



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

February 14, 2024 – 1:30PM

ORDER OF BUSINESS

1. Call to Order and Roll Call

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

Director Tsen made welcome comments and dedicated meeting to Claire Wahrhaftig, longtime board member and past president of the Treasure Island Museum.

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. Fire in residential unit on Mariner St. last Sunday. Three households were displaced with two units being red tagged by DBI. Gold Bar Spirits hosted a Superbowl viewing party with nearly 1,000 visitors. TreasureFest returning this month and will be held the last weekend of each month in 2024. Held drop-in sessions for Home Rise residents on 2/1 and 2/3 to learn more about IC4.3. On 2/9 SF Housing Authority representatives came to the island to meet with residents of the Villages with Section 8 Vouchers. On 2/21 there will be a drop-in session regarding Star View Court for current Catholic Charities residents and volunteering Villages Households. Mercy provided tours of SVC on two dates for volunteering Villages households. Additional dates planned for Catholic Charities residents and other Villages households. Poster board session on 2/29 on upcoming affordable housing opportunities. Registration for Star View Court DAHLIA lottery is expected to open 3/7.

Bob Beck presented the proposed Development Agreement (DA) related amendments, reviewed DA background, policy goals to build on project success, and objectives.

Bob Beck presented proposed Disposition and Development Agreement (DDA) amendments including updating project schedule of performance, fiscal changes, and Design for Development changes.

OEWD intends to introduce a DDA amendment to the Board of Supervisors in March.

The proposed amendments will be presented to the HITS Committee and be at the TIDA Board for approval in March.

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

Continue to see increased usage at food pantry, averaging 200 households/week.
CTP 17 is in full swing. Graduation is on 3/1.
Began 2023 tax season and offering free tax services on Thursdays and Saturdays through 4/15.
Planning for Black History Month with Lunch and Learn on 2/17.
Working with Department of Elections on increasing voter registration on Treasure Island.
Island-wide Community Meeting on 2/28.
One TI is hosting a New Resident Orientation on 2/10.
NERT training was a success and supported victims of the recent fire.

Director Tsen made comments on DA amendments.
Director Dunlop asked the status of Loop shuttle.
Director Richardson commented on itemizing DA changes to aid in conversation.
Director Reyff commented on support to keep project going.

Maceo May resident requested to have a post office on Treasure Island and asked about additional street parking.
Maceo May resident requested to have lower prices for parking and having motorcycle parking.

Bob Beck commented on overflow parking and working with MTA on on-street options.
Director Reyff commented on types of parking available and that drivers with disabled placards have unlimited parking at meters.

4. Communications From and Received by TIDA

There was no discussion.
There was no public comment.

5. Ongoing Business by Board of Directors

There was no discussion.
There was no public comment.

6. CONSENT AGENDA

- a. Approving the Minutes of the January 10, 2024 TIDA Board Meeting
- b. Approving the Minutes of the January 19, 2024 TIDA Board Retreat
- c. Resolution Authorizing the Treasure Island Director to Prepare Legislation for Submission to the Board of Supervisors Seeking Approval to Amend the Sublease and Property Management Agreement for Treasure Island Market-Rate Rental Housing between the Treasure Island Development Authority and John Stewart Company, a California Corporation, for a Period in Excess of Ten Years
- d. Resolution Approving an Amended and Restated Memorandum of Understanding Between the Treasure Island Development Authority and the San Francisco Public Utilities Commission for Utility Services at Former Naval Station Treasure Island

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

There was no public comment.

7. Resolution Approving and Endorsing an Option to Lease Agreement between the Treasure Island Development Authority and IC4.3 Family Housing, LP. Providing an Option with a Term of Three Years with an Extension Option of Twelve Months to Lease Parcel IC4.3 for the Development of Low-Income Housing

Natalie Bonnewit, Affordable Housing development consultant, presented the resolution.
TIDA is partnering with One Treasure Island Agencies to develop initial projects.
Nella Goncalves, One Treasure Island, presented on new development and partnerships.

Natalie Bonnewit reviewed Authority lots and One TI replacement housing including Maceo May, Star View Court, HealthRight 360 Behavioral Health Building, E1.2 Senior Housing, and HomeRise Replacement homes.

Authority Parcel IC4.3 will have approximately 150 total homes and a new childcare center. Ellen Hammerle, Catholic Charities, introduced themselves and reviewed Authority Parcel IC4.3. Jack Gardner, Chairman of Board of John Stewart Company, introduced themselves and reviewed JSCo's history on Treasure Island.

Don Lusty, JSCo Project Manager, introduced themselves and gave an overview of project and work completed to date.

Director Dunlop asked if funding will affect this project.

Director Richardson commented on excitement for project and requested a press conference.

Director Azim asked about project timing.

Director Richardson moved Item 7.

Director Reyff seconded the motion.

The item passed unanimously.

There was no public comment.

8. Resolution Approving the Budget Submittal of the Treasure Island Development Authority for Fiscal Year 2024-25 and Fiscal Year 2025-26 to the Mayor's Budget Office and Authorizing the Treasure Island Director to Enter into Work Orders for Service with other City Departments, Professional Service Contracts, and Agreements with Service Providers

Jamie Querubin, TIDA, reviewed the proposed budget.

Reviewed authority costs, city costs, and subsidy.

Changes to proposed budget include overall budget adjusted to better align with prior year actuals, and the Authority Cost expenditure budget has been balanced with projected Authority Revenues.

Budget goals include to develop a fully balanced budget funding costs paid for by Treasure Island revenues and Developer/Subsidy revenues.

Budget should include TIDA operating expenses that will support on-island operations, programs, and development activities and development expenses that will be reimbursed by TICD and Developer Subsidies.

Reviewed budget highlights in affordable housing, transportation, parks and open space, community services and programs, arts, and equity.

Director Tsen asked about the budget for parks operations and maintenance and arts program.

Director Richardson asked about open space budget, commented on community serving programs, and asked about having budget for communications.

Director Dunlop thanked TIDA staff and asked about support from other city departments.

Director Howard commented on staff budget.

Director Dunlop moved Item 8.

Director Richardson seconded the motion.

The item passed unanimously.

There was no public comment.

9. Resolution Adopting Treasure Island Park Names and Yerba Buena Island Park Renaming

Kevin Conger, CMG, presented on the proposed park names for Treasure Island Phase 1 parks and reviewed the parks naming history, themes, and schedule.

The first Treasure Island parks will be completed in Spring 2024.

Treasure Island Phase 1 park names are inspired by the aviation history and park features/program.

Proposed Park names include Treasure Island Landing (previously Waterfront Plaza), Unity Plaza (previously Building 1 Plaza), Court of Pacifica (previously Marina Plaza), Pan Am Grove (previously Building 2 Plaza), Aviators Court (previously Building 3 Plaza), Clipper Cove Promenade, Chapel Grove (previously Cultural Park), Cityside Park, Eastside Gardens (previously Eastside Common).

Requesting name change from Infinity Point to Panorama Park (West).

Director Tsen commented on support of proposed names.

Director Richardson asked about Johnson Street and asked about including Mayor Ed Lee in future naming.

Director Dunlop commented on support of names and commented on cross on chapel.

Director Richardson moved Item 9.

Director Dunlop seconded the motion.

The item passed unanimously.

There was no public comment.

10. Discussion of Future Agenda Items by Directors

Director Richardson requested follow up on park discussion.

11. Adjourn