



2020/21 ANNUAL REPORT

GreenBenefit.org

“The GBD has proven itself to be a trustworthy and effective steward of UCSF community cushioning funds, delivering UCSF-supported projects quickly, on budget, and with great results.”

Francesca Vega, UCSF



A LETTER FROM THE
EXECUTIVE DIRECTOR
JULIE CHRISTENSEN

The end of the GBD's 20/21 fiscal year marks five and one half years since the Green Benefit District was formed. We are doing more – and planning more – each year. But, after a little more than 5 years, the cumulative impact of the many annual projects begins to be more apparent. The GBD does not have the budget or resources that the City or major developers do. But, through strategic planning, patience and collaboration, we are having major impacts.

We are greening – adding parks and gardens and trees wherever we can. We are mitigating – the freeways, the train lines, the unaccepted streets, and extensive construction. We are connecting – making walking and biking more feasible and pleasant – and connecting neighbors, too.

Cumulative impact also refers to those who have partnered with the GBD to make good things happen. GBD advocacy has brought in millions of City and private sector dollars for district improvements. We are especially grateful to Public Works, SFMTA and the Recreation and Parks Department for enabling district projects that the GBD has championed, and to the Power Station for their ongoing financial support. And we are grateful to all of you whose assessments are the core of the GBD's funding. You make all of this possible.

Thank you,



Julie Christensen



A LETTER FROM THE PRESIDENT

Kanwar Kelley

A few things come to mind as I look over the last year:

My first child was born, which pretty much eclipses everything else. All the stereotypes about the birth of a child making you think about the big picture, how best to provide for them, the desire to better shape the world into which they will grow... are all true. And, as I see all the strollers and toddlers up and down our street, it reminds me why we do the work we do at the GBD. Our neighborhoods can be a better place to live and to raise a family. That quality of life is worth the extra effort.

This is my second year as GBD president and I have not yet presided over an in-person board meeting. I have served with a lot of terrific board members I only know digitally. But, despite the challenges, we have made some great headway. Grants and donations are way up, the project pipeline is awesome and more and more neighbors are getting involved. I am hoping for a flood of togetherness in the coming months.

And I am super excited about the projects we have in the planning stages and what is yet to come. As the GBD has grown and matured, we've set our sights higher and higher, to more ambitious projects. We are proud of the accomplishments of the last six years, but the best and most impactful projects are yet to come. Join us, and stay tuned!

Kanwar Kelley
President, GBD Board of Directors, 2020-2022

“The GBD has nearly immediate results, some of the best ROI (returns) of the investments we make.”

Enrique Landa, Power Station Foundation

2020/21 GBD Board of Directors

The GBD's 15 Directors are elected by the property owners whose assessments fund the work of the GBD. They are directors in a true sense, as their interests and expertise help focus and propel the work of the GBD.

More information about the Directors and the annual election process is online at GreenBenefit.org



Susan Eslick
Dogpatch Property Owner
(Treasurer)



Kristel Craven
Dogpatch Tenant



Janet Carpinelli
Dogpatch Property Owner



Bruce Huie
Dogpatch Property Owner



John Alderman
Potrero Hill tenant



Kim Tercero
Dogpatch Tenant
(Secretary)



Cori Chipman
Dogpatch Property Owner



Jean Bogiages
NW Potrero Hill Property Owner
(Vice President)



Katherine Doumani
Dogpatch Property Owner



Kat Sawyer
Greenspace Advocate



Kanwar Kelley
NW Potrero Hill Property Owner
(President)



George Slack
Dogpatch Property Owner



Monique Wallace
Dogpatch Tenant



Jason Kelly Johnson
Dogpatch Tenant



Terri McFarland
Greenspace Advocate



Cumulative Impact

The GBD returns to target areas year after year, incrementally adding improvements. The benefits of the improvements ripple outward, to make expanding areas safer, greener, and cleaner. The clusters of improved areas gradually merge. The GBD's efforts combine with those of neighbors, City departments and private entities to create a greener and more walkable and bikeable district. Funding, advocacy, invention, and design work together to achieve substantial results. Cumulative impact.

GRANTS & DONATIONS

Donations	\$ 230,838
Grants	\$ 504,950
Total grants & Donations	\$ 735,788

GRANT MANAGEMENT

Esprit Design & Engineering	\$ 835,000
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MAINTENANCE (7/17 - 6/21)

Trash removed (lbs)	198,200
Compost removed (lbs)	152,375
Needles collected	3,508
Graffiti sites cleaned	743
311 Reports filed	834
Volunteer hours	6,811

CAPITAL IMPROVEMENTS

Concrete and asphalt removed and planted (sq.ft.)	19,200
Parks & Greenspace added (sq.ft.)	36,800
Parks & Greenspace maintained (sq.ft.)	110,000
Pedestrian paths/temp sidewalks added (sq.ft.)	5,800



North Dogpatch

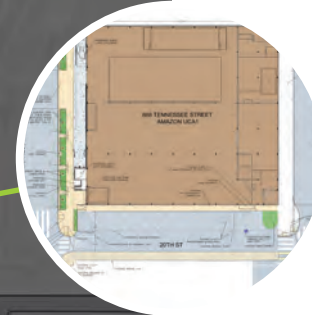
North Dogpatch residents are fortunate to live near Esprit Park, the district's only official City park, especially after the renovations that will conclude in mid 2023. But north Dogpatch's shared border with UCSF and Mission Bay, and the 1800 apartments and condos that have been added within 3 blocks of Esprit Park leave us looking for ways to enhance the area and to meet the needs of its growing number of residents and visitors.



Esprit Park Renovation (2023)
 Collaboration with RecPark. Managing \$835,000 UCSF grant for design and engineering.



20th St at Minnesota (2022)
 Amazon will provide new sidewalks on 20th and Minnesota Streets and pave 20th St.



Under the Overpass (2023)
 Will convert the 3,000 sq. ft space under the overpass to public use. Grant applications have been submitted.



Central Dogpatch East

Central Dogpatch houses the district's commercial corridors, along 3rd St and 22nd St, which will soon plug directly into the heart of Pier 70. It also houses MUNI's Woods Yard bus facility, which, besides being large and busy, sits astride Minnesota and Tennessee Streets, severing connections between north and south Dogpatch. GBD projects here have aimed at improving the usefulness of Woods Yard Park, improving east-west connectivity down 22nd St, and north-south pedestrian and bike connections on Tennessee Street's Angel Alley.

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IM Scott Sidewalk Gardens (2015)
Clean and maintain the gardens to the east and west of the historic IM Scott school



22nd Street Green Connections Project (2018, GBD assumed maintenance 2021)
A Public Works project built new sidewalks, sidewalk gardens, street trees and lighting. The GBD now maintains the gardens and seating.



Woods Yard Park Red Chairs Project (2021)
Added 30 red chairs for COVID-safe gathering. The GBD partners with SFMTA on park maintenance.

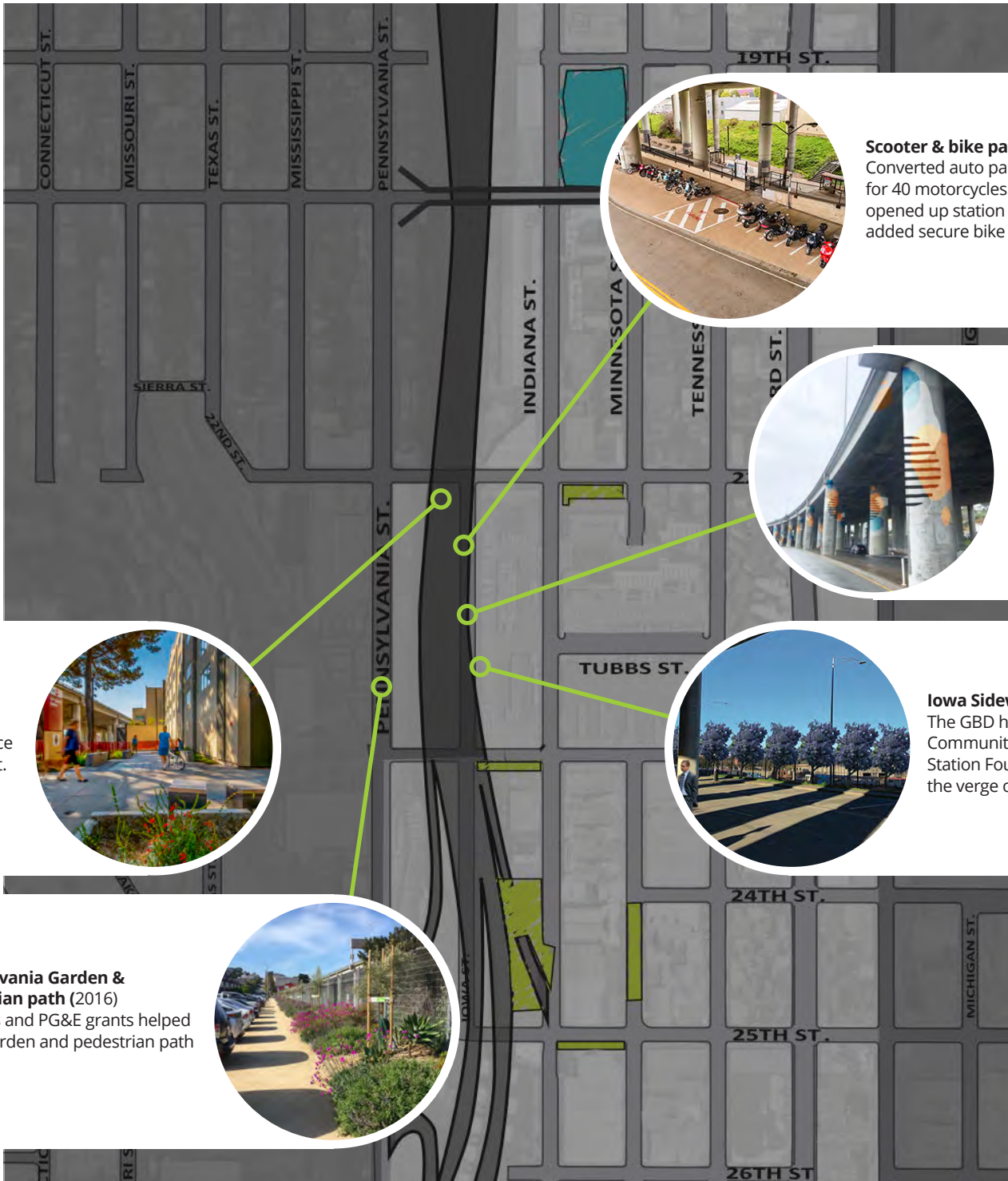


Angel Alley Lighting (2021)
String lights added for safety and aesthetics. Partial funding from a \$107,000 Community Challenge Grant.

Central Dogpatch West

The steep cliffs of Potrero Hill edge the district's west border, which is defined mostly by transportation infrastructure – elevated portions of the 280 freeway, the Caltrain station, and the bus entrance to Woods Yard. Before COVID, the 22nd St Caltrain station had the fastest growing ridership of any station in California. Riders would fan out in all directions – to UCSF, to the waterfront, to the art galleries in south Dogpatch. GBD efforts have focused around making the area a safer and more welcoming portal to the district.

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Scooter & bike parking (2019)
Converted auto parking to space for 40 motorcycles and scooters; opened up station exit. SFMTA added secure bike parking.



Freeway art (2023)
1:AM Club artists designed murals for the 280 freeway pylons. The GBD is seeking funding.



22nd St Caltrain Station entrance (2019)
Renovation of the station entrance funded by a \$250,000 UCSF grant.



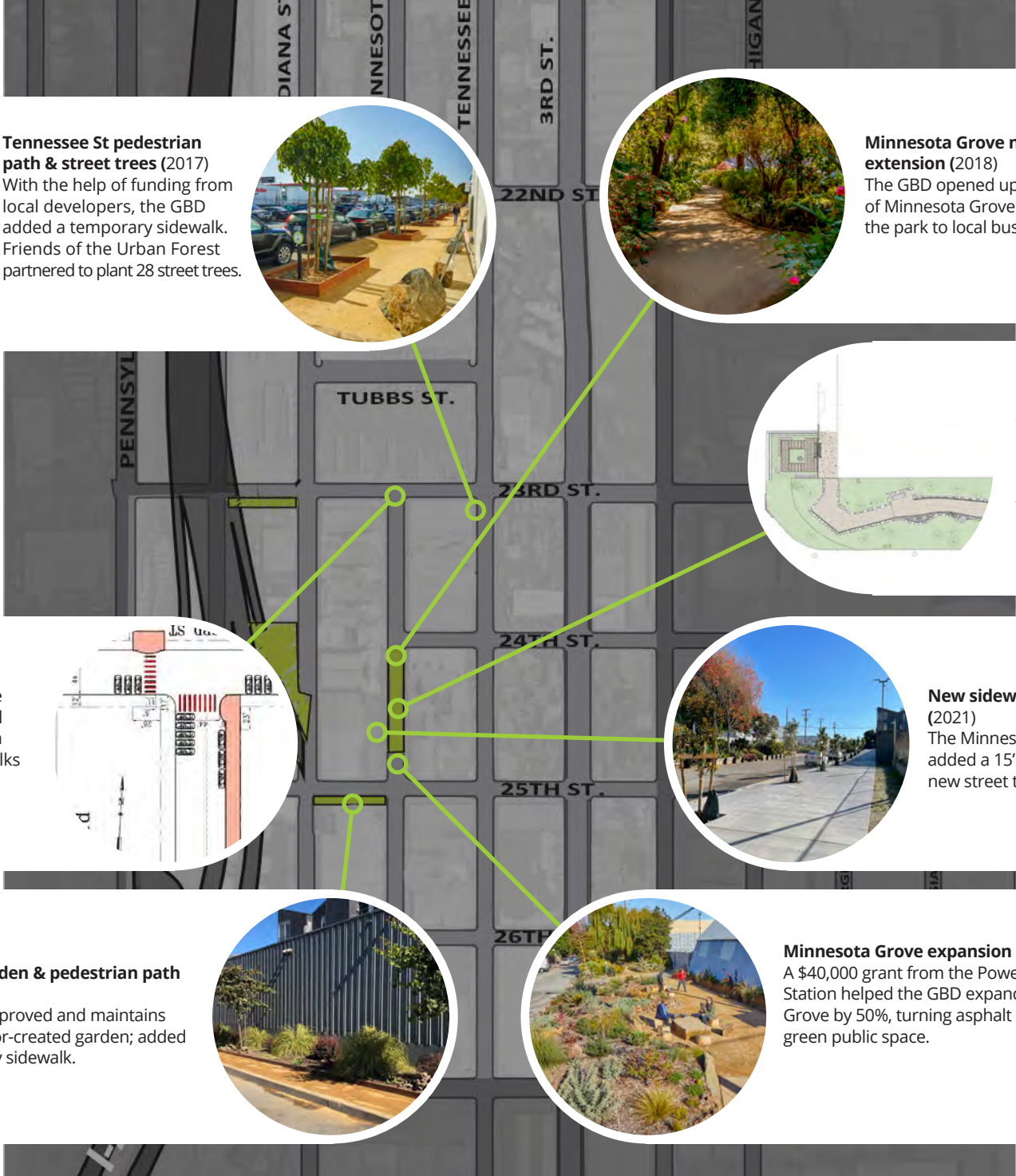
Iowa Sidewalk garden (2022)
The GBD has received \$115,000 in Community Challenge and Power Station Foundation grants to plant the verge on the east side of Iowa.



Pennsylvania Garden & pedestrian path (2016)
Warriors and PG&E grants helped add a garden and pedestrian path

Southeast Dogpatch

South Dogpatch is the least developed portion of the district, which has meant more challenges - and more opportunities. It is home to Minnesota Grove, the most improbable of Dogpatch parks, but also to the Minnesota Street Project and its growing complex of galleries and artists' studios. For projects in this area we take special care to accommodate the many industrial businesses that still call Dogpatch home.



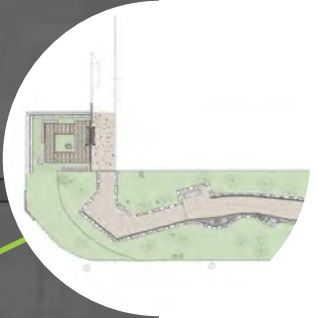
Tennessee St pedestrian path & street trees (2017)
 With the help of funding from local developers, the GBD added a temporary sidewalk. Friends of the Urban Forest partnered to plant 28 street trees.



Minnesota Grove north path extension (2018)
 The GBD opened up the north end of Minnesota Grove and connected the park to local businesses.



Minnesota Grove upgrades (2022)
 Public Works will pave the Grove's paths, expand the north end meditation garden and upgrade the irrigation system.



New sidewalk & street trees (2021)
 The Minnesota Street Project added a 15' wide sidewalk and 11 new street trees.



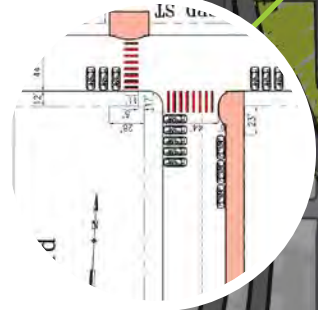
Minnesota Grove expansion (2020)
 A \$40,000 grant from the Power Station helped the GBD expand the Grove by 50%, turning asphalt into green public space.



25th St Garden & pedestrian path (2012)
 The GBD improved and maintains this neighbor-created garden; added a temporary sidewalk.

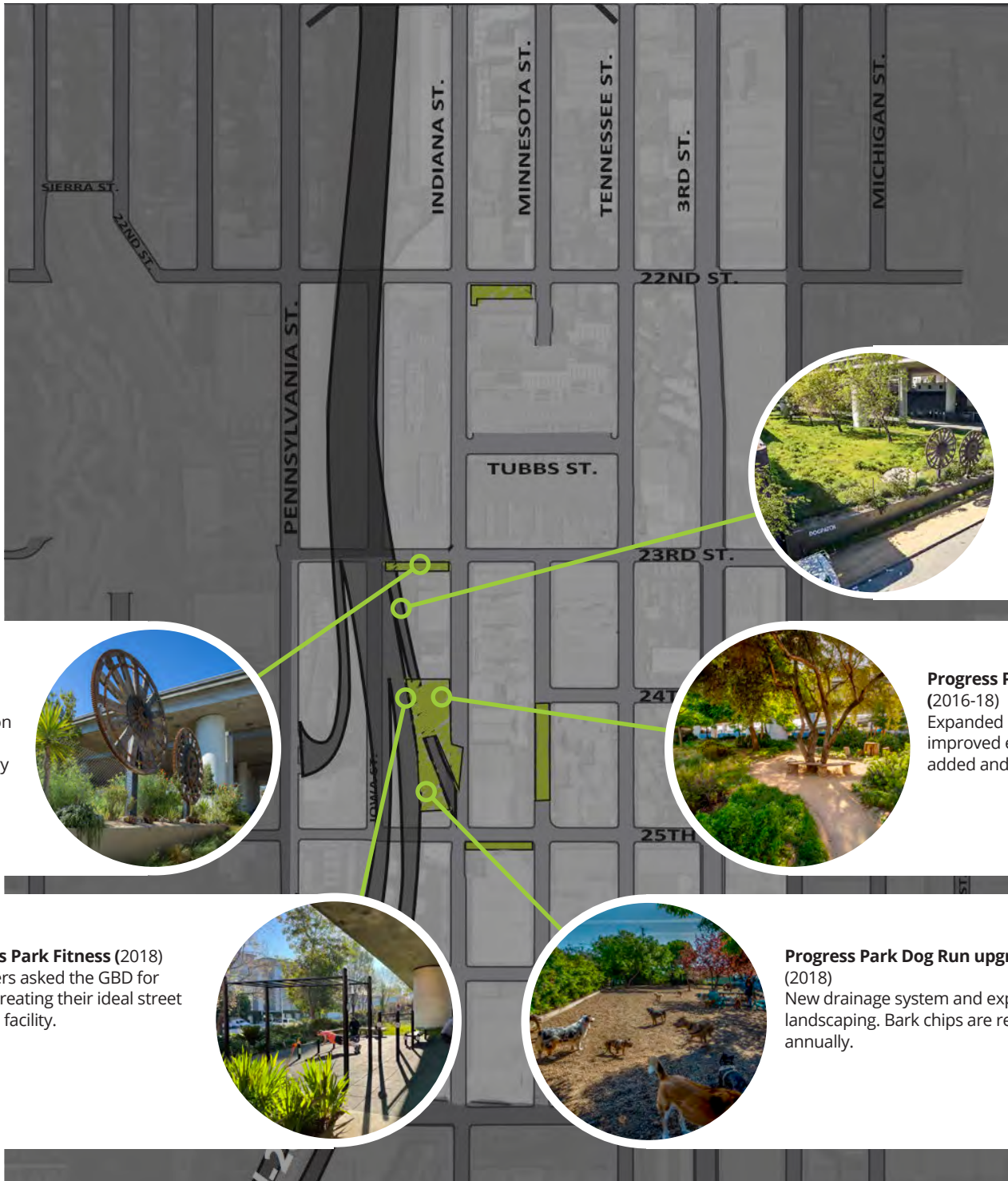


Streetscape improvements (2021-2022)
 The GBD lobbied for streetscape improvements. Public Works will add new sidewalks at Minnesota and 23rd, bulbouts and crosswalks at 23rd and 25th. SFMTA made 24th St one way eastbound to reduce conflicts at Minnesota.



Southwest Dogpatch

This is Dogpatch's grittiest corner, with ironworking, self-storage warehouses, parking lots and blocks of on-street parking that, since COVID, are more likely to house campers than commuters. The GBD now manages almost all the Caltrans lots below 280 on the east side of Iowa between 23rd and 25th – Progress Park, the Progress Dog Run and the Gears Meadow are the last green buffer between Dogpatch, the 280 freeway and Caltrain.



Gears Meadow (2021)
The GBD saved the lot's ash trees and kept the meadow green by leasing the land from Caltrans.

Progress Park improvements (2016-18)
Expanded native planting, improved efficient irrigation, and added and upgraded paths.

Progress Park Dog Run upgrades (2018)
New drainage system and expanded landscaping. Bark chips are refreshed annually.

Progress Park Fitness (2018)
Park users asked the GBD for help in creating their ideal street workout facility.

Gears upgrades (2018)
The neighborhood's iconic gears were salvaged during construction of a nearby apartment building. The GBD improved the temporary sidewalk and garden.

Northwest Potrero Hill

Northwest Potrero Hill also suffers from a major freeway intrusion, HWY 101. But Caltrans' extensive right-of-way lots provide opportunities for freeway buffering and neighborhood greening. Fallen Bridge and Benches Parks soften the 18th Street connection between the Mission and Potrero to Dogpatch and the Central Waterfront. The GBD is working to make Vermont Street more residential and less freeway offramp.



Vermont St Garden at the Gateway (2023)
17th St Gateway project expanded to include removal of the west lane of Vermont St to slow traffic and green the busy block. The GBD will convert the asphalt and concrete area to garden and street trees.

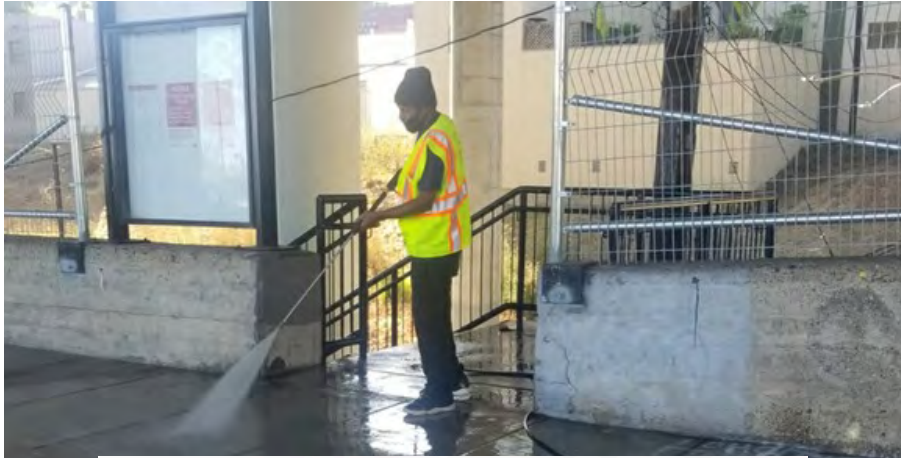
Vermont street trees and sidewalk gardens (2022)
The GBD is partnering with Friends of the Urban Forest to convert 1400 sq. ft of concrete into sidewalk gardens and street trees.

Benches Park (2018)
The GBD worked with Caltrans to remove fences and expand the park area, added an enlarged plaza for exercise and gathering, rock walls, new plantings, and sidewalk gardens.

Dog Station (2020)
The district's trial dog relief station is working great, reducing damage to the nearby park and sidewalk gardens.

Fallen Bridge (2020)
Partnered with Public Works to replace the old fencing on the spiral ramp and improve sight lines. Partnered with RecPark to add new plantings.

20/21 Landscape and cleaning schedule



	Mon	Tues	Wed	Thurs	Fri
PARKS/GREENSPACES					
Gateway	X			X	
Benches	X			X	
Fallen Bridge	X			X	
Pennsylvania	X		X		
22nd St Train Station	X		X		
Minnesota Grove		X		X	
Progress Park		X			X
25th St & Minnesota		X		X	
Tennessee, 23rd - 25th		X		X	
IM Scott		X		X	
Angel Alley			X		X
Woods Yard			X		X
Gears		X			X
Progress Dog Run			X		X
HOTSPOTS					
San Bruno	X			X	
20th St Indiana to 3rd	X		X		
Iowa St, 22nd to 25th		X		X	
22nd St, Penn to Illinois		X			X
SPECIAL CLEANING					
Graffiti abatement	X			X	
Power washing					X (1x Mo)
INSPECTION & SPOT CLEANING					
All Potrero Hill	X			X	
North Dogpatch		X	X		X
Central Dogpatch		X	X		X
South Dogpatch		X	X		X

X = Cleaning & Landscape X = Cleaning only

DOG WASTE BAGS DISTRIBUTED



178,400

COMPOST REMOVED

17,397 lbs



GBD PERFORMANCE METRICS



148
GRAFFITI SITES ABATED

957
NEEDLES COLLECTED

VOLUNTEER HOURS

1,823

TRASH REMOVED

47,286 lbs



Finances

The Dogpatch and Northwest Potrero Hill Green Benefit District was formed in 2015 by a 76% majority vote of district property owners, whose assessments form the base of the GBD's funding. The Management Plan adopted in that vote regulates GBD finances. Public Works and the San Francisco Board of Supervisors provide oversight and an independent financial review is conducted each year.

The GBD operates on the same fiscal year as City government – from July 1 to June 30. The initial assessment revenue for a fiscal year beginning July 1 is not received until the following January. So operating funds for the first half of the fiscal year (July through December) are rolled over from the previous fiscal year.

The GBD's Management Plan specifies that assessment funds be divided into 4 categories – Maintenance, Capital Projects, Accountability & Outreach (which includes communications, outreach, reports, meetings, events and advocacy) and Operations. Assessment funds may be adjusted to within 10% of the guidelines specified by the property owner-approved Management Plan.

The District has 2 zones, Dogpatch and NW Potrero Hill. Assessments are expended proportionally in the zone where they are collected. For FY20/21, 87% of collected funds came from Dogpatch and 13% from NW Potrero Hill. Because of anticipated variations in the needs of the 2 zones, the percentage of funds specified for each of the 4 spending categories varies from Dogpatch to NW Potrero Hill.

More detailed financial information is online at GreenBenefit.org

Assessment Rates

Assessment rates are determined by property use and size.

1. Determine the primary parcel use.
2. Find the assessment rate per sq. ft. according to parcel use.
3. For commercial, industrial, and residential uses, multiply building square footage by the assessment rate. For parking lots, vacant lots, and open space, multiply lot square footage by the assessment rate.

Commercial, Residential, Parking Lot, Vacant	100%	\$ 0.0951
Industrial	50%	\$ 0.0476
Park, Greenspace	25%	\$ 0.0237
Inaccessible	0%	\$ 0.0000

Statement of Financial Position June 30, 2021

ASSETS

CURRENT ASSETS

Cash & Cash Equivalents - GBD	\$ 632,389
Cash & Cash Equivalents - UCSF	571,049
Accounts Receivable	3,471
Prepays & Deposits	7,081

Total Assets **\$ 1,213,990**

LIABILITIES AND NET ASSETS

LIABILITIES

Accounts Payable & Accrued Expenses	\$ 38,960
Total Liabilities	\$ 38,960

NET ASSETS

Without Donor Restrictions	\$ 594,776
With Donor Restrictions	580,254

Total Net Assets **\$ 1,175,030**

Total Liabilities & Net Assets **\$ 1,213,990**

General Benefit

The general benefit is the amount of non-assessment funds that must be raised each fiscal year.

2020/21 GENERAL BENEFIT REQUIREMENT

DOGPATCH

Maintenance	\$ 11,273
Capital Improvement	16,408
Total Requirement - Dogpatch	\$ 27,681

NORTHWEST POTRERO HILL

Maintenance	\$ 2,204
Capital Improvement	1,096
Total Requirement - Northwest Potrero Hill	\$ 3,299

TOTAL GENERAL BENEFIT REQUIREMENT **\$ 30,980**

2020/2021 NON-ASSESSMENT REVENUE

CASH

Grants	\$ 625,897
Donations	60,383
Total Grants & Donations	\$ 686,280

NON-CASH

1,833 Volunteer Hours	\$ 49,858
In-Kind Services	2,000
Total Volunteer Hours and In-Kind Services	\$ 51,858

TOTAL NON-ASSESSMENT REVENUE **\$ 738,138**

Statement of Activities

July 1, 2020 - June 30, 2021

DOGPATCH

	Budget	Actual	Variance
ASSESSMENTS			
REVENUE			
Assessments	\$ 549,400	\$ 566,086	\$ 16,686
TOTAL ASSESSMENT REVENUE	\$ 549,400	\$ 566,086	\$ 16,686
EXPENSES			
Maintenance	\$ 177,297	\$ 179,034	\$ 1,737
Capital	258,058	125,768	(132,290)
Accountability	122,749	102,741	(20,008)
Operations	88,190	80,293	(7,897)
TOTAL ASSESSMENT EXPENSES	\$ 646,294	\$ 487,836	\$ (158,458)
REVENUE OVER EXPENSES	\$ (96,894)	\$ 78,250	\$ 175,144
Prior Year Carryover	\$ 397,634	\$ 397,634	\$ -
TOTAL ASSESSMENT YEAR CARRYOVER	\$ 300,740	\$ 475,884	\$ 175,144

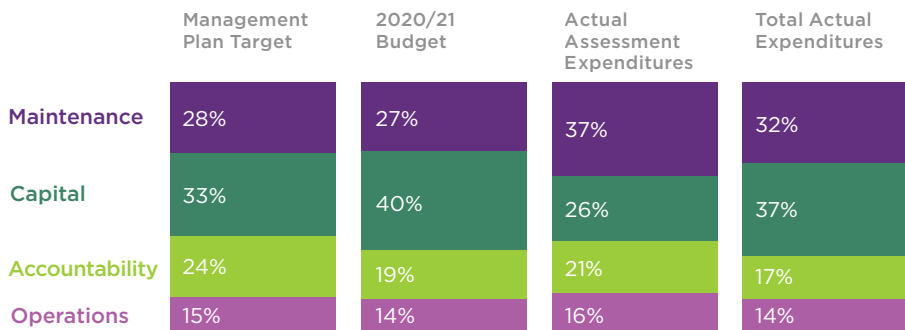
GRANTS, DONATIONS & OTHER

	Budget	Actual	Variance
REVENUE			
Grant - Angel Alley	\$ 101,700	\$ 40,897	\$ (60,803)
Grant - UCSF Esprit	585,000	585,000	-
Grant - UCSF Caltrain	-	(32,120)	(32,120)
Donations & Other	40,000	50,344	(10,344)
TOTAL GRANTS, DONATIONS & OTHER REVENUE	\$ 726,700	\$ 644,121	\$ (103,267)

EXPENSES

Capital Projects - Funded by donations	\$ 40,000	\$ 44,000	\$ 4,000
Capital Projects - Funded by CCG Grant	101,700	40,897	(60,804)
UCSF - Esprit	124,653	111,705	(12,948)
TOTAL GRANTS, DONATIONS & OTHER EXPENSES	\$ 266,353	\$ 196,602	\$ (69,752)
REVENUE OVER EXPENSES	\$ 460,347	\$ 447,520	\$ (12,827)
Prior Year Carryover	\$ 171,680	\$ 171,680	\$ -
TOTAL GRANTS, DONATIONS & OTHER YEAR CARRYOVER	\$ 632,027	\$ 619,200	\$ (12,827)

DOGPATCH 2020/21



NW POTRERO HILL

	Budget	Actual	Variance
ASSESSMENTS			
REVENUE			
Assessments	\$ 80,200	\$ 84,588	\$ 4,388
TOTAL ASSESSMENT REVENUE	\$ 80,200	\$ 84,588	\$ 4,388
EXPENSES			
Maintenance	\$ 34,656	\$ 34,027	\$ (629)
Capital	17,234	9,177	(8,057)
Accountability	18,147	15,101	(3,046)
Operations	13,181	11,998	(1,183)
TOTAL ASSESSMENT EXPENSES	\$ 83,218	\$ 70,303	\$ (12,915)
REVENUE OVER EXPENSES	\$ (3,018)	\$ 14,285	\$ 17,303
Prior Year Carryover	\$ 53,607	\$ 53,607	\$ -
TOTAL ASSESSMENT YEAR CARRYOVER	\$ 50,589	\$ 67,892	\$ 17,303

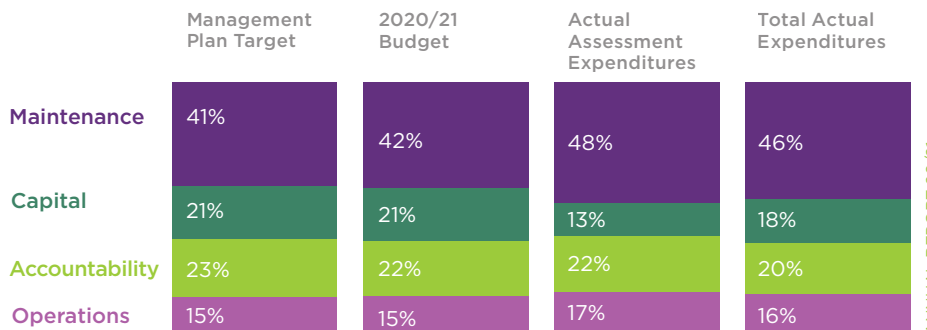
GRANTS, DONATIONS & OTHER

	Budget	Actual	Variance
REVENUE			
Donations & Other	-	10,289	(10,289)
TOTAL GRANTS, DONATIONS & OTHER REVENUE	\$ -	\$ 10,289	\$ (10,289)

EXPENSES

Capital Projects - Funded by donations	\$ 6,000	\$ 4,238	\$ (1,762)
TOTAL GRANTS, DONATIONS & OTHER EXPENSES	\$ 6,000	\$ 4,238	\$ (1,762)
REVENUE OVER EXPENSES	\$ (6,000)	\$ 6,051	\$ 12,051
Prior Year Carryover	\$ 6,004	\$ 6,004	\$ -
TOTAL GRANTS, DONATIONS & OTHER YEAR CARRYOVER	\$ 4	\$ 12,055	\$ 12,051

NW POTRERO HILL 2020/21



Statement of Activities (cont'd.)

July 1, 2020 - June 30, 2021

GBD TOTAL

	Budget	Actual	Variance
ASSESSMENTS			
REVENUE			
Assessments	\$ 629,600	\$ 650,674	\$ 21,074
TOTAL ASSESSMENT REVENUE	\$ 629,600	\$ 650,674	\$ 21,074
EXPENSES			
Maintenance	\$ 211,953	\$ 213,061	\$ 1,108
Capital	275,292	134,945	(140,348)
Accountability	140,896	117,842	(23,054)
Operations	101,371	92,291	(9,080)
TOTAL ASSESSMENT EXPENSES	\$ 729,512	\$ 558,139	\$ (171,373)
REVENUE OVER EXPENSES	\$ (99,912)	\$ 92,535	\$ 192,447
Prior Year Carryover	\$ 451,241	\$ 451,241	\$ -
TOTAL ASSESSMENT YEAR CARRYOVER	\$ 351,329	\$ 543,776	\$ 192,447

GRANTS, DONATIONS & OTHER

	Budget	Actual	Variance
REVENUE			
Grant - Angel Alley	\$ 101,700	\$ 40,897	\$ (60,803)
Grant - UCSF Esprit	585,000	585,000	-
Grant - UCSF Caltrain	-	(32,120)	(32,120)
Donations & Other	40,000	60,633	(20,633)
TOTAL GRANTS, DONATIONS & OTHER REVENUE	\$ 726,700	\$ 654,410	\$ (113,556)

EXPENSES			
Capital Projects - Funded by donations	\$ 46,000	\$ 48,238	\$ 2,238
Capital Projects - Funded by CCG Grant	101,700	40,897	(60,804)
UCSF - Esprit	124,653	111,705	(12,948)
TOTAL GRANTS, DONATIONS & OTHER EXPENSES	\$ 272,353	\$ 200,840	\$ (71,514)
REVENUE OVER EXPENSES	\$ 454,347	\$ 453,571	\$ (776)
Prior Year Carryover	\$ 177,684	\$ 177,684	\$ -
TOTAL GRANTS, DONATIONS & OTHER YEAR CARRYOVER	\$ 632,031	\$ 631,255	\$ (776)

DOGPATCH 2020/21

	Management Plan Target	2020/21 Budget	Actual Assessment Expenditures	Total Actual Expenditures
Maintenance	30%	30%	39%	34%
Capital	31%	38%	25%	35%
Accountability	24%	19%	20%	17%
Operations	15%	13%	16%	14%

2021/22 Budget

July 1, 2021 - June 30, 2022

	DOGPATCH	NW POTRERO HILL	GBD TOTAL
REVENUE			
Net Assessment Revenue	\$ 547,752	\$ 81,848	\$ 629,600
Grants	60,804	-	60,804
TOTAL REVENUE	\$ 608,556	\$ 81,848	\$ 690,404

EXPENSES - Assessments			
Maintenance	\$ 227,436	\$ 47,022	\$ 274,458
Capital Improvement	290,973	30,350	321,323
Accountability	127,948	19,223	147,171
Operations	100,702	15,094	115,796
TOTAL EXPENSES - Assessments	\$ 747,059	\$ 111,689	\$ 858,748

EXPENSES - Donations, Grants & Other			
Capital Projects - Funded by donations	\$ 977	\$ -	\$ 977
Capital Projects - Funded by Grant	60,804	-	60,804
TOTAL EXPENSES - Donations, Grants & Other	\$ 61,781	\$ -	\$ 61,781

TOTAL EXPENSES	\$ 808,840	\$ 111,689	\$ 920,529
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REVENUE OVER EXPENSES	\$ (200,284)	\$ (29,841)	\$ (230,125)
PRIOR YEAR CARRYOVER-Assessment	475,537	68,239	543,776
PRIOR YEAR CARRYOVER-Donations	47,977	12,228	60,205
TOTAL PROJECTED CARRYOVER	\$ 323,230	\$ 50,626	\$ 373,856

SPECIAL PROJECTS BUDGET - ESPRIT PARK

REVENUE			
UCSF Grant			\$ -
TOTAL REVENUE			\$ -

EXPENSES			
Grant Management			
Legal			\$ -
Bookkeeping & Accounting			6,333
Financial Review			2,000
Contingency			-
Total Grant Management			\$ 8,333

Capital Projects			
Landscape Architect and Subconsultants			\$ 562,716
Arborist			-
Peer Review			-
Total Capital Projects			\$ 562,716
TOTAL EXPENSES			\$ 571,049

REVENUE OVER EXPENSES			\$ (571,049)
PRIOR YEAR CARRYOVER			571,049
TOTAL PROJECTED CARRYOVER			\$ -

Dogpatch & NW Potrero Hill
Green Benefit District
1459 18th Street #369
San Francisco, CA 94107



GreenBenefit.org

Contact us with concerns or suggestions
Find out more about projects,
board members, finances

GBD Green Sheet

Sign up at GreenBenefit.org to receive
monthly updates on projects, events,
neighborhood news and more

Monthly Meeting

3rd Wednesday (except December)
6:30 PM

Check GreenBenefit.org
for agenda and location.

Photography by James Bueti, Craig Cozart and others
Graphic Design by TransitStudio

GreenBenefit.org