

Ocean Avenue Association Board of Directors Meeting Minutes  
Wednesday, June 17, 2015, 7:15PM  
Ingleside Library  
1298 Ocean Ave, San Francisco, CA 94112

Board members present: Howard Chung, Henry Kevane, Christine Godinez, Walee Gon, Lucia Fuentes-Zarate, Rev. Roland Gordon, Alexander Mullaney.

Others present: Dan Weaver.

1. Walee Gon called the meeting to order at 7:20 p.m.
2. Approval of minutes from May 2015
  - Henry Kevane moves to approve minutes
  - Howard Chung seconds motion
  - Motion passes unanimously
3. Financial report, Henry Kevane
  - Most categories either under budget or consistent with budgeted amount.
  - Assessment revenue for this fiscal year's budget will be \$290K, up from \$260K last year, so now is the time for new projects.
  - Henry Kevane and Dan Weaver met with OEWD to straighten out "carryforward" issue. OEWD wants to see CBDs deploying funds, not accumulating an excessive amount. OEWD agreed after Henry's presentation that OAA is already spending an appropriate amount of its income and so satisfies OEWD's criteria.
  - OAA been writing off some unpaid assessments every year.
  - Weaver: Half of unpaid assessments are from city properties; last fiscal year the city mistakenly underpaid its assessment by \$20,000. The city will pay this money.
  - Weaver: we will send a letter to all who haven't paid assessments
  - Gordon: Ingleside Presbyterian has an issue paying taxes.
4. Executive Director's Report
  - Weaver: City money will be set aside for new awnings and façade improvements. Has asked Luis Licea to look for more potential SF Shines clients.
  - "Neighborhood Asset Activation" is a new OEWD budget item of \$1M to go toward plans to involve real estate developers in establishing neighborhood and cultural centers at sites such as the Geneva Car Barn and the El Rey Theater through public-private partnerships.
  - Weaver: waiting on DPW re: beautification Ocean-Geneva parcels. Hopefully they will get in touch by the end of June.
  - Ingleside Library Garden should be completed in August. Aiming to program an opening event for September.
  - Unity Plaza: the lowest bid was higher than what Muni had budgeted for the project. Some think construction will start in August. Project timeline should have been April City 2015 - January 1016.
  - 1601 Ocean: current representative of building owners is unreachable. Will attempt to contact through Planning and Jen Low of Sup. Yee's office. Tenants continue to operate on month-to-month leases.
  - Weaver: As Kevane noted in budget report, OAA has come to agreement with City whereby surplus assessment revenue will be spent at a sustainable rate. Spending this

year, along with CDBG grant funding, will accommodate the hire of current part-time contractors as part-time staff..

- Vacancy Report- Licea: North East Medical Services has bought Ocean Pizza building. (Chung: represents NEMS in some matters). Mullaney: loss of retail/restaurants in favor of offices will hurt the corridor. Fuentes-Zarate: high rents prohibit new ventures, creating high-rent blight. Chung: will look at new anti-blight legislation and report back.

Howard Chung left meeting at 7:55 p.m.

5. Street Life Report, Alex Mullaney

- Meeting was well attended but noisy.
- OAA should prepare for Holloway Greening project.
- Target has agreed to plant trees on Jules and Dorado.
- City College developing master plan, Mullaney to remain in communication with CCSF.
- OAA was denied a seat on Balboa Reservoir Community Advisory Committee. Godinez: was offered a seat, but unclear as to what capacity. Mullaney: seat should have been offered to Dan Weaver to represent OAA.
- Should have proposals for Geneva-Ocean benches and mural next month.
- Street Life Committee passed a motion to take a position on safe LRV byways in southern San Francisco. Gordon: should full board also take a position? Weaver: if so, will write a letter to MTA. Kevane: supports motion as long as amendment "as part of improving traffic flow on Ocean Avenue" is included.
- Mullaney moves "We will write a letter to SFMTA regarding the need for study on how to improve traffic flow, traffic safety, and safe light rail boarding on Ocean Avenue."
- Fuentes-Zarate seconds.
- Motion passes unanimously.
- Mullaney: we should research legacy business ordinance to see whether businesses such as The Ave and Beep's are eligible.

6. Public Comment

- Fuentes-Zarate: concerned about uptick in property crimes, robberies, break-ins. Mullaney: Police say that Prop 47 is the reason behind uptick. It would be useful to meet new Taraval Station Captain.
- Maurice Rivers: community members impressed by newly painted Beep's Burgers sign and restoration of Mayflower Café building; what is status of the commercial spaces formerly housing Yogurtland and El Porvenir? Weaver: Yogurtland is being handled by realtor, new tenant sought, El Porvenir building will be sushi restaurant. Maurice Rivers: frustrated with crime at Brighton and Holloway, noisy customers hanging around outside Randy's Place.

7. Future Meetings, Agenda Item Proposals

- Fred Sterner and Susan Lam of City College of San Francisco have been invited to next meeting to discuss master plan.

8. Meeting adjourned at 8:25 p.m.