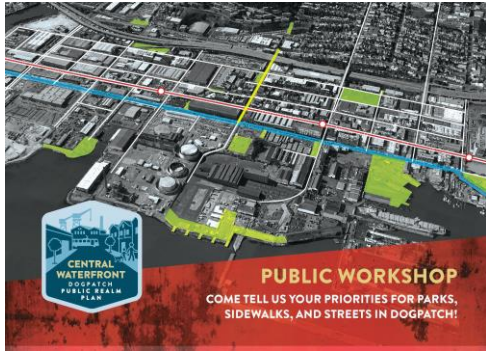




DIRECTOR'S REPORT

March 2/3, 2016

UPCOMING EVENTS:



Central Waterfront – Dogpatch Public Realm Plan Workshop

Date and Time: Wednesday, March 9, 2016 from 6:00 – 8:00 p.m.

Location: Smokestack Brewery, 2025 3rd Street

Accessibility: Smokestack Brewery is ADA accessible. For additional ADA requests, please contact candace.soofoo@sfgov.org at least 72 hours in advance of the event.

Register: Register for the event at <https://cwd-prp-1.eventbrite.com>

The Central Waterfront of San Francisco continues to grow, accommodating both new housing and neighborhood commercial services, while maintaining many historic industrial marine functions. As more development is realized in the neighborhood, the streets, sidewalks, and open spaces of the Central

Waterfront should receive appropriate improvements that better serve residents and employees.

The Central Waterfront / Dogpatch Public Realm Plan will set the framework for public space improvements in the neighborhood, guiding the investment of impact fees and other sources in the streetscapes and parks which tie the area together.

Come tell us what your priorities are for parks, streets, and sidewalks in Dogpatch! Your input at this meeting will help us decide which projects to design at future public meetings. This event is free and open to the public and registration is not mandatory.

For more information, go to <http://sf-planning.org/CentralWaterfrontPRP>.

RESIDENTIAL PIPELINE:

Entitled Housing Units 2015 Q3

State law requires each city and county to adopt a Housing Element as a part of its general plan. The State Department of Housing and Community Development (HCD) determines a Regional Housing Need (RHNA) that the Housing Element must address. The need is the minimum number of housing units that a region must plan for in each RHNA period.

This table represents completed units and development projects in the current residential pipeline to the second quarter of 2015 (Q3). The total number of entitled units is tracked by the San Francisco Planning Department and is updated quarterly in coordination with the *Quarterly Pipeline Report*. Subsidized housing units – including moderate and low income units – as well as inclusionary units are tracked by the Mayor’s Office of Housing; these are also updated quarterly.

2015 Q3	RHNA Production Goals 2015 - 2022	Units Built to 2015 Q3	Entitled by Planning in 2015 Q3 Pipeline*	Percent of RHNA Goals Built and Entitled by Planning
Total Units	28,869	1,685	15,171	58.4%
Above Moderate (> 120% AMI)	12,536	1,383	13,179	116.2%
Moderate Income (80 - 120% AMI)	5,460	110	647	13.9%
Low Income (< 80% AMI)	10,873	192	1,345	14.1%

* Phase I of Hunter’s Point (about 444 units) is under construction and is included in this table. These totals do not include a total of 22,830 net new units from three major entitled projects: Treasure Island, ParkMerced and the remaining phases of Hunters’ Point.