



Meeting of the Port Fisherman's Wharf Advisory Committee (FWAC)

September 4, 2024 (9:00 to 11:00 AM)

Virtual Public Meeting via Teams

Meeting Notes

FWAC Attendees

Jenn Brokaw (Swimmers)
Joe Burgard (Excursion Operations)
Mariann Costello (Restaurants)
Taryn Hoppe (Retail)
Darlene Plumtree (Museums), Co-Chair
Dante Serafini (Restaurants)
Sina von Reitzenstein (Pier 39)
Sarah Bates (Fishers), Co-Chair
John Barnett (Crab Boat Owners)
Mike Rescino (Charter Fishing)

FWAC Members Absent

Mike LaRocca (Fish Processing)

Port Staff

Amy Cohen, Business Generation Manager
Scott Landsittel, Deputy Director of Real Estate and Development
Eric Young, Director of Communications
David Beaupre, Deputy Director, Planning and Environment
Meghan Wallace, Economic Recovery Manager
Kimberley Beal, Assistant Deputy Director, Real Estate
Ming Yeung, Assistant Deputy Director, Planning and Environment
Dominic Moreno, Assistant Deputy Director, Maritime
Kyle Thomas, Security and Emergency Preparedness Manager
Uday Prasad, Acting Chief Harbor Engineer
Messiah Foster, Public Relations Manager
Robert Davis, Port Real Estate
Luis Barata, Port Waterfront Resilience
Don Kavanagh, Senior Property Manager
Harold George, Property Manager
Wendy McArthur, Maritime

Chris Horiuchi, Project Manager
Michael Martin, Port Assistant Director
Zachary Adami, Maritime Wharfinger
Ryan Wassum, Planner
Richard Berman, Assistant Deputy Director, Planning and Environment
Gabe Mikulich, Maritime Wharfinger

Announcements and Introductions

- 1. FWAC Ground Rules for Meetings**
- 2. Approval of Draft June 26, 2024, Meeting Notes**
- 3. Quick Project Updates**
 - A. Hyde Street Harbor and Access Work, Noel Aquino, Port Engineering
 - B. Fisherman’s Wharf Dredging Update, Shannon Alford, Port Planning & Environment
 - C. Wharf J9 Project Update, Chris Horiuchi, Port Waterfront Resilience Program
 - D. Unpermitted Vending Update, Kyle Thomas, Port Emergency and Security
- 4. Fisherman’s Wharf Little Embarcadero Activation:** Update on activation efforts at Little Embarcadero and other Fisherman’s Wharf locations – Amy Cohen, Port Real Estate and Representatives from Fisherman’s Wharf CBD
- 5. Port/BCDC Waterfront Special Area Plan Amendment:** Presentation on proposed amendment to align the Port’s Waterfront Plan and Bay Conservation and Development Commission’s (BCDC) San Francisco Waterfront Special Area Plan – Diane Oshima, Port Special Projects and Cory Mann, BCDC Principal Planner
- 6. Agenda Setting for Future Meetings**

Item #1 - FWAC Ground Rules for Meetings

Ming Yeung of the Port provided ground rules and other information to start the meeting.

Item #2 - Approval of Draft Meeting Notes

The June 26, 2024 Meeting Notes were accepted by the FWAC without comment.

Item #3 – Quick Project Updates

A. Hyde Street Harbor and Access Work

The Hyde Street Harbor work involves general repairs to ensure the docks are in serviceable condition. Repairs include fixing bumpers, hardware, installation of supplemental flotation on the floats, restore the freeboard, removing rust, and repairing concrete spalls and cracks. We are also replacing plywood gussets with more durable HDPE material, installing new power pedestals with lighting and utility connections, through rod replacement and water lines. The project is currently ongoing, with contractors working section by section and coordinating with the harbor master to manage boat movements as repairs progress. The project should be complete by mid-October.

Questions/Comments:

- There was a question to see if the project was on schedule, dock boxes and pedestrian access.
 - The project is on schedule. The current dock boxes will be moved and during the work there will be no pedestrian access to this area.

B. Fisherman's Wharf Dredging Update

Fisherman's Wharf harbors have not been dredged in nearly 20 years, so the Port plans to dredge portions of the area, prioritizing Wharf J9 for its importance in constructing and installing a temporary float. Dredging will take place between Wharf J9 and Pier 47, reaching a depth of -12 feet, with a permitted over depth of up to two feet.

The contractor began work on September 6, 2024 using a barge-mounted excavator to remove sediment, which will be beneficially reused at the Montezuma Wetlands Restoration project instead of being disposed of elsewhere. The project is progressing well, with a completion estimate of around 13 days, barring any unforeseen issues. Coordination with Maritime, and SFPD has ensured smooth access for the barge, and overall, the project is on track and going smoothly.

[Note as of October 1, 2024, the dredging work for the J9 project is complete.]

Questions/Comments:

- No comments or questions.

C. Wharf J9 Project Update

The Wharf J9 Replacement and Resilient Shoreline Project, Phase 1, is focused on installing a 270-foot concrete float just north of the existing, red-tagged Wharf J9 for off the boat fish sales. Wharf J9 is not being replaced in this phase. Therefore, access to the new float will be provided via a gangway and platform from Al Scoma Way which will feature a new pedestrian path, a fire department connection, and a new natural gas line.

Outside Al Scoma Way most of the construction will be barge based. Most of the boats in the area will be relocated for construction access. The contractor's mobilization is scheduled for September 9, 2024 [now September 23, 2024] contingent on the completion of dredging.

The construction timeline includes the removal of existing timber mooring piles, installation of new piles, and the placement of the float, targeting substantial completion by mid-November. Work hours will typically be from 5 AM to 5 PM, with most activities occurring between 6 AM and 1 PM.

Substantial completion is targeted for mid-November [but since dredging took longer than anticipated substantial completion is more likely to be the end of November].

Contact information for relevant Port staff will be distributed, including the contractor for any inquiries.

Questions/Comments:

- There was a question regarding management of the sea lions and other marine life during the project.
 - The goal is to not disturb marine mammals. The contractor and the Port will have marine monitors make sure sea lions are discouraged from entering the active work area. Post completion preventative measures include “seal stops” on the dock and dancing balloon like objects powered by air. These are not the only options; other measures depend on the behavior of the sea lions.

D: Unpermitted Vending Update

Managing unpermitted vending is an ongoing issue, including assistance from multiple agencies, including the DPW, SFPD and SFFD. There has been a noticed improvement in conditions over the past few years; however, continued enforcement is needed. Port requested additional funds to help pay for continuing enforcement, through at least Thanksgiving. The presentation noted that four SFPD officers currently work on Port jurisdiction including Fisherman’s Wharf and make alcohol-related arrests and cite unpermitted vendors. The SFFD is also stepping up enforcement and has cited vendors for code violations.

The presentation included a dashboard of enforcement statistics.

Questions/Comments:

- Several comments indicated a desire to see enforcement efforts to continue in Fisherman’s Wharf to address the issues brought by tenants and tourists.

- The Port's security manager said enforcement efforts would continue through Thanksgiving and hopefully beyond.
- There was a question about how success of the enforcement is measured.
 - Success is measured by walking around Fisherman's Wharf and seeing that there is a big difference between now and even just the month before. SFPD confiscates items after multiple warnings. SFPD issue tickets and arrests and individuals with multiple tickets may be arrested and stay-away orders are a next step.
- There was a statement that street performers are upset with the activation efforts in little Embarcadero. The statement included information that when enforcement ends alcohol, hot dog vendors, and the three-card monte people return.
 - The Port views street performers seriously and stressed only one spot was removed and two spots have been slightly moved. Port is working to make room for permitted vendors, artists, and performers.
 - Port is working to extend enforcement past 8:00 PM.

Item #4 - Fisherman's Wharf Little Embarcadero Activation

Representatives from the Fisherman's Wharf CBD and Port staff provided updates on the activation efforts at Little Embarcadero and other Fisherman's Wharf locations, including how the design was an iterative process. What has been installed to date, including pergolas, planters, spinning chairs and container kiosk. People have been enjoying the improvements.

Comments/Questions:

- There were questions and concerns regarding how street performers are involved in activations plans with specific interest in performer spots.
 - Port staff assured the street performers that although old locations are changing slightly, only one additional spot will be removed through activation efforts; and the performers are a welcome presence and will continue to be included as future plans develop.
- Questions about containers - will be moveable or pop-up stores and will the operators pay rent. How long will the containers be there?
 - Two containers will be non-alcoholic beverage/retail pop-ups and one will be a welcome center near SkyStar. The operators are paying a percentage of sales to FWCBD, after an initial period. The first term is six-months.

Item #5 - Port/BCDC Waterfront Special Area Plan Amendment

The Port of San Francisco's Waterfront Plan serves as the master plan for its 7.5 miles of property, guiding leasing, development, and public improvement projects. The plan prioritizes maritime and water-dependent activities while supporting various public needs across five geographic areas, including Fisherman's Wharf. The objectives for Fisherman's Wharf emphasize the importance of the fishing industry, public access, open space, and the need for resilience adaptations. The Port is also coordinating with BCDC and the planning department to align policies and facilitate project approvals, ensuring smoother implementation of development initiatives.

Staff from the San Francisco Bay Conservation and Development Commission (BCDC) provided an overview of the BCDC and how the BCDC relates to the San Francisco Waterfront Special Area Plan. Since BCDC regulates development around the San Francisco Bay to avoid unnecessary fill projects by regional municipalities, part of the BCDC's work mandates that new bay fill must provide more public benefit than detriment, specifically for water-oriented uses.

The San Francisco Waterfront Special Area Plan, an extension of the Bay Plan, aims to facilitate development while ensuring public access and environmental protections. A component of the plan at Fisherman's Wharf says that rebuilt piers must be smaller in size and 50% of the reconstructed pier must be dedicated to open space or be open water (the 50% rule). This rule was removed for the Northeast Waterfront in 2000.

The Port is seeking two amendments to the plan, including the removal of the 50% rule in Fisherman's Wharf and implementation of a sea-level rise educational program at the Exploratorium in lieu of off site fill removal. The amendment process requires public hearings, and a BCDC Commission vote expected early next year. Interested parties were encouraged to reach out to the Port and BCDC for updates and participation in future discussions.

Comments and Questions

- There was a request to explain the components of the amendment.
 - There are two main components of the Port of San Francisco's request to the BCDC.
 - First, the Port seeks to eliminate the 50% rule at Fisherman's Wharf, which currently restricts the size and allowable uses of reconstructed piers. This requirement is very restrictive and discourages necessary upkeep of aging structures. The amendment request is intended to facilitate necessary repairs on the piers and allow for public trust uses on rebuilt piers.
 - The second request involves the Exploratorium, which had a mandate to remove Bay fill elsewhere in exchange for allowing the Exploratorium building to be constructed at Piers 15-17. The Exploratorium and the Port

propose to implement a public sea level rise education program as a public benefit instead of fill removal.

- While Fisherman's Wharf and the Exploratorium are different segments of the Waterfront Plan, these are separate requests and not linked.
- The dialogue clarified the complexities of waterfront planning and highlighted the significance of public access and environmental resilience in ongoing projects.

Item #6 - Agenda Setting for Future Meetings

The next FWAC meeting will be held on November 6, 2024.

The meeting was adjourned at 10:45 AM.