



**Dogpatch & Northwest Potrero Hill Green Benefit District**  
**Board of Directors General Meeting**  
October 21, 2020 6:30 – 8:30 PM  
Virtual via Zoom

**Board Members In Attendance:** Bruce Huie, Cori Chipman, George Slack, Janet Carpinelli, Jason Kelly Johnson, Jean Bogiages, John Alderman, Kanwar Kelly, Kat Sawyer, Katherine Doumani, Kim Tercero, Kristel Craven, Monique Wallace, Susan Eslick, Terri McFarland

**Board Members Absent:** None

**Executive Director:** Julie Christensen

**City Staff:** District 10 - Supervisor Walton, Abe Evans, Percy Burch; Public Works - Director Alaric Degrafinried, Ramses Alvarez

### **Minutes**

**1. Meeting Opened** by President Kanwar Kelley at 6:31p

**2. Roll Call (Secretary Kim Tercero)**

Kim Tercero called roll.

**3. Approve September Minutes (Secretary Kim Tercero)**

Request for amendment of Item 9 to spell out full name for Alex Harker and Item 7 to SURFACEDESIGN.

VOTE: the September minutes were approved as amended

**4. Announcements (All)**

Jean Bogiages - library is putting on an event at which Kat Sawyer is making a presentation on water.

There will also be an event on Biodiversity by CA Native Plant Society member which is featured on GBD blog.

Donovan Lacy - slow streets has been implemented and there will be an activation event on the 24th which is a working event. There will be a Halloween stroll on the 20th and is featured on DNA website.

George Slack - requested to address Caltrans lot on 22nd street and it was confirmed will be addressed further in the agenda.

Ramses Alvarez - representative of Public Works and introduced himself to attendees

**5. Special Guest: Supervisor Walton**

Brought attention to voting resources and newsletter sent out last week. Shared availability of local polling places including at the Bayview Library and Chase Center. Working to ensure adequate response to the pandemic, food insecurity, ample testing as the second highest cases are in District 10 with the

Mission first and Bayview second. There will be pop up testing sites and will continue to host. Addressing the unhoused in the district. There is a safe sleeping site between Van Dyke and Wallace which will include 21 tents, provide medical meals, and pit stop restrooms and washrooms. Teams are going to encampments and connecting them with services and some type of shelter. Evans street shelter opening soon. Email [waltonstaff@sfgov.org](mailto:waltonstaff@sfgov.org) for any issues or concerns. Is aware of issues with Amazon and working with DNA, Potrero Boosters and GBD. Working hard to get them to be good neighbors and mitigate negative impacts in the community. Working with Esprit neighbors to make it an amazing park. Crane Cove Park is an amazing asset and a place for folks from all over the city to enjoy. It is the only place that has access to water.

Susan Eslick – the entire neighborhood has worked really hard to improve the park. There have been so many years of discussion and there has been a small group of people that have prolonged the process. Acknowledged there will be divergent opinions. Loudest voices are not neighborhood oriented and are not negotiating with community. Inquired if Supervisor is aware of the many voices. Supervisor Walton advised RPD needs to take everyone's input and shared certain voices were not heard and is ensuring that all voices are included. Ultimately will go with what the community collectively wants.

Bruce Huie – shared there has been great success at food bank. Inquired if attention can be redirected to AB857 to establish green area behind the Gears. Supervisor Walton noted yes and requested details be sent and will support what the community wants.

Donovan Lacy – thanked Supervisor Walton for support of safe and slower streets. Inquired what are next steps for slowing down streets. Prior to pandemic, neighborhood was seeing an uptick in using area as cut through pathway and increased traffic flow, especially with the Chase center. Has been working with government entities to get speed bumps, stop signs, etc and has requested year over year. Inquired what can be done to put more effort to bring signs, etc. Supervisor Walton shared there were some initiatives in place but have slowed down since less folks are going in to work. Are now re-evaluating list to put initiatives back in place. Working with MTA to get bumps and signs online. There are some backlogs. Have had some productive conversations and welcome a session with MTA and community to address traffic calming, etc.

Katherine Doumani – addressed slow streets and acknowledged Donovan Lacy's work. Raised Amazon and the endless problems they bring to area. Requested insight on changes to Minnesota Street and slow streets. Supervisor Walton has not heard of any recent issues around security, trash, etc. His office has met to get them to bring in more staff to patrol area, no littering, etc. Alaric can give more info on

building work and timeline. Alaric Degrafinried has been working with Amazon and can set up a meeting next week.

David – Abe Evans has been a great help to beautify DeHaro street. Will not get approved for grant including from Parks Alliance because of surrounding area that is owned by DPW that needs infrastructure to make it safe. Requested assistance to get DPW support. Supervisor Walton noted would like to get more info and noted since DPW Director is present, can speak to making area safer. Will need to get more info on what is happening and cost, etc. Julie Christensen suggested community challenge grant but David noted the projet is more infrastructure vs beautification.

JanetCarpinelli – followed up with Amazon issue and noted trash is better and did see a security person in evening. Trash cans are overflowing on weekends at Esprit park. Requested more trash cans in or at permimeter. Supervisor Walton noted Recology can come more often and add extra stops. Encouraged community to contact 311 and his office.

Julie Christenson messaged Emily, participant in chat, who wanted more info on Amazon issues being discussed.

Kristel Craven– shared that projects are being bogged down with permitting process. Process went from one month to four months and beyond. Impacting vibrancy of neighborhood. Supervisor Walton noted this was partly due to the pandemic as things are generally moving slower. Requested to notify his office to assist in getting things to move faster and shared Prop H will also help move things faster.

## **6. Special Guest: Acting Director of Public Works Alaric Degrafinried**

Shared contact info in chat: Alaric Degrafinried contact information (Phone: 628-271-2677)  
(email:alaric.degrafinried@sfdpw.org)

Director Degrafinried is just being introduced to GBD as he is new to role. Is looking to serve local business and GBD. Has received list of projects and Ramses Alvarez will be the face for department. He has some ideas on how to help already, including how to use recycled building material.

Bruce Huie - inquired if Ramses Alvarez is Johnathan Goldgerg's replacement. Director Degrafinried confirmed, yes. Shared contact info in chat: ramses.alvarez@sfdpw.org / 415-641-2349.

Jean Bogiages – the 2015 GBD Management Plan includes what Rec and Park and Public works provide as services to the district. GBD supplements those services and needs to clarify both Public Works and Rec and Park services so can coordinate. Inquired if any reduction in services are part of pandemic or election. Director Degrafinried noted Public Works is not immune to tightening of budget but are not seeing dramatic deductions in our area. Waiting on results of Prop B. Public Works willing and able to explain impact. Trying to tighten community with 311, Public Works , CBD and GBD. East Cut pilot program is sharing info out of 311 system to not duplicate efforts. Working smarter by coordinating resource so if call comes in and Public Works is already sent out, East Cut will not. May not be the same as GBD work but concept is similar. Julie Christensen confirmed GBD work includes maintenance and will address issues if not responded to by 311 within 48 hours. Director Degrafinried noted is working to allocate resources effectively. For example, illegal dumping has increased. If resident schedules a pick up, it takes weeks longer than illegal dumper which takes a few hours. Trying to shift so bad actors not rewarded.

Cori Chimpman – requested info on new trash cans going into the city. Director Degrafinried shared there are three types going into prototype. Producing 5 of each style across the city and will see how each perform. Assessing overflow, ability for locks to be broken and ease of accessing contents. Some will have rollers so the truck arm can lift vs manually loading. Can share a presentation regarding pilot cans. Cori Chipman inquired how it is being decided on where the cans go to trial. Director Degrafinried noted it has not been decided but are talking with community and trying to put in each district. Julie Christensen asked if there is a program to hand down previous model from areas that are receiving new ones. Director Degrafinried noted renaissance cans can be recycled. Does not have a budget to replace all 3,000 cans at once. Plan to change out over time. New can will have sensor and once it is almost full will flag Public Works or Recology to send team. Cori Chipman offered to have all cans in GBD to test for a more robust test.

David – has area at 1300 block of DeHaro that is owned by DPW. The hill has never been maintained by the city. Have been working hard to make it green. Told by Parks Alliance cannot get grant because infrastructure is not secure and hill is not secure. Need buy in to secure hill and build up certain areas that are deteriorating. Then following year can green the area. Director Degrafinried noted Ramses Alvarez will be the point person but wants to learn and would like a site visit.

Donovan Lacy – approvals to speed bumps and stop walks stalled. Many projects have gone out to JOC. Requested assistance from DPW to help move them forward. Director Degrafinried shared once a month

Public works meets with MTA to discuss priorities. Can share list with Donovan and provide plans on what is going forward. Will not always be able to say yes, but will give a reason why it's a no and provide options.

Ramses Alvarez – has been with Public Works for 5 years. Started in the community programs division. Has background in operations. Noted the amount of projects within the GBD and that managing projects has been his background for 5 years.

## **7. USOP discussion with SURFACEDESIGN: Gita Khandagle**

USOP is the underside of overpass plaza. Worked on UCSF Tidelands housing project landscape.

Two paseos on 18<sup>th</sup> street provide access to Minnesota and Indiana. Identified space as potential way to connect area. Shared initial inspiration of being on waterfront and original tidal marshland along the bay. Inspirect paving pattern, structural installation, and plantings. Reviewed renderings of ideas for how space would be used.

Janet Carpinelli - wants more green in area. There will be sunlight that will allow for other type of plants that can survive in area. Sent suggestions. Gita Khandagle received and agrees with suggestions. Will study ways to incorporate plantings.

Jason Kelley – Noted most of the renderings show space during the daytime. Requested they work with lighting designer to make it safe and occupiable in the evening. Gita Khandagle noted they were thinking of incorporating landscape lighting. UCSF doesn't have much comment but did have point of view regarding lighting. They didn't want anything too active or too bright to disrupt residents/housing. Jason Kelley also inquired about how they foresee the area being used. Need to identify so it can be illuminated in a tactical fashion based on use. Suggested GBD engage a lighting designer.

Jonathan Goldberg - Inquired what Public Works commits to for the current space in regards to services, design expertise, permitting, ownership, and maintenance of USOP Plaza. Julie Christensen noted area is controlled by office of real estate. 700 graduates on either side and 800 residents across the street. Storing material no longer an issue. 700K-1MM project as is received today. Has meeting with new owners to get level of commitment and get UCSF support. Project is beyond GBD funds we have access to. Ambitious project to get basic work done or it gets leased out. Haven't found a grocery store for retail space in UCSF area and are suggesting they package this space for use.

Janet Carpinelli – agreed with getting a lighting solution.

Gita Khandagle – has explored multiple versions of designs and still a work in progress. Lighting is incorporating soft hanging decorative light. Can update to show representation at night. Space will benefit from injection of program. Need a plan that can operate on its own and not require commitment from an outside source. We can only come from the ground up.

## **8. Financial Update**

Completed annual audit and financial review. No formal recommendations. Received a donation for \$1,000 for Dogpatch. Evaluating assessments forecasted to come in but built contingency so we are on track for the year.

## **9. Local Business Support**

Starting with three candidates to highlight for support. Will coordinate with Jean and American Industrial Center merchants to highlight as well.

## **10. Executive Director Report**

Town Hall – Assemblymember David Chu asked if we would sponsor which includes sending out announcement and being listed as cohost on all event marketing.

Aim to Please - is now steam cleaning/pressure washing sidewalks. Requested recommendations for areas to cover be submitted via email. Cleaning done 3<sup>rd</sup> Friday of every month.

Monthly Blast items – please continue to send suggestions.

Esprit Park – 6 options to present to community. Working with Rec and Park to explain similarities and differences. Working to launch website prior to community meeting.

Vermont street – MTA has closed left lane. Eco patch along same path. Proposing variations to wider sidewalk and green space. Fletcher completed sketch variations that include one with meandering path and another to get rid of parking. It is about greening and traffic calming.

Iowa street – Terri McFarland contributed to incorporating native plants. Working on getting a CCG grant. Need permission and help from Public Works.

Fallen Bridge – various board member worked on plan to introduce native plants and to lower fence. Fence is now gone and preparing area for planting. Soil has been brought up to grade.

Gears parcel – Juan has been trying to identify how to commandeer the space. Caltrans fixed 3 open sewer covers. Caltrans will lease space for \$1,000/mo on a month to month basis. Will put it up to bid next summer. For \$12K year, the GBD can gain control of space. Looking for community groups to partner with us to activate space. Introduced idea of swapping Gears area with Progress Dog Run. Existing dog run will be native planting. Best option is to rent lot and inhabit enough so we can keep. Proposed to rent the space and multiple members agreed. Also open to swapping areas.

Angel alley – garden is in the middle of right of way. Sewer line is below garden, but city is resleeving sewer and there is an elbow at south end of garden. City will excavate and sleeve two angles. Will result in sealed sewer grate. Asked city contractor to remove barricades. Asking board to see if GBS wants to make area a dog station despite not having budget but will be roughly \$5K. Did not speak to HOA but did talk to neighbors. Irrigation does reach area. Has not spoken to Hells Angels but will speak to them. Board informally approved of idea.

Initially concerned with Jonathan Goldberg’s departure but will work with Ramses Alvarez to get up to speed.

Will have update as CCG grant will be due a few days prior to the next board meeting.

## **11. Miscellaneous**

Acknowledged Monique Wallace’s work on flyer regarding events committee. Board encouraged to review full board package for items that were not covered during meeting.

## **12. Adjourn (Kanwar Kelley)**

Kanwar Kelley adjourned the meeting at 8:30p

**Guests:** Donovan Lacy, Emily, JJ Goldberg, Jude Deckenbach, David, phone caller