



SAN FRANCISCO PLANNING DEPARTMENT

Visitacion Valley / Schlage Lock Advisory Body Meeting Summary

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The Advisory Body (AB) members had a 5th meeting on Wednesday, **August 14, 2013**.

Attendees heard updates on: 1) the fire at the History Office Building; 2) the environmental remediation from Mary Hashem, remediation contractor for UPC, and 3) the project economics and public benefits. The key points raised by Advisory Body members at the meeting are summarized below:

Historic Office Building Fire

- In addition to 24hr. security and graffiti cleanup the community would also like to see a plan for reuse/sale of the building as soon as possible.
 - Information from UPC on what it would cost to rehab would help AB and community members propose viable solutions and ideas to UPC.
 - Members would like for UPC to start whatever process is needed to address vacancy of this building, including selling of the building.
 - Consider the fact that the community center at 66 Raymond is not available to the community.

Remediation Update

- AB members would like the larger community to hear the information about the remediation.
- AB members would like to also hear updates from a third party (such as the state's Department of Toxics and Substance Control (DTSC)).
- Members would like to be kept abreast of monitoring in the remaining area that still has some contamination.

Project Economics

On the estimated \$9 million funding gap and the public benefits that could be restructured to fill that gap AB members expressed:

- A better understanding is needed of what the \$9 million gap would fund and the and pros and cons of what could be cut.
- Designate a portion of impact fees that the Schlage project would generate to go into the Old Office building as an in-kind payment since that is a priority for the community.
- Support the existing Leland Avenue businesses as much as possible.
- Provide more information on what creative sources of funds have been considered (such as Prop K), how they can be applied and how they can assist in finding additional sources.
- The idea of a fee deferral until the project can generate more value and to allow it to get things going is a supportable idea.

Members would also like to encourage exploring creative ways to get the portion of Blanken park that doesn't belong to UPC developed, they feel it would be a benefit to the developer/project if it supports the use of the Historic Office Building.

AB members would like to know if the local Enterprise Zone applies or can be applied to Leland Avenue.

Members would like to know and determine if it is possible for Visitacion Valley residents can have first priority on the affordable housing units.

Note: Item #5 on the agenda was tabled for the next meeting due to time constraints.