

**PORT OF SAN FRANCISCO
NORTHEAST WATERFRONT ADVISORY GROUP**

FINAL Minutes – October 7, 2015 Meeting

NEWAG Members in Attendance:

Alex Bash, Co-Chair
Jane Connors, Co-Chair
Jon Golinger
Michael Gougherty
Stephanie Greenburg
Bruno Kanter
Stewart Morton
Cathy Merrill
Flicka McGurrin

Port/City Staff in Attendance:

Byron Rhett, Port
Ricky Tijani, Port
Teresa Yanga, MOHCD

NEWAG Members Not in Attendance:

Arthur Chang
Leah Baumbach
Michael Franklin
Bob Iwerson
Bob Harrer
Wai Ching Kwan
Carol Parlette
Marina Secchitano

1. Call to Order, Roll Call

Co-Chair Alex Bash called the meeting to order, introduced Janes Connor as Co-Chair, and asked for a brief self-introduction of all persons present.

2. Approval of Draft Minutes

The approval of the September 8, 2015 minutes was considered and continued to the next NEWAG meeting. This is to give members present more time to review the draft minutes, and for those not present, a chance to review them as well.

3. Waterfront Plan Working Group – Select NEWAG Liaison

Alex Bash (A. Bash) indicated that there have been email exchanges about the selection of NEWAG liaison to the Waterfront Plan Working Group (WPWG), that there are two members who have expressed interest, that two other members are already appointed to the working group, and that now is the time for members to talk to one another about this selection and get public input. Jane Connors (J. Connors)

indicated that they received input from A. Bash that she and Stewart Morton (S. Morton) are very interested in participating and that Jon Golinger (J. Golinger) and someone else are also interested. Their concern is to have a business representation and residential/stakeholders representation as liaisons. One suggestion is for her and S. Morton to share the liaison position, not as alternates, but as the liaison that would best represent the stakeholders at each given WPWG meeting. Deciding on which alternate will attend a particular meeting will be based on strategic review of the items or issues on the agenda for that particular WPWG meeting. She asked for feedback from the Port if the dual representation is sometime the Port will consider.

Byron Rhett (B. Rhett) responded by indicating that he has not had the chance to discuss this with the Port's team; however, he thought this sharing of liaison responsibility would work fine given that there have been one or two instances of such sharing, such as the historic preservation working group. He added that there will be times or important meetings that both J. Connors and S. Morton will need to attend together. He provided a brief update on recent activities relating to the WPWG, including the recent kick-off meeting and last week's social event for the WPWG members to meet each other, and reference to a recent staff report to the Port Commission that lists the other members of the WPWG and advisory teams, which include members from all supervisorial districts and most areas of the city. He indicated that the Port Commission endorsed the list. He concluded his response by inviting all present to the Waterfront Front Vision Workshop set for October 19, from 6:00 pm to 8:30 pm at Pier 27 Cruise Terminal. He indicated that additional detailed information about the Waterfront Plan Update process are available on the Port's website and encouraged those who would not be able to attend the meeting to leave comments on the Port website.

Stephanie Greenburg (S. Greenburg) commented that she and J. Golinger have been invited to join WPWG. J. Golinger commented that Anne Cook with the Port, a special coordinator to WPWG, has sent an email to those already on WPWG about the two substantive meetings set for November 17 and December 9 at the Port starting at 6:00 pm. He added that the November meeting will be the first formal meeting of WPWG.

J. Golinger further commented that in their email discussions about selecting a NEWAG liaison that they agreed that two representatives of the Waterfront business community are missing from WPWG and that J. Connors and S. Morton are their choice. He discussed two scenarios: one about appointing two business liaisons and the other, a liaison and a delegate.

A. Bash commented that NEWAG does not have the power to appoint more than one liaison to WPWG.

Thereafter, the members present indicated by consensus that J. Connors and S. Morton be NEWAG's alternate liaisons to WPWG by sharing the liaison's responsibilities.

B. Rhett indicated that there is a waterfront waterside boat tour set for November 1 and that the Blue and Gold is making one of its boats available for the tour. This tour is open to WPWG members and the general public is invited subject to space availability. Everyone is encouraged to make reservation through the means provided, including contacting Anne Cook and the posting on Port's website.

4. SWL 322-1 RFP Selection Panel – Select NEWAG/SWL 322-1 Working Group Member for the Panel

A. Bash moved on this Agenda item for discussing the selection of a NEWAG member, Bruno Kanter (B. Kanter) to SWL 322-1 Affordable Housing Working Group. Teresa Yanga (T. Yanga) commented that MOHCD is open to letting, not one, but two members of NEWAG be on the proposed developer-selection panel to further accommodate community input into the process. S. Greenburg provided background about this agenda item by indicating the project site's historic location, community input on the RFP, and the need for someone with technical or architectural background to represent NEWAG on the selection panel. The nominee, B. Kanter, expressed his interest in wanting to serve on the panel to help the community given his architectural background, familiarity with the RFP process, and his attendance of the recent design charrette. He indicated that he will be advocating for NEWAG's interest on the panel because he is aware of most of the community concerns and interest. Ricky Tijani (R. Tijani) commented that this addition of another NEWAG member to this panel is an accommodation on the part of MOHCD in terms of its support for transparency and inclusiveness to get community input, which input is appreciated. He continued by indicating that at the beginning, there was going to be only one NEWAG member on the developer-selection panel; but now, there will be two, providing expanded opportunity for the community to provide critical input.

Michael Gougherty (M. Gougherty) asked if someone else had expressed interest in serving. S. Greenburg responded that the working group has not discussed this with all NEWAG members, but that the affordable housing working group has discussed it among its current members who all considered B. Kanter because of his expertise. S. Greenburg added that NEWAG members can discuss this opportunity now that it has been brought forth.

J. Golinger commented that from NEWAG's perspective, that unlike the other two good affordable housing developments nearby, this proposed affordable housing development is in the historic district, on the Waterfront and that it is on this side of Broadway. He then stated that, (A) he wants the new development to work and fit into the historic district and (B) that the project and the work that the working group has done set a precedent for the other nearby SWL 324 being planned for development.

A Bash asked if anyone wants to be considered besides B. Kanter. No other person was nominated.

The members present then indicated by consensus that B. Kanter be their second representative on the developer-selection panel for the proposed affordable housing on SWL 322-1.

5. Project Updates and announcements

Salesforce Dream Ship Event on September 15-18 at Pier 27

B. Rhett reported that from the community perspective, the Salesforce event went smoothly and that it was not that impactful because it did not operate as so many had anticipated. He added that the headline is: ***it is not clear whether Salesforce or others would want to do this again.*** Part of this, he continued, is that Dreamforce celebration did not have enough hotel rooms and they wanted to use the cruise ship to add rooms with the expectation that they will be able to do certain hotel-type activities on the ship, like having a party, meetings, etc. He stated that they were not able to do any of these activities because of regulations that limit those activities on the ship to ship residents only and that also prevented the ship crew from leaving the ship.

B. Rhett summarized that both Salesforce and the Port are looking at how this event was operated and how successful it was in comparison to using just City hotel rooms. If such event were to be proposed again, he added that Port staff will check-in with the community and the cruise line with the aim of setting forth clear criteria for the event.

A. Bash asked about the issues raised by J. Golinger regarding Prop H - that hotel is not a permitted use and that BCDC has similar interest about the hotel use. B. Rhett responded by stating that the Port consulted with the City Attorney's Office who concluded that Prop H do not apply in this instance because of the length-of-stay involved here – the ship is staying for a few days. He added that the Port Commission has directed Port staff to develop guidelines for addressing these issues/concerns if such event is proposed again. He further stated that this is not what Port staff had proposed; rather, Salesforce came to the Port with this proposal.

Flicka McGurrin asked how many people have rooms on the ship. S. Morton said 2,000. B. Rhett stated that it was close to 3,000. Geri Koeppel commented that Salesforce had initially quoted 2,000 but later clarified that the ship has capacity for 1,200 through increased occupancy per room. J. Golinger asked F. McGurrin if she saw more business in her café from the event. F. McGurrin responded and stated that the impact was positive from increased sales.

J. Golinger commented that on the Prop H issue, he thought the City Attorney's interpretation is very narrow since this is one event that is "one-off." He went on stating that if this should become a regular thing, he thought it would be a much "closer call" regarding the interpretation. He added that the voters might think this is a loop around no hotel on the waterfront because it is to remain open and he does not want cruise ships getting turned away for these types of events. He continued by adding that he wanted the cruise terminal to be available for cruise ships and that

in the weeks before the event, there were two or three ships that came to Pier 35 and left rather quickly. He asked about how do we make sure that cruise ships are not blocked from coming and going if this event is proposed again. B. Rhett responded by stating that the Port will have the cruise schedule at least a year in advance. Just like special events on the terminal, Dreamforce type activities can be planned around cruise calls. He added that the cruise lines are aware this schedule.

A public member commented that they don't want the Port to allow a string of floating hotels on the Waterfront; and, that this event went well but it is still a bad precedent. This speaker said he had an issue with rotating spotlights that he complained about and that the spotlights were soon turned off. He said that the hotline was helpful; he wished they have similar hotline for regular cruise ships. B. Rhett responded by stating that he thought we have a hotline for Metro, and that Port staff will check on this and get back to NEWAG.

Stan Hayes (S. Hayes) commented that he agreed with B. Rhett that the event went smoothly, and addressed the neighbors' concerns, and that if the Port is going to allow such event again, it should have a dialogue with NEWAG to address concerns and plan accordingly. B. Rhett responded by stating that if this were to happen again, that the Port will bring guidelines to NEWAG and that the Port Commission would hold its own public hearing. He added that Salesforce was a very good partner to work with because it wanted to help address all concerns about the event and those at Pier 70. He stated further that about 35,000 people attended Salesforce event at Pier 70 and that it was successful. Residents whose streets were blocked may have concerns that will need to be addressed.

Another public speaker stated that the event went well and wants to see creative use of the space built (the cruise terminal) with many millions of public money to generate revenues for the Port.

J. Golinger stated that there is a hotline number on Metro's website. It is 415-298-1913 and it can be used to file complaints and concerns when there is an event inside the cruise terminal.

A Bash asked if the Port was well paid for this event. B. Rhett answered yes.

6. New Business/Public Comment

F. McGurrin asked about J. Golinger's comments about agreeing that the review process for the Teatro-ZinZanni project will be important. She wanted to know if the process is not a "top finish." J. Golinger responded and stated that Teatro has just gone through the first step by getting into an ENA. Now it has to flesh out the project, go through environmental review, and come back with information about the building, the park, and how the park will be operated. Jay Wallace (J. Wallace) responded and stated that he agreed with what were said. F. McGurrin asked about the project timeline and if it is three years. J. Wallace responded and stated that is not three years but a shorter timeline. He went on to add that there is plenty to do, starting with design work and conducting outreach to the neighbors towards

submitting an application to the Planning Department by December 2015. He will be coming back to NEWAG in November or December 2015.

R. Tijani asked if NEWAG members would meet in November or December because Teatro and TZK want to be moving forward as they have planned and want to come to the NEWAG to present their development concept. After discussions about other events that are taking place in November and the date that would work for NEWAG members present and J. Wallace's team, the NEWAG members present agreed to hold a NEWAG meeting on December 2, 2015.

Hearing no other new business, the meeting was adjourned at approximately 6 pm.

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