

Ocean Avenue Association  
Board of Directors Notice of Meeting and Agenda  
Wednesday, April 19, 2017, 6:30pm  
Ingleside Presbyterian Church  
1345 Ocean Avenue, San Francisco, CA

Board Members: Alex Mullaney, Chair, Howard Chung, Vice-Chair, Shirley Lima,  
Secretary, Henry Kevane, Treasurer, Christy Godinez, Walee Gon,  
Rev. Roland Gordon, Jeff Hamilton, Janene Summerland, Lucia Fuentes Zarate  
Executive Director, Daniel Weaver

1. Call to Order, Alex Mullaney
2. Presentation by Ocean Avenue Beat Officer Ricardo Guerrero or substitute (Discussion Public Comment and Possible Action)
3. Approval of Minutes for March 15 meeting (Discussion, Public Comment and Possible Action)
4. General Public Comment for items not on this agenda (Discussion and Comment)
5. March Financial Report and IRS Form 990 for FY 2015-16 presentation, Henry Kevane (Discussion and Public Comment)
6. Executive Director's Report, Review of Current OAA Activities (Discussion, Public Comment and Possible Action)
7. Street Life and Business Committee Reports, Alex Mullaney (Discussion, Public Comment and Possible Action)
8. Motions from Street Life Committee for Adoption by OAA Board,

Whereas city government has used technology-led economic development in many neighborhoods, Ocean Avenue Association recommends an art-led economic development strategy be pursued in its neighborhood commercial district and requests relevant city agencies work with stakeholders to develop a strategy to reach this goal.

The Ocean Avenue Association endorses Livable City's Arts Strategy.

The Ocean Avenue Association recommends that OAA staff work with appropriate city agencies to request that the Ocean Avenue NCT zoning be changed to support arts activities as accessory uses to principally approved uses and as an interim use longer than a month and as a principally permitted use on second floors.

9. Proposal to Modify OAA Board Meeting Schedule, Alex Mullaney, continued from January meeting (Discussion, Public Comment and

Possible Action)

10. Board Member comments and proposals for future meeting agenda items (Discussion and Public Comment)

- May OAA Meetings and Events May 14, 2017, Second Sunday Events, 2pm at Ingleside Library and other locations.
- OAA Business and Street Life Committees, Wednesday May 10, Lick-Wilmerding, Classroom 5, 5:30pm
- No board meeting is scheduled for May

11. Adjournment

Agenda item materials that are available for this meeting will be sent upon request to [info.oacbd@gmail.com](mailto:info.oacbd@gmail.com). Public comment on any agenda item and general public comment is 3 minutes. The chair may limit public comment if time constraints require.

Go to [www.OceanAvenueAssociation.org](http://www.OceanAvenueAssociation.org) to find agendas, minutes and additional information about the OAA and the Ocean Avenue Community Benefits District.

Ocean Avenue Association

[Info.oacbd@gmail.com](mailto:Info.oacbd@gmail.com)

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## Recommendations from Livable City:

Tom Radulovich, director of the nonprofit Livable City, proposed seven ideas that the city can implement to encourage the arts and to prevent unsafe live-work spaces at the March Street Life Committee.

1. **Expand Code Compliance Assistance.** Planning Codes, done right, can foster livability and preserve diversity. However, since the Ghost Ship fire, code compliance has been used by some building owners as a tool to displace residents. We can design vigorous code compliance around the imperatives of preserving housing and preventing displacement while expanding education, technical and financial assistance for code compliance.
2. **Create and Fund a City Arts Strategy.** San Francisco has long talked about its love for the arts. It's time to embrace arts as an essential feature of urban life and a valued sector of the economy.
3. **Permit Arts Activities in Neighborhood Commercial Districts.** Today, arts activities are not a permitted use in Neighborhood Commercial districts, but they should be. Arts uses in storefronts and upper-story spaces enhance neighborhood character and complement retail uses in commercial corridors.
4. **Limit Office Sprawl into PDR Districts.** Over the past two decades, the City has allowed large office developments to spread out from the downtown core, into the city's industrial districts and in to areas poorly served by public transit. The City needs to end its piecemeal approach to office development, and return to policies that focus office development in areas within a convenient walk of BART and Caltrain.
5. **Expand Arts spaces in Pier 70 and Hunters Point Shipyard.** The proposed developments at Pier 70 and Hunters Point Shipyard present big opportunities to create or preserve art spaces. The arts component of both developments should be strengthened, including preserving and rehabilitating buildings currently slated for demolition as arts spaces.
6. **Preserve and Restore Neighborhood Landmarks as Arts Spaces.** We live in a City filled with a rich architectural history. Several City-owned landmark buildings could, if the City and private development reinvests in them, have a new life as community arts spaces, providing space for performances, museums and galleries, arts and vocational education, and arts nonprofits.
7. **City government has used technology-led economic development in many neighborhoods.** Livable City recommends an art-led economic development strategy be pursued in its neighborhood commercial districts and requests relevant city agencies work with stakeholders to develop a strategy to reach this goal.