



CITY & COUNTY OF SAN FRANCISCO  
TREASURE ISLAND DEVELOPMENT AUTHORITY  
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TREASURE ISLAND DEVELOPMENT AUTHORITY  
MEETING MINUTES

January 10, 2024 – 1:30PM

**ORDER OF BUSINESS**

**1. Call to Order and Roll Call**

V. Fei Tsen, President  
Linda Fadeke Richardson, Vice President  
Jeanette Howard  
Timothy Reyff

Director Tsen made welcome comments.

**2. General Public Comment**

There was no public comment.

**3. Report by Treasure Island Director**

Bob Beck, Treasure Island Director, gave an update on development and operation issues.  
Bob Beck commented on the tragic fireworks accident on TI on New Year's.  
Claire Wahrhaftig, longtime board member, benefactor, and past president of the Treasure Island Museum passed away December 31. She serviced SF for over 30 years in various capabilities including the head of the SF Arts Commission.  
New security cameras have been installed at the ferry landing.  
Treasure Island CFD and IRFD bonds were priced on December 14 and raised approximately \$22.5 million in support of development project.  
Treasure Fest is returning the last weekend of each month commencing on February 24.  
TIDA staff are coordinating with Little League in the anticipation of overlap between Treasure Fest events and scheduled Little League games.  
RFP for art installation in Cityside Park, proposals due in March.  
Three proposals were received that met minimum qualifications for unarmed security patrol of TI buildings and grounds. Interviews will be held late January.

Nella Goncalves, Co-Executive Director of One Treasure Island, gave updates.

Over 200 families were assisted over the holidays.

Beginning outreach this week for tax season.

Hosted a holiday party in December for the TI community.

Hosted first NERT training with 30 individuals attending.

Preparing for Black History Month with Lunch and Learn.

Have a new staff member, a receptionist at Ship Shape.

Suzanne Beattie, SF Public Library, reviewed library services on Treasure Island.

Bookmobile is at Island Cove Market on Wednesdays 2-6pm. The bookmobile has serviced 1,122 visitors over 204 service hours.

Reviewed STEM programs, early education outreach, special events, and SFPL Book Stop Kiosk. The Kiosk has had 400 in total circulation.

AnMarie Rodgers, TIDA, gave an overview on the equity program in partnership with One Treasure Island.

TIDA has a work order with the Planning Department for two staff once a week for support. Project will build on decades of community building research and equity work.

First open house on January 20 in partnership with Supervisor Dorsey, One Treasure Island, SFCTA, TIMMA, and Planning, for all residents to share perspectives on development updates, transportation plans, and community-building efforts.

Director Richardson thanked Suzanne Beattie and the SF Public Library for their partnership. Director Richardson asked about DDA amendments.

There was no public comment.

**4. Communications From and Received by TIDA**

Director Howard requested links to publications to be included in the packet.

There was no public comment.

**5. Ongoing Business by Board of Directors**

Director Tsen commented on opportunity for artwork for new PUC facility and asked if there will be security cameras in open space and parks, in particular where there is art.

Director Richardson asked for SFMTA to discuss bus stops and accessibility.

There was no public comment.

**6. CONSENT AGENDA**

a. Approving the Minutes of the December 14, 2023 Meeting

b. Resolution Authorizing the Execution of a Professional Service Agreement with Habitat Potential, a Sole Proprietorship, for Natural Areas Lands Management Services on Yerba Buena Island

c. Resolution Authorizing the Treasure Island Director to Execute Amendments to Two Agreements between the Treasure Island Development Authority and Langan Engineering and Environmental Services, Inc. to Assign those Agreements to Langan CA, Inc., a California Corporation

Director Richardson moved Item 6.

Director Reyff seconded the motion.

The item passed unanimously.

There was no public comment.

**7. Resolution Approving and Authorizing the Execution of Lease No. 1,509 with Affordable Self Storage, Inc., a California Corporation to Operate and Manage a Monthly Parking Facility Located at 9th Street and Seven Seas Avenue, Treasure Island**

Richard Rovetti, TIDA, presented the resolution.

Reviewed current parking at Maceo May and Star View Court and in residential area.

The proposed interim parking lot will have 95 spaces, with priority to Maceo May and Star View Court Residents, has a monthly fee of \$150, and will be available until Dec. 31, 2028.

Director Richardson asked about permanent parking options.

Director Howard asked what services Affordable Self Storage will provide.

Director Richardson moved Item 6.  
Director Reyff seconded the motion.  
The item passed unanimously.

There was no public comment.

**8. Draft Fiscal Year 2024-2025 TIDA Budget Update**

Jamie Querubin, TIDA, presented an update to the draft Fiscal Year 2024-2025 TIDA Budget. Jamie Querubin reviewed the timeline, Mayor's budget instructions, budget highlights, TICD reimbursement obligations, TICD budget review requirement, and budget planning. In the proposed budget, staff has made two notable changes: the overall budget has been adjusted to better align with the prior year's actuals, and the Authority Cost expenditure budget has been revised to align with projected Authority Revenues.

Anticipated budget growth includes developer housing subsidies, maintenance for newly completed parks, traditional housing related fees, and SF Planning staff support for Equity Program.

Community serving programs support includes One Treasure Island, YMCA Operations, Boys & Girls Club, after-school and on-island summer youth programs, Childcare Center Facility, Dept. of Public Health on-island services, and event traffic management.

The TIDA Board will be asked to approve the budget at February Board meeting.

Director Richardson asked about TIDA staff salary, having dedicated staff for housing, and funding for the tolling program.

Director Howard thanked Jamie Querubin and staff for their work and asked about parks operations and maintenance.

Director Tsen commented on the need for budget to support boards concerns including affordable housing, transit, parks, arts program, and community services.

Director Tsen requested a report on what will be accomplished in the equity program.

There was no public comment.

**9. Small Business Enterprise Report Update**

Joey Benassini, TIDA, presented a follow-up report about Small Business Enterprise work on TI and YBI and reviewed the launch of SBE Mentorship program, newly submitted SBE reports, recent SBE programmatic changes, and upcoming bid opportunities.

Planning for SBE mentorship program to be completed by second quarter of 2024 and the first cohort of mentors and proteges will be formed by end of 2024.

Reviewed SBE participation rates in 2022 for horizontal work and vertical work.

SBE programmatic improvements by TIDA included reminding developers of SBE program responsibilities, receiving delinquent SBE vertical data, requesting SBE recovery plans from vertical developers, converting reporting forms to more manageable electronic format, and developing plan to implement SBE mentorship program.

Upcoming bid opportunities include the Cultural Park and YBI Beach Park.

Director Richardson asked about micro LBE's.

Director Howard asked about establishing goals for LBE's and asked about mentorship program.

There was no public comment.

**10. Looking Back at 2023 and Forward to 2024**

Bob Beck, TIDA, presented a review of work completed in 2023 and what is to come in 2024. 2023 infrastructure work included the closeout of the YBI SIP & TI Subphase 1 SIP, new roadways, Public Works issued Notice of Completion, acceptance Legislation introduced at Board of Supervisors in December, and SFPUC began construction of new WWTP.

2024 infrastructure work includes acceptance to be completed in mid-March, and new infrastructure will become assets of appropriate city agencies.

2024 Subphase 3 work includes surcharge of Trade Winds, start of Stage 2 infrastructure, and working with OEWD and TICD on amendments to the DDA.

Reviewed YBI Ramps/Roadway Projects and YBI traffic routing during construction.

2023 vertical development included 100% occupancy at Maceo May Apartments, Behavior Health Building and Senior Housing began pre-development, and pre-development funding approved for next 100% affordable site.

2024 vertical development includes first YBI Flats & Townhomes expected to receive TCO at the end of this month, Star View Court to achieve TCO in June 2024, Isle House and Hawkins will achieve occupancy in fall 2024, pre-marketing expected to begin for new condominiums in the Portico, and advance design for BHB and IC4.3 buildings.

2023 parks work included archiving BOS acceptance of Boulders Dog Park, achieving NOC for hilltop parks, storm water gardens, Causeway Park, and TICD awarded contract for Cityside Park construction.

2024 parks work includes accepting and opening Hilltop parks, Causeway Park, and Waterfront Plaza, significant progress on Cityside Park construction, and to begin construction of Cultural Park.

Other 2024 priorities include Parks Governance, Code & O&M, equity work in partnership with Planning Department Staff & One Treasure Island, advance Congestion Management

Toll Policy discussions, advance discussions with DOL regarding potential development of the Job Corps site, and Marina permitting & development.

Director Richardson commented on 2023 accomplishments and asked to add IRFD, autonomous vehicle, Sugimoto sculpture, and equity program to accomplishments.

There was no public comment.

**11. Discussion of Future Agenda Items by Directors**

There was no discussion of future agenda items.

There was no public comment.

**12. Adjourn**