

City and County of San Francisco

City Hall 1 Dr. Carlton B. Goodlett Place San Francisco, CA 94102-4689

Meeting Minutes Budget and Finance Sub-Committee

Members: Malia Cohen, Norman Yee, Katy Tang

Clerk: Linda Wong (415) 554-7719

Thursday, July 20, 2017	10:00 AM	City Hall, Legislative Chamber, Room 250
Regular Meeting		

Present: 3 - Malia Cohen, Norman Yee, and Katy Tang

The Budget and Finance Sub-Committee met in regular session on Thursday, July 20, 2017, with Chair Malia Cohen presiding.

ROLL CALL AND ANNOUNCEMENTS

Chair Cohen called the meeting to order at 10:10 a.m. On the call of the roll Chair Cohen, Vice Chair Yee, and Member Tang were noted present. There was a quorum.

AGENDA CHANGES

There were no agenda changes.

REGULAR AGENDA

170757 [Real Property License - American Towers LLC - Communications Services Facilities on San Bruno Mountain in Daly City - \$22,800 Total Annual Initial Year Base Rent]

Resolution authorizing the General Manager of the San Francisco Public Utilities Commission to enter into a communications site lease with American Towers LLC, as Landlord, for installation and maintenance of new microwave communications antennas, radio communications, and other general telecommunications facilities located at 300 Radio Road, in Daly City, San Mateo County, for an initial term of seven years with three additional renewal periods of five years, each at an initial rent of approximately \$22,800 with four percent annual rent increases. (Public Utilities Commission) 06/16/17: RECEIVED FROM DEPARTMENT.

00/10/17; RECEIVED FROM DEPARTMENT.

06/27/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

07/13/17; REFERRED TO DEPARTMENT. Referred to the Planning Department of environmental review.

07/19/17; RESPONSE RECEIVED. Response received from the Planning Department.

Heard in Committee. Speakers: Tony Bardo (Public Utilities Commission); Severin Campbell (Office of the Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE to replace references to 'lease' with 'license'. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

Resolution authorizing the General Manager of the San Francisco Public Utilities Commission to enter into a communications site license with American Towers LLC, as Landlord, for installation and maintenance of new microwave communications antennas, radio communications, and other general telecommunications facilities located at 300 Radio Road, in Daly City, San Mateo County, for an initial term of seven years with three additional renewal periods of five years, each at an initial rent of approximately \$22,800 with four percent annual rent increases. (Public Utilities Commission)

Member Tang moved that this Resolution be RECOMMENDED AS AMENDED AS A COMMITTEE REPORT. The motion carried by the following vote:

170759 [Real Property Lease - Various Owners - 170-9th Street - \$1,256,250 in Initial Year]

Resolution approving a lease of approximately 25,125 square feet at 170-9th Street , with Michael E. Hornstein and Ellen F. Hornstein, Trustees of the Michael & Ellen Hornstein 1998 Revocable Trust, Jordan D. Hornstein and Emily F. Hornstein as Landlord, for the 12 year term expected to be from April 1, 2018, through March 31, 2030, for use by the Department of Homelessness and Supportive Housing at an initial annual rent of \$1,256,250 with 3% annual increases with two five-year options to extend; finding the proposed transaction is in conformance with the General Plan, and the eight priority policies of Planning Code, Section 101.1. (Department of Homelessness and Supportive Housing)

(Fiscal Impact)

06/19/17; RECEIVED FROM DEPARTMENT.

06/27/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Gigi Williams and Director John Updike (Department of Real Estate); Supervisor Ahsha Safai (Board of Supervisors); Severin Campbell (Office of Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be AMENDED on Page 4, Line 5, to strike 'and Sublease'. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

Resolution approving a lease of approximately 25,125 square feet at 170-9th Street, with Michael E. Hornstein and Ellen F. Hornstein, Trustees of the Michael & Ellen Hornstein 1998 Revocable Trust, Jordan D. Hornstein and Emily F. Hornstein as Landlord, for the 12 year term expected to be from April 1, 2018, through March 31, 2030, for use by the Department of Homelessness and Supportive Housing at an initial annual rent of \$1,256,250 with 3% annual increases with two five-year options to extend; and finding the proposed transaction is in conformance with the General Plan, and the eight priority policies of Planning Code, Section 101.1. (Department of Homelessness and Supportive Housing)

(Fiscal Impact)

Member Tang moved that this Resolution be RECOMMENDED AS AMENDED AS A COMMITTEE REPORT. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

<u>170800</u> [Grant Agreement - California Department of Public Health - Naloxone Distribution Grant Program - \$102,480]

Resolution retroactively authorizing the Department of Public Health to execute Grant Agreement No. 16-11026 with the California Department of Public Health, to receive \$102,480 worth of naloxone product through the Naloxone Distribution Grant Program, for the term of June 1, 2017, through June 30, 2019; and authorizing the Health Officer for the City and County of San Francisco to sign said agreement. (Public Health Department)

06/26/17; RECEIVED FROM DEPARTMENT.

07/11/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speaker: Katie Burk (Department of Public Health); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

170646 [Real Property Lease - T-Mobile West LLC - 1 South Van Ness Avenue - \$60,000 Per Year Base Rent]

Resolution authorizing and approving the lease of telecommunications facilities on the roof at 1 South Van Ness Avenue with T-Mobile West LLC, a California limited liability company, for an initial ten-year term at a base rent of \$60,000 with an annual adjustment to the base rent of 3% per year, to commence upon execution after approval by the Board of Supervisors and Mayor, with two five-year options to extend. (Real Estate Department)

05/26/17; RECEIVED FROM DEPARTMENT.

06/06/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Claudia Gorham (Department of Real Estate); Severin Campbell (Office of the Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170697 [Intergovernmental Agreement Amendment - San Mateo County - Methodology of Calculating Reimbursement]

Resolution approving Amendment No. 1 to the Intergovernmental Agreement between San Mateo County and the City and County of San Francisco, by and through its Airport Commission, amending the methodology for calculating the reimbursement to San Mateo County for the cost of calls dispatched to the Airport, with no change to the term, at no additional cost and with no reduction in anticipated revenue. (Airport Commission)

06/02/17; RECEIVED FROM DEPARTMENT.

06/13/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Cathy Widener (San Francisco International Airport); Severin Campbell (Office of the Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

<u>170694</u> [Real Property Lease - Raul and Denise Arriaza and The Olson Family Trust - 1315, 1319 Evans St. - \$40,608 Annual Base Rent]

Resolution authorizing the lease of approximately 1,128 square feet at 1315, 1319 Evans Street with one parking stall, with Raul and Denise Arriaza as to an undivided 50% interest, and The Olson Family Trust, dated October 16, 2014, as to an undivided 50% interest, for a five year term commencing upon approval by the Board of Supervisors and Mayor, with one five-year option to extend, at the monthly base rent of \$3,384 for a total annual base rent of \$40,608. (Adult Probation)

05/31/17; RECEIVED FROM DEPARTMENT.

06/13/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Claudia Gorham (Department of Real Estate); Severin Campbell (Office of Budget and Legislative Analyst); Jon Givner (Office of the City Attorney); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

170801 [Contract Modification - Allied Universal Security - Security Services - Total Contract Amount of \$22,802,311]

Resolution approving a modification of the contract between the City and County of San Francisco and Allied Universal Security, for the provision of Security Services for the period of February 1, 2014, through January 31, 2018, with no change to the term, to increase the amount by \$3,016,919 resulting in a total contract amount of \$22,802,311. (Human Services Agency) (Fiscal Impact)

06/26/17; RECEIVED FROM DEPARTMENT.

07/11/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: John Tsutakawa (Human Services Agency); Severin Campbell (Office of Budget and Legislative Analyst's Office); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170822 [Sharing Agreement Amendment - Department of Veterans Affairs Medical Center, 4150 Clement Street - Emergency Communications Site - \$54,856.26 Annual Base Rent]

Sponsor: Mayor

Resolution authorizing and approving an Amendment to an existing Sharing Agreement for emergency radio telecommunications and associated equipment with the Department of Veterans Affairs Medical Center at 4150 Clement Street, for the Department of Emergency Management and the Department of Technology, commencing upon approval by the Board of Supervisors and Mayor at an annual base rent of \$54,856.26 in the initial year with 3% annual rent increases, with no change to the term length; adopting findings under the California Environmental Quality Act, Public Resources Code, Section 21000 et seq.; and finding the proposed transaction is in conformance with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

07/11/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Director John Updike (Department of Real Estate); Severin Campbell (Office of Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

<u>170817</u> [Hearing - Release of Reserved Funds - Recreation and Park Department - Geneva Car Barn and Powerhouse Facilities Improvements - 2,500,000]

Hearing to consider the release of reserved funds to the Recreation and Park Department, placed on Budget and Finance Committee reserve by Ordinance No. 42-16, in the amount of \$2,500,000 for facilities improvements to the Geneva Car Barn and Powerhouse. (Recreation and Park Department)

07/07/17; RECEIVED FROM DEPARTMENT. Received a letter from the Recreation and Park Department requesting the release of reserved funds.

07/07/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Nicole Avril (Recreation and Park); Severin Campbell (Office of Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that the requested release of \$2,500,000 on Budget and Finance Committee reserve be APPROVED, and the Hearing be HEARD and FILED. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170689 [Grant Agreement - Department of Public Health - Law Enforcement Assisted Diversion Pilot Program - FYs 2017-2018 and 2018-2019 - Total Amount of \$5,900,000]

Sponsor: Mayor

Resolution retroactively authorizing the Director of Health to execute a grant agreement, on behalf of the City and County of San Francisco, with the California Board of State and Community Corrections for participation in the Law Enforcement Assisted Diversion Pilot Program, for the period of July 1, 2017, to June 30, 2019, for a total amount of \$5,900,000.

06/01/17; RECEIVED.

06/06/17; RECEIVED AND ASSIGNED to Budget and Finance Committee.

06/16/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speaker: Barbara Garcia, Director (Department of Public Health); provided an overview and responded to questions raised throughout the discussion.

07/13/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speaker: Collen Chawla (Department of Public Health); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

170823 [Apply for, Accept, and Expend Grant - U.S. Department of Housing and Urban Development - Housing Opportunities for Persons with AIDS Program Supplemental - \$422,196 - FY2017-2018] Sponsor: Mayor

Resolution retroactively approving the FY2017-2018 Housing Opportunities for Persons with AIDS (HOPWA) Program; and authorizing the Mayor, on behalf of the City and County of San Francisco, to apply for, accept, and expend the City's FY2017-2018 HOPWA Program entitlement from the U.S. Department of Housing and Urban Development (HUD) in the amount of \$422,196 for the period of July 1, 2017, through June 30, 2022.

07/11/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speaker: Brian Cheu (Mayor's Office of Housing and Community Development); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170480 [Authorizing New Program Administrators - California Statewide Communities Development Authority Open Property-Assessed Clean Energy Program - Soft Story and Renewable Energy Financing]

Sponsor: Farrell

Resolution authorizing new program administrators in the California Statewide Communities Development Authority ("CSCDA") Open Property-Assessed Clean Energy Program; authorizing the CSCDA to accept applications from property owners, conduct contractual assessment proceedings, and levy contractual assessments within the territory of the City and County of San Francisco; and authorizing related actions as defined in this Resolution.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Planning Department of environmental review.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Department of the Environment, Controller's Office of Public Finance, and the Mayor's Office for informational purposes.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

170481 [Execution of Member Acknowledgement Addendums - Regional Collaborative Services Agreement - Association of Bay Area Governments] Sponsor: Farrell

Resolution authorizing the execution of member acknowledgement addendums of the Regional Collaborative Services Agreement with the Association of Bay Area Governments to safeguard consumer interest of San Francisco residents' participation in residential Property-Assessed Clean Energy ("PACE") Programs.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Controller's Office of Public Finance and the Department of the Environment for informational purposes.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170482 [Authorizing Inclusion of City Properties in Golden State Finance Authority Property-Assessed Clean Energy Program] Sponsor: Farrell

Resolution authorizing inclusion of properties within the City and County of San Francisco in the Golden State Finance Authority Property-Assessed Clean Energy Program to finance renewable energy generation, energy and water efficiency improvements, electric vehicle charging infrastructure, and other authorized improvements.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Treasurer and Tax Collector's Office, Controller's Office of Public Finance, and the Department of Environment for informational purposes.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

170483 [Authorizing Inclusion of City Properties in Golden State Finance Authority Community Facilities District No. 2014-1 (Clean Energy) Property-Assessed Clean Energy Programs]

Sponsor: Farrell

Resolution authorizing inclusion of properties within the City and County of San Francisco's territory in the Golden State Finance Authority Community Facilities District No. 2014-1 (Clean Energy) Property-Assessed Clean Energy Program to finance renewable energy improvements, energy efficiency and water conservation improvements, electric vehicle charging infrastructure, and other authorized improvements.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Planning Department for environmental review.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Department of the Environment, and Controller's Office of Public Finance for informational purposes.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170484 [Authorizing Inclusion of Figtree Property-Assessed Clean Energy ("PACE") Program in California Enterprise Development Renewable PACE Programs] Sponsor: Farrell

Resolution authorizing the inclusion of the Figtree Property-Assessed Clean Energy ("PACE") Program in the City and County of San Francisco's Renewable PACE Program through the California Enterprise Development Authority; and authorizing the California Enterprise Development Authority to conduct contractual assessment proceedings and levy contractual assessments within the territory of the City and County of San Francisco; and authorizing related actions, as defined herein.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Department of the Environment, and the Controller's Office of Public Finance for informational purposes.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Planning Department for environmenal review.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

[Authorizing Inclusion of City Properties in California Municipal Finance Authority 170485 Open Property-Assessed Clean Energy Programs]

Sponsor: Farrell

Resolution authorizing the inclusion of properties within the territory of the City and County of San Francisco in the California Municipal Finance Authority Open Property-Assessed Clean Energy ("PACE") Programs: authorizing the California Municipal Finance Authority to accept applications from City property owners, conduct contractual assessment proceedings and levy contractual assessments within the territory of the City and County of San Francisco; and authorizing related actions, as defined herein.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Department of the Environment, and the Controller's Office of Public Finance for informational purposes.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Planning Department for environmental review.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

170486 [Authorizing Agreement for Collection of Special Taxes and Contractual Assessments - San Francisco Property-Assessed Clean Energy Program] Sponsor: Farrell

Resolution approving and authorizing execution of an agreement for collection of special taxes and contractual assessments between the City and County of San Francisco and the Golden State Finance Authority for residential, commercial, industrial and agricultural properties to address high up-front costs for property owners who wish to improve their properties through installation of measures that will generate renewable energy or reduce their energy and water use through a Property-Assessed Clean Energy ("PACE") Program; and authorizing related actions, as defined herein.

04/25/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

05/24/17; REFERRED TO DEPARTMENT. Referred to the Controller's Office, Department of the Environment, Controller's Office of Public Finance, and Office of the Treasurer and Tax Collector for informational purposes.

05/30/17; TRANSFERRED to Budget and Finance Committee.

06/08/17; CONTINUED TO CALL OF THE CHAIR. Heard in Committee. Speakers: None.

07/11/17; TRANSFERRED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Supervisor Mark Farrell (Board of Supervisors); Richard Chien (Department of the Environment); provided an overview and responded to questions raised throughout the discussion.

Vice Chair Yee moved that this Resolution be RECOMMENDED. The motion carried by the following vote:

Ayes: 3 - Cohen, Yee, Tang

170771 [Amendment to Memorandum of Understanding - San Francisco Local Agency Formation Commission - Not to Exceed \$2,100,000]

Sponsor: Fewer

Resolution retroactively authorizing the General Manager of the San Francisco Public Utilities Commission to execute the third amendment to the Memorandum of Understanding with the San Francisco Local Agency Formation Commission, extending its duration by two years, for a total agreement duration of 11 years from FY2008-2009 through FY2018-2019, with no change to the total amount not to exceed \$2,100,000 pursuant to Charter, Section 9.118.

06/20/17; RECEIVED AND ASSIGNED to Budget and Finance Sub-Committee.

Heard in Committee. Speakers: Mike Hyans (Public Utilities Commission); Severin Campbell (Office of the Budget and Legislative Analyst); provided an overview and responded to questions raised throughout the discussion.

Member Tang moved that this Resolution be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:

ADJOURNMENT

There being no further business, the Budget and Finance Sub-Committee adjourned at the hour of 12:01 p.m.

N.B. The Minutes of this meeting set forth all actions taken by the Budget and Finance Sub-Committee on the matters stated, but not necessarily in the chronological sequence in which the matters were taken up.