders of SupplyHopeInfo, for their work to provide school supplies to San Francisco students. Susana and Lana, both high school seniors at Washington High School, launched the SupplyHopeInfo charity in May 2020 in response to the COVID-19 pandemic.

Mayor Breed also presented a certificate of honor to Dr. Carina Marquez, an Assistant Professor of Medicine at the University of California, San Francisco and an infectious disease physician and researching. Mayor Breed commended Dr. Marquez for her work providing HIV primary care at Zuckerberg San Francisco General Hospital’s Ward 86, inpatient and outpatient consultation in infectious diseases at the hospital. Dr. Marquez also leads the SALUD clinic, a clinic housed within Ward 86, that provides multidisciplinary care to monolingual Spanish speaking patients living with HIV.

“Women’s History Month coincides with the start of Spring when life begins anew and we’re reminded of the endless possibilities for women, girls and trans people” said Kimberly Ellis, Director of the Department on the Status of Women. “San Franciscans are incredibly fortunate to have these phenomenal women leading their communities during these difficult times. Together, we are creating the “herstory” that today’s little girls will one day cite as inspiration for their own achievements.”

“Each of these honorees embodies the very best of what we celebrate during Women’s History Month—determined and passionate leaders who aren’t waiting for permission to make an impact today—not in some distant future—in their fields of expertise,” said Breanna Zwart, President of the San Francisco Commission on the Status of Women.

The women that Mayor Breed has newly appointed or nominated since August 2020 are:

- Christina Dikas, Historic Preservation Commission
- Ruchira Nageswaran, Historic Preservation Commission
- Raquel Bito, Building Inspection Commission
- Safiya Miller, Workforce Investment San Francisco
- Lori Dunn-Guion, Workforce Investment San Francisco
- Lawanda Dickerson, Small Business Commission
- Sascha Bittner, Disability & Aging Services Commission
- Michelle Carrington, Disability & Aging Services Commission
- Fiona Hinze, SFMTA Board

- La'Shawndra Breston, Treasure Island Development Authority
- Julia Prochnik, Treasure Island Development Authority
 - Dr. Carolyn Ransom-Scott, Commission on Community Investment and Infrastructure
 - Bivett Brackett, Commission on Community Investment and Infrastructure
 - Camila Andrea Mena, Immigrant Rights Commission
 - Vanessa Aquino, Human Rights Commission
 - Dr. Laurie Green, Health Commission
 - Tessie Guillermo, Health Commission
 - The Honorable Malia M. Cohen, Police Commission
 - Katherine Chu, Juvenile Probation Commission
 - Dr. Eurania Isabel Lopez, Library Commission

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES COMPLETION OF GARFIELD SQUARE RECREATION AREA IN THE MISSION DISTRICT
Date: Monday, March 15, 2021 10:13:31 AM
Attachments: [03.15.21 Garfield Center.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Date: Monday, March 15, 2021 at 9:39 AM
To: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES COMPLETION OF GARFIELD SQUARE RECREATION AREA IN THE MISSION DISTRICT

FOR IMMEDIATE RELEASE:

Monday, March 15, 2021

Contact: Mayor's Office of Communications, mayorspressooffice@sfgov.org

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES COMPLETION OF
GARFIELD SQUARE RECREATION AREA IN THE MISSION
DISTRICT**

Newly renovated Garfield Center includes an indoor pool and modern clubhouse that will serve as a Community Hub for San Francisco students

San Francisco, CA — Mayor London N. Breed today announced the completion of the newly transformed Garfield Square Park in the Mission District. The facility has a renovated indoor pool, clubhouse, courtyard, and public art installation. A new Community Hub opened in the clubhouse today, to provide San Francisco students with in-person support for distance learning, healthy meals and snacks, and recreation opportunities. The pool will open to the public when health orders allow indoor swimming.

“The past year has shown us just how important public spaces are for our residents,” said Mayor Breed. “Throughout COVID-19, we’ve continued to invest in infrastructure, community spaces, and our parks, because we know these projects are going to be critical to our recovery as a city. San Franciscans now have a wonderful new recreation and community center, a state of the art pool, and a space that can serve our children throughout the year. I can’t wait to see our children, their families, and all of our residents fully using this new space as we emerge from this pandemic.”

The new Garfield Center comprises a 3,550 square foot clubhouse and pool building, which share a single lobby area. The Center features updated showers and locker rooms, a playroom and expanded kitchen. Outside are new basketball courts and a splashpad for children. A courtyard connects the new park elements.

The Garfield Pool Renovation Project also includes accessibility upgrades and landscaping. The pool, once public health guidelines allow, will serve more swimmers and accommodate different uses concurrently. Children under 4 feet tall can enjoy the new shallow end while a moveable divider allows portions of the pool to be used for lessons or lap swim.

The \$19.7 million capital project was funded through the 2012 Clean and Safe Neighborhood Parks Bond and Interagency Plan Implementation Committee (IPIC) Eastern Neighborhood Impact Fees. Capital projects like this one are an important part of San Francisco's economic recovery, with this project providing more than 250 construction jobs.

"Parks are more important than ever, and I am excited to begin a new era of recreation at Garfield Square," said District 9 Supervisor Hillary Ronen. "The design for this renovation was driven by the community, and we are seeing the benefit of that in this beautiful new pool building. The upgraded facility truly reflects the spirit of the Mission District."

"Garfield Square is beloved by the neighborhood, a site for family picnics, soccer games, and trips to the playground. This major overhaul updates the park with a modern swim facility, community space, and courtyard for play and relaxation. It is a project that both reflects and was shaped by the community," San Francisco Recreation and Park Department General Manager Phil Ginsburg said.

Two percent of the project budget went to commission artwork for the building. A glass mural that spans the length of the pool is the first major public art project by artist Favianna Rodriguez. Standing at 8 feet high and 113 feet long, the artwork features a mother with her baby, two children, and a paletero (ice cream vendor). Its bright colors and playful shapes reflect in the water.

"My goal was to invoke colorful landscapes that celebrate the regions from which many of the Latinx immigrants in the Mission come from," said Rodriguez. "As the daughter of an immigrant family, the history and culture of the Mission is one that deeply resonates with me. And this served as a great opportunity to learn how to take my ideas from two-dimensional space to a large-scale glasswork. I am delighted by the thought of kids and adults enjoying the pool and being transported to another world through the imagery."

"We are so excited to share Favianna Rodriguez's gorgeous stained glass artwork at Garfield Pool with the Mission District community," said Ralph Remington, Director of Cultural Affairs, San Francisco Arts Commission. "Her piece, Santuario, celebrates the historical presence of Latinx families in the Mission through an integration of colors derived from Mexican and Salvadorian textile works and iconography, and rural landscapes that reference these and other countries in Central America. The work is a signal to the local community that this is their space."

In addition, the pool building's Primal Sea diptych mural, installed in 1980, was given new life through a restoration led by artist Yano Rivera of Precita Eyes Muralists.

The Garfield Center project team included San Francisco Public Works Landscape Architecture and TEF Design/Paulett Taggart Architects Joint Venture. Public Works provided construction management and the San Francisco Recreation and Park Department, which owns the facility, served as project manager. City departments involved in the project also included the Art Commission, Capital Planning, the Department of Public Health, Planning, and Environment.

“We are honored to have had the opportunity to take part in the rebirth of Garfield Center,” said acting Public Works Director Alaric Degrafinried. “As visitors return, they will experience a transformed community hub with a renovated indoor pool, new clubhouse and a welcoming courtyard that knits the two together, creating a welcoming experience for the neighborhood to enjoy.”

The project broke ground in October of 2018. Its athletic fields, lawn and children’s play area remained open during construction.

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES LEGISLATION TO MAKE SHARED SPACES PROGRAM PERMANENT IN SAN FRANCISCO
Date: Monday, March 15, 2021 10:02:10 AM
Attachments: [03.12.21 Shared Spaces.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Date: Friday, March 12, 2021 at 12:18 PM
To: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES LEGISLATION TO MAKE SHARED SPACES PROGRAM PERMANENT IN SAN FRANCISCO

FOR IMMEDIATE RELEASE:

Friday, March 12, 2021

Contact: Mayor's Office of Communications, mayorspressooffice@sfgov.org

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES LEGISLATION TO
MAKE SHARED SPACES PROGRAM PERMANENT IN
SAN FRANCISCO**

Successful outdoor dining and retail program would continue beyond the COVID-19 pandemic, making permanent changes to streamline curbside, sidewalk, roadway and other permitting process for San Francisco businesses and organizations

San Francisco, CA — Mayor London N. Breed today announced legislation to make the Shared Spaces program permanent in San Francisco. Building off the success of the past nine months of the temporary Shared Spaces program, which has allowed outdoor dining and retail, the permanent program will provide a streamlined permit process for San Francisco businesses, arts and culture organizations, and others to use curbside, sidewalk, full-street spaces and open lots. The Shared Spaces program has enabled businesses to survive the pandemic and will continue to play a major role in San Francisco's recovery from COVID-19. The legislation is co-sponsored by Supervisors Ahsha Safai, Rafael Mandelman, Catherine Stefani, and Matt Haney.

"Shared Spaces have brought people so much joy and an opportunity to safely enjoy their neighborhood and support local businesses during an otherwise incredibly challenging time," said Mayor Breed. "They have also been a lifeline for business owners, providing restaurants, cafes, and stores with the space they need to offer outdoor services and keep their businesses

going. Seeing people dining and enjoying themselves outdoors has been amazing, and I know this program will be an incredible asset for our city as we recover and move forward.”

The Shared Spaces program is currently tied to the declaration of a local state of emergency due to COVID-19. The legislation that Mayor Breed is introducing on Tuesday, March 16, will make the program permanent so that San Francisco residents, businesses, and organizations can continue to enjoy the outdoor spaces created over the past year. The permanent program also creates a clear path forward for new Shared Spaces and makes several programmatic adjustments to ensure equity and inclusion, promote arts, culture, and entertainment activities, and maintain accessibility and public access.

The permanent program enables businesses to apply for a Shared Spaces permit on a sidewalk, in a curbside lane, roadway, private property, or pop-up entertainment through a single easy-to-use application portal. To make this program more sustainable in the long-term, and to better support sponsors up front with design quality, accessibility, and safety, the City will require approvals from City agencies within 30 days of businesses submitting an application, which is aligned with requirements under Proposition H passed by the voters in November 2020. The permanent Shared Spaces program includes clearer public engagement protocols, so neighboring businesses and residents have a say in how the streets and sidewalks are used in the long-term. The Shared Spaces program will defer collection of permit fees until June 2022. The program will gradually start to rebalance curb uses as transportation needs increase along with a recovering economy, by incentivizing movable parklets and promoting space sharing and turnover amongst merchants on the block. Lastly, the City will provide coordinated enforcement for Shared Spaces to make compliance easier for businesses.

For more details on the proposed Shared Spaces program, go to: sf.gov/shared-spaces-future.

“The Shared Spaces program has been a huge success for San Francisco — supporting our bars, restaurants, and cafes while activating our public spaces,” said Senator Scott Wiener (D-San Francisco). “I commend the Mayor for proposing to continue this successful program after the pandemic ends. I’m authoring parallel state legislation, Senate Bill 314, to ensure these Shared Spaces can continue under state alcohol laws.”

“One of the best unintended results of this pandemic is the streamlining and now permanent expansion of the Shared Spaces program,” said Supervisor Ahsha Safai. “Shared Spaces will continue to give a lifeline to our small businesses as San Francisco’s economy recovers. In addition, parklets and outdoor dining add a vibrancy to our commercial corridors that should remain a part of our neighborhoods.”

“Shared Spaces has been a rare bright spot during the pandemic, providing a chance for hundreds of small businesses to keep their doors open and bringing a desperately-needed sense of community to our neighborhoods,” said Supervisor Rafael Mandelman, who was an early supporter of the program as a member of the City’s Economic Recovery Task Force. “My office has worked with merchants and neighborhood groups over the past year to make Shared Spaces work in my district and across the city; this proposal incorporates many of the lessons learned to craft a permanent program that ensures that Shared Spaces will continue beyond the emergency and balances the needs of businesses, residents and other stakeholders.”

In March 2020, as San Francisco began to reopen following the initial Stay at Home Order, Mayor Breed announced the creation of the Shared Spaces program to support neighborhoods

and businesses by providing additional public space to support local business activities. The Shared Spaces program was envisioned by the City's Economic Recovery Task Force, with Mayor Breed convened, as a way to support businesses as they adapted by COVID-19 and needed to move more business operations outdoors. Throughout the summer, the Shared Spaces program enabled businesses to offer safer, outdoor commercial uses. In October 2020, following the recommendations of the Economic Recovery Task Force, Mayor Breed announced that the City would make elements of the Shared Spaces program permanent beyond the pandemic.

Since June 2020, more than 2,100 curbside and sidewalk permits have been issued by the City and businesses have credited the program with helping them stay open and survive during the pandemic. A recent survey found that of the Shared Space operators, over 50% are women-owned enterprises, 33% are immigrant-owned small businesses, and another 33% identify as minority owned. The Shared Spaces program has prioritized equity throughout its development, by assisting businesses with grants to create and operate Shared Spaces, and also providing multi-language outreach and assistance.

In a recent survey of Shared Spaces operators, 84% of operators said that the Shared Spaces Program allowed them to reopen under public health directives; 80% said the program allowed them to avoid permanent closure; and 94% of operators said they would continue to operate an outdoor Shared Space even once allowed to operate indoors.

"Providing flexibility for businesses during the COVID-19 pandemic, the Shared Spaces program is one of the first and most successful initiatives coming from the collective work of the Economic Recovery Task Force," said City Administrator Carmen Chu, also Co-Chair of Economic Recovery Task Force. "Many businesses have invested heavily during difficult times to stay afloat and to create unique public outdoor spaces. As we begin the path to economic recovery and reopening, it makes sense to extend the program to provide additional options for our local businesses and residents while we navigate this transition."

"The Shared Spaces program allowed restaurants and bars to team up, which gave us a fighting chance to survive this pandemic. We want to thank Mayor Breed for her leadership in acting swiftly and decisively in creating Shared Spaces," said Solange Darwish, co-owner of the Cove on Castro Cafe. "Our community previously endured an epidemic that took too many, too soon and too young. Now we have been through a pandemic together, and our community is still resilient and strong. Because of Mayor Breed's vision and dedication in seeing this program through, here we are exactly one year later."

"Shared Spaces is a once-in-a-lifetime opportunity to make San Francisco even more magical and full of wonder," said Sharky Laguana, President of the San Francisco Small Business Commission. "Making this program permanent will help our small businesses recover from the global pandemic, and offers incredible potential for artistic and cultural expression. I am so excited for the future of San Francisco and the vibrant commercial corridors we will all enjoy!"

"The Shared Spaces program, which has allowed more than 1,700 restaurants and bars to seat and serve customers outside in sidewalks, parking lanes, and streets, has been a lifeline for restaurants and bars during the pandemic when indoor dining has been prohibited or greatly reduced, especially for restaurants and bars without previous outdoor seating," said Laurie Thomas, Executive Director, Golden Gate Restaurant Association. "This program also serves

to activate our neighborhoods and bring life back to our city, and will be a strong tourism draw. We strongly support the Mayor's effort to make this program permanent and are so thankful for the Mayor driving this forward."

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Monday, March 15, 2021 9:55:29 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Issa Kawas <info@email.actionnetwork.org>
Reply-To: "issa.s.kawas@gmail.com" <issa.s.kawas@gmail.com>
Date: Saturday, March 13, 2021 at 10:24 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for an exciting newly-proposed project that would bring at least 24 new homes to a currently-vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park), and urge you to support this deserving project.

As you well know, Noe Valley and Diamond Heights have lagged behind other San Francisco neighborhoods in building much-needed new housing to help alleviate our city's housing shortage, displacement, and affordability crises.

In fact, over the past 40 years only two projects with 10 homes or more and zero projects with 20 or more homes have been built in Noe Valley/Diamond Heights. This is unacceptable given the severity of SF's housing shortage and it's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of these residences. They are also only $\frac{3}{4}$ of a mile from the Glen Park BART Station,

an easy walk or bike ride away.

2. Economical land use: A steep, undeveloped hillside will be transformed into at least 24 homes.

3. Affordable housing - Approximately eight or nine homes will be affordable (25 -27% of all homes created) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the undeveloped hillside land is being sold by the Cesar Chavez Foundation - a charitable organization headed by Cesar's son Paul Chavez. The foundation's mission is to carry on Cesar's life's work of uplifting the lives of Latinx and working families. The proceeds from the sale of 1900 Diamond Heights will be used by the Chavez Foundation to build affordable housing and provide vital services to the Latinx community.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

Issa Kawas
issa.s.kawas@gmail.com

San Francisco, California 94114

|

From: [CPC-Commissions Secretary](#)
Cc: [Boudreaux, Marcelle \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for the 450 O'Farrell Essential Housing project
Date: Monday, March 15, 2021 8:58:14 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
[San Francisco Property Information Map](#)

Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: Nicholas Warwick <myvoice@oneclickpolitics.com>
Sent: Monday, March 15, 2021 12:45 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Support for the 450 O'Farrell Essential Housing project

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

Re: Support for the 450 O'Farrell Essential Housing project

Dear Planning Commissioners,

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

The project team has worked hard to redesign this already approved and permitted project to better meet the needs of the Tenderloin neighborhood. The improved project offers the following:

- 302 essential housing apartments, which provide well-designed housing for small families, in place of 176 luxury apartments
- Increasing the number of below market rate (BMR) apartments from 28 to 45 and lowering their qualifying income from 55% AMI to 40% AMI
- Adding roughly 7,000 square feet of community serving retail space
- Providing a new Church facility and Reading Room for Fifth Church of Christ, Scientist to better serve the community

- Directly addressing the middle-income housing demand in the City

We urgently need more developments like this that allow San Francisco's essential workers to live in San Francisco – an income sector that has to date been largely ignored by the market, and also to provide BMR housing for our most economically vulnerable populations.

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

Sincerely,

Nicholas Warwick

nikwarwick@hotmail.com

4159527632 1188 Union St Apt 1 San Francisco, CA 94109 Constituent

Prepared by OneClickPolitics (tm) at <https://avanan.url-protection.com/v1/url?o=www.oneclickpolitics.com&g=YjNmNGVIMTk3MTO0NGMwMO==&h=YWVvKOTY4ZTk4ZTU1NGRhZWU0YjRiMjVhMWM3MTM1NTIwNmNiNTRmZTg5M2YyMWM3MzhhZDI0ZjhmZGU2ZTQ1Yw==&p=YXAzOnNmZHOyOmF2YW5hbGpvOjhmOTliNWU1NWZmNjMyNWUwNTVjMjU5NTU3N2JhMDk5OnYx>. 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

From: [CPC-Commissions Secretary](#)
Cc: [Ajello Hoagland, Linda \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: comments on 403 28th
Date: Monday, March 15, 2021 8:56:36 AM

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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From: Kelly Clarke <kclarke12@gmail.com>
Sent: Saturday, March 13, 2021 8:09 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: comments on 403 28th

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

To whom it may concern,

We are the residents of 1502 Noe Street. The back of our house sits directly next to the construction site of 403 28th street.

During the initial demolition of their project- a ton of debris from the demolition fell from the project into our backyard multiple times. At night the winds would also knock wood and nails into our backyard. I found this to be a safety issue because I have two young children and a small dog and I did not feel safe using my own backyard at any point during their construction process. The project had no way or plans to secure the construction debris from falling into our yard. This is an even bigger issue because of COVID- we really need to be able to use our backyard.

I would like to request that this project come up with some way to secure our backyard from their falling construction debris during their construction process.

With all of us at home now due to COVID the constant construction sound also really affects our quality of life.

Please feel free to contact me with any questions.

Best,
Kelly Clarke

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#); [Son, Chanbory \(CPC\)](#)
Subject: FW: March 18th Planning Commission Mtg. Item No. 12 Comments (W/ Attachments this time)
Date: Monday, March 15, 2021 8:52:32 AM
Attachments: [Comments on 403 28th TTD CUA.pdf](#)

Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
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-----Original Message-----

From: Thomas Schuttish <schuttishtr@sbcglobal.net>
Sent: Saturday, March 13, 2021 1:26 PM
To: Ajello Hoagland, Linda (CPC) <linda.ajellohoagland@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Kathrin Moore <mooreurban@aol.com>; Chan, Deland (CPC) <deland.chan@sfgov.org>; Diamond, Susan (CPC) <sue.diamond@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; Imperial, Theresa (CPC) <theresa.imperial@sfgov.org>; Tanner, Rachael (CPC) <rachael.tanner@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: Hillis, Rich (CPC) <rich.hillis@sfgov.org>; Watty, Elizabeth (CPC) <elizabeth.watty@sfgov.org>; Teague, Corey (CPC) <corey.teague@sfgov.org>; Tam, Tina (CPC) <tina.tam@sfgov.org>; Berger, Chaska (CPC) <chaska.berger@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Subject: March 18th Planning Commission Mtg. Item No. 12 Comments (W/ Attachments this time)

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

Sorry for the earlier email without the pdf....it didn't go with the attachments. I think it was too large.
Here now are my comments for this item on Thursday's agenda.
Thank you and take good care.
Sincerely,
Georgia Schuttish

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#); [Son, Chanbory \(CPC\)](#)
Subject: FW: March 18th Agenda Item No. 12
Date: Monday, March 15, 2021 8:52:06 AM

Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
San Francisco Property Information Map

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-----Original Message-----

From: Thomas Schuttish <schuttishtr@sbcglobal.net>
Sent: Saturday, March 13, 2021 12:46 PM
To: Ajello Hoagland, Linda (CPC) <linda.ajellohoagland@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Kathrin Moore <mooreurban@aol.com>; Chan, Deland (CPC) <deland.chan@sfgov.org>; Diamond, Susan (CPC) <sue.diamond@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; Imperial, Theresa (CPC) <theresa.imperial@sfgov.org>; Tanner, Rachael (CPC) <rachael.tanner@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: Hillis, Rich (CPC) <rich.hillis@sfgov.org>; Watty, Elizabeth (CPC) <elizabeth.watty@sfgov.org>; Teague, Corey (CPC) <corey.teague@sfgov.org>; Tam, Tina (CPC) <tina.tam@sfgov.org>; Berger, Chaska (CPC) <chaska.berger@sfgov.org>
Subject: March 18th Agenda Item No. 12

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

Good afternoon. Here are my comments to the Commission for this item.
Thanks and take good care.
Georgia Schuttish

From: [Feliciano, Josephine \(CPC\)](#)
Cc: [CTYPLN - COMMISSION SECRETARY](#); [CTYPLN - SENIOR MANAGERS](#); [STACY, KATE \(CAT\)](#); [JENSEN, KRISTEN \(CAT\)](#); [YANG, AUSTIN \(CAT\)](#)
Subject: CPC Calendars for March 18, 2021
Date: Friday, March 12, 2021 5:20:37 PM
Attachments: [20210318_cal.docx](#)
[20210318_cal.pdf](#)
[CPC Hearing Results 2021.docx](#)

Commissioners,

Attached are your Calendars for March 18, 2021.

Best,

Josephine O. Feliciano
Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7343 | www.sfplanning.org
[San Francisco Property Information Map](#)

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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:28:28 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Stephen Huenneke <info@email.actionnetwork.org>
Reply-To: "stephen.huenneke@gmail.com" <stephen.huenneke@gmail.com>
Date: Friday, March 12, 2021 at 10:28 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

I'm writing to express my strong support for an exciting newly-proposed project that would bring at least 24 new homes to a currently-vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park), and urge you to support this deserving project.

As you well know, Noe Valley and Diamond Heights have lagged behind other San Francisco neighborhoods in building much-needed new housing to help alleviate our city's housing shortage, displacement, and affordability crises.

In fact, over the past 40 years only two projects with 10 homes or more and zero projects with 20 or more homes have been built in Noe Valley/Diamond Heights. This is unacceptable given the severity of SF's housing shortage and it's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of these residences. They are also only $\frac{3}{4}$ of a mile from the Glen Park BART Station,

an easy walk or bike ride away.

2. Economical land use: A steep, undeveloped hillside will be transformed into at least 24 homes.

3. Affordable housing - Approximately eight or nine homes will be affordable (25 -27% of all homes created) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the undeveloped hillside land is being sold by the Cesar Chavez Foundation - a charitable organization headed by Cesar's son Paul Chavez. The foundation's mission is to carry on Cesar's life's work of uplifting the lives of Latinx and working families. The proceeds from the sale of 1900 Diamond Heights will be used by the Chavez Foundation to build affordable housing and provide vital services to the Latinx community.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

Stephen Huenneke
stephen.huenneke@gmail.com

San Francisco, California 94131

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:14:48 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Deborah Schneider <info@email.actionnetwork.org>
Reply-To: "deborah.schneider@gmail.com" <deborah.schneider@gmail.com>
Date: Thursday, March 11, 2021 at 1:06 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonas Ionin,

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For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

Deborah Schneider
deborah.schneider@gmail.com

, California

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES GROUNDBREAKING OF CRITICAL INFRASTRUCTURE AT POTRERO HOPE SF AFFORDABLE HOUSING
Date: Friday, March 12, 2021 10:14:23 AM
Attachments: [03.11.21 Potrero HOPE SF Moves Forward.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Thursday, March 11, 2021 at 1:12 PM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES GROUNDBREAKING OF CRITICAL INFRASTRUCTURE AT POTRERO HOPE SF AFFORDABLE HOUSING

FOR IMMEDIATE RELEASE:
Thursday, March 11, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES GROUNDBREAKING
OF CRITICAL INFRASTRUCTURE AT POTRERO HOPE SF
AFFORDABLE HOUSING**

New streets and utilities will enable nearly 1,700 new or rebuilt homes on Potrero Hill

San Francisco, CA — Mayor London N. Breed today announced the City has made major progress on the effort to revitalize Potrero HOPE SF, a community development effort to create and rebuild nearly 1,700 units of housing in San Francisco. This week, construction began on the first extensive infrastructure improvements as part of Phase 2 of the overall Potrero HOPE SF development.

Phase 2 of the Potrero HOPE SF development is comprised of 3.96 acres of land at the southern end of the Potrero Terrace and Annex Public Housing site. Construction of infrastructure improvements at the site is critical to supporting development of two new residential buildings, meeting the goals of the Potrero Hill Master Plan and transforming Potrero into a vibrant, unified, mixed-income development. BRIDGE Housing is the project sponsor for Potrero HOPE SF.

“We are making good progress on the housing at Potrero HOPE SF, and this phase of construction brings us one step closer to fulfilling our promise to the residents and transforming this community so that all of them have the homes and the community they

deserve,” said Mayor Breed. “Creating high-quality, affordable housing for long-time San Francisco residents is crucial for making sure that our recovery from COVID-19 is equitable. Moving forward with this project also supports our city’s economic recovery by providing good construction jobs in our city, and I want to thank everyone who has continued to work throughout the pandemic to get us to this point.”

The Potrero Hill Master Plan, as approved by the City and the San Francisco Housing Authority (SFHA) in 2017, is a comprehensive effort to rebuild 619 units of distressed public housing and create an additional 155 affordable homes and approximately 800 market rate units with a range of affordability, as well as community facilities, retail, open space, and neighborhood services. Once the final of five construction and development phases is completed in 2035, nearly 1,700 units will be built at the Potrero HOPE SF site.

“We are continuing to work towards keeping our promises to our public housing residents and our communities in District 10. Brand new homes for people who live here and have been a part of these neighborhoods since day one,” said President Shamann Walton. “We will not stop focusing on eliminating dilapidated housing and ensuring that our residents have quality housing so their families can thrive.”

San Francisco’s HOPE SF initiative is the nation’s first large-scale community development and reparations initiative aimed at creating vibrant, inclusive, mixed-income communities without mass displacement of the original residents. Two of the four sites, Alice Griffith and Hunters View, have largely completed their public housing transformation, with Hunters View expected to start its final major infrastructure phase later this year. The other two sites, Potrero Hill and Sunnyside, are in the midst of a multi-year, multi-phase transformation process. The four primary goals of HOPE SF are to build racially and economically inclusive neighborhoods, recognize the power of residents to lead their communities, increase economic and educational advancement, and create healthy communities. All HOPE SF projects are guided by these goals that place residents first and require persistent community engagement, empowerment, and organization.

“I’m very pleased with my situation and how it’s turned out, but just looking out my window, I can see that there’s work left to be done,” said Micah Conway, a Potrero resident at 1101 Connecticut. “We residents have a lot of hope and resiliency, and we’re looking forward to the day when it will all be completed.”

“This milestone signals that even in the face of an unprecedented pandemic and a fragile recovery, our partnership with legacy families of color in Potrero Hill will not be moved from its unwavering commitment to repair the systematic harm done, and to ensure just reinvestment in the neighborhoods and families so long left out of our City’s promises,” said Theo Miller, HOPE SF Director.

The City’s investment of \$29 million in the Phase 2 infrastructure improvements will benefit future residents of the site by increasing vital connections to the rest of the City, but also residents of the surrounding neighborhood. The scope of the infrastructure work, which is bounded by 25th, 26th, Wisconsin and Connecticut Streets and will be completed in the spring of 2022, includes excavating existing utilities and replacing them with new water, combined sewer, electric, cable and phone utilities. New fiberoptic utilities are also being installed as part of the City’s Fiber to Housing initiative that will bring free internet access to future Potrero affordable housing residents in an effort to bridge the digital divide. A number of

major street improvements are part of the infrastructure plan as well, including an Arkansas Street extension, regrading slopes, and preparing for a realigned street grid. There will also be numerous other streetscape upgrades that improve safety and quality of experience.

The effort to secure the procedural approvals required for the Phase 2 infrastructure to start construction was led by the Mayor's Office of Housing and Community Development (MOHCD) and the Office of Economic and Workforce Development, in collaboration with the SFHA, San Francisco Public Works, the San Francisco Public Utilities Commission, the San Francisco Fire Department, and the San Francisco Municipal Transportation Agency. This multi-agency partnership is crucial for delivering high-quality affordable housing in the HOPE SF program developments and speeding up the relocation of residents into new replacement housing that has been desperately needed for decades.

"Infrastructure is the critical component to realize affordable housing and community development goals of this project," said MOHCD Director Eric Shaw. "The streamlined process to get the necessary city review and approvals will serve as a model as MOHCD continues to work to accelerate the production of affordable housing in San Francisco."

The first part of the Potrero Hill Master Plan—Phase I infrastructure and the construction of a 72-unit affordable housing development known as 1101 Connecticut—was completed in June 2019. Approximately 77 Potrero Terrace and Annex households living in eight buildings within the Phase 2 footprint were relocated to 53 new units at 1101 Connecticut and 24 renovated units on the existing Potrero public housing site. The abatement and demolition of the existing eight buildings within the footprint of Phase 2 was completed in June 2020 and the area is currently vacant.

"This next phase will provide 157 housing units, including 118 one-for-one replacement units for our residents," said Tonia Lediju, Acting Executive Director, San Francisco Housing Authority. "This fulfills the HOPE SF promise that residents will not be displaced, thereby preserving our Potrero community. The Phase II development creates an opportunity for public housing residents to obtain employment in the construction trade through BRIDGE."

BRIDGE Housing began construction on the infrastructure improvements this week, setting the stage for housing construction to start on the two buildings in Phase 2. Construction of the next affordable housing development, a 157-unit building known as Block B, is contingent on the project receiving critical tax-exempt bond funding from the State of California. The market rate development, known as Block A, will include between 150 and 200 units and could start construction as early as next year.

"While infrastructure sometimes goes unheralded, these improvements are essential," said Marie Debor, Vice President and Director of Potrero for BRIDGE. "We're proud to have worked with the community and partners to reach this major milestone, and we look forward to delivering a range of housing, amenities and open space that will lift up the entire neighborhood."

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:05:48 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "charles.knuth@gmail.com" <info@email.actionnetwork.org>
Reply-To: "charles.knuth@gmail.com" <charles.knuth@gmail.com>
Date: Thursday, March 11, 2021 at 7:23 PM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I'm writing to express my strong support for an exciting newly-proposed project that would bring at least 24 new homes to a currently-vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park), and urge you to support this deserving project.

As you well know, Noe Valley and Diamond Heights have lagged behind other San Francisco neighborhoods in building much-needed new housing to help alleviate our city's housing shortage, displacement, and affordability crises.

In fact, over the past 40 years only two projects with 10 homes or more and zero projects with 20 or more homes have been built in Noe Valley/Diamond Heights. This is unacceptable given the severity of SF's housing shortage and it's long past time for District 8 neighborhoods to add their fair share of new homes.

Moreover, these proposed new homes at 1900 Diamond Street are exceedingly thoughtful, well-designed, and well-located. Their many highlights include:

1. Close proximity to public transit: Two major SFMTA bus lines, 35 and 52, stop directly in front of these residences. They are also only $\frac{3}{4}$ of a mile from the Glen Park BART Station,

an easy walk or bike ride away.

2. Economical land use: A steep, undeveloped hillside will be transformed into at least 24 homes.

3. Affordable housing - Approximately eight or nine homes will be affordable (25 -27% of all homes created) with the \$2.4M in affordable housing fees being paid to the Mayor's Office of Housing.

Moreover, the undeveloped hillside land is being sold by the Cesar Chavez Foundation - a charitable organization headed by Cesar's son Paul Chavez. The foundation's mission is to carry on Cesar's life's work of uplifting the lives of Latinx and working families. The proceeds from the sale of 1900 Diamond Heights will be used by the Chavez Foundation to build affordable housing and provide vital services to the Latinx community.

4. Family housing: These homes are designed for families. All townhomes have three bedrooms, and the home layouts were informed by Emeryville's family housing design guidelines.

5. Neighborhood cohesiveness - These homes have been thoughtfully designed to blend in with Diamond Height's mid-century aesthetic through stacked townhomes.

6. Open space - The area surrounding these homes is one of the most park-rich in all of SF, with five parks, playgrounds, and open spaces located within blocks.

For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

charles.knuth@gmail.com

,

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Please Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:03:25 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Matthew Soisson <info@email.actionnetwork.org>
Reply-To: "matthewrsoisson@gmail.com" <matthewrsoisson@gmail.com>
Date: Friday, March 12, 2021 at 9:25 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Please Support new homes at 1900 Diamond Street

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

Jonas Ionin,

I am a District 8 resident living at 4150 17th Street.

I'm writing to express my strong support for an exciting newly-proposed project that would bring at least 24 new homes to a currently-vacant lot located at 1900 Diamond Street (at the intersection of Noe Valley, Diamond Heights and Glen Park), and urge you to support this deserving project.

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For all these and many other reasons, I urge you to support these new homes and help District 8 become a place where more residents can call home.

Matthew Soisson
matthewrsoisson@gmail.com

San Francisco, California 94114

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:03:12 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jonathan Tyburski <info@email.actionnetwork.org>
Reply-To: "jtyburski@gmail.com" <jtyburski@gmail.com>
Date: Friday, March 12, 2021 at 9:36 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Jonathan Tyburski
jtyburski@gmail.com
1849 Page St
San Francisco, California 94117

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:02:59 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Kate McGee <info@email.actionnetwork.org>
Reply-To: "kate.urbus@gmail.com" <kate.urbus@gmail.com>
Date: Friday, March 12, 2021 at 9:41 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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Kate McGee
kate.urbus@gmail.com

San Francisco, California 94133

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 10:02:41 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jeffrey Hoover <info@email.actionnetwork.org>
Reply-To: "jeff.hoov17@gmail.com" <jeff.hoov17@gmail.com>
Date: Friday, March 12, 2021 at 9:45 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

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While I'm a D7 resident, decisions don't stop at any district's edge. As you well know, Noe Valley and Diamond Heights have lagged behind other San Francisco neighborhoods in building much-needed new housing to help alleviate our city's housing shortage, displacement, and affordability crises.

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For all these and many other reasons, I urge you to support these new homes and help this neighborhood juncture become a place where more residents can call home.

Thank you and best regards,

Jeff Hoover
jeff.hoov17@gmail.com

Jeffrey Hoover
jeff.hoov17@gmail.com

San Francisco, California 94112

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Pantoja, Gabriela \(CPC\)](#)
Subject: FW: Support new homes at 1900 Diamond Street
Date: Friday, March 12, 2021 9:56:03 AM

Jonas P Ionin
Director of Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: Jeremy Bamberger <info@email.actionnetwork.org>
Reply-To: "jermberg@gmail.com" <jermberg@gmail.com>
Date: Friday, March 12, 2021 at 9:48 AM
To: "Ionin, Jonas (CPC)" <jonas.ionin@sfgov.org>
Subject: Support new homes at 1900 Diamond Street

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

Jonas Ionin,

This is an obvious yes. It's past time that the arguments are honest and we all do the right thing for the most amount of people.

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Jeremy Bamberger
jermberg@gmail.com

San Francisco, California 94103

|

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** SAN FRANCISCO TO EXPAND COVID-19 VACCINATIONS TO PEOPLE WITH DISABILITIES AND SEVERE UNDERLYING CONDITIONS AND THOSE IN HIGH-RISK CONGREGATE SETTINGS ON MARCH 15
Date: Friday, March 12, 2021 9:54:39 AM
Attachments: [03.12.21 COVID-19 Vaccine Eligibility March 15.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7589 | www.sfplanning.org
[San Francisco Property Information Map](#)

From: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Date: Friday, March 12, 2021 at 9:48 AM
To: "Press Office, Mayor (MYR)" <mayorspressooffice@sfgov.org>
Subject: *** PRESS RELEASE *** SAN FRANCISCO TO EXPAND COVID-19 VACCINATIONS TO PEOPLE WITH DISABILITIES AND SEVERE UNDERLYING CONDITIONS AND THOSE IN HIGH-RISK CONGREGATE SETTINGS ON MARCH 15

FOR IMMEDIATE RELEASE:
Friday, March 12, 2021
Contact: San Francisco Joint Information Center, dempres@sfgov.org

***** PRESS RELEASE *****

**SAN FRANCISCO TO EXPAND COVID-19 VACCINATIONS
TO PEOPLE WITH DISABILITIES AND SEVERE
UNDERLYING CONDITIONS AND THOSE IN HIGH-RISK
CONGREGATE SETTINGS ON MARCH 15**

This expansion of eligibility in accordance with the State's prioritization plan comes as 27% of San Franciscans have received at least one dose of vaccine—a number that exceeds the state and federal percentages—demonstrating that, despite supply constraints, the City is reaching eligible populations

San Francisco, CA — Starting on Monday, March 15, 2021, in accordance with the State's prioritization plan, San Francisco will begin vaccinating people ages 16-64 with disabilities or with qualifying health conditions considered to put them at high risk for contracting or dying from COVID-19. Additionally, under the State guidance, the City will vaccinate individuals who live or work in a high-risk congregate care facility including correctional facilities, homeless shelters, and other congregate residential care and treatment facilities. This will include all people experiencing homelessness, who could transition into congregate settings at a short notice.

Despite this expanded eligibility, vaccine doses remain in short supply, and healthcare providers have been advised to prioritize second doses in the coming weeks. As such,

appointments for first vaccine doses are limited, and people who are eligible may not be able to get appointments right away.

“Getting vaccinations to people with disabilities and who have severe underlying conditions, and people who are in congregate settings, is an important part of our efforts to save lives and protect our most vulnerable residents,” said Mayor Breed. “Next week, we’ll be moving forward with expanding vaccine access in San Francisco and we’ll continue working with accessibility advocates and community members to make sure we are doing our best to reach everyone who is eligible. Although supply is still not at the level we need it to be, we’re continuing to make good progress and we’ll keep doing our best to get vaccines to people as quickly and conveniently as we can.”

Recognizing that defining eligibility based on specific qualifying health conditions may exclude individuals who are not currently receiving medical care or may create burdensome documentation requirements that would impact under-resourced clinics and communities, San Francisco is adopting eligibility criteria that expand on the California Department of Public Health’s listed conditions and ensure low-barrier access to vaccines. Whereas the State more narrowly defines qualifying conditions, San Francisco will broaden the categories for cancer, chronic kidney disease, chronic pulmonary disease, obesity, and diabetes. Additionally, San Francisco will augment the conditions under the immunocompromised category, so that people living with HIV are included. Other eligible underlying health conditions include Down syndrome, pregnancy, and sickle cell disease.

Roughly 10% of San Francisco’s population identifies as Deaf or disabled, and in order to better serve this diverse population, the City will expand the State’s category for disabilities to include developmental, medical, physical, sensory, or behavioral health disabilities, including severe mental health and/or substance use disorders. To ensure low-barrier access to vaccines, San Francisco will not require vaccination sites that do not have access to patients’ medical records to require proof of diagnosis and/or disability. Instead, patients may be asked to provide a self-attestation of their qualifying condition.

“This is a great step in protecting members of our community who are at higher risk of contracting or dying from COVID-19,” said Dr. Grant Colfax, Director of Health. “Many of those with underlying health conditions and disabilities or who are in congregate living settings have had to endure greater isolation this past year for fear of becoming gravely ill from COVID-19 and vaccinating this population is a critical step in protecting our city. With our robust ecosystem of high-volume sites, neighborhood sites, pharmacies, and mobile vaccination teams, we can ensure that there is an accessible option for every person eligible to receive the vaccine. And with the addition of the Johnson & Johnson vaccine to the City’s supply, people can get protection from severe illness and death from COVID-19 after just one dose and without needing to worry about the logistics of making and keeping a second-dose appointment.”

Congregate settings such as jails, homeless shelters, and behavioral health facilities, which house large concentrations of individuals with chronic health conditions, are considered high-risk for COVID-19 outbreaks. In anticipation of the State’s authorization to proceed with vaccinating people living in congregate settings and who are not able to easily access vaccination sites, the COVID Command Center and Department of Public Health coordinated a series of mobile vaccination pilot programs to test strategies for reaching this population, as well as to begin vaccinating these communities. These pilots will help the City scale up its

efforts to reach eligible people when increased vaccine supply allows. The Department of Public Health will also work closely with organizations serving people experiencing homelessness and with disabilities to reach these communities.

People eligible to receive the vaccine on March 15 have multiple options for accessing the vaccine. They can ask their normal healthcare provider or book an appointment at one of the City's public sites listed at [SF.gov/getvaccinated](https://sf.gov/getvaccinated). Most walk-thru sites have drop-off zones and have wheelchair accommodations available onsite. Our City-operated high volume sites (Moscone Center, SF Market, City College) have video remote ASL interpreting capacity as well. Individuals are encouraged to visit [SF.gov/getvaccinated](https://sf.gov/getvaccinated) prior to their appointment for the most current accessibility and transportation information.

Muni and Paratransit are free for anyone traveling to and from COVID-19 vaccine appointments. The San Francisco Municipal Transportation Agency is also providing additional access to taxi service for those using the Essential Trip Card. Information can be found at sfmta.com/COVID and sfmta.com/Paratransit. In order to assist individuals with accessing appointments, the City has set up a call center to help people who are 65 and older and those with disabilities who are unable to easily access the internet or schedule an appointment through their provider. Individuals may call to learn about vaccine options and receive assistance in booking an appointment to some locations. The number is (628) 652-2700.

"I am proud to be working in partnership with my Covid Command Center colleagues as we strive for the most barrier-free and accessible vaccination process possible," said Nicole Bohn, Director of the Mayor's Office on Disability. "We will continue working together until all San Franciscans with disabilities have had the opportunity to receive the vaccine, and can feel safe participating in our community again."

In addition to expanding vaccine eligibility to people with disabilities and severe underlying conditions, San Francisco healthcare providers and the Department of Public Health continue to vaccinate people in Phase 1B, people 65 and older, and healthcare workers. To date, San Francisco has made the vaccine available to all healthcare workers in Phase 1A and 70% percent of San Franciscans 65 and older have received at least one dose of the vaccine.

In partnership with the healthcare providers in San Francisco, which are receiving the majority of the vaccine doses from the State, the City is facilitating the quick and efficient delivery of vaccines through high-volume vaccine sites, neighborhood vaccine access sites, community clinics, pharmacy partnerships, and mobile vaccination teams. This week, the high-volume site at Moscone Center reached a milestone of 100,000 doses administered. This network of COVID-19 vaccination sites in San Francisco provides the capacity to vaccinate at least 10,000 people per day, pending supply.

"In our planning for San Francisco's vaccination sites, accessibility is a top priority. In addition to ensuring a concentration of locations within our most heavily impacted communities, we are also working to make sure sites are accessible to people with disabilities or mobility challenges. Designated pickup and drop off zones, accessible vaccination bays, sign language and interpretation capability, and clinical staff that assess a patient's needs as they arrive are part of our plan to meet the needs of our diverse communities," said Mary Ellen Carroll, Executive Director, San Francisco Department of Emergency Management. "As we build on our experience in serving people with disabilities during the initial phases of vaccine

roll out, the City will make this life saving measure more accessible to San Franciscans.”

The insufficient and inconsistent supply of COVID-19 vaccine continues to be the biggest barrier for vaccinating people quickly in San Francisco. The increase in second-dose appointments puts additional strain on San Francisco’s COVID-19 vaccination network. As more people become eligible for their second doses of the COVID-19 vaccine and supply does not increase significantly, healthcare providers are unable to offer as many first-dose appointments.

Over the last week, an average of more than 5,000 vaccine doses a day has been administered in San Francisco. Although this rate of vaccinations is lower than what San Francisco is capable of, healthcare providers and DPH are still making good progress, with 27% of San Franciscans 16 and older having received their first dose, and are ready to ramp up vaccinations as supply increases and becomes more predictable.

San Francisco also remains committed to an equitable vaccination strategy, with a specific focus on reaching populations that have been disproportionately impacted by COVID-19. To that end, the San Francisco Department of Public Health has been focused on reaching communities that have been hard-hit by the pandemic, including the Latino community and neighborhoods in the Southeast of the city. San Francisco has located high-volume sites and neighborhood vaccine access sites in areas that have carried the burden of the virus, and is implementing other strategies to reach the most vulnerable populations where they are, including mobile vaccination teams.

The vaccine dashboard shows DPH-controlled vaccine distribution, including by age and race/ethnicity and by neighborhood. The dashboard shows that DPH’s focus on racial equity in vaccine distribution has been successful. A higher proportion of the DPH-administered vaccinations have gone to people of color than the total citywide vaccinations. For example, the Latino population represents 14% of the City’s overall population and has received more than 20% of DPH’s vaccinations compared with 10% citywide. The dashboard also shows that the top three neighborhoods receiving the largest amount of DPH-controlled vaccines are the Bayview, Mission and Excelsior.

Anyone who works or lives in San Francisco can sign up for a notification when they are eligible for vaccination at [SF.gov/vaccinenotify](https://sf.gov/vaccinenotify). The City will continue to provide regular updates to the public about the vaccine in San Francisco at: [SF.gov/covidvaccine](https://sf.gov/covidvaccine).

###

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#); [Son, Chanbory \(CPC\)](#)
Subject: FW: General Public Comments for the Record March 11, 2021
Date: Thursday, March 11, 2021 5:55:51 PM
Attachments: [Testimony General Public Comment 3112021.pdf](#)

Commission Affairs

San Francisco Planning
49 South Van Ness Avenue, Suite 1400, San Francisco, CA 94103
Direct: 628.652.7600 | www.sfplanning.org
[San Francisco Property Information Map](#)

Due to COVID-19, San Francisco Planning is operating remotely, and the City's Permit Center is open on a limited basis. Our staff are [available by e-mail](#), and the Planning and Historic Preservation Commissions are convening remotely. The public is [encouraged to participate](#). Find more information on our services [here](#).

From: Thomas Schuttish <schuttishtr@sbcglobal.net>
Sent: Thursday, March 11, 2021 1:51 PM
To: Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Kathrin Moore <mooreurban@aol.com>; Chan, Deland (CPC) <deland.chan@sfgov.org>; Diamond, Susan (CPC) <sue.diamond@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; Imperial, Theresa (CPC) <theresa.imperial@sfgov.org>; Tanner, Rachael (CPC) <rachael.tanner@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: Hillis, Rich (CPC) <rich.hillis@sfgov.org>; Watty, Elizabeth (CPC) <elizabeth.watty@sfgov.org>; Merlone, Audrey (CPC) <audrey.merlone@sfgov.org>; Sanchez, Scott (CPC) <scott.sanchez@sfgov.org>; Teague, Corey (CPC) <corey.teague@sfgov.org>; Winslow, David (CPC) <david.winslow@sfgov.org>; Starr, Aaron (CPC) <aaron.starr@sfgov.org>
Subject: General Public Comments for the Record March 11, 2021

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Dear Commissioners,

If we had been all together in the Room 400, I would have submitted my written comments to you for the Record.

What I wanted to say at the end, before I ran out of time today, is the next to last paragraph of the pdf attached. But I will also put it here:

Adjusting the Demo Calcs...once or even better still twice...could allow for true Alterations, that could efficiently expand and even efficiently densify our sound, existing housing within the current Planning Code.

I think this gets to the heart of the matter with why the Demo Calcs need to be adjusted.
Thanks and take good care and be well and safe.

Sincerely,
Georgia Schuttish