

# “ECONOMIC DEVELOPMENT/ INFRASTRUCTURE”



# 10 Year Capital Plan

**\$19.8 billion total 2009-2018,  
including**

**\$7.3 B, Water, Wastewater &  
Power**

**\$5.3 B, MUNI**

**\$1.6 B, Airport**

**\$1.4 B, Streets & Rights-of-Way**

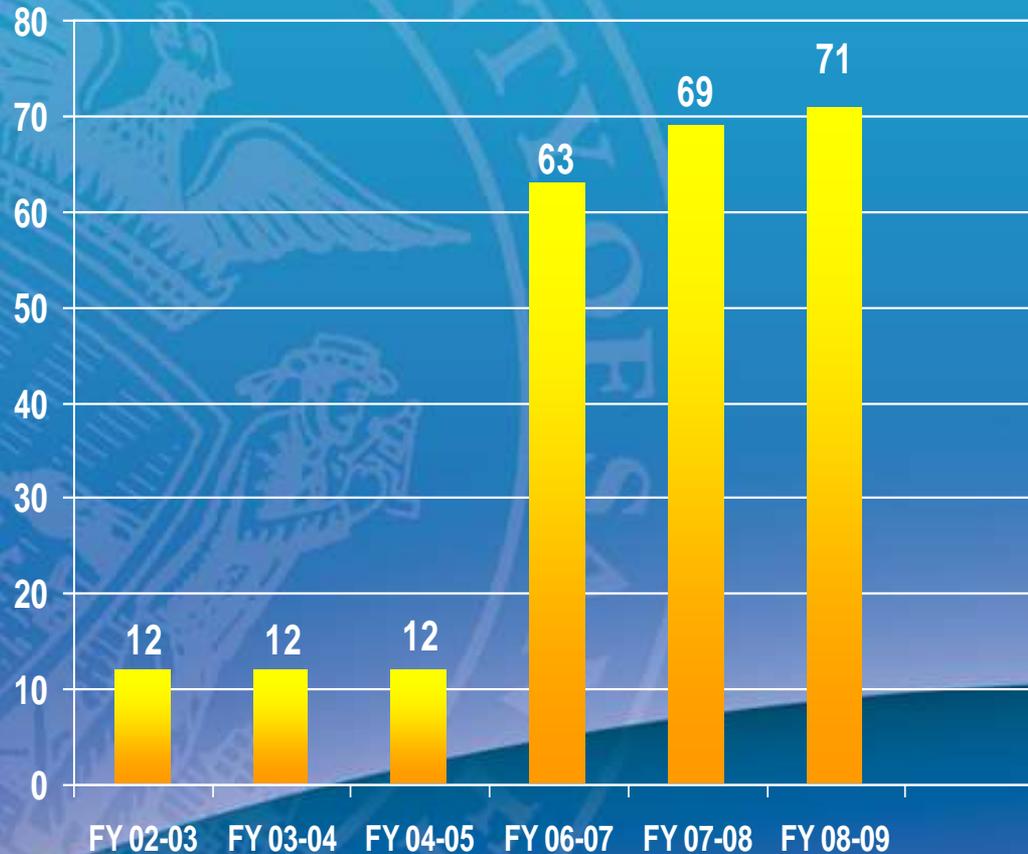
**\$1.2 B, Health & Human  
Services**

**\$1.2 B, Criminal Justice**

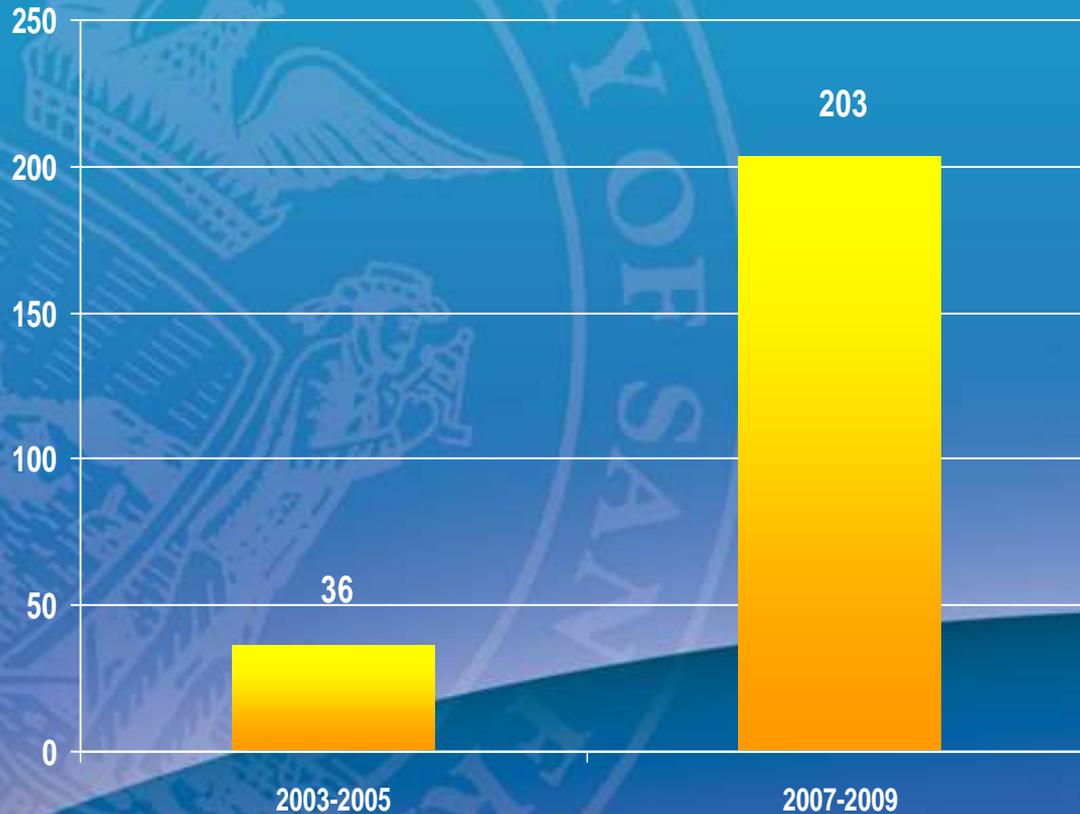
**\$0.8 B, Port**

**\$0.5 B, Recreation & Park**

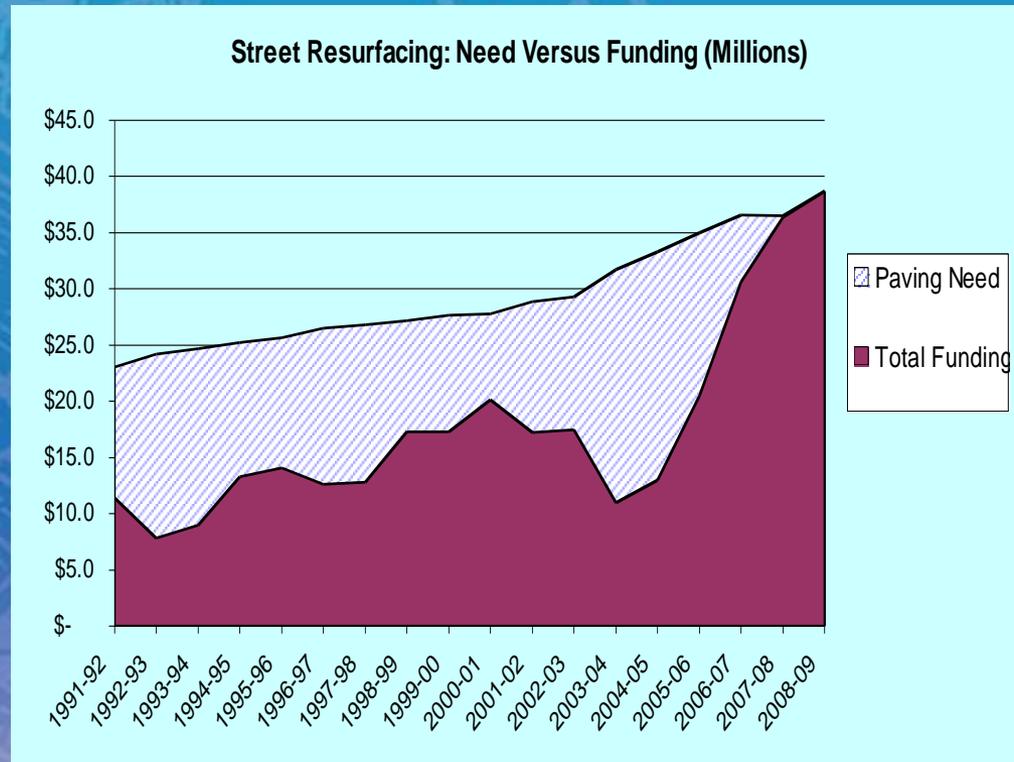
# General Fund Capital Investments



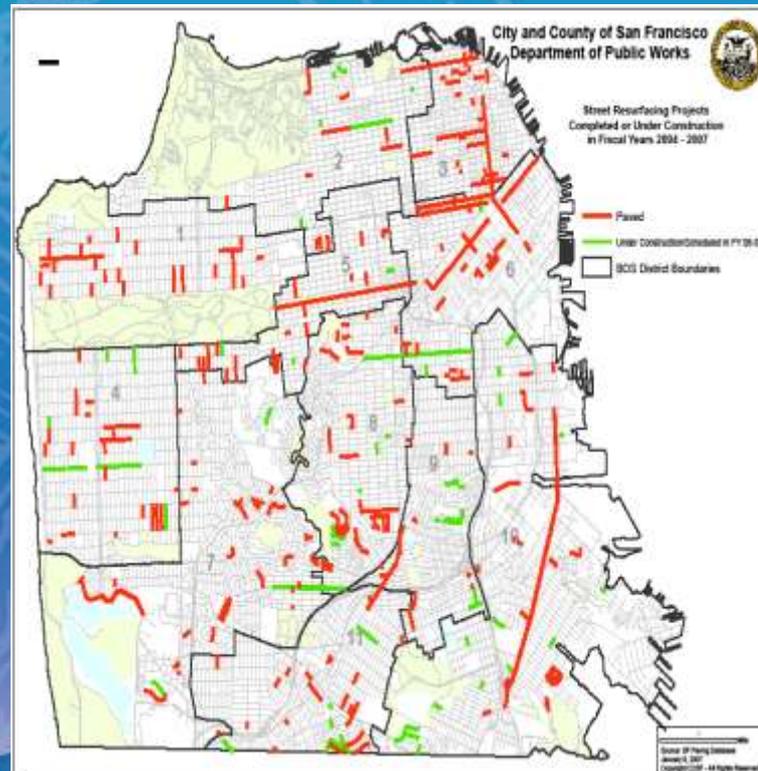
# General Fund Capital Investments



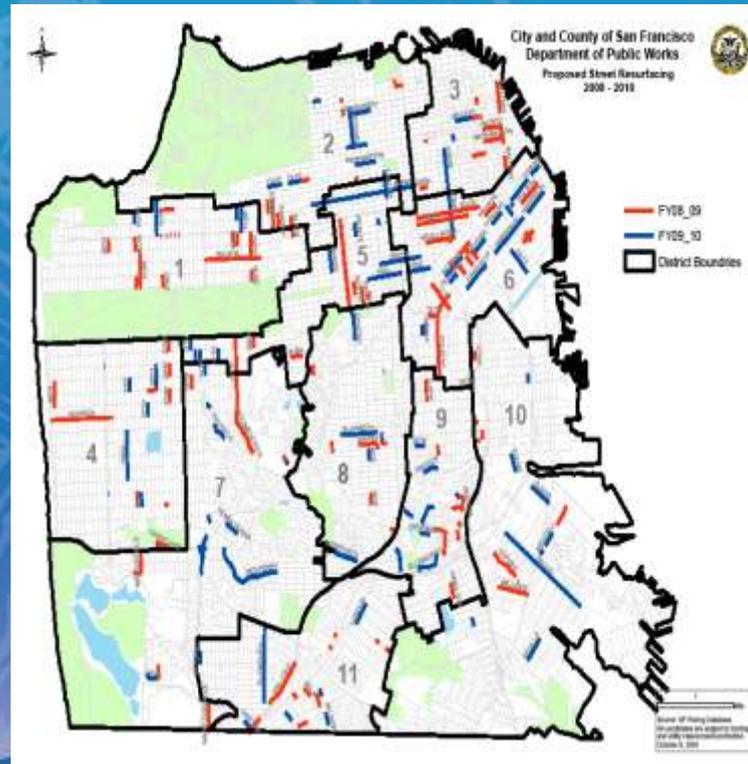
# Street Resurfacing Investment 1992-2009



# Street Resurfacing 2004-2007



# Street Resurfacing Projects Proposed for Funding, 2008-2010





# Public Utilities Commission

## Water, Wastewater & Power



# Water System Improvement Program

**\$4.4 billion, multi-year program to upgrade the Regional and Local Water Systems**

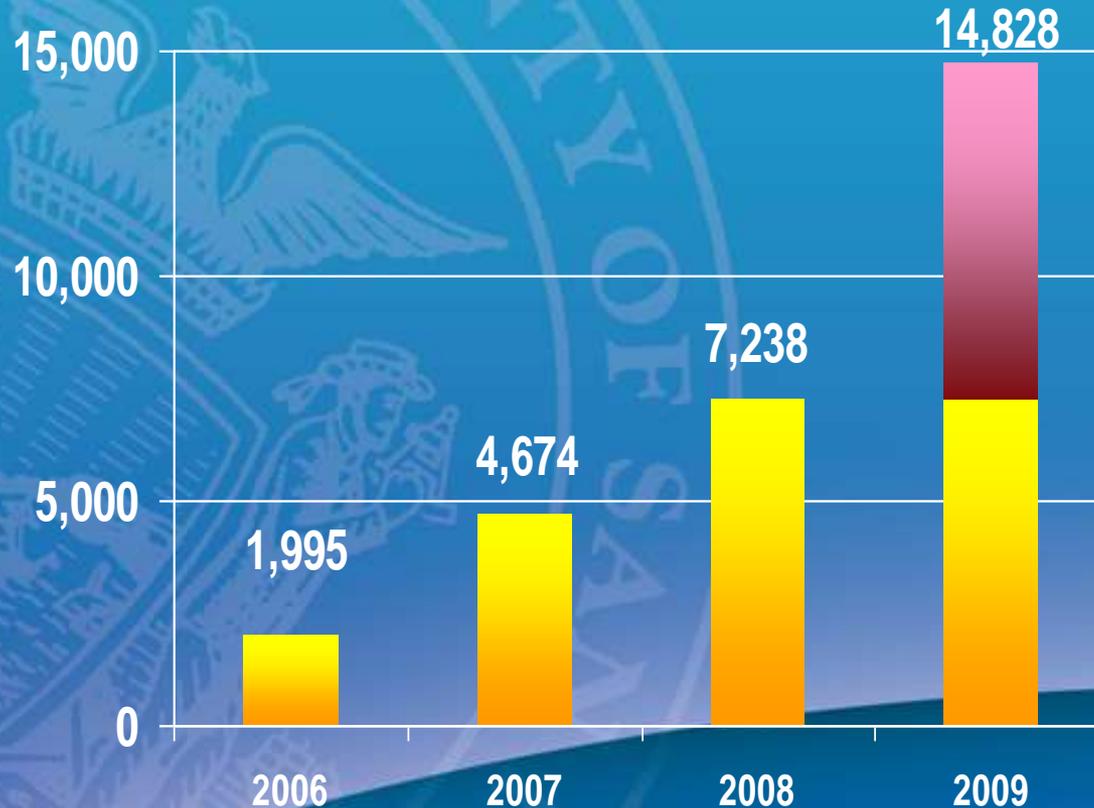
- **15 Projects Completed**
- **10 Projects Under Construction**
- **60 Projects In Planning & Design**

**Cost-effectively ...**

- **meet water quality requirements,**
- **improve seismic safety,**
- **ensure delivery reliability, and**
- **lessen effect of droughts.**

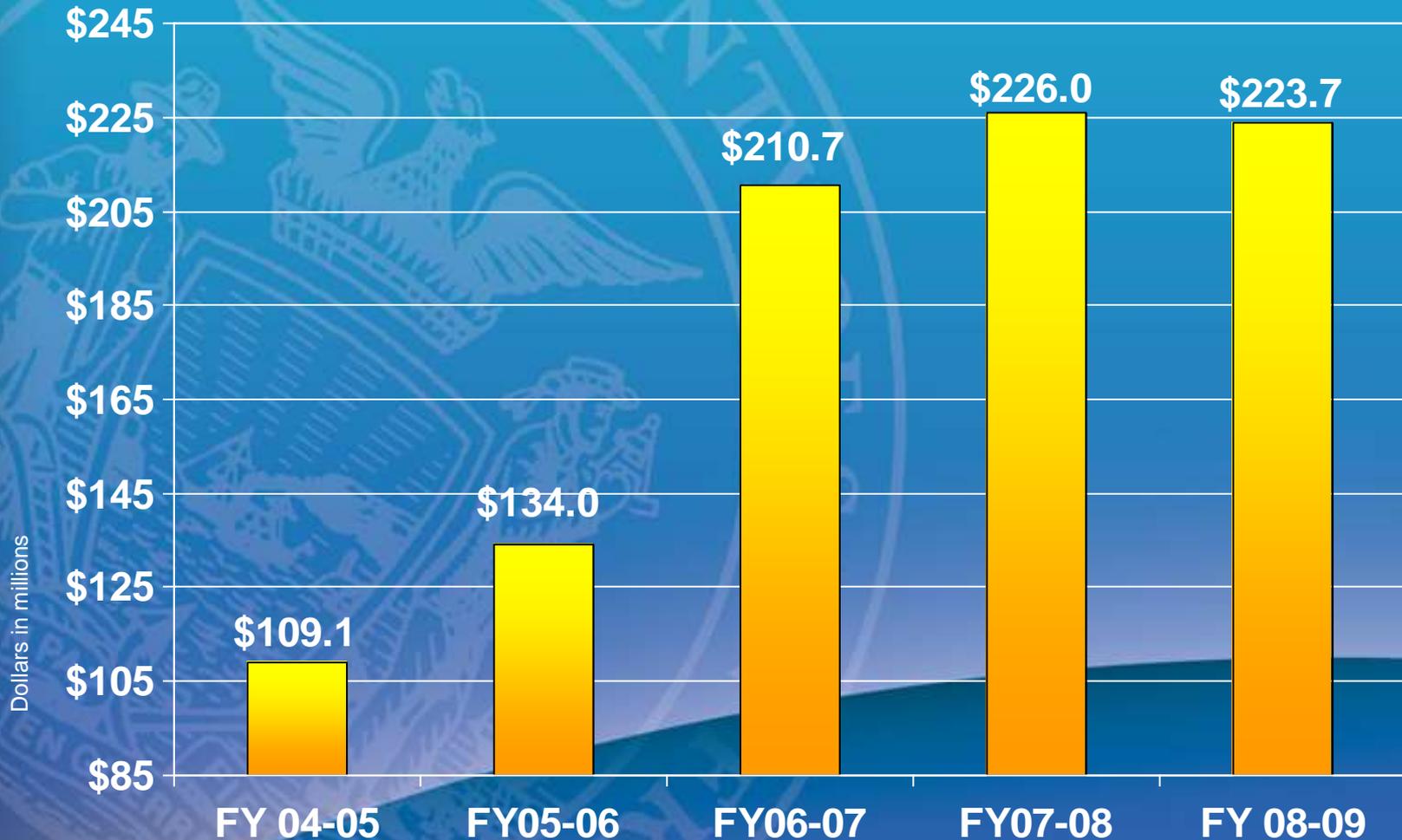
# Progress Towards HOME 15/5

15,000 housing units/5,000 affordable by 2010



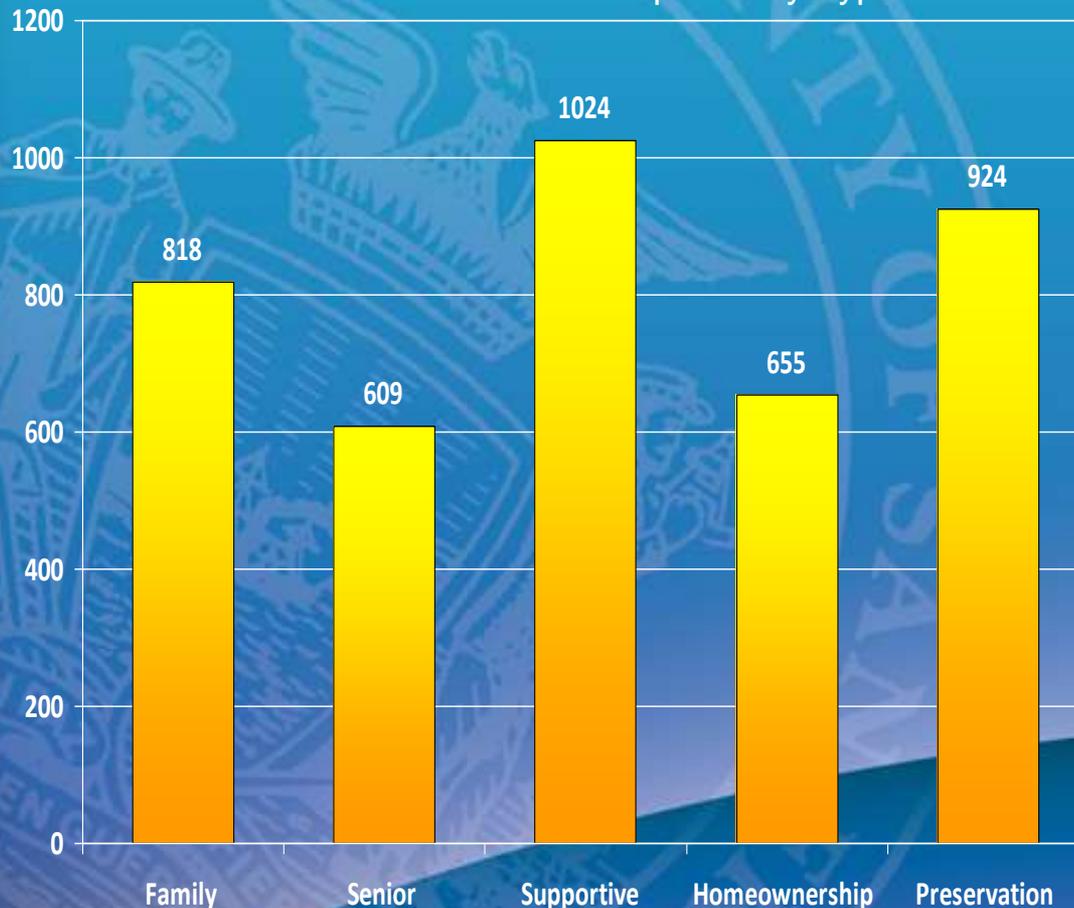
■ Units Completed ■ Units in Construction

# Affordable Housing Funding



# Affordable Housing Production

Affordable Homes Completed by Type



4,030 Affordable Homes Completed since Jan 2004

Initial development funding committed for over 4,000 units since January 2004

## HOPE SF

### Fall 2008: Community Visioning Process

- Sunnydale, Westside Courts, & Potrero Annex/ Terrace

In total: 1,779 apartments in  
predevelopment

– 28% of SFHA portfolio

Summer/Fall 2009: Hunter's View  
construction

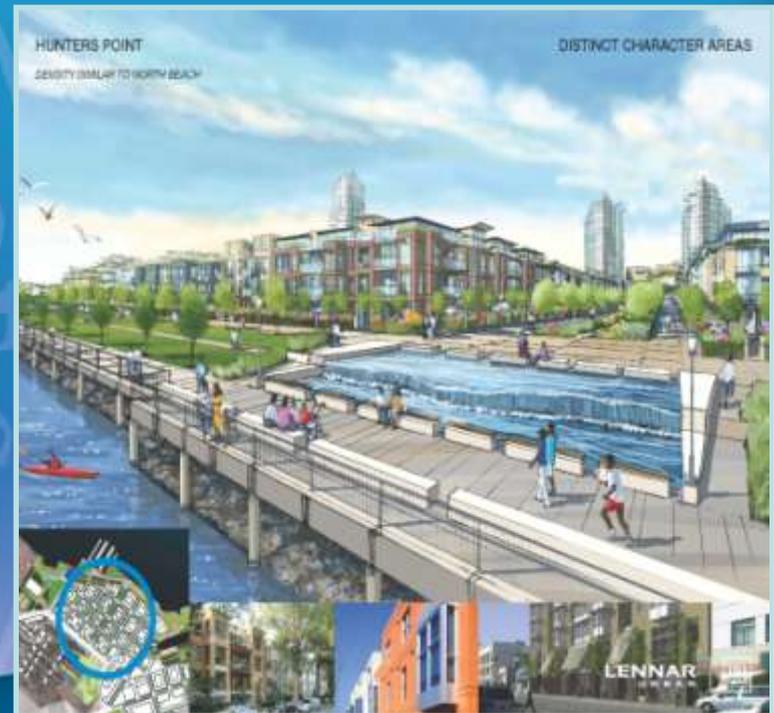
# Hunters Point Shipyard Phase 2

## Development Plan:

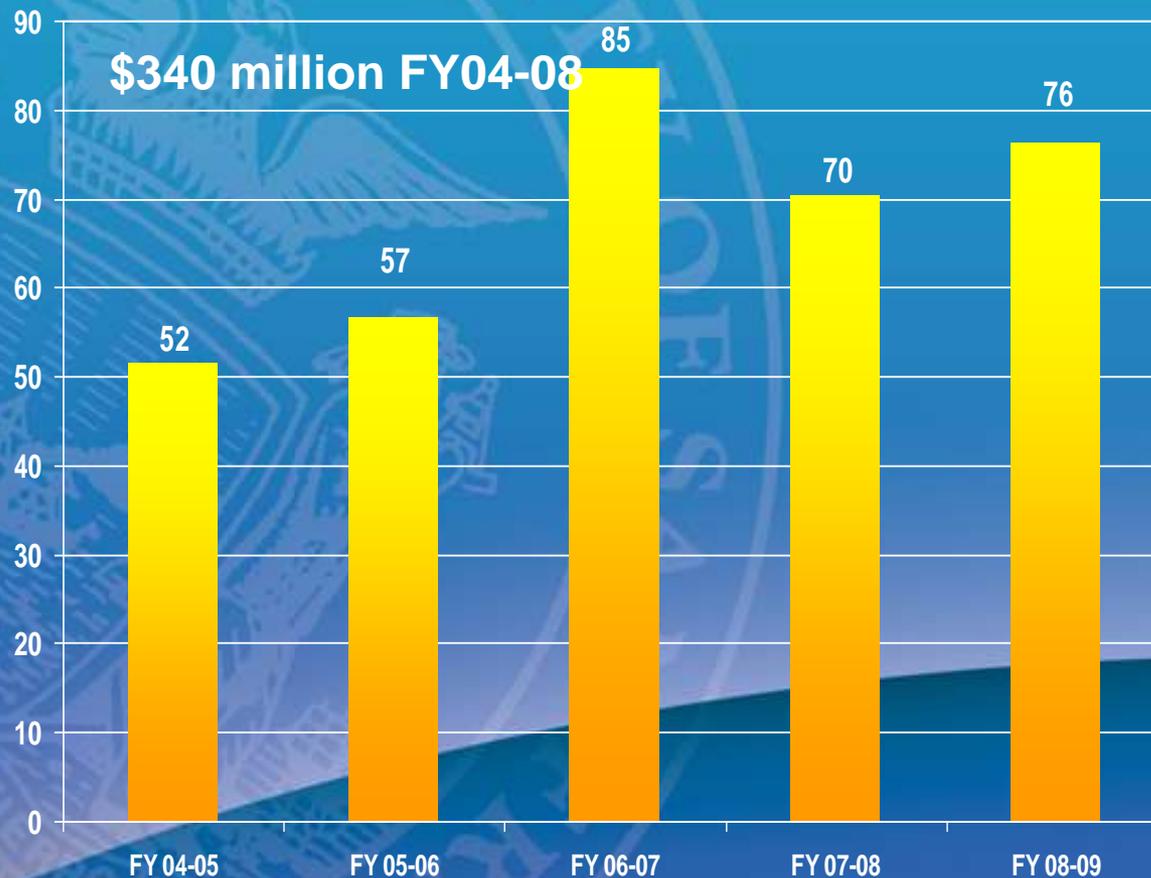
- 10,000 units of housing with 3,200 affordable
- 400 acres of open space
- 700,000 sq.ft. of retail space
- 2 million sq.ft. of green tech research and development space
- 30,000 sq.ft. arts district
- 69,000 seat stadium

## Stadium Milestones:

- Voters overwhelmingly approved Proposition G in June of 2007
- Cleanup for stadium site fully funded and on schedule
- Experienced development team on board
- Draft final EIR by early 2009; goal for project approval by close of 2009 - as promised to 49ers



# Federal Funding for Hunters Point Shipyard Cleanup



# Mission Bay

## Biotechnology Cluster

- 900,000 square feet of biotechnology lab and commercial office space built
- 1.3 square feet of biotech space in active development
- Mission Bay will have more than 6 million square feet of new biotechnology space

## Housing Units Fast Tracked

- 2,175 residential units completed
- 1,270 units of housing are under development
- There will be 1,800 affordable units, 30% of the total

## New Public Parks.

- 12 acres of new public parks have been built
- 4.2 acre Mission Creek Sports Courts opened creating a link in the Blue Greenway

*City & County of San Francisco*

# 2008 STATE OF THE CITY

*Mayor Gavin Newsom*



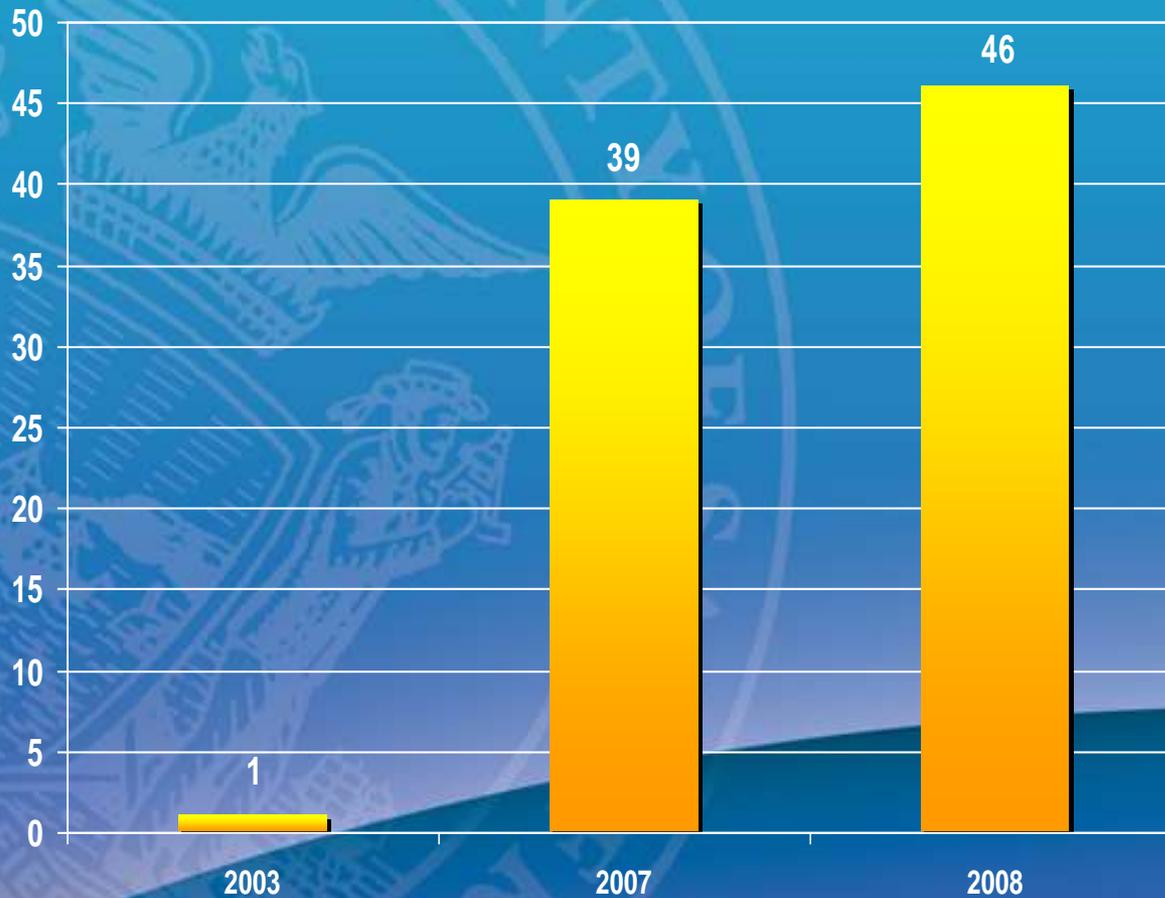
*City & County of San Francisco*

# 2008 STATE OF THE CITY

*Mayor Gavin Newsom*

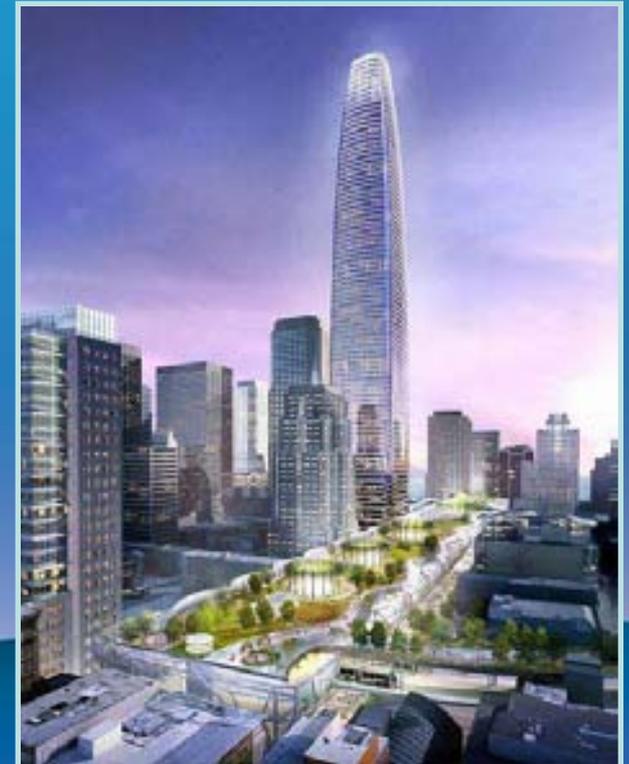


# Biotech Companies



# Transbay

- **3,440 housing units with 1,250 affordable**
- **2.4 million sqft office space**
- **250 hotel rooms**
- **Groundbreaking in 2008**
- **Supports high speed rail**
- **Terminal is now fully funded**



# High Speed Rail

- Proposition 1A - \$9.95 billion
- 800 miles of track
- San Francisco to Los Angeles
  - 2.5 hours
  - \$55 each way



# High Speed Rail

**Congestion costs Californians \$20 billion a year in wasted fuel and lost time**

**Remove 70 million passenger trips from CA Highways each year**

- 12.7 billion pounds of CO2/yr
- 12 million barrels of oil/yr



# Eastern Neighborhoods



# Eastern Neighborhoods

1. Rezoned land up to 10,000 new homes
  - 32% below market rate
  - Range from affordable rental and middle-income ownership opportunities
2. Rezoned hundreds of acres of industrial lands for
  - Housing
  - Jobs
  - Arts
  - New technologies
  - Retail
  - Open space

## **Schlage Lock Site**

- **The master planning/re-zoning process for the Schlage Lock Site and the neighboring environs is proceeding well.**
- **MOEWD is monitoring the state Department of Toxics Substance Control's enforcement of their toxic clean-up order.**
- **\$4.1 million in outside funding has been secured by the City for streetscape improvements on adjacent Leland Avenue. Plans and EIR for Schlage Lock site to be completed by the end of 2008.**

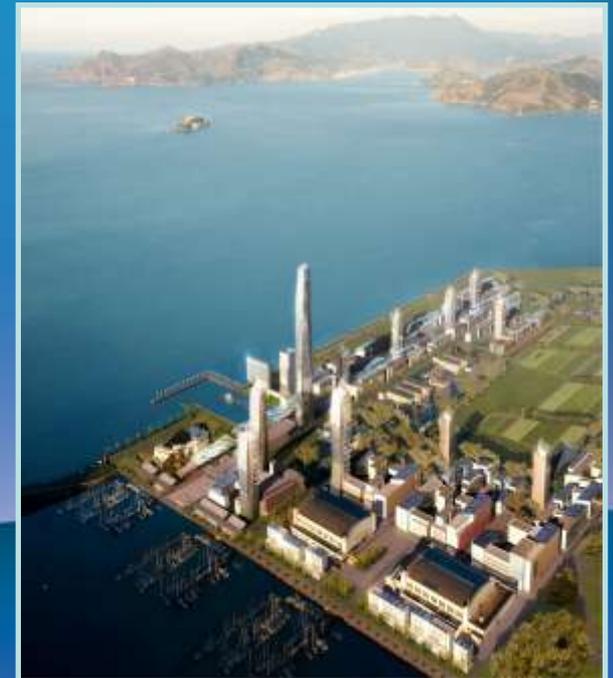
# Treasure Island

## Development Program:

- 6,000 housing units with 1,800 affordable
- 300 acres of open space
- 270,000sqft of retail space
- 325,000sqft commercial/adaptive reuse
- 3 hotels
- 400 slip marina
- On track to be the most sustainable large development project in the United States

## Milestones:

- Governor Schwarzenegger recently signed AB 981 which created California's first demonstration congestion pricing program and one of the first in the nation on Treasure Island.



# Piers 15-17

## Development Plan:

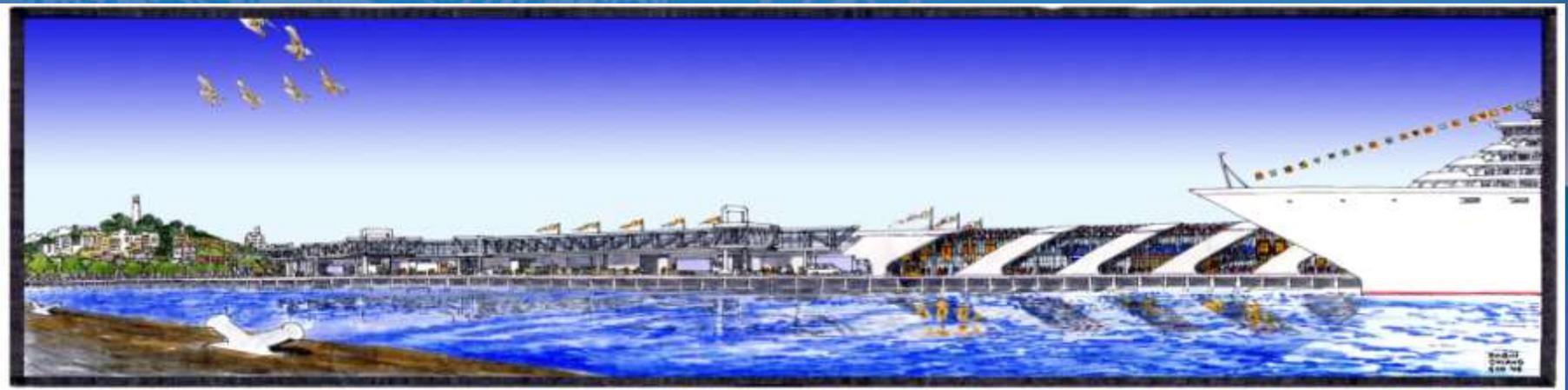
- \$175 million renovation and future home of the Exploratorium
- Will create 1,040 construction jobs and 330 permanent jobs
- Will generate \$406,000 in tax revenue



Current Conditions:  
127,000 sq.ft. of waterfront  
property

# Piers 27-32 Development Plan

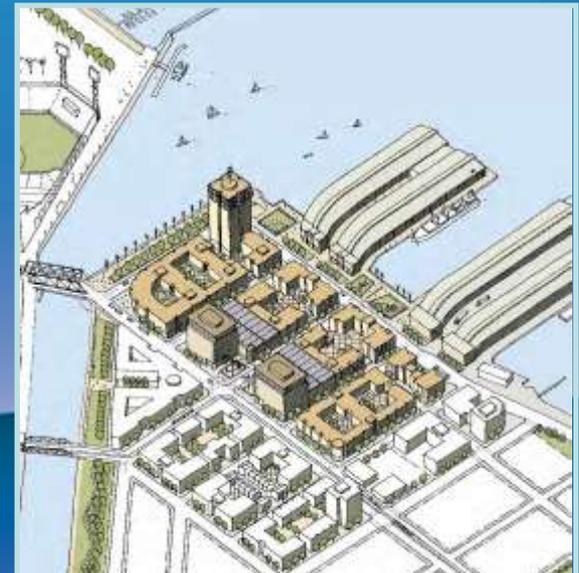
- RFP for development of SeaWall 330
- Site already entitled for residential development
  - Create new construction jobs
  - Add to the City's housing stock
  - Generate revenue
- Proposed Cruise Terminal Piers 27-29
  - Existing maritime shed
  - 120,000 sq ft. two level cruise terminal
  - 2 acres of open space
  - \$100 million value



# Sea Wall Lot 337

## Development Plan

- 450-1,605 housing units
- 400,000-790,000 sq.ft of office space
- 65,000-400,000 sq.ft. retail space
- Developers' response to RFP is due Nov. 13



### Current Conditions:

16 acre site currently leased to SF Giants  
provide for 2,200 parking spaces

# Proposition D – Revitalizing Pier 70



Provides financing tools and streamlines the approval process for historic preservation and new development.

Optional financing tool to pay for publicly-oriented improvements:

- Waterfront parks
- Remediation of environmental conditions
- Rehabilitation of historic buildings and maritime terminals
- Installation of features like solar panels and natural storm-water management



## Pier 70

- 65 acre brownfield site
- 15 acres to be reserved for ship repair
- Competitive solicitation for the site expected in Spring 2009
- 3.7 million sq. ft. of commercial development potential
- Up to 8,000 new jobs
- Currently in the master planning process



# Port of San Francisco's Drydock #2

**\$5 million Investment in:  
Upgrades to Port-owned  
Drydock:  
(\$3m Princess Cruises / \$2m BAE)**

**\$3 million Port Payback  
over 10 Yrs (from percentage rents above  
MAG)**

## **Benefits to City & County**

- **Corner the Mega-ship Market with increased capacity**
- **Create more skilled union labor jobs**
- **Increase drydock's useful life**
- **Sustain ship repair industry with \$64m annual direct Bay Area economic impact**
- **Increase Cruise market share, already at \$49m in annual Bay Area economic impact**



# Example: STAR PRINCESS

## 953' Length

- 3,100 passengers
- 1,100 crew
- 106 million lbs. gross weight

## One 13-Day Drydocking:

- Over \$14 million in Bay Area Vessel & Business Purchases
- Over 1,100 job placements
- Over 800 crew staying aboard through duration of drydocking

## 4 San Francisco-based Cruises

each with a Bay Area impact of:

- \$329,000 in vessel expenditures
- \$317,000 in Passenger and Crew purchases
- \$2.6 million in Total Vessel, Passenger, & Crew Purchases  
(10-day round trips to Mexico)



# Cultural Institutions Opened

## Completed Projects:

- de Young Museum
- Museum of the African Diaspora
- Museum of Craft + Design
- Conservatory of Music
- Academy of Sciences
- Contemporary Jewish Museum

## Pending:

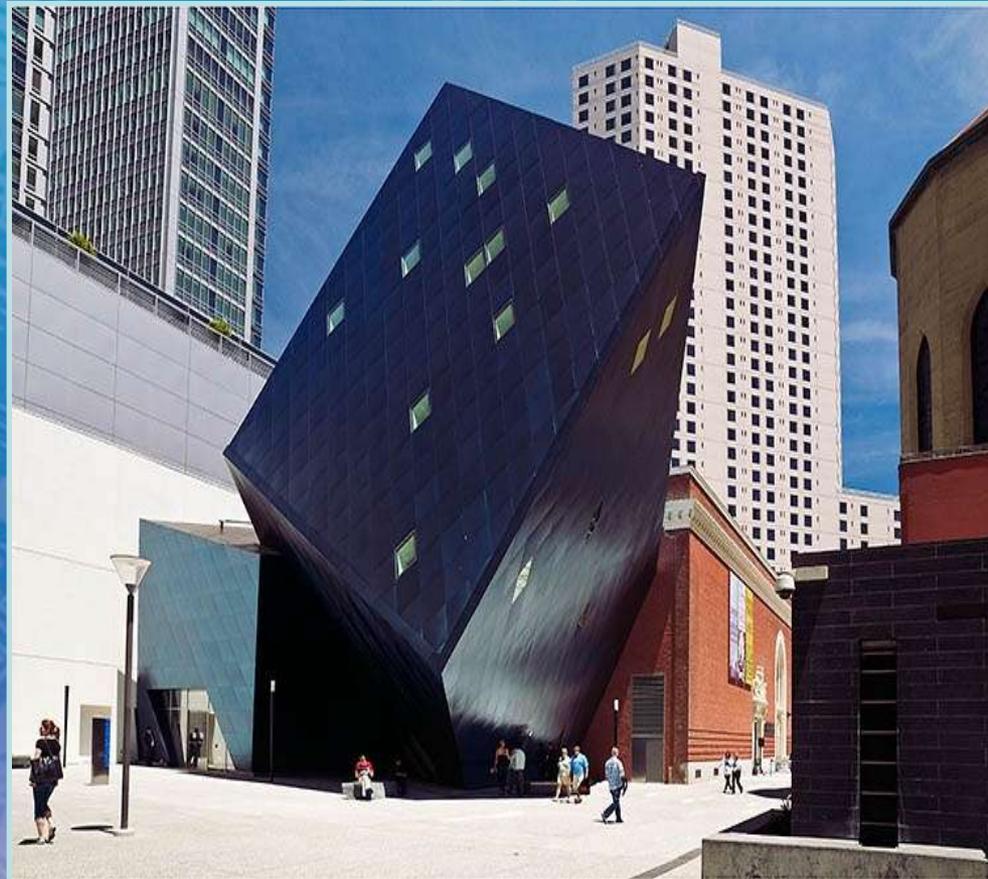
- Exploratorium
- San Francisco Museum and Historical Society at The Mint
- Contemporary Art Museum of the Presidio
- Bay View Opera House
- Mexican Museum
- International Women's Museum



# DeYoung Museum



# Contemporary Jewish Museum



# Academy of Sciences



# Porziuncola



# CultureBus



# Investing in the Neighborhoods

- Market/Octavia
- Balboa Park
- Japantown
- Transit Center District (Transbay)
- Bayview/Hunters Point
- Treasure Island
- Rincon Hill
- Schlage Lock/Visitacion Valley
- Western Addition/Fillmore
- Geary Boulevard
- Eastern Neighborhoods
- Glen Park
- Fisherman's Wharf

# Better Neighborhood Plans

## Recently Approved Better Neighborhood Plans

### Market Octavia:

- 6,000 housing units with 1,500 affordable
- \$85 million in infrastructure improvements
- Additional opportunities for affordable housing

### Rincon:

- 2,200 housing units with 266-377 affordable
- \$22 million in public improvements

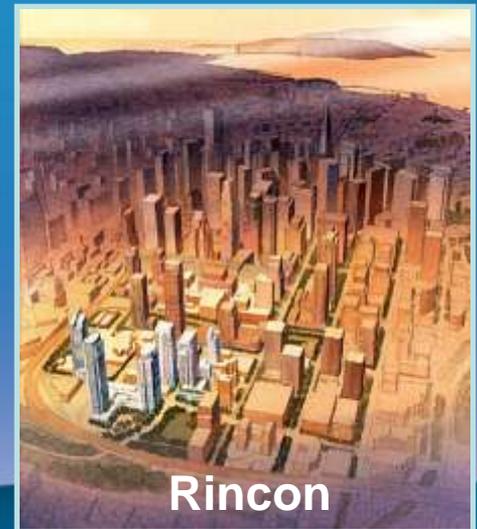
## Currently In the Planning Process

### Eastern Neighborhoods:

- Up to 10,000 Housing Units
- Hundreds of acres rezoned for:
  - PDR
  - retail/commercial
  - public open space



Market Octavia



Rincon

# Neighborhood Marketplace Initiative

- Chinatown
- Leland Ave.
- Third St.
- San Bruno Ave.
- Ocean Ave.
- Mission St./Excelsior
- Lower Polk
- Lower Divisadero
- Taylor Street



# Chinatown Economic Development

- Hosted Chinatown Economic Forum in April 2008
- Produced report with Action Plan for Chinatown in September 2008
- Began hosting monthly receptions promoting Chinatown in the evening
- Launched Chinatown website Oct 2008



# ChinaSF

## 中国旧金山商业拓展计划

- **China–San Francisco Economic Development Initiative**
- **Officially opened San Francisco Business Development Office in Shanghai in November 2008**
- **Business Development Office in Shanghai and San Francisco each staffed by Mandarin / English bilingual business development directors**
- **Public/private partnership with the San Francisco Chamber**
- **Advisory Boards in Shanghai and SF**



# Ferry Plaza Bocce Court

- Recreation and Parks has agreed land can be used for bocce
- EDAW commissioned to do *pro bono* design; preliminary schematics nearly complete; budget will follow
- Local adjacent businesses committed to underwrite the cost of construction
- Proposal include a café, which would manage bocce operations
- Approvals and build-out estimated to take 6 -12 months.

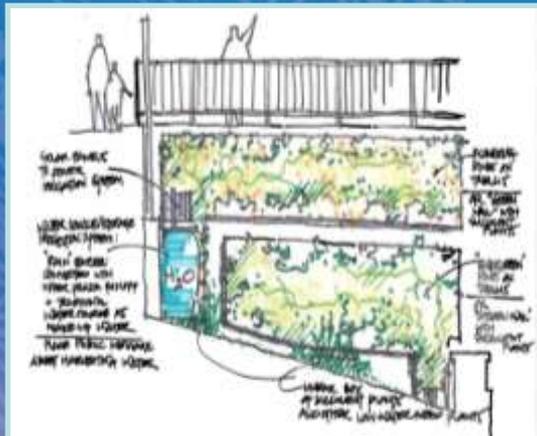


# Hallidie Plaza Plan

*Before*

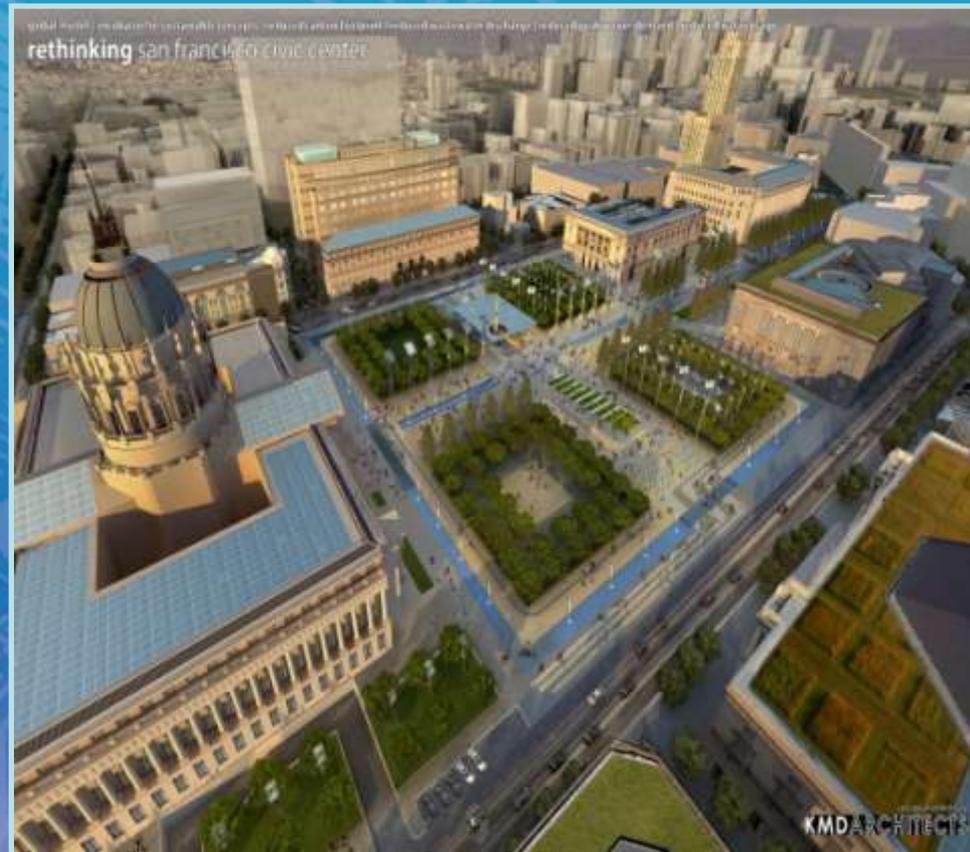


*Being-Constructed*



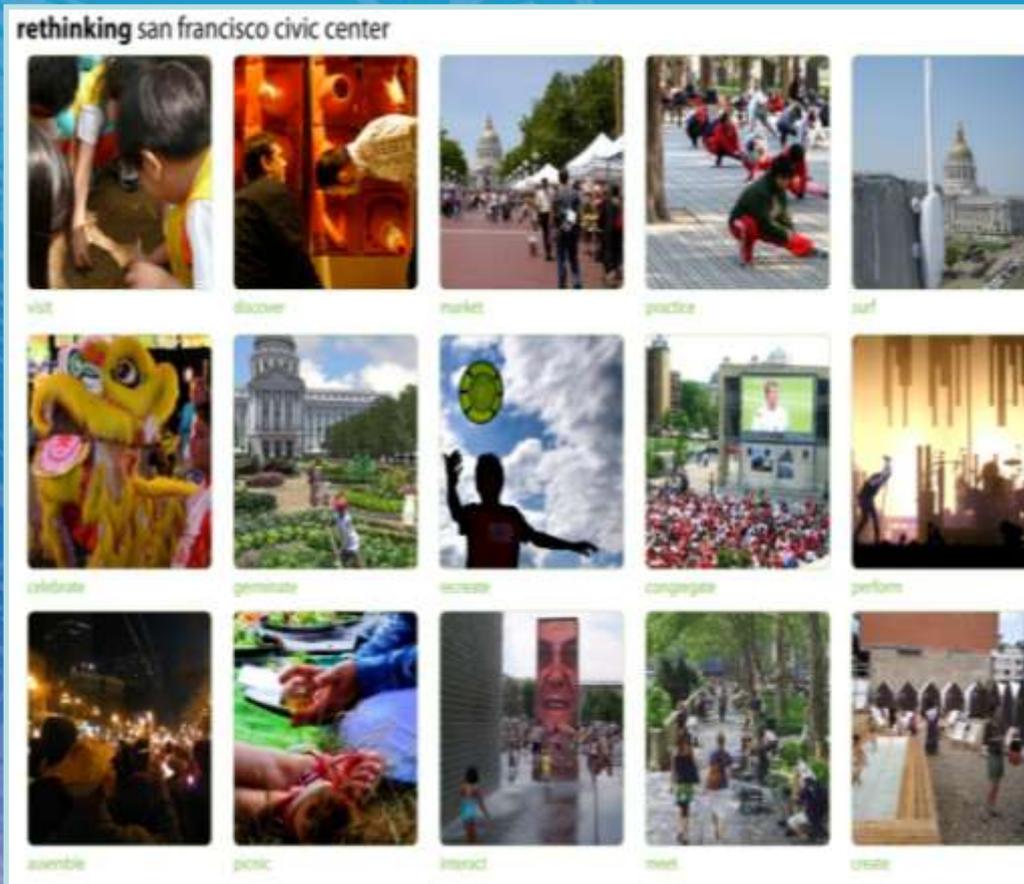
- Drought-Tolerant Garden & Hanging Basket
- Solar-Powered Irrigation
- New & Improved Trolley Kiosk Location
- Work with CBD for Programming

# Civic Center Sustainable Resource District



*Conceptual Rendering*

# Civic Center Sustainable Resource District



# Civic Center Sustainable Resource District

Water Management System: Fixture Efficiency, Rainwater Harvesting



Interactive & Alternative Energy: Solar, Wind, Kinetic



- Global Model for Vibrant and Sustainable District
- Incubator for Sustainable Concepts
- 2,225 Ton Community Carbon Footprint Reduction (equal to 1,286 annual SF households emission)
- 80% Potable Water Use Reduction
- 45% Wastewater Discharge Reduction
- 35%+ Energy Use Reduction

## **Ocean Beach/Task Force**

- **Through a combination of technical work and public meetings, the Mayor's Ocean Beach Vision Council will propose environmentally sustainable alternatives to improve beach access, enhance underutilized resources, and reconnect Ocean Beach to the city and its international visitors.**
- **At the end of the year, the Council will present a draft master plan, outlining a vision for the Beach.**

# SF Zoo – Financial Hardships

Since the December 25, 2007 tiger attack:

- Attendance down 15% from 2007
- Revenues down 11% from 2007 (8% below budget)

Expenses are increasing as old facilities require maintenance

Economic decline is contributing to tightening credit lines

Equates to a \$2.4 million shortfall (FY/0708 and Q1 FY 08/09)



# Community Benefit Districts

- Union Square

## Created since 2004

- Central Market
- Castro/Upper Market
- Noe Valley
- North Market/Tenderloin
- Mission
- Fisherman's Wharf/Portside
- Fillmore
- Yerba Buena

## Planning Phase

- Excelsior
- Japantown
- Maiden Lane
- North Beach/Broadway
- Polk
- Yerba Buena
- Downtown/Financial District
- Union Square Expansion



# Better Streets Plan Released June 2008

# Greening



# Greening

## Great Streets Strategy:

- **Additional \$14 million from Federal Government**
  - **San Bruno Avenue– Districts 9, 10**
  - **Van Ness Avenue – District 6**
  - **Polk Street – District 3**
  - **Valencia Street – Districts 6, 8, 9**
  - **Balboa Street – District 1**
  - **Divisadero Street – District 5**
  - **Leland Avenue – District 10**
  - **19th Avenue – Districts 4, 7**
  - **Ocean Avenue – District 11**
  - **Cesar Chavez Street – District 9**
  - **Chestnut Street – District 2**



Median strips  
Gateways  
Hanging baskets

# Market Street

Transform Market Street Street-Medians into a Safe and Sustainable Urban Garden



*Proposed*



*Before*

# Blue Greenway

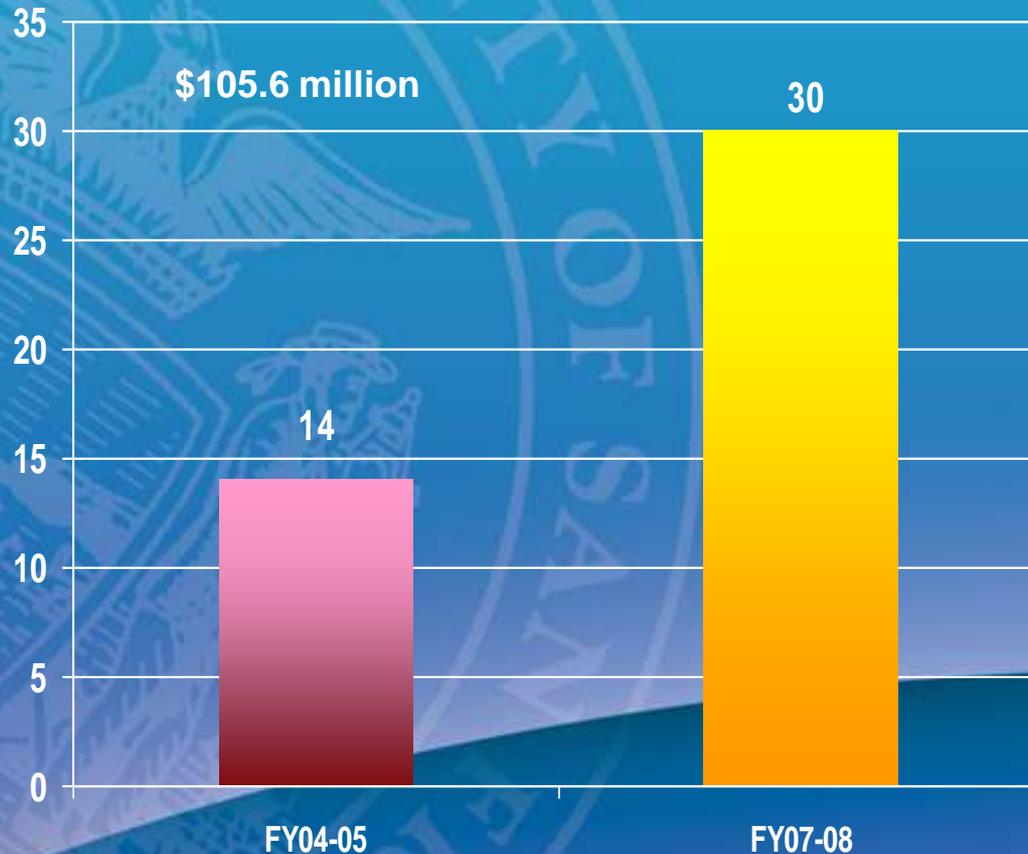
**ON-GOING - \$33.5M from 2008 Clean & Safe Park Bond**

## FIRST PHASE

- One-year long planning following with construction for initial projects i.e. site furnishings, site signage, and public art as identity for the Blue Greenway
- Expanded and improved entry to Heron's Head Park and shoreline protection to Mission Bay Park (by 2009)
- Pier 43 Promenade: completing a link in the Regional Baytrail system, and new bayside public access and open space (by 2009)
- Brannan Street Wharf 1.5 acre plaza and park (by 2009)



# Capital Funding for Parks



# 90 Completed Parks Projects

- Alamo Square
- Alta Plaza
- Angelo J. Rossi Playground
- Aptos Playground
- Argonne Playground
- Balboa Natural Area
- Balboa Park
- Bay View Playground
- Bernal Heights Park
- Brooks Park
- Brotherhood & Head Mini Park
- Buena Vista Park
- Carl Larsen Park
- Corona Heights
- Crocker Amazon Playground
- Douglass Playground
- Duboce Park
- Esprit Park
- Eureka Valley Playground
- Excelsior Playground
- Fay Park
- Ferry Park
- Fillmore & Turk Mini Park
- Franklin Square
- Garfield Square
- Geneva Car Barn
- Glen Canyon Park
- Hamilton Rec Center
- Hawk Hill
- Hayward Playground
- Helen Wills Playground
- Herz Playground
- Holly Park
- India Basin Shoreline Park
- James Rolph Jr Playground
- Japanese Peace Plaza
- Jefferson Square
- Joe DiMaggio Playground
- Joseph Lee Rec. Center
- JP Murphy Playground
- Julius Khan Playground
- Junipero Serra Playground
- Kelloch & Velasco Park
- Kid Power Park

## 2008 STATE OF THE CITY

---

- Koshland Park
- Lake Merced Park
- Lessing & Sears Mini Park
- Lincoln Park
- Little Hollywood Park
- Louis Sutter Playground
- McCoppin Square
- McLaren Park
- Midtown Terrace Playground
- Miraloma Playground
- Mission Playground
- Moscone Rec Center
- Noe Valley Courts
- Ocean View Playground
- Palace of Fine Arts
- Palou & Phelps Park
- Parkside Square
- Parque Ninos Unidos
- Pine Lake Park
- Pioneer Park/ Telegraph Hill
- Portsmouth Square
- Potrero Del Sol Park
- Potrero Hill Mini Park
- Potrero Hill Playground
- Raymond Kimbell Playground
- Richmond Rec. Center
- Rochambeau Playground
- Sgt. John Macauley Park
- Sigmund Stern Grove
- Silver Terrace Playground
- South Sunset Playground
- St Mary's Square
- St. Mary's Playground
- Sunnyside Conservatory
- Sunnyside Playground
- Union Square
- Upper Noe Playground
- Victoria Manalo Draves Park
- Visitacion Valley Greenway
- Visitacion Valley Playground
- Walter Haas Playground
- Washington Square
- West Portal Playground
- West Sunset Playground
- Who Hei Yuen
- Youngblood Coleman Playground

# Active Parks Projects

- Bayfront Park
- Brannan St Wharf
- Cabrillo Playground
- Cayuga Playground
- Chinese Rec Center
- Crane Cove Park
- Fulton Playground
- Islais Creek
- Lafayette Park
- McCoppin Square
- Mission Dolores Park
- Mission Playground
- Palega Playground
- Pier 43 Promenade
- Raymond Kimbell Playground
- Southern Gateway at Heron's Head
- Sunset Playground
- Warm Water Cove

# Sava Pool



VIEW FROM 1816 4RD MARINA

MARK CARONHO ASSOCIATES & THEATROGAR NOROCCO  
11 APRIL 2007

SAVA POOL INTERIOR

DRAWING 4.02 (09/06)  
SCALE: 1/4" = 1'-0"

# Rec & Park – Playfields Initiative

60 million public-private partnership

- \$20 million public
- \$40 million Private

Completed:

- Garfield Square
- Silver Terrace
- Franklin Square Playground
- Crocker-Amazon Playground
- South Sunset Playground

Next:

- Kimball Playground

# Rec & Park – Playfields Initiative

## Franklin Square Field



Before Renovation



After Renovation

# Rec & Park – Customer Satisfaction

2007 Survey of 1,300 people

- 87% rated SF parks as “excellent” or “good”
- Only 2% rated parks as “poor” or “very poor”
- 67% of respondents said they felt very safe in parks

# Libraries

## Complete

- Excelsior
- Mission Bay
- West Portal
- Sunset
- Marina
- Glen Park
- Noe Valley
- Western Addition

## Active

- Richmond  
Early 2009
- Ingleside
- Portola
- Bernal Heights
- Potrero
- Eureka Valley

## Pending

- Anza
- Visitacion Valley
- Parkside
- Park
- Presidio
- North Beach
- Bayview
- Ortega
- Golden Gate Valley
- Merced

# Marina Branch Library



Before



After

# Glen Park Branch Library



Before



After

# Western Addition Branch Library



Before



After