

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED AND SUPERVISOR GORDON MAR LAUNCH NEW GRANT TO SUPPORT STOREFRONTS IMPACTED BY VANDALISM
Date: Wednesday, September 15, 2021 11:35:35 AM
Attachments: [09.15.2021 Storefront Vandalism Relief Grant.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, September 15, 2021 at 11:32 AM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED AND SUPERVISOR GORDON MAR LAUNCH NEW GRANT TO SUPPORT STOREFRONTS IMPACTED BY VANDALISM

FOR IMMEDIATE RELEASE:
Wednesday, September 15, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

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

**MAYOR LONDON BREED AND SUPERVISOR GORDON MAR
LAUNCH NEW GRANT TO SUPPORT STOREFRONTS
IMPACTED BY VANDALISM**

Applications launched today will provide up to \$2,000 in financial relief to repair storefront vandalism at neighborhood businesses

San Francisco, CA — Mayor London N. Breed and Supervisor Gordon Mar announced today the launch of the Storefront Vandalism Relief Grant program, which provides up to \$2,000 in financial relief to restore and repair damages from vandalism at neighborhood storefronts. The program launches during a time when many small businesses are recovering from the impacts of the COVID-19 pandemic.

“Opening and operating a successful small business in San Francisco was becoming increasingly difficult, and the pandemic has made it that much harder,” said Mayor Breed. “It has never been more critical for us to provide support to our small businesses in every way that we can, which not only means making it easier to open and operate a small business, but also providing relief when they face challenges. With the launch of the Storefront Vandalism Relief Grant, we are letting our small business community know that we have their back and will fight to ensure that they can continue operating for years to come.”

The Storefront Vandalism Relief Grant provides financial relief to restore small businesses

impacted by deliberate actions that result in the destruction or damages of storefronts. This program will offer either \$1,000 or \$2,000, depending on the total cost incurred to repair physical damages. The \$1 million program is designed to serve more than 500 small businesses with gross revenue of less than \$8 million that can provide proof of damages from vandalism incurred since July 1, 2020.

“During the pandemic, we’ve seen a surge in burglaries and vandalism in every neighborhood targeting small businesses already struggling with unprecedented economic challenges. As we work to prevent these crimes and strengthen safety on our commercial corridors, we must also respond immediately to provide relief to mom and pop businesses with direct and tangible support as they recover from these incidents,” said Supervisor Gordon Mar. “Following requests from businesses in the Sunset, I worked with Mayor Breed and the Office of Economic and Workforce Development to create the Storefront Vandalism Relief Grant and secured an initial \$1 million funding allocation. The fund will provide financial relief to small businesses in the aftermath of a crime to restore the harm done, including direct costs of property damage or getting a replacement lock or new security measures.”

The fund will directly support small businesses with financial relief in the aftermath of a crime to restore the harm done. The fund will also allow small businesses to make improvements that enhance security and prevent crime. This includes replacement locks, a new security gate, fixing an alarm system, adding new lighting, replacing windows, etchings on windows, and many others. Improvements are available on a first-come-first-serve basis, based on fund availability.

The Storefront Vandalism Relief Grant is one tool in preventing crime and improving safety in neighborhood commercial corridors. The Office of Economic and Workforce Development (OEWD) also funds programs to help small businesses and neighborhood organizations improve safety through ambassadors and activations to increase foot traffic and community patrols. The fund is not meant to replace the loss of stolen goods and does not include damage to shared spaces.

“As we reopen and rebuild, many of our small businesses continue to struggle to make ends meet. These challenges can feel almost insurmountable when small businesses also become victims of vandalism” said Kate Sofis, Director of the Office of Economic and Workforce Development. “San Francisco’s Storefront Vandalism Relief Grant will help alleviate the financial hardship caused by deliberate acts of damage to property. It is one of many tools the City has to support our business community and the vibrancy of our neighborhoods as we work together towards economic recovery.”

“On February 26 at 4am, a burglar managed to break into my small business without activating the alarm. An hour later an opportunistic looter came into my store and stole additional merchandise. Small businesses are already hurting hard from the pandemic and these crimes are a gut punch to small businesses,” said Michael Hsu, owner of Footprint on Taraval. “Since hearing about the Storefront Vandalism Relief Grant, I’ve put in my application to get up to \$2,000 to help provide some relief to my business. We need more programs like this to support small businesses in our neighborhood that are struggling from being victims of burglary and vandalism. I’m thankful for our city leaders for initiating this program. Together with the community and leaders, we will get through these tough times.”

“Since the pandemic, I have heard so many stories from small businesses that have been

burglarized or vandalized. As a small business owner, myself, I feel and understand their pain and loss,” said Albert Chow, President of People of the Parkside Sunset, a Taraval merchants and residents association. “The Storefront Vandalism Relief Grant is a safety net that is critical to ensuring that our small business owners are able to recover.”

Since the beginning of the pandemic, San Francisco has provided immediate and ongoing support for small businesses, including making available more than \$52.8 million in grants and loans to support more than 3,000 small businesses, in addition to tens of millions of dollars in fee and tax deferrals, and assistance applying for state and federal funding. This includes legislation introduced and signed by Mayor Breed to waive \$5 million in fees and taxes for entertainment and nightlife venues and small restaurants.

To apply, eligible businesses are asked to provide receipts, photos of damages and furnish a report from the San Francisco Police Department or from 311 in the case of graffiti. Applications can be found by visiting oewd.org/VandalismRelief.

###

From: [Matsuda, Diane \(CPC\)](#)
To: [Ionin, Jonas \(CPC\)](#); [Greving, Justin \(CPC\)](#)
Cc: [CTYPLN - COMMISSION SECRETARY](#); [Hillis, Rich \(CPC\)](#); [WONG, VICTORIA \(CAT\)](#); [RUIZ-ESQUIDE, ANDREA \(CAT\)](#)
Subject: Re: HPC Calendars for September 15, 2021
Date: Wednesday, September 15, 2021 11:24:36 AM

Sorry everyone-my math was way off. I am able to participate in the DEIR for 1101-1123 Sutter. It is definitely outside of the 500 feet requirement.

Thanks
Diane

From: Matsuda, Diane (CPC) <diane.matsuda@sfgov.org>
Sent: Monday, September 13, 2021 12:50 PM
To: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Greving, Justin (CPC) <justin.greving@sfgov.org>
Cc: CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>; Hillis, Rich (CPC) <rich.hillis@sfgov.org>; WONG, VICTORIA (CAT) <Victoria.Wong@sfcityatty.org>; RUIZ-ESQUIDE, ANDREA (CAT) <Andrea.Ruiz-Esquide@sfcityatty.org>
Subject: Re: HPC Calendars for September 15, 2021

Justin and Jonas:

I just checked to see if 1101 Sutter Street is outside of the 500 feet requirement, and it appears that it is still within it. Therefore, I will announce that I am recusing myself on the DEIR discussion and hopefully we can have a VP in place to preside over that Agenda Item.

Thanks
Diane

From: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Sent: Friday, September 10, 2021 8:47 AM
Cc: CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>; CTYPLN - CP TEAM (TAC - Preservation) <CPC.TAC-Preservation-Team@sfgov.org>; Hillis, Rich (CPC) <rich.hillis@sfgov.org>; WONG, VICTORIA (CAT) <Victoria.Wong@sfcityatty.org>; RUIZ-ESQUIDE, ANDREA (CAT) <Andrea.Ruiz-Esquide@sfcityatty.org>
Subject: HPC Calendars for September 15, 2021

Commissioners,
Attached are your Calendars for September 15, 2021.

Cheers,

Jonas P Ionin

Director of Commission Affairs

San Francisco Planning

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[San Francisco Property Information Map](#)

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED AND SUPERVISOR AHSHA SAFAÍ LAUNCH TREATMENT, RECOVERY, AND PREVENTION ACADEMY
Date: Friday, September 10, 2021 8:49:44 AM
Attachments: [09.09.2021 TRP Academy.pdf](#)

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From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Thursday, September 9, 2021 at 4:59 PM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED AND SUPERVISOR AHSHA SAFAÍ LAUNCH TREATMENT, RECOVERY, AND PREVENTION ACADEMY

FOR IMMEDIATE RELEASE:
Thursday, September 9, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

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

**MAYOR LONDON BREED AND SUPERVISOR AHSHA SAFAÍ
LAUNCH TREATMENT, RECOVERY, AND PREVENTION
ACADEMY**

The pilot program will provide abstinence-based programming and behavioral health resources for justice-involved adults

San Francisco, CA — Mayor London N. Breed, Supervisor Ahsha Safaí, and Chief Adult Probation Officer Karen Fletcher today celebrated the opening of the Treatment, Recovery, and Prevention (TRP) Academy. Located at 630 Geary Boulevard, the pilot program will serve as an alternative sentencing strategy for justice-involved males seeking a highly structured environment that includes substance use counseling, career and leadership development, and transitional housing for 86 formerly incarcerated individuals.

TRP is a partnership between the Adult Probation Department (APD) and Positive Direction Equals Change, a Bayview-based nonprofit, who will administer this peer-led, therapeutic teaching community and transitional housing program.

“Throughout the pandemic, we have continued to work on innovative, community-led solutions to the mental health and substance use crises we see on our streets, and today is a celebration of that work,” said Mayor Breed. “We know it will take all hands on deck to connect people struggling with these issues to the resources and treatment they need, and it

brings me much joy to know that starting today, 86 of those individuals will be receiving immediate care.”

With an emphasis on abstinence-based programming, TRP will serve as an alternative to incarceration by supporting the needs of justice-involved individuals. Participants will take part in a six-month Therapeutic Teaching Community (TTC) program, which will provide life skills, coping mechanisms for abstinence from drugs, leadership development, and vocational and career training. Mayor Breed’s budget for Fiscal Years (FY) 2021-2022 and 2022-2023 allocated \$4 million to fund this year’s pilot program.

“We are excited to see a residential therapeutic community open today that will give people with drug addictions alternatives to going to prison,” said Supervisor Ahsha Safaí. “An abstinence drug free environment that is peer led has been missing in San Francisco and what better way than to have former addicts leading current ones to turn their lives around in a true community environment. The failed crime policies of the 80’s and 90’s have shown us that we can’t incarcerate our way out of this drug crisis so this new community can be a viable solution on how to permanently change the lives of the addicted through mentorship and teaching from staff that have transformed their lives themselves.”

Once participants have completed the TTC program, they will be eligible for up to two years of transitional housing at the 630 Geary Boulevard site. Residents will have access to case managers, peer wellness and support, permanent housing and banking/savings programming. Upon completing both the TTC and the transitional housing programs, eligible graduates will work with APD and the City’s Coordinated Entry system to find long-term housing.

“I’m so proud of the work of my Reentry Division and our community partners to continue to advance the needs of justice involved people,” said Chief Adult Probation Officer Karen Fletcher. “The Positive Directions TRP Academy is the culmination of three years of community engagement which led to the development of a program designed to help justice involved adults rebuild their lives. This program marks a milestone in criminal justice reform. I’m grateful for the support of Mayor Breed, Supervisor Safaí, and Supervisor Stefani.”

“It’s clear that we desperately need more recovery options in San Francisco. Our skyrocketing overdose death rate is a humanitarian crisis. Programs like this – that are designed and led by those who have experienced addiction and found a path to recovery – are exactly what we need,” said Supervisor Catherine Stefani.

TRP’s target population are individuals on probation, state parole, federal probation, or pretrial. Still, the program is designed to be easily accessed and low-barrier for any justice-involved males in San Francisco looking to give back to their community. For more information, including the referral form, please visit [here](#).

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [CTYPLN - COMMISSION SECRETARY](#); [CTYPLN - CP TEAM \(TAC - Preservation\)](#); [Hillis, Rich \(CPC\)](#); [WONG, VICTORIA \(CAT\)](#); [RUIZ-ESQUIDE, ANDREA \(CAT\)](#)
Subject: HPC Calendars for September 15, 2021
Date: Friday, September 10, 2021 8:47:12 AM
Attachments: [20210915_hpc.docx](#)
[20210915_hpc.pdf](#)
[HPC Advance - 20210915.xlsx](#)
[HPC Hearing Results 2021.docx](#)

Commissioners,
Attached are your Calendars for September 15, 2021.

Cheers,

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From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED WELCOMES FIRST CONVENTION TO MOSCONE CENTER SINCE BEGINNING OF SHELTER-IN-PLACE
Date: Thursday, September 09, 2021 2:57:27 PM
Attachments: [09.09.2021 Return of Conventions to Moscone Center.pdf](#)

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From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Thursday, September 9, 2021 at 2:21 PM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED WELCOMES FIRST CONVENTION TO MOSCONE CENTER SINCE BEGINNING OF SHELTER-IN-PLACE

FOR IMMEDIATE RELEASE:

Thursday, September, 9 2021

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

[Link to Download B-Roll Footage of Ribbon Cutting Event](#) (Credit: SFGovTV)

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

**MAYOR LONDON BREED WELCOMES FIRST CONVENTION
TO MOSCONE CENTER SINCE BEGINNING OF SHELTER-
IN-PLACE**

California Dental Association hosts annual conference at Moscone Center, marking the return of business conventions to San Francisco

San Francisco, CA — Mayor London N. Breed today celebrated the return of conventions to the Moscone Convention Center with a ceremonial ribbon cutting for the Exhibit Hall at the California Dental Association's "CDA Presents The Art and Science of Dentistry" conference. This is the first convention to return to Moscone Center since the City's major convention center was closed to events in March of 2020.

During the first 16 months of the pandemic, Moscone Center served as the heart of San Francisco's Emergency Response to COVID. Moscone Center operated as an emergency shelter in the early days of COVID to ensure a safe place for the City's unhoused residents while the City worked to identify and prepare more permanent accommodations. It simultaneously functioned as the City's Emergency Operations Center serving as the logistical hub for thousands of Disaster Service Workers from March 2020 to July 2021, who were charged with planning, procuring, implementing, and communicating the entirety of the City's COVID response in an effective, equitable, and efficient manner. Beginning in February 2021,

Moscone Center also served as the City's largest mass vaccination site, delivering 329,608 vaccinations. Today, Thursday, September 9, 2021, conventions return to Moscone Center, marking a milestone in San Francisco's economic recovery.

"I am so proud of the role that Moscone played throughout the pandemic as the heart of our COVID response," said Mayor London Breed. "We used one of our City's greatest assets to plan and deploy our emergency operations, to keep our most vulnerable safe when there was no where else for them to go, and to deliver the vaccines that ultimately will allow us to put this behind us. And today I am so proud to take another step towards normalcy and the economic recovery of our city, again with Moscone at the center."

CDA Presents The Art and Science of Dentistry conference will run from Thursday, September 9 until Saturday, September 11, hosting informational sessions in the latest techniques and innovations in dentistry and an exhibition hall of 300-400 displays of products relevant to the dentistry profession. The conference expects approximately 3,000 attendees to participate over the two-day conference, and has generated over 1,200 room nights for San Francisco hotels.

"We're thrilled to be back at Moscone Center, where we've held our dental convention for over 30 years," said Dr. Judee Tippett-Whyte, president of the California Dental Association. "We're grateful for our partnership with Moscone and the city of San Francisco in implementing health and safety guidelines to ensure everyone has a safe and enjoyable experience."

Conferences like this one are a cornerstone to San Francisco's \$10 billion tourism industry. By drawing conventions back to San Francisco, the City is investing in the recovery of jobs and small businesses in its hospitality and entertainment industries, which bore the brunt of the economic impacts of COVID-19. Increased convention traffic brings hotel reservations, patrons to restaurants, bars and arts venues, and business to local shops and entertainment establishments. Conference organizers order materials, supplies, catering, and personnel for the event, creating additional activity for San Francisco businesses.

"We are thrilled to take this latest step in San Francisco's economic recovery. The return of conventions support the economic health and growth of our small businesses, entertainment venues and the hospitality industry in our city," said Kate Sofis, Director of the Office of Economic and Workforce Development. "Between the cultural destination of each of San Francisco's neighborhoods, our world-renowned recreational activities and the investments we have made over the last year to increase how much of our quintessential shopping and dining experiences are available outdoors, we are more than ready to invite conventions and visitors back and encourage them to get out and experience all the beauty, culture, and fun that San Francisco has to offer."

In 2019, Moscone Center hosted 49 conventions, but with large indoor gatherings prohibited until June of 2021 and Moscone occupied by COVID emergency response units until July 2021, conferences and conventions had little opportunity to convene. Now, as the high vaccination rate in San Francisco has reduced the public health risk of resuming many in-person activities and Moscone has re-opened to hosting public events, the City is investing in the return of this critical aspect of economic activity.

"Every convention we secure helps to fuel the City's \$10.3 billion tourism industry, creating jobs and bringing business to our local economy. Already our facilities are accredited with the industry's highest cleaning and safety standards and this year, with a boost from the Moscone

Recovery Fund, San Francisco is able to further compete for and book convention business for years to come,” said City Administrator Carmen Chu. “We are excited to see California Dental Association to be the first returning to San Francisco and we hope this is just the first of many visits to our beautiful City.”

In her 2021 budget, Mayor Breed allocated \$4.6 million over two years to create the Moscone Recovery Fund. This fund will allow the City to offer incentives that reduce the cost of renting space at Moscone Center to attract conventions, conferences, trade shows, and other large events back to San Francisco.

The Moscone Recovery Fund works in tandem with other recovery initiatives such as the Downtown Community Ambassadors, and the Mid-Market Vibrancy and Safety Plan, both of which are aimed at supporting visitors, commuters, and residents as they return to San Francisco’s downtown core. A group of 10 Community Ambassadors will be deployed to the Metreon/Moscone area of the City and downtown BART stations. These ambassadors will serve as a visible point of reference for conference attendees who may need directions or other assistance as they travel to and from the conference center or explore the City. The full downtown Ambassador program will launch in October.

“We are excited to welcome conventions back and can’t think of a better association to begin with than Cal Dental,” said Joe D’Alessandro, President and CEO of San Francisco Travel. “With members in the medical field, Cal Dental knows the importance of San Francisco’s safety protocols which has enabled us to safely and confidently bring back our meetings business. Welcome back Cal Dental - to the safest city in America.”

CDA Presents The Art and Science of Dentistry is the first of several conferences scheduled to take place in San Francisco. Both Dreamforce—the biggest technology conference of its kind—and the American Society for Surgery of the Hand’s annual conference will come to the Moscone Center later in September. As of August, SF Travel, San Francisco’s destination marketing Organization has 34 events booked at Moscone for 2022 and over 650,000 confirmed room nights. This is more than double the 13 events held or confirmed at Moscone for all of 2020/2021 and over four times the approximately 159,000 room nights those events generate.

Many events are adopting hybrid approaches or modifying schedules in order to maximize public safety. The California Dental Association decided against large general sessions, opting instead to allow participants to attend smaller informational sessions and visit the exhibition hall as their schedules opened so as to reduce the number of people in one room at one time. Similarly, the Dreamforce conference is producing events that have both in-person and remote elements and foregoing large indoor functions in favor of outdoor sessions.

###

From: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED CELEBRATES GRAND OPENING OF NEW AFFORDABLE SENIOR HOUSING IN THE MISSION
Date: Wednesday, September 08, 2021 11:50:26 AM
Attachments: [09.08.2021 Casa de la Mision Grand Opening.pdf](#)

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From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Wednesday, September 8, 2021 at 11:48 AM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED CELEBRATES GRAND OPENING OF NEW AFFORDABLE SENIOR HOUSING IN THE MISSION

FOR IMMEDIATE RELEASE:
Wednesday, September 8, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

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

MAYOR LONDON BREED CELEBRATES GRAND OPENING OF NEW AFFORDABLE SENIOR HOUSING IN THE MISSION

Casa de la Mision will provide 44 permanently affordable homes for seniors exiting homelessness

San Francisco, CA — Mayor London N. Breed today celebrated the grand opening of a 100% affordable housing development in the Mission District at Casa de la Mision. Located at 3001 24th Street, the building will house 44 seniors who previously experienced homelessness referred through the San Francisco Department of Homelessness and Supportive Housing's Coordinated Entry system. It is the fourth of seven new 100% affordable housing developments in the Mission to open its doors and welcome residents in the last 18 months, following over a decade in which no new affordable housing was built in the neighborhood.

“It is an honor to celebrate the grand opening of Casa de la Mision and welcome 44 of our city's seniors into their new homes,” said Mayor London Breed. “Providing safe and affordable housing, especially for our seniors and people exiting homelessness, is more critical now than ever before. As we look beyond the pandemic and to our economic recovery, investing in projects like this will help us serve our most vulnerable residents and build a more equitable city for all San Franciscans.”

Mission Neighborhood Centers first proposed affordable housing at their 24th and Harrison

site in 2011, when they applied with Mercy Housing California in response to the Mayor's Office of Housing and Community Development's (MOHCD) Notice of Funding Availability (NOFA) for *Supportive Housing for Seniors and/or Persons with Disabilities*. Mission Neighborhood Centers sold the property to the Mercy Housing California limited partnership in 2019 and has relocated its programs to other sites.

"Mission Neighborhood Centers celebrates the success of the partnership with the Mayor's Office of Housing and Community Development and with Mercy Housing, which is providing many of our community's low-income seniors with an affordable and safe place to live", said Richard Ybarra, CEO of Mission Neighborhood Centers.

The Mercy Housing California limited partnership will own the development, and Mercy Housing will provide supportive services to the residents at the property. Mercy Housing's Resident Services program will provide opportunities for wrap-around case management, direct one-on-one services, on-site group education classes, and resources and referrals for tenants to access community-based programs and services.

"Mercy Housing California is proud to stand with the Mission District in the struggle to provide housing for seniors who have been priced out of their community," said Doug Shoemaker, President of Mercy Housing California

Built with seniors in mind, amenities at Casa de la Mision include a resident lobby, management offices, a meeting room, and a shared community room on the ground floor. The remaining ground floor resident area is dedicated to a landscaped courtyard. The top floor of the development features an outdoor rooftop terrace and a communal laundry room. Initial plans for the retail space include a sublease to the San Francisco Bike Coalition for a new bicycle repair shop.

"Thanks to the ground-breaking partnership between Mission Neighborhood Centers and Mercy Housing, Casa de la Mision will provide safe and stable housing for our community's most fragile residents in the center of the Calle 24 Latino Cultural District. Welcome home, to our newest neighbors! This inspiring accomplishment makes me hungry for more, and I am committed to continue to work with community-based organizations and advocates to ensure we take advantage of every possible opportunity to create more affordable housing in District 9," said District 9 Supervisor Hillary Ronen.

The 5-story building was designed by HKIT Architects in partnership with YA Studios. Construction started in January 2020, and the building was 100% occupied by Summer 2021. All residential units will be supported through a City-funded Local Operating Subsidy Program contract which ensures households pay only 30% of their income in rent.

"Casa de la Mision offers an exciting opportunity to end homelessness for 44 older adults in our community. This housing moves us closer to our goals of opening 1500 new units of Permanent Supportive Housing for people exiting homelessness," said Shireen McSpadden, Executive Director of the San Francisco Department of Homelessness and Supportive Housing.

Casa de la Mision cost \$30.5 million to construct, the bulk of which was being funded by 9% investor tax credit equity. Mercy Housing received a \$5 million donation from the Bettye Poetz Ferguson Foundation for low-income senior housing, which completed the project

financing. This generous donation meant that the City's original \$500,000 predevelopment loan could be repaid, and no City capital financing was required.

###

From: [Gordon-Jonckheer, Elizabeth \(CPC\)](#)
To: [CTYPLN - COMMISSION SECRETARY](#); [Ionin, Jonas \(CPC\)](#)
Cc: [Vanderslice, Allison \(CPC\)](#); [McMillen, Frances \(CPC\)](#); [Asbagh, Claudine \(CPC\)](#); [Sucre, Richard \(CPC\)](#); [Watty, Elizabeth \(CPC\)](#); [Bishop, Melanie \(CPC\)](#); [Cisneros, Stephanie \(CPC\)](#); [LaValley, Pilar \(CPC\)](#)
Subject: Updates on 1525 Pine Street/Grubstake and 2261 Fillmore Street/The Clay Theatre Landmark Designation
Date: Wednesday, September 08, 2021 11:13:58 AM

Dear Commissioners,

I'm following up on Commissioner Nageswaran's request to provide a status update on items mentioned during public comment at the last HPC hearing.

1525 Pine Street/Grubstake

This Project would demolish the existing 1,661 square foot one-story commercial restaurant (dba Grubstake Diner) and construct a new 83-foot tall eight-story mixed-use building with a 2,856 square foot restaurant and 21 dwelling units. The Project relies on State Density Bonus Provisions for an additional six units over the base density of 15 units, for a total of 21 units. The site is currently occupied by Grubstake Diner, a late-night eatery with historic cultural significance within the eligible Polk Gulch LGBTQ historic district. The existing single-story structure is comprised of an old lunch wagon that was located at the site in 1917 and has been heavily altered over time. The proposed design includes salvaging and reusing some of the interior and exterior features, including the existing signage, and the architectural design honors the old lunch wagon style.

The Project Sponsor, who also owns Grubstake, has indicated they intended to reinstate Grubstake within the restaurant space after construction. The Project includes three improvement measures related to historic resources. These include incorporating a substantial amount of the character defining features into the new construction to allow Grubstake to continue to look similar and maintain significance, and conducting interpretive displays on site (plaques, photos, narratives, etc.) and off site (digital museum). There are no mitigation measures since the Planning Department determined that there would be no significant impact. The Planning Commission approved the Preliminary Negative Declaration on May 6, 2021, and the Project on July 22, 2021. This item did not come before the HPC; it is not common practice for Negative Declarations to be reviewed by the HPC. The Final Negative Declaration has been appealed, and the Board of Supervisors hearing is scheduled for October 5, 2021.

2261 Fillmore Street/The Clay Theatre Landmark Designation

The 380-seat Clay Theatre is one of the oldest single screen nickelodeon movie houses in San Francisco. The Board of Supervisors voted to initiate historical landmark designation for the building in July 2021. The Board of Supervisors introduced a 90-day extension as part of the initiation resolution. The Board transmitted the landmark designation initiation to the Planning Department on August 11, 2021, which started the (180-day) review clock. This item

will be at the HPC in early 2022.

I also want to advise you to that we are pushing back one of the tentative hearing dates for the Golden Gate Valley Library Landmark Designation to accommodate the Housing Element review on October 20, 2021. We will continue to coordinate with Library administration staff to confirm the proposed dates allow for their involvement in the landmarking process and have tentatively scheduled this item for the following hearing dates:

Initiation of Landmark Designation: October 6, 2021

Recommendation on Landmark Designation: November 3, 2021

Please let me know if you have any questions (please respond back individually). I will provide a verbal update on all items at the next HPC hearing during Department Matters.

Thank you,
Elizabeth

Elizabeth Gordon Jonckheer, Principal Planner
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Direct: 628-652-7365 | www.sfplanning.org
[San Francisco Property Information Map](#)

Expanded in-person services at the Permit Center at 49 South Van Ness Avenue are available. Most other San Francisco Planning functions are being conducted 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: [Ionin, Jonas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES \$50 MILLION IN TAX CREDITS TO SUPPORT SAN FRANCISCO NON-PROFITS AND BUSINESSES IN DISADVANTAGED COMMUNITIES
Date: Tuesday, September 07, 2021 11:04:30 AM
Attachments: [09.07.2021 New Market Tax Credits.pdf](#)

Jonas P Ionin
Director of Commission Affairs
San Francisco Planning
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From: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Date: Tuesday, September 7, 2021 at 10:27 AM
To: "Press Office, Mayor (MYR)" <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES \$50 MILLION IN TAX CREDITS TO SUPPORT SAN FRANCISCO NON-PROFITS AND BUSINESSES IN DISADVANTAGED COMMUNITIES

FOR IMMEDIATE RELEASE:
Tuesday, September 7, 2021
Contact: Mayor's Office of Communications, mayorspressoffice@sfgov.org

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

MAYOR LONDON BREED ANNOUNCES \$50 MILLION IN TAX CREDITS TO SUPPORT SAN FRANCISCO NON-PROFITS AND BUSINESSES IN DISADVANTAGED COMMUNITIES

New Market Tax Credits provided by the United States Treasury represent the largest distribution San Francisco has received through the program, which will support critical projects and create investment in historically underserved communities

San Francisco, CA — Mayor London N. Breed today announced that the United States Treasury has awarded \$50 million in tax credits to support local non-profit organizations and projects in historically underserved neighborhoods. This allocation will help move forward critical investments in San Francisco while also creating new economic activity and jobs as San Francisco continues its economic recovery from the pandemic.

The New Market Tax Credits are distributed from the United States Treasury to the San Francisco Community Investment Fund (SFCIF), a non-profit that is tasked with helping to fund projects with substantial and sustainable community benefits in low-income San Francisco neighborhoods. Previous credits helped fund the construction of projects such as the Meals on Wheels San Francisco food distribution center in the Bayview, SF Jazz and the Boys & Girls Club San Francisco in the Western Addition, and the ACT Strand Theatre on Central

Market, the Manufacturing Foundry located at 150 Hooper Street sponsored by PlaceMade, and the renovation of the Geneva Car Barn located in the Excelsior district.

“The neighborhoods that were hit hardest by the pandemic were the same neighborhoods that had lacked access to resources and investment for generations—that is not a coincidence,” said Mayor Breed. “That’s why it’s so important that our economic recovery focus on investing in these communities and creating new jobs in these communities, so we can create a more equitable city. The investments that these tax credits have helped advance in the past have had a meaningful impact on our city and I’m excited that this new allocation, the largest that San Francisco has ever received, will continue that progress.”

In 2010, the City’s former Redevelopment Agency established the San Francisco Community Investment Fund to make qualified low-income community investments in the City. This program targets construction and capital improvement projects in low-income neighborhoods that deliver strong community outcomes, including job creation for low-income people, commercial and community services, healthy foods, environment sustainability, and flexible lease rates. The New Markets Tax Credit program creates a pathway for local businesses and non-profits to activate underutilized buildings in San Francisco’s most high-need neighborhoods, create local jobs, and provide lasting community services. Since 2010, the SFCIF has supported 12 projects across five neighborhoods that created over 1,000 construction jobs, and deployed \$163.6 million in New Markets Tax Credit allocations.

“Investing in jobs and supporting opportunities for our underserved communities is critical, especially as we begin emerging from of this pandemic,” said City Administrator Carmen Chu, who serves on the SFCIF Board of Directors. “This allocation of New Market Tax Credits is significant because it means extra dollars in our hands to fully fund and bring so many worthy neighborhood projects to completion.”

"Meals on Wheels San Francisco opened a new \$41 million state of the art kitchen in the Bayview neighborhood in November of 2020. Our project could not have moved forward on time and received full financing without the support of the San Francisco Community Investment Fund's New Markets Tax Credit program," said Ashley McCumber, CEO and Executive Director of Meals on Wheels San Francisco. "Their lead investment attracted additional partners like Community Vision, Community Impact Partners, and Chase Bank to deliver a net of \$8.1 million to our project. With this new facility, we have created more than 30 new jobs and expanded our production capabilities from 8,000 meals per day to as much as 30,000 meals per day when needed."

Applications are received and reviewed on a rolling basis. For more information on the San Francisco Community Investment Fund, visit SFCIF.org.

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From: [Ionin, Jonas \(CPC\)](#)
Cc: [CTYPLN - COMMISSION SECRETARY](#); [CTYPLN - SENIOR MANAGERS](#)
Subject: FW: For Review: Update Regarding In-Person Commission Meetings
Date: Tuesday, September 07, 2021 10:19:58 AM

FYI

Jonas P Ionin
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From: "Fennell, Tyra (MYR)" <tyra.fennell@sfgov.org>
Date: Tuesday, September 7, 2021 at 10:09 AM
To: "Peacock, Rebecca (MYR)" <rebecca.peacock@sfgov.org>
Subject: For Review: Update Regarding In-Person Commission Meetings

Good Morning,

Please view the following note from the Deputy City Administrator regarding in-person Commission meetings. Feel free to reach out if you have any questions.

Thank you.

Tyra

Dear Colleagues:

The Mayor's standing Emergency Order continues to prohibit City boards and commissions (other than the Board of Supervisors) from meeting in person. That continues to apply unless and until the Mayor or Board take some affirmative action to revoke that prohibition. I am not sure when that will happen, but the Mayor's Office has assured me that they have no intent of lifting that prohibition until November 1st at the soonest, so that means that you can start planning out to that date. I will continue to keep you updated as I receive information.

Not to complicate the issue, but you may hear/have heard about State legislation that will likely soon be adopted which will push out until January 2024 the suspension of the Brown Act provisions which generally require public meetings throughout the State to meet in person. Please note that this will not impact the City's public meetings, as the State legislation is permissive (that is, it allows public bodies the discretion to continue virtual meetings if they so choose); the Mayor's Emergency Order provisions prohibiting in-person meetings override that while it is in effect. And of course, once the Mayor or Board act to lift that prohibition, Sunshine provisions requiring in-person meetings (with limited exceptions) will again apply as well.

Please continue to consult with your Deputy City Attorney if you have any questions. You may also call me at the number below.

Given the shifting timelines and circumstances, I will need to update responses to the questions you submitted to/through Debbie and Mark (to follow in the next week or two).

Sincerely,

Jennifer Johnston

Deputy City Administrator

Office of the City Administrator

City & County of San Francisco

1 Dr. Carlton B. Goodlett Place, Room 362

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<http://sfgsa.org/>