



# OFFICE OF THE CITY ADMINISTRATOR



London N. Breed, Mayor  
Naomi M. Kelly, City Administrator

## **CITIZENS' ADVISORY COMMITTEE FOR THE BAYVIEW HUNTERS POINT**

The agenda packet is available for review at the City Administrator's Office  
(City Hall, 1 Dr. Carlton B. Goodlett Place, Room 362) and at the meeting

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**MEETING Minutes**  
**Wednesday, May 1<sup>st</sup>, 2019**  
6:00pm – 7:30pm  
**Southeast Community Facility**  
**Alex L. Pitcher, Jr. Community Room**  
**1800 Oakdale Avenue, S.F., CA 94124**

### **Order of Business**

#### Call to Order/Roll Call:

Ellousie Patton (Chair)  
Tim Chan (Vice Chair)  
Tyra Fennell  
Kirk Davis  
Elaine Redus  
Devanshu Patel  
Philip Williams  
Bakari Adams

### **Prohibition of sound producing devices during the meeting**

1. Approval of Minutes [Action]– February 6<sup>th</sup> & March 6<sup>th</sup>, 2019
2. Committee decision on proposed project 4200 3<sup>rd</sup> st [Action]

The 4200 3 rd St. project involves the construction of a new, transit oriented mixed-used development, with ground floor parking, approximately 6,891 square feet of commercial space, and residential dwelling units.

This project has come before the Committee several times in the past, and in the project's previous appearances, received a positive recommendation from the Committee. The Committee heard the most up to date version of the project which includes, a design that is more residential in character and less industrial, the project is now comprised of 85 residential units, with 17 units being BMR which is 20% of the total housing, the square footage of ground floor commercial has increased from 5000 to 7000 square feet, with

1000 feel going to a local Bayview business or non-profit and the space would be free or subsidized.

In order for this project to move forward there would have to be an amendment to the current redevelopment plan. The Redevelopment plan only allows for parcels that front 3<sup>rd</sup> street to have residential use. Technically the parcel that is being developed for the purposed mixed-use building, sits just behind the parcel that fronts 3<sup>rd</sup> street. In order for this parcel to be developed the boundary line needs to be redefined. The redefinition of this boundary takes approval from the Board of Supervisors.

The Bayview voted to endorse both the project, and the amendment to the Redevelopment plan.

3. Committee decision on proposed project at 2215 Quesada [Action]

2215 Quesada Ave - south side, between Industrial and Rankin Streets; Lot 033 in Assessor's Block 5333– Site Permit and Conditional Use Authorization. The proposal includes a change of use of an approximately 5,364 sq. ft. space to Industrial Agriculture and Wholesale Sales to allow the cultivation and distribution of cannabis. The subject property is located within the PDR-2 Zoning District and 65-J Height and Bulk District. The project sponsor Gordon Atkinson will present to the Committee.

This is the project sponsors third appearance at the Bayview CAC. The Committee took a vote, and unanimously decided to endorse the project. The CAC did however request that the project sponsor return to update the Committee on progress in terms of local hire. The project sponsor agreed and will return to the Bayview CAC in 90 days, with the intention to fill 2-3 jobs (out of a total of 5-7 expected staff) with Bayview residents.

4. Presentation from proposed project at Jamestown Ave at Candlestick [Discussion]

The site is a 6-acre property without an address, located along Jamestown Ace (Block 4991; lot 276). The site is currently occupied by a surface parking lot that served Candlestick park until its demolition in 2014. The proposed redevelopment envisions the construction of 122, 3-story attached townhome style residences totaling 160,434 square feet. The community of 20 new building would be interspersed with open space, including a new central community park and play area, and several garden paseos.

5. Presentation on proposed project at 758 Jamestown [Discussion]

The 4,700 square foot project site is located on a down-sloping lot on the east side of Jamestown Avenue east of Griffith Street, with frontage on Jamestown Avenue and on the pedestrian trail portion of Gilroy Street. The proposed project would subdivide the existing vacant lot into three substandard-sized lots, each fronting on Jamestown Avenue. The northernmost Lot A at 778 Jamestown Avenue would be approximately 1,502 square feet, Lot B at 768 Jamestown Avenue would be approximately 1,585 square feet, and Lot C at 758 Jamestown Avenue would be approximately 1,596 square feet. The project would construct a four-story, 34-foot tall, three-bedroom, single family dwelling on each lot. Each dwelling unit would have two vehicle parking spaces in an individual, street-level garage accessed by a 10-foot-wide curb cut on Jamestown Avenue and a rear yard.

6. Committee Members' Proposed Future Agenda Items [Discussion]

Chair Ellouise Patton reminded the Committee that the intention in the near future is still to create a Cannabis Working Group, to hear the cannabis related agenda items before they are presented to the full Committee.

7. Committee Members' Comments and Announcements [Discussion]

9. Adjournment

Government's duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and that City operations are open to the people's review.

For information on your rights under the Sunshine Ordinance (Chapters 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, please contact:

Sunshine Ordinance Task Force  
1 Dr Carlton B Goodlett Place Room 244  
San Francisco, CA 94102-4689  
Phone: 415-554-7724, Fax: 415-554-5784  
Email: [sotf@sfgov.org](mailto:sotf@sfgov.org)

Copies of the Sunshine Ordinance can be obtained from the Administrator of the Sunshine Task Force, the San Francisco Public Library and on the City's website at [www.sfgov.org](http://www.sfgov.org).

## **DISABILITY ACCESS**

The South East Community Facility is on the corner of Oakdale Ave and Phelps St. (1800 Oakdale Ave) and is wheelchair accessible. The closest MUNI stop is on 3rd St, between Oakdale Ave. and Paulo Ave, 3 blocks away. The nearest MUNI lines are the KT Third St Light Rail. There is accessible street parking. For more information about MUNI accessible services, call (415) 923-6142.

To obtain a disability-related modification or accommodation, including auxiliary aids or services, to participate in the meeting, please contact the City Administrator's Office at 415-554-4148 at least 48 hours before the meeting, except for Monday meetings, for which the deadline is 4:00pm the previous Friday.

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