Board of Directors Meeting  
July 27, 2020, 5:00 pm  
512 Ellis Street, San Francisco, CA  
Meeting Minutes  
FINAL/APPROVED 8/24

Present:

Lowell Caulder, Business Owner Seat, Studio Dental – President  
Soha Abdou, Property Owner Seat, CCDC  
Rhiannon Bailard, Property Owner Seat, UC Hastings Law – Vice President  
Curtis Bradford, Resident Seat  
Rene Colorado, Jr., Business Owner Seat, Ler Ros/Esan Classic  
Charles Deffarges, At-Large Seat  
Paula Fleisher, At-Large Seat, UCSF  
Regina Guggenheim, Property Owner Seat, BroadwaySF  
Susie McKinnon, Property Owner Seat, Cova Hotel  
James Neal, Property Owner Seat  
Christy Shirilla, Resident Seat  
Adam Tetenbaum, Property Owner Seat, Olympic Residential Group – Treasurer  
Kristen Villalobos, Resident Seat  
Mike Vuong, Business Owner Seat, Boys and Girls Clubs of San Francisco – Secretary

Simon Bertrang, TLCBD Staff  
Hunter Franks, TLCBD Staff  
Lorraine Lewis, TLCBD Staff  
Greg Moore, TLCBD Staff  
Kate Robinson, TLCBD Staff  
Alicia Seleska, TLCBD Staff

Absent:

Beth Borgna, Property Owner Seat, Dolmen Property Group

Guests—New Board Candidates:

Julian Dash, Resident and Business Owner Candidate, HolyStitch! Denim Social Club  
Aashish Karkhanis, At-Large Candidate  
Jennifer Kiss, At-Large Candidate  
Katey McKee, Resident and Business Owner Candidate, Glamorama!
Cindy Ramesh, Property Owner Candidate, Hilton

Other Guest(s):

Michael Anderer, Director of Strategic Partnerships, Urban Alchemy
Bayron Wilson, Chief Operating Officer, Urban Alchemy
1. **Call to Order. Welcome and Introductions**
   L. Caulder called the meeting to order at 5:02 pm; introductions followed.

2. **Action: Approve June Minutes**
   **MOTION:** Review and approve the draft minutes of the June Meeting of the Board of Directors.

   Moved by: C. Deffarges
   Seconded by: M. Vuong
   Abstained: C. Bradford
   Passed: yes

3. **Information Sharing: Monthly Headlines**
   S. Bertrang shared the State of the Neighborhood:
   - Mayor’s TL Plan and UC Hastings lawsuit have combined to turn conditions in the TL around
   - Down to 80 tents this morning--from high of almost 500
   - More importantly the humane way the City accomplished this was almost universally celebrated
   - Two TLCBD letters were recently sent to acknowledge inflection points
   - Still scores of people left to fend for themselves on the narrow sidewalks. Still thousands of people stuck inside their apartments. Businesses closing left and right. COVID still twice as prevalent in the TL as City-wide.
   - Jones Street Sidewalk Extension (Slow Street) approved
   - Shared Spaces, Play Streets, Additional Sidewalk Extensions/Physical Distancing Openings (Slow Streets) lays the groundwork for a long-term transition to neighborhood streets.
   - The future of Boeddeker Park is up in the air. The Boys and Girls Club will not be the Master Tenant as of October 1st.
   - Trying to reopen Turk-Hyde & Macaulay Parks for Summer camps
   - Vision for a Tenderloin Park Network

   He concluded his update by stating that there is no timeline on opening up streets and we don’t have any illusions that it will be easy.

   **MOTION:** Review and approve the proposal to expand both Urban Alchemy and UC Hastings contracts.

   Moved by: L. Caulder
   Seconded by: S. McKinnon
   Abstained: R. Bailard
   Passed: yes

   L. Caulder recommended approving the motion with the amendment that the oversight of the project will lives in the Executive Committee, and that they convene to discuss how the impact is measured outside of the zone, how partners are convened, how accountability processes are built in, and create a Theory of Change.
5. **Action: Resolution to Accept CDBG Grants**
   
   **MOTION:** Review and approve the resolution to accept CCBG grants.

   Moved by: A. Tetenbaum
   Seconded by: M. Vuong
   Abstained:
   Passed: yes

6. **Deep Dive: Clean Program**

   S. Bertrang presented the Clean Program Theory of Change which consists of 4 main program areas that all lead to a cleaner Tenderloin: 1) Bigbellies, 2) Maintain a Consistent Core Staff, 3) Hold regular collaborative cleaning events, 4) Establish an objective sidewalk cleanliness rating system.

   He then shared the Clean Team Budget Detail. Almost three-quarters of the money comes from assessments. The remaining budget comes from OEWD grants, private grants, and supplemental cleaning. The majority of the expense for the program goes to the Block By Block contract. Due to the City's Minimum Wage Ordinance and TLCBD's desire to pay a more competitive wage, the starting wage for Block By Block Clean Team members increased to $18.25/hr starting July 1st; it also resulted in associated bumps up in pay for tiers above and for veteran staff. Another large expense has been health care premiums which continue to increase. And we have continued to see an increase in the number of Clean Team members electing to enroll in health care (enrollment was previously ~20%). The bad news is this increases cost, the good news is that we want our team members to have adequate health coverage.

   The $1.3M Block By Block Contract results in:
   1. Operations in a single shift 7AM-3:40PM
   2. 7 Micro-Neighborhood Cleaners
   3. 3 Pressure Washers with 3 Pressure Washing Trucks every day
   4. 2 Team Leads - overlap 3 days - weekend OM role
   5. 1 Operations Manager (M-F)
   6. 19 employees to get 7-day coverage

   Added recently
   1. Empty-bed Pickup Program
   2. Backup Fleet of Pressure Washing Trucks that live on Treasure Island
   3. BigBelly Maintenance Program

   All that means that we previously promised one pressure washing per month and are now promising one pressure washing per week according to the micro neighborhood power washing schedule.

   With the new 68 Bigbellies, there is at least 1 on almost every corner of the Tenderloin, often 2, and sometimes 3. TLCBD also recently received money for a dog waste campaign.

   C. Shirilla added that the Clean Team has a stash of parts now to service Bigbellies as needed until a replacement receptacle comes.

7. **Information Sharing: Staff and Committee 2-minute Reports**

   Reports were skipped in the interest of saving time for the election.
8. **Action: Election**
   a. The Board heard one-minute statements from each candidate for open seats:

   **At-Large Candidates:** Aashish Karkhanis, Jennifer Kiss  
   **Property Owner Candidate:** Cindy Ramesh  
   **Business Owner Candidates:** Rene Colorado, Julian Dash, Katey McKee  
   **Resident Candidates:** Julian Dash, Katey McKee, Christy Shirilla

   b. The Board voted, votes were tallied, and the winning votes were:

   **At-Large Seats (2):** Aashish Karkhanis, Jennifer Kiss  
   **Property Owner Seat:** Cindy Ramesh  
   **Business Owner Seat:** Rene Colorado  
   **Resident Seat:** Christy Shirilla

9. **Information Sharing: Announcements and Future Agenda Items**
   K. Robinson shared that the CDBG grant that was approved earlier in the meeting translates to $31,000 for Block Safety and physical improvement projects that have been on hold. They’re hoping to bring both the Neighborhood Pride and Inviting Space work together.

   G. Moore relayed that he received confirmation late Friday from SFMTA of the Pedestrian Safety Outreach funding which has been in the works since October.

   The meeting was adjourned at 6:42 pm.