



CITY & COUNTY OF SAN FRANCISCO
TREASURE ISLAND DEVELOPMENT AUTHORITY
ONE AVENUE OF THE PALMS,
2ND FLOOR, TREASURE ISLAND
SAN FRANCISCO, CA 94130
(415) 274-0660 FAX (415) 274-0299
WWW.SFTREASUREISLAND.ORG

TREASURE ISLAND DEVELOPMENT AUTHORITY
MEETING MINUTES

December 11, 2024 – 1:30PM

ORDER OF BUSINESS

1. Call to Order and Roll Call

V. Fei Tsen, President
Linda Fadeke Richardson, Vice President
Jeanette Howard, Secretary
Mark Dunlop, CFO
Timothy Reyff
Nabihah Azim

Director Tsen made welcome comments.

2. General Public Comment

There was no public comment.

3. Report by Treasure Island Director

Bob Beck, Treasure Island Director, gave an update on development and operation issues.
Jamie Querubin welcomed new daughter Avery on 11/25.
BoS approved annual extension of Land and Structures Master Lease with the Navy on 12/3.
BoS approved Bay FC lease on 12/10.
Agreed to terms with Department of Labor on permanent easement.
DAHLIA lottery registration for Hawkins building closed and results will be posted 12/24.
Still have five transition units at Star View Court.
Currently have 109 mixed and pre-DDA households that are eligible for transition units.
Continue to work with RPD and held initial site walk on parks. Will have update at February meeting.
PUC relocated two-megawatt backup generator to new permanent electrical switchyard.
TIDA and Dept. of Environment hosted first annual YBI Winter Bird Walk on 11/23.

Nella Goncalves, One Treasure Island, provided an update on the programs of One Treasure Island and community events.

Continuing to see numbers rise at food pantry, accessing over 200 households per week.
Hosting a holiday celebration at Food Pantry on 12/7 followed by bingo.
Construction Training Program begins 1/6 with 12 candidates.
Preparing to open tax site in February 2025.
Were able to get six jobs through the Job Broker program.
Social media outreach continues.
Isle House has been a great community partner.
Hosted Senior Luncheon on 12/5, 15 seniors attended.
In person info session on 12/7.

One Treasure Island will be closed 12/23-1/3.

Director Richardson asked about bird walk.

Director Dunlop complimented Nella Goncalves on 12/7 event and asked about interim park maintenance.

Director Reyff asked about Hawkins DAHLIA registry.

Director Tsen requested to hear further details of discussions with RPD.

4. Communications From and Received by TIDA

There was no discussion by Directors.

There was no public comment.

5. Ongoing Business by Board of Directors

There was no discussion by Directors.

There was no public comment.

6. CONSENT AGENDA

a. Approving the Minutes of the November 13, 2024 TIDA Board Meeting

b. Resolution Approving the Treasure Island Development Authority Board of Directors' Regular Meeting Schedule for 2025

There was no public comment.

Director Richardson moved Item 6.

Director Dunlop seconded the motion.

The item passed unanimously.

7. Resolution Approving the Election of Officers of the Treasure Island Development Authority, and the Appointment of Officers to the Housing, Infrastructure, Transportation and Sustainability Committee, as Nominated by the Ad Hoc Nomination Committee, to Serve a Twelve (12) month Term of Office Commencing January 1, 2025 and ending December 31, 2025

The Ad Hoc Nomination Committee met on 12/11 and made the following nominations.

TIDA Board Officers:

President: Fei Tsen

Vice President: Linda Fadeke Richardson

Secretary: Jeanette Howard

Chief Financial Officer: Timothy Reyff

HITS Committee:

Members: Fei Tsen, Timothy Reyff, Linda Richardson

Alternate: Jeanette Howard

There was no public comment.

Director Dunlop moved Item 7.

Director Azim seconded the motion.

The item passed unanimously.

8. Fiscal Year 2025-2026 Budget Planning Introduction

Bob Beck, TIDA, presented an update on Fiscal Year 2025-2026 budget planning.

Reviewed 2024 DDA Amendments approved by TIDA and BoS in spring 2024.

The current FY 2024-2025 budget anticipated the amendments, and the budget was restructured into three categories based upon funding sources: Authority Costs Budget, City Costs Budget, and Subsidy Budget.

The Authority Costs Budget needs to be supported by Authority leasing revenues.

Reviewed budget timeline, FY 23-24 year-end close, FY 24-25 first quarter performance, TICD city cost payments, and 25-26 budget planning.

Anticipated budget growth includes cost of living adjustments, additional TIDA staff, YBI roadway projects, and maintenance for newly completed parks.

Reviewed Recreation and Parks Department (RPD) Services for FY25-26 budget planning and FY26-27 budget projection.

RPD management assistance begins in January and RPD will assume maintenance of new island parks in July 2026.

Director Richardson asked about TIDA staff hiring and about DPW work.

Director Azim asked about leasing challenges.

Director Howard requested to have a larger spreadsheet and asked about RPD budget.

Director Dunlop asked about RPD.

Director Tsen commented on RPD management plan and requested focus on RPD budget.

There was no public comment.

9. Resolution Approving and Authorizing the Execution of an Exclusive Negotiations Memorandum of Understanding among the Treasure Island Development Authority, the United States Department of Labor, and Treasure Island Community Development for the Possible Development of the Approximately 37-Acre Job Corps Center Property on Treasure Island

Bob Beck, TIDA, presented the resolution.

Reviewed the history of Department of Labor Job Corps Center Campus and its context in the redevelopment project.

Reviewed Job Corps facilities, geotechnical remediation, integrating community, and status of surrounding utilities.

A list of issues was developed in 2010 as part of the discussions between the Department of Labor and the City, including geotechnical and stormwater issues, utilities concerns, and the age of Job Corps buildings.

The City/DOL partnership to redevelop the Treasure Island Job Corps campus provides an opportunity to address these risks while ensuring the longevity of the campus and integrating the campus into the larger Treasure Island community.

Director Tsen commented on integrating Job Corps campus.

Director Howard asked about MOU term and if TIDA is staffed appropriately.

Director Azim asked about deliverable.

Director Richardson commented on the opportunity to incorporate Job Corps space.

Director Dunlop commented on creating partnership and making Job Corps part of the island.

Director Dunlop asked about 3,000 units and asked about any contamination on site.

Director Reyff commented on the need for improvement and support of resolution.

Director Tsen commented on the potential to relocate Job Corps site.

There was no public comment.

Director Richardson moved Item 9.

Director Dunlop seconded the motion.

The item passed unanimously.

10. Overview of Chapel Green and Clipper Cove Beach Park Designs and Chapel and Quarters 10 Renovation and Activation Plans

Will Benge, CMG, and Danielle Butler, TIDG, presented.

Reviewed the Cultural Park site plan, Chapel Grove Park circulation and program spaces.

Reviewed Chapel building programming, design details, east wing, and Chapel café.

Reviewed Clipper Cove area site plan, Clipper Cove Park site plan, Quarters 10, program spaces and circulation.

Director Tsen commented on importance of having places people can gather, commented on importance of tree placement at Chapel Grove Park to allow for views, commented on considering restroom size in Chapel space, and commented on considering parking spaces and having a shuttle stop at Clipper Cove.

Director Howard asked about flexible lawn and timing.

Director Dunlop asked about the cross on the chapel.

Director Richardson asked about LBE outreach.

Director Azim commented on site accessibility.

There was no public comment.

11. Discussion of Future Agenda Items by Directors

There was no discussion of future agenda items.

12. Adjourn