



SINCE WHEN IS LAND IN SF FREE?

It appears to be free if it is just wooded open space located in Golden Gate Park.

That is the presumption of the San Francisco-Shanghai Sister City Committee (Committee) and the Recreation and Park Department, who together have decided on a spot in Golden Gate Park to construct a walled traditional Chinese garden complete with pavilions, waterfalls, new lake and rock structures. “This will not cost the city a nickel,” said James Fang, Chairman of the Committee, in an Examiner article on August 13, 2007 describing the proposed project.

The chosen area northeast of Spreckels Lake between 31st and 33rd Avenues is described as “non-landscaped space” (as if that is a deficiency). The Committee was interested in it “because local residents already heavily utilize the area.”

Why would the Committee choose the aforementioned “heavily utilized” site?

The Park is already serving the needs of the neighborhood and parkgoers. Why change it? The article provides a glimpse of what is to come. “This will be a place that local residents in the immediate community, *not just tourists*, can come ...and maybe have a cup of tea in the pavilion.”

Tourists? Is this new garden complex supposed to be a commercial venture in the Park where once there was a hiking and biking trail through the forest? Will there be tour buses lined up on Fulton Street dropping off their patrons for this cup of tea? How will a new entrance into the Park to be built at 32nd Avenue affect traffic issues ...and what about parking?

Then there is the matter of a wall around the walled garden that will be necessary to keep out the homeless, and the issue of cutting down many trees to make way for the new

lake and other garden features.

The article raises some interesting points — not the least of which is, *who* should be making decisions about what we do with our public park lands and *when* does the public get a say in the discussion! Should our precious park open space be viewed as land OK to be developed with new cultural buildings — free or otherwise?

The City’s General Plan says *no!* Policy 2.2 of the Recreation and Open Space Element states: “The City’s policy should be made clear: where new recreation and cultural buildings are needed, they should be located *outside of existing parks and playgrounds.*”

In this case, the general public is not fully aware of this proposed multimillion dollar development of **five acres** of Golden Gate Park, and so far has not been invited to express its views. Yet, the Committee went to China in September “to outline the funding plan with Shanghai’s government leaders” for the project.

Any gift requiring use of public lands should not be planned and financed in the absence of input from the public, starting at the very beginning of a proposal.

The gift of a Chinese garden presents San Francisco’s citizens with an opportunity to begin a dialogue, to develop a process for accepting such gifts, and to recognize the importance of our 14 sister city relationships around the world. However, we need to discuss the appropriate location, use, scope, and impacts of these offerings before commitments are made.

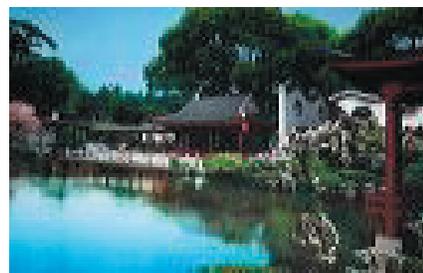
To this end, the CSFN Open Space Committee has developed a resolution to be voted on at the General Assembly meeting on October 16th. (See below.)

Supervisor Jake McGoldrick has requested a hearing on the “plans for a Shanghai Garden in Golden Gate Park” at

(Cont’d on p. 3, col 2)



Proposed location of 5-acre walled garden. Spreckels Lake on left.



Proposed new lake, pavilions, rock structures, & sample wall.

PRESIDENT'S MESSAGE

Thank you to the many folks who have emailed and phoned me this month (no, I am *not* being facetious!) I really enjoy hearing from you, and this past month was a banner month in the number of notes you sent me/calls either offering or seeking advice. I appreciate it when we get to talk about neighborhood concerns on a personal basis. Communication is the key!

As you will read in VP **Gary Noguera's** ExComm Report and from **Melinda LaValle**, Chair of the Government & Elections Committee (page 5), there will be a mailer going out with excerpts from our Voter Information Pamphlet ballot argument against Prop A, paid for by the No on A Campaign. On the mailer, as president I am speaking on behalf of CSFN's stated stance on the matter. I inserted a brief note about CSFN on the card....

Cecilia Vega, *SF Chronicle* City Hall reporter, contacted me to comment on "are the neighborhoods better or worse off than they were four years ago" for a future article on the Mayor. I responded that the neighborhoods are at greater risk now than they have been in recent memory. As a candidate in his first race for the office, the mayor made a promise to protect the neighborhoods. That promise for the most part has not been kept. In fact, the threats to the neighborhoods are many: increased height, bulk and density, as well as decreased parking are all threats to San Francisco's across-the-board neighborhoods. In addition, **Market-Octavia**, which will be heard again on October 15 in the BOS Land Use & Economic Development Committee, will directly affect the entire City with its new Zoning Classifications. I also touched on other subjects, but this was my main point to her.

We are losing exactly that which makes San Francisco unique. CSFN has always been very vocal in letting City Hall know the neighborhood issues that need to be addressed. Now the neighborhoods need the Mayor's Office to step up to the plate for us.

I'll see you all at the General Assembly meeting on Tuesday October 16th!

...*Judith Berkowitz (EMIA)*

Proposed Bylaw Amendment to Clarify Procedure

The following proposed bylaw amendment has been considered and approved by the Bylaws Committee, and is hereby noticed for consideration at the September General Assembly meeting. It does not change procedure but is reworded for clarity.

As presently stated, Article VII, Section H. Initiative and Proposition Endorsement Procedure:

1. Introduction of proposed endorsements shall be made at a meeting prior to the one at which the vote is to be taken.
 - a. Except that when a bond or initiative is submitted to the voters by legislative initiative from the Board of Supervisors, or by the Mayor, or other official entity, after the time expires for such introduction at a prior meeting that prevents the timely preparation of a ballot handbook response, the President may place the endorsement as an emergency item before the assembly.
2. Approval of a recommendation to support or oppose a ballot measure shall require not less than two-thirds (2/3) vote of the delegates voting, not including abstentions, which shall not be less than twenty-five percent (25%) of the total member organizations.

It is proposed to reword Section H.2. for clarity, as follows:

2. The support of a minimum of twenty-five percent (25%) of the total member organizations is required for approval of a recommendation to support or oppose a ballot measure. In addition, a two-thirds (2/3) vote of the delegates voting, not including abstentions, is required. The vote shall be taken by roll call.

...*Submitted by the Bylaws Committee*
Evelyn Wilson, Chair



Doug Loranger, Kimo Crossman spoke against Prop J, Lisa Gruwell and Wade Crowfoot for J at Sept. meeting.



Dee Dee Workman spoke against Prop K, Bill Hooper for K at CSFN's September meeting

How to Reach Us

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Free Land in SF?

(Cont'd from p 1)

the Board of Supervisors. The hearing is expected to be at the Land Use & Economic Development Committee late in October. Please check the BOS Land Use calendar here: http://www.sfgov.org/site/bdsupvrs_index.asp?id=4383 for the date of the hearing so you may register your comments.

The following resolution supports the preservation of Open Space in the City's parks by requiring the site of new cultural buildings to be located on other public or private lands, and by encouraging an early public discussion in the development process:

...Nancy Wuerfel (SPEAK) Chair, Open Space Committee

GGP CONSTRUCTION RESOLUTION

Whereas, the San Francisco-Shanghai Sister City Committee proposes to give to the City a walled Chinese garden, and their chosen site is in Golden Gate Park next to Spreckels Lake at 31st – 33rd Avenues for the new pavilion, waterfalls, lakes and other built structures; and

Whereas, using public park lands for this purpose creates a precedent for accommodating similar gifts from the other 13 sister cities with whom San Francisco is allied around the world; and

Whereas, the City's General Plan Policy 2.2 states that "new cultural buildings should be located outside of existing parks;" and

Whereas, the Golden Gate Park Master Plan states that "additional structures would disrupt the balance that presently exists between open space and special uses requiring buildings;" and

Whereas, every day the existing open space in our parks becomes a more valuable resource as pressures of development in the city increase; and

Whereas, less new open space is likely to be added to our parks because of the high cost of land and the very limited amount of city money to purchase more open space; and

Whereas, the general public has not had an opportunity to comment on the proposed chosen site, size, design, impacts or use of the project; therefore be it

RESOLVED, That the CSFN urge the Mayor and the Board of Supervisors to encourage the Shanghai Sister City Committee to explore other sites for this gift to San Francisco that are not on park lands, in accordance with the General Plan and the Golden Gate Park Master Plan, and be it further

RESOLVED, that the public be afforded early notification and be allowed to comment on any site selection of public lands considered for accommodating gifts, before plan development and financing decisions are made, through a Board of Supervisors hearing of any proposal.

Twin Peaks Open Space at Risk

The Twin Peaks Council and Open Space Conservancy has always had the support of the CSFN in thirty plus years of effort to preserve reasonable density and open space. Never was this support more needed than now!

The following motion went before the CSFN Land Use Committee on September 10, was introduced at the September membership meeting and will be voted on at the October membership meeting.

San Francisco Tomorrow, at their meeting on September 12, unanimously and enthusiastically endorsed the following resolution, representing one of many issues on which SFT and the CSFN have worked on together over many years.

TWIN PEAKS RESOLUTION

Whereas, the proposed demolition of the RH1 building at 125 Crown Terrace would remove much needed sound and affordable housing, and

Whereas, the proposed replacement building is much larger than any other RH1 structure in the surrounding community, violating San Francisco Design Guidelines including "Prop M", and

Whereas, the replacement building would destroy the OPEN SPACE area which includes a hundred-foot-tall Redwood being landmarked, a Eucalyptus and huge Pyracantha bush, and the Public View Corridors of Graystone and Crown Terraces risk great harm, therefore be it

RESOLVED, That the Coalition for SF Neighborhoods opposes the demolition of sound housing at 125 Crown Terrace (Application #200708068904), and the construction of the proposed replacement building (Application #200708068905), and supports the preservation of OPEN SPACE between 125 Crown Terrace and 127 Crown Court (120 Graystone).

...Ramona Albright (TPC/OSC)

MEMBER NOTES

Sincere wishes for a speedy recovery go to Tony Sacco and Babette Drefke.

COMMITTEE MEETINGS

- Land Use & Housing** • Monday 5:30 pm November 12 • Northern Station • Chair Hiroshi Fukuda • ninersam@aol.com • 386-2632
- Gov't & Elections** • Chair Melinda LaValle • melindalavalle@aol.com
- Bylaws** • Chair Evelyn Wilson • evelynwilsregparl@earthlink.net • 566-7826
- Open Space** • Chair Nancy Wuerfel • nancenumber1@aol.com • 731-6432, R. Albright • 621-9621
- Water Task Force** • Chair Joan Girardot • 346-5525
- Transportation** • Gary Noguera • garynoguera@earthlink.net • 469-8899

Executive Committee Report

September 26th, 2007

The CSFN ExCom was called to order at 7:00PM at Northern Police Station by Chair Gary Noguera. Present were ExCom members Berkowitz, Noguera, Clark, Millet, Lew, Mahan, Girardot, and Wilson. Sue Cauthen was unexcused absent. Guests were Emeric Kalman, as well as Aaron Goodman and two other members of PRO [Parkmerced Residents' Association].

Reports: President Berkowitz stated that some funding has materialized for the "No on 'A' Campaign." All voters in the Western SF neighborhoods, as well as property owners citywide will receive the mailing based on CSFN's Voter Info Pamphlet ballot argument. • Word is afoot that a Charter amendment may be in the works to require that all future Revenue Bonds proposed to go to the people for a vote. Committee on Jobs is a driver. • "Neighborhood Empowerment" continues. Panel members will meet again to discuss important issues of recruitment and marketing and to provide help to neighborhood organizations trying to form.

1st VP Noguera represented CSFN at the TEP CAC Sept meeting. A series of community meetings will be taking place in late October. Be sure to see <http://www.sftep.com/> for the meeting locations and schedule. He also attended the West of Twin Peaks Central Council (WTPCC) meeting to hear a presentation from the developer of the Christian Scientist "Ardenwood" property at Wawona and 15th Ave. Proposed are 151 units including a 13-story highrise which would be completely out of character with the area. The existing large and beautiful retirement home will remain as is.

2nd VP Clark: The DBI advisory meetings she has been attending have concluded. The official committee title was "Streamlining DBI Business."

Lew had no **Treasurer's** report.

Secretary Millet has the revised minutes from the September GA meeting ready.

Program for October: Skyscrapers in San Francisco: seismically safe or risky?

New Business: Membership application was received from PRO [Parkmerced Residents' Organization]. ExCom decided to hold the application pending PRO updating their bylaws to make their intended goals more clearly match CSFN's Bylaws. Their membership application and check to be held. Noguera to contact PRO, and then PRO to contact VP Noguera with update on their bylaws changes next month

Unfinished Business: Newsletter creation and production was further discussed. Paper copies will continue to be distributed. There will likely be a rotation of content submission to the monthly host organizations — at least one submission from each. Can be a current or previous article from their own newsletters pertinent to CSFN. Referred to Newsletter Committee for decisions. Discussions were made about the Holiday Party. Location will be Patio Español, the same as last year. Speaker and award recipient TBD.

The time of the monthly ExCom meeting has changed to 7:00. The next ExCom meeting will be on October 24th at Northern Station. The September ExCom meeting was adjourned at 8:35.

...Gary Noguera (MPIC) Chair

Open Space Committee Report

September 24, 2007 Meeting

The Special Meeting of the CSFN Open Space Committee was convened by Chair Nancy Wuerfel on Monday, September 24, 2007 at 7:40 p.m. in the Community Room of the Northern Police Station at Turk and Fillmore Streets.

The Committee considered the following matters:

1. Voted to recommend to the General Assembly support of a Committee-proposed resolution supporting open space in the parks and public process for reviewing gifts of new cultural buildings. (See Resolution on page 3.)
2. Discussion of the content of a new public mural in the Mission District.

The meeting was adjourned at 9:00 p.m

...Nancy Wuerfel (SPEAK) Chair

Land Use and Housing Reports

October 1, 2007 Meeting

A Special Meeting of the CSFN Land Use & Housing Committee was convened by Chair Hiroshi Fukuda on Monday, October 1, 2007 at 5:45 p.m. in the Community Room of the Richmond Police Station on Sixth Avenue between Geary and Anza Streets.

The Committee considered the Market Octavia Area Plan which was on the Board of Supervisors Land Use and Economic Development Committee Meeting Agenda for October 3, 2007. Guests from the Save Laguna group, **Cynthia Servetnick** and **Lavon Taback** joined the discussion. Many alternatives were discussed including formation of a coalition along the lines of "Save Our Neighborhoods."

The next regular meeting of the Committee will be held on Monday, October 8, 2007 at 5:30 p.m. in the Community Room of the Northern Police Station located at Turk and Fillmore Streets.

The meeting was adjourned at 7:29 P.M.

October 8, 2007 Meeting

The Regular Meeting of the CSFN Land Use & Housing Committee was convened by Chair Hiroshi Fukuda on Monday, October 8, 2007 at 5:44 p.m. in the Community Room of the Northern Police Station on Turk and Fillmore Streets.

The Committee considered the Market-Octavia Area Plan which was continued by the Board of Supervisors Land Use and Economic Development Committee to October 15, 2007 at its October 3, 2007 meeting. The committee will make appointments to meet with the BOS LU&ED Committee members.

The next regular meeting of the Committee will be held on Monday, November 12, 2007 at 5:30 p.m. in the Community Room of the Northern Police Station located at Turk and Fillmore Streets.

The meeting was adjourned at 7:36 P.M.

...Hiroshi Fukuda (RCA) Chairman

Prop A and the Muni Giveaway

As you know, CSFN voted in August to oppose Proposition A and to submit an argument against Prop A to be included in the voter pamphlet. Between slipping in the reduction of neighborhood parking, allowing the MTA to issue bonds without voter approval, and *no* oversight for how all these new funds are spent, these were a few of the reasons the G&E Committee and the General Assembly concluded this measure wouldn't reform Muni — instead would be a dangerous step in the wrong direction.

...Melinda LaValle (CHNA)
Chair Gov't & Elections Committee

Here is the text of the ballot argument CSFN submitted:

**STOP THE MUNI GIVEAWAY!
PROTECT NEIGHBORHOOD PARKING!
Vote NO on Prop A on November 6th!**

This gives a group of political appointees sweeping powers — without any voter approval or accountability — and eliminates the ability to increase or change in any way the amount of parking in the City.

This measure would:

- Guarantee bus drivers salary raises without changing permissive work rules.
- Let MTA exclusively set rates for parking fines, fees, and penalties that would go into their own coffers.
- Lock in the current restrictions for building parking and make it impossible to ever increase the amount of parking allowed.
- Repeal the voter-approved system for regulating taxicabs in San Francisco, eliminating all accountability of elected officials.
- Allow the newly recreated Metropolitan Transit Authority to issue revenue bonds — *without voter approval*.

This measure would control far more than Muni. It would give the MTA sweeping powers to control virtually everything governing transportation without citizen input.

This measure does not bring any of the necessary reforms to Muni: it does not change work rules that allow drivers to miss work without even notifying their supervisor — without consequences. It diverts more city funds into an MTA black hole without accountability.

There is no accountability for better Muni performance.

Muni currently meets less than 70% of its schedule, fails to collect 4 out of every 10 cable car fares. Ridership is declining because of the unreliability of the Muni system. And this charter amendment perpetuates it.

Instead of reform, this proposes to give Muni bus and train operators massive pay increases while effectively

eliminating the ability to build parking.

This is *not* good reform for better Muni Service. San Francisco's Muni System needs *real* reform, not this misguided measure..

Muni can be reformed — with a better measure.

OPPOSE THE MUNI GIVEAWAY!

VOTE NO on A!

Coalition for San Francisco Neighborhoods



Seismic Safety for Highrises

New super-tall towers will be popping up like mushrooms in the next 5 years. Will they be safe in our famous earthquake-prone City?

In 1999, the Structural Engineers Association of California (SEAOC) issued its 7th Revision to its "Blue Book" which defines building standards. In 2000, the Community Action Plan for Seismic Safety (CAPSS) was initiated by the Department of Building Inspection (DBI). In 2003, the Legislative Analyst, at the request of Supervisor McGoldrick, outlined the new approach to building new housing: super-tall highrises.

Had Mayor Brown not asked his Building Inspection Commission (BIC) to suspend CAPSS in 2003, it is likely that the CAPSS Advisory Committee, the Applied Technology Council, the DBI professional staff and the greater structural engineering community would have raised the question of super-highrise safety.

Unfortunately, this year the new DBI Director has just announced that we will rely on existing State and Federal laws and regulations as they pertain to highrise performance in a earthquake.

SF Planning and Urban Research (SPUR) is now undertaking such a review and while there are some good things coming out of this process, it is still not an independent review given SPUR's large financial, real estate and architectural funding.

There is also controversy over the recent Fire Code revisions to facilitate highrise residential condo development, using new technologies to transport fire personnel to two floors below the fire zone. After considerable debate, it passed the Fire Commission on a 3-2 vote and has been sent to the Board of Supervisors where the firefighters union is raising strong objections. Keep in mind that cumulative impacts/multiple fires (ie. caused by an earthquake) are not considered for permit applications which are approved on a project-by-project basis.

(Cont'd on p. 7, col 1)

CSFN Draft Minutes General Assembly Meeting September 18, 2007

MEETING CALLED TO ORDER by Pres. Judith Berkowitz at 7:02 pm at Northern Police Station, Tuesday, 18 September 2007 with introduction of Delegates and Guests.

QUORUM ASCERTAINED: 20 organizations and 14+ guests attending.

PRESENTATION by HOST ORGANIZATIONS: Cathedral Hill Neighborhood Assn (CHNA), and Richmond Community Assn (RCA) provided the refreshments.

OFFICERS' REPORTS:

- **PRESIDENT**, Judith Berkowitz (EMIA): see Sally Stephens' (GGHNA) good article "Neighborhood Empowerment Summit" on p 2 of September '07 Newsletter. It discusses the importance of neighborhood groups, their formation and how to strengthen those faltering. There were break-out workshops ie. "How to Build Stronger Communities Through Neighborhood Associations" in which President Berkowitz was a panelist. • Thank you to Lenney Herrmann (GGHNA) for taking photos of the meetings for the NL! • Prop A opposition will gear up next month.
- **1st VICE PREZ**, Gary Noguera (MPIC): see X-Com Report, p 4 of September 07 Newsletter.
- **2nd VICE PREZ**, Penelope Clark (RHN): Penelope reported that she has been attending DBI meetings and that they are reviewing the restructuring of the permitting process for speed, efficiency and cooperation with the Planning Dept.
- **RECORDING SEC'Y**, Position "still O P E N." Acting Rec Sec Dick Millet (PBNA): 21 August '07 General Meeting Minutes, p 6 of September '07 Newsletter, "APPROVED" by verbal vote as corrected: **"Water Task Force Report, last sentence should read: 'The problem is: can SF citizens prevent the City from SELLING Hetchy Hetchy water to the suburbs at the rate of 25 million gallons per day?' Adding that SF's increased water requirements be made up by 'conservation and desalinization'!"**
- **TREASURER**, Jim Lew (NBN): September written Report submitted.
- **CORRESPONDING SEC'Y**, Dick Millet (PBNA): Correspondence BINDER available at side table.

COMMITTEE REPORTS:

- **EXECUTIVE**, Gary Noguera (MPIC) Chair: Report on p 4, September 07 Newsletter.
- **BYLAWS**, Evelyn Wilson (SPEAK) Chair: BYLAW amendment in August NL p2 "Proposed Bylaws Amendment to Clarify Procedure" continued to October 07 meeting so it can be Noticed in the Oct NL a second time as per Bylaws.
- **LAND USE & HOUSING**, Hiroshi Fukuda (RCA) Chair: Report on pp 4 & 5 September 07 Newsletter. Next meeting: 5:30pm, Tues 8 Oct '07. "High-Rises."
- **TRANSPORTATION**, Gary Noguera (MPIC) Chair: No Report.
- **GOVERNMENT & ELECTIONS COMMITTEE**, Melinda LaValle (CHNA) Chair: No Report.

- **OPEN SPACE**, Nancy Wuerfel (SPEAK) Chair: Next meeting 7:30pm Monday, 24 September at Northern Police Station.
- **WATER TASK FORCE**, Joan Girardot (MCIPOA) Chair: If you read today's newspaper you'll note that the Library is short \$60M and will have to come back to the citizens of SF for more! Such is not the case with the PUC and its rebuild of the Hetch Hetchy system. The PUC lacks public oversight (Supes) since Proposition E eliminated that requirement. (WOW!!)

UNFINISHED BUSINESS:

- **RECONSIDERATION of PROPOSITION "H"** (Parking for Neighborhoods Initiative) Moved (Land Use & Housing Committee), 2nd, FAILED by 11-8-1 Roll Call vote. (Previous count was 9-2-10.)

NEW BUSINESS:

- **LIGHTS OUT SAN FRANCISCO** presentation by Rob Black, Lights Out SF: the program is to turn your lights out for one hour between 8 & 9:00pm on Saturday, October 20th and install one CFL light bulb. Moved to support event (ExCom), 2nd, PASSED (16-3-0) by Roll Call vote.
- **SF CLIMATE CHALLENGE** presentation by Paul Scott (THD). Moved to support event by Noguera (MPIC), 2nd, PASSED (17-2) by Roll Call vote.
- **RESOLUTION:** from Land Use & Housing Committee by Ramona Albright (TPC&OSC). BE IT RESOLVED the CSFN opposes the demolition at 125 Crown Terrace PENDING a "Soundness Report." Recommended changes (mainly setbacks) to presented plans. Moved (LU&H), 2nd, PASSED by 17-0 hand vote.
- **Intro of RESOLUTION:** by Ramona Albright (TPC&OSC) BE IT RESOLVED that the CSFN opposes the demolition of "sound" housing at 125 Crown Terrace (Application #200708068904) and the construction of the proposed replacement building (Application #200708068905) and supports the preservation of OPEN SPACE between 125 Crown Terrace and 127 Crown Court (120 Graystone). To be voted at the October meeting.
- **MOTION from EXEC COMMITTEE:** That the CSFN reimburse those members of the Government & Elections Committee for monies spent on election materials and that the amount be limited to under \$300. Moved (Excom), 2nd, PASSED by 17-0 hand vote.
- **Bylaws amendment proposed from SHARP.** "A) Emergency motions shall require a majority of all member delegates present to pass. B) Regular motions (non-emergency) shall require only a majority of the delegates voting; not a majority of delegates present." President Berkowitz referred it to Bylaws Committee.

PROGRAM:

- **PROPOSITION "J"**, wireless technology. Declaration of Policy. Pro: Wade Crowfoot, Mayor Office. Against: Kimo Crossman "Public Net" and Doug Loranger "Snafu". No position.
- **PROPOSITION "K"**, against the increase of "Commercial Advertising" in and on PUBLIC SPACES. Declaration of Policy. Pro: Dee Dee Workman, Director SF Beautiful. Against: Bill Hooper, Clear Channel Outdoor. No Position.

ANNOUNCEMENT: Tony Sacco (NMTIA) is ILL.

ADJOURNMENT: 9:42pm

...Dick Millet (PBNA) Acting Recording Secretary

Goodbye Upper Market Street Gas Stations

Why are so many gas stations going away?

The answer is purely economic: the land is worth so much, and the pressure to develop more housing/retail locations in San Francisco is always growing.

Among the many areas undergoing changes, an important area to discuss is the "Upper Market Planning Area" which runs roughly from Duboce to Castro. Currently well into the process is a plan discussing a housing/commercial infill program. Under the current vision, almost every gas station in this area will be closing for development. They include the 76 gas station at Duboce near the Mint, the Shell station at Sanchez/15th St (development has begun), the 76 Station across from that Shell, and the RC (Arco) station at Castro/17th. Unless I'm mistaken, that will leave only the Chevron station at Castro.

Additional sites in the program likely to be developed are the S&C Ford showroom plus their separate garage at Dolores, the Thai House restaurant and parking lot at Sanchez St, and the nearby Sullivan Funeral home and parking lot. The site next to the SF LGBT Community Center on Market near Octavia is already under construction for 158 housing units plus ground-floor retail. The long-abandoned site at 2299 Market, the former Methodist Church which burned down years ago at the corner of Market/Noe/16th, has recently been sold to two developers and a building with potentially up to five stories is almost certain.

If you are interested in learning more about the overall plan, there is extensive information at: http://www.sfgov.org/site/planning_index.asp?id=66778

The next informational meeting will be 10:00AM to 1:00PM Saturday, October 27, 2007 Harvey Milk School 4235 - 19th St at Collingwood Street.

...Gary Noguera (MPIC)

Highrise (Cont'd from p 5)

Peer review standards for highrise condos have also been rewritten (AB 83). Questions have been raised about limiting this review to life safety/evacuation and survivability, but not post-quake habitability and servicability of infrastructure. Note too that glass-walled cantilevered highrises (valued for their views) are called post-quake "throwaways" by structural engineers and would likely be mitigated by new codes.

So, do we have our cart before the horse?

...Charles Marsteller (CHNA)

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Ewing Terrace Neighborhood Assn
Excelsior District Improvement Assn
Fair Oaks Community Coalition
Forest Knolls Neighborhood Org
Friends of the Music Concourse
Golden Gate Heights Neighborhood Assn
Greater Geary Blvd Merchants & Property Owners Assn
Inner Sunset Action Committee
Laurel Heights Improvement Assn
Miraloma Park Improvement Club
Neighborhood Parks Council
New Mission Terrace Improvement Assn
North Beach Neighbors
OMI Neighbors in Action
Pacific Heights Residents Assn
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Richmond Community Assn
Russian Hill Community Assn
Russian Hill Improvement Assn
Russian Hill Neighbors
Sunset Parkside Education & Action Cmte (SPEAK)
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Special thanks to Office Depot for photocopying services!

Hosting Schedule

Oct	• Barbary Coast Neighborhood Assn — BCNA • Cole Valley Improvement Assn — CVIA
Nov	• Cayuga Improvement Assn — CIA • Cow Hollow Assn — CHA
Jan	• Diamond Heights Community Assn — DHCA • Dolores Heights Improvement Club — DHIC

AGENDA	
General Assembly Meeting October 16, 2007	
6:30	I. Sign In and Refreshments
7:00	II. Call to Order/Ascertain Quorum A. Introduction of Delegates and Guests/Short Announcements B. Hosts 1. Barbary Coast Neighborhood Assn — BCNA 2. Cole Valley Improvement Assn — CVIA
7:15	III. Approval of September Minutes
7:20	IV. Officers' Reports A. President B. Vice-Presidents C. Secretaries D. Treasurer
7:35	V. Committee Action Items — written reports in Newsletter A. Land Use & Housing B. Open Space C. Water Task Force D. Transportation E. Bylaws
7:50	VI. Unfinished Business A. Resolution: 125 Crown Terrace B. Bylaws Amendment
8:00	VII. New Business A. Resolution: New construction in GGP
8:15	VIII. Program: Highrise Seismic Safety Speaker: Pat Buscovich, Structural Engineer
9:30	X. Adjournment

CSFN meets the third Tuesday of the each month except for December at Northern Police Station, Turk & Fillmore Streets (Parking in rear offTurk) Public Transit: Muni #22 Fillmore, 31 Balboa & 38 Geary Lines

Visitors Please Sign the Visitors Roster

Neighborhood Views is published monthly, the official voice of the Coalition for SF Neighborhoods, Inc., a 501(c)4 organization.
To Submit Articles: email articles by the 5th of the month to mhbriscoe@pacbell.net. Articles reflect the opinions of the submitter, not necessarily the opinion of the CSFN. We invite material from member organizations as well as rebuttal to articles already printed.
We reserve the right to edit where necessary. Member organizations receive the newsletter without charge. Subscription: Members/\$10, Nonmembers/\$15.

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October 16

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