



JAPANTOWN TASK FORCE

日本町の経済発展・計画・保存

ECONOMIC DEVELOPMENT, PLANNING & PRESERVATION OF JAPANTOWN

JAPANTOWN TASK FORCE BOARD MEETING

WEDNESDAY, OCTOBER 18, 2017

6:00 PM – UNION BANK COMMUNITY ROOM

SAN FRANCISCO, CA 94115

ATTENDEES: Anthony Brown, Judy Hamaguchi, Alice Kawahatsu, Mark Moriguchi, Glynis Nakahara, Jon Osaki, Beau Simon, Clint Taura, Rosalyn Tonai, Benh Nakajo, David Ishida.

ABSENT: Richard Hashimoto, Neal Taniguchi, Seiko Fujimoto.

STAFF: Greg Marutani, Coco Tando.

GUESTS: Steve Nakajima, Sandy Mori, Tomo Hirai, Steve Nakajo, Michiko Yamada, Tomo Hirai.

I. Call to Order

The meeting called to order at 6:05 p.m. by Alice Kawahatsu, President.

It was moved by David Ishida and seconded by Anthony Brown to move agenda item G before agenda item A.

The motion passed by a unanimous vote.

II. Approval of Minutes of the Board Meeting on SEPTEMBER 20, 2017.

I was moved by Beau Simon and seconded by Glynis Nakahara to approve the September 20, 2017 minutes with the corrections to:

1. Spell "Kwahatsu" as "Kawahatsu"
2. Spell "seize" as "cease" under CBD Steering Committee on page 5.

The motion passed by a unanimous vote.

III. Guest Speaker

No guest speaker at this meeting.

IV. Committee Reports

A. Land Use / Transportation Committee (Glynis Nakahara)

1. Geary BRT Buchanan Median Update

Glynis Nakahara reported that she will have a meeting with the Public Works staff to identify and confirm the design criteria for the Geary BRT Buchanan median. The design criteria will be shared at the community meeting on Wednesday, November 8th at 6:30 p.m. This meeting would be the last community meeting before the median design is finalized.

2. Update on Ford GoBike

Glynis Nakahara reported that the Land Use/Transportation Committee sent an email to Ford GoBike and is waiting to hear back. The email was sent to ask 1) if JTF could be notified when there is a pending proposal to install the Ford GoBike station(s), and 2) if there is a pending proposal, how much time is needed for formal responses to be sent. It was noted that Ford GoBike is still working on outreaching to neighborhoods to install the bike stations. There is a master plan that targets certain areas of the city to install the stations. In this plan, Ford GoBike marked Konko Church area and the parking space in front of Union Bank Post Street as options to install the stations. Both Konko Church and JTF expressed opposition to this plan.

The implementation of two Zip Car parking spaces on Post and Laguna Street was also brought up during the discussion. The community was not well-informed of these changes before the replcement of these parking spaes with the Zip Cars. JTF should notify SFMTA that the community was not well-informed, and ask if the community was ever notified about these changes.

B. Cultural Heritage (Rosalyn Tonai)

No updates at this time

C. Peace Plaza/Pagoda Ad Hoc Committee (Jon Osaki/Richard Hashimoto)

1. Update on Status of Landmarking

Jon Osaki reported that their Septmeber 26, 2017 meeting gathered representatives from San Francisco Recreation and Park (Rec & Park), Historic Preservation Office, and the city. During the meeting, the landmarking discussion from the September JTF Board meeting was shared (see Cultural Heritage Updates from September 2017 JTF Board Meeting). A representative from Rec & Park explained the process for getting the Peace Plaza remediation project in line as a future capital plan project with bond funding.

It was mentioned that in order to have Rec & Park stay informed and aware of JTF's interest in getting on the capital planning process , it is important to stay connected with Phil Ginsburg from Rec & Park and to inform him of the specifics of the remediation plan. A few members from the Ad Hoc Committee will be meeting with Phil Ginsburg to start to lay the ground work for how to move forward and create opportunities for future bond fund for the Peace Plaza.

An initial 600K identified by Dennis Kern of Rec & Park has been allocated for the Peace Plaza to be used for the near-term repair of the Plaza's leaks. They have asked Mcginnis Chen to assess remediation needs to identify the scope for immediate repairs. The rest of the required resources would have to be secured for larger repairs to the Plaza. The near-term remediation includes only addressing the leakage in the Japantown Garage. It is a band aid and not for the comprehensive repair and potential beautification of the Plaza.

The next Rec & Park bond measure will be in 2019, when an allocation of general obligation bond monies will be put before the voters. The repair of Japantown's Plaza and inclusion in the bond measure will need to be discussed with Phil Ginsburg. Most likely, a combination of different funds will be needed to support the full remediation of the Plaza. The Ad Hoc Committee has been advised to approach MTA in addition to Rec & Park. A financing package must be put together in the next year, so that JTF can be in line for revenue opportunities. The process is expected to be very competitive, and would require a lot of effort to get in line for the capital plan and the bond funding to be considered.

A question was brought up regarding the Certificate of Occupancy language that was mentioned at the last Ad Hoc Committee Meeting by Tim Frye of the Historic Preservation Commission to allow remediation or construction to occur without impediment. The Certificate of Occupancy is an entitlement required for a landmark to be altered. Tim Frye sent the Certificate of Occupancy language to London

Breed's office (Attachment A). The certificate would be embedded in the Landmark language.

To prevent further delays in the remediation work, it was suggested that clear decisions must be made for what would be on the Plaza. The defined space and elements should be decided, designed, and documented so that costs can be attributed to the remediation designs. It was discussed that the Cultural Heritage Committee would define the cultural elements, and the Land Use Committee would provide support with providing a practical application of the design. The community input collected in the past as landmarking document would be used as a resource to define the cultural elements. Precautions were made that disagreements on the elements and design should not heavily interfere with the planning. The notes from Ad Hoc, Land Use, and Cultural Heritage Committee meetings would be sent out to each committee chair in regards to the remediation planning.

The next Peace Plaza/Pagoda Ad Hoc Committee meeting was moved from October 24, 2016 to October 31st at 5:00 p.m. at the Union Bank Community Room in the East Japan Center Mall.

D. Economic Development / Marketing Committee (Alice Kawahatsu)

1. Search Continues for Volunteer Coordinator

Rosalyn Tonai reported that volunteers and staff would help prepare and table the kiosk for the October 29th Spooktacular Halloween event. Community events, activities, and classes would be broadcasted on a TV monitor screen, and goals are being made that advertisements will go paperless and become easily accessed through a cellular phone.

2. Holiday Lights for Japantown

No updates were reported.

E. Finance Committee

1. 2017-18 Budget

Mark Moriguchi reported that the City signed and returned the \$130K budget for the 2017-18 fiscal year. The \$130K would go through a budget amendment process. 44 donations were sent to JTF for Robert "Bob" Hamaguchi's memorial totaling \$10,185 to date.

Afterwards the table was open for discussion for the 2016-17 Income Statement (Attachment B) that was discussed in the September 2017 JTF Board meeting. A clarification was asked for the projected surplus of \$70K at the end of June 2017. The \$70K was corrected to \$45K. Robert Hamaguchi's final pay would be included in the 2017-18 fiscal year, and would be subtracted from the \$45K.

A document describing the specific allocation of the 2016-17 fiscal year budget was requested. Another suggestion was made to make monthly reports for the 2017-18 fiscal year budget for better tracking of the deliverables, expenses, and incoming funds.

F. CBD Steering Committee (Glynis Nakahara)

1. Update on Status of Community Benefit District

Glynis Nakahara reported that the Nominating Committee of the Community Benefit District (CBD) Steering Committee presented a slate of 11 members for the Japantown Community Benefit District (JCBD) Board. The CBD Steering Committee

approved the slate, with the notification that two more business owners would be added in the near future. The slate of JCBD Board of Directors to this day includes: David Ishida, Steve Ishii, Mary Ishisaki, Dennis Kern, Kimberly Kolbe, Eric Moulton, Jerry Ono, Robert Sakai, Sim Seiki, Michael Sim, and Craig Waterman. Abraham Sanz, a business owner, recently agreed to serve on JCBD Board. It was noted that the board members included those who voted affirmatively and those who did not vote in favor for the CBD, but all agreed to serve to help improve Japantown's businesses. It was noted that JCBD and JTF would be two separate entities, with a separate board of directors.

G. Nominating Committee

1. Slate of Officers

After providing a debrief of the past Nominating Committee reports (see JTF Board Meeting August and September 2017 minutes), Judy Hamaguchi reported two vacancies in JTF Board for the next slate of directors. After careful consideration, the Nominating Committee nominated Sandy Mori to fill in the vacancy for Paul Wermer.

The table was open for discussion regarding the nomination of Sandy Mori. Comments of appreciation were shared for Sandy Mori's agreement to be on the slate of JTF Board.

It was moved by Judy Hamaguchi and seconded by Anthony Brown to nominate Sandy Mori to the JTF Board to fill the vacancy for Paul Wermer.

The motion passed by a unanimous vote.

It was inquired how the vacancy of Anthony Brown would be filled after his term ends in November 2017. As of now, this vacancy has not been filled but may be filled with any recommendations from JTF Board.

The Nominating Committee then presented the slate of officers for the JTF Board. With careful examination and outreaching to many individuals on Board, Sandy Mori was nominated as President, Glynis Nakahara as Vice President, Mark Moriguchi as Treasurer, and Judy Hamaguchi as Secretary. The term for chairing would be for one year, and will start after being elected.

The Nominating Committee welcomed opinions, comments, and discussions to be shared before the elections. Other names for the slate of officers could be submitted to the Nominating Committee, and the voting would take place on the next JTF Board meeting on Wednesday, November 15, 2017 at 6:00 p.m. at the Union Bank Community Room.

H. Executive Committee

1. Executive Director Search Committee

Mark Moriguchi reported that the criteria of JTF Executive Director would be discussed during the JTF retreat after the November election.

After a lengthy discussion, it was decided that a meeting should be set to strategically plan the search for the new Executive Director instead of a retreat. For the meeting, it was suggested that documents including the deliverables of 2017-18, deliverables of 2016-17 that need to be accomplished, work plan, budget plan, and

past job descriptions should be shared and examined. Any suggestions that JTF Board members may have for the criteria for JTF Executive Director should be sent to the staff, which staff could sort through and construct a document.

Mark Moriguchi also noted that the JTF Board should also convene to discuss the future of JTF and its new priorities, based on the JCHESS. It was noted that with the establishment of the CBD, the CBD may in the future pick up much of the Japantown's economic development realm, thus JTF's focus or direction in that area may change. .

V. NEW BUSINESS

None at this time.

VI. GENERAL PUBLIC COMMENT**

No public comments.

VII. STAFF REPORTS

Crime Report (Greg Marutani)
See Advanced Material

VIII. PRESIDENT'S REPORT

Refer to Advanced Material.

IX: ANNOUNCEMENTS

Launch of JTF Website

Coco Tando reported that JTF would soon be switching the current website to a Squarespace website program. The contents of the old website will be kept in the new website, but with additional features including a community calendar of events and a calendar of the meetings run by JTF. Edits and improvements would be made on the website even after the switching.

The following announcements were made by the JTF Board, staff, and the public:

- Community forums of the San Francisco Department of Aging and Adult Services
- Western Addition Library's film screening and Q&A session of "Issei: The First Generation"
- Anthony Brown will perform at the GOFORBROKE! Tribute to Nisei Veterans on Friday, November 3, 7PM at the Presidio Officer Club and on Saturday November 11, 2017 the MIS Historic Learning Center, Crissy Field, Presidio.
- NJAHS opens a new exhibit: ARTISTS' EYES: ART OF INCARCERATION, on Nov. 11.

X. ADJOURNMENT

The meeting was adjourned at 8:00 p.m.

The next board meeting will be held on Wednesday, November 15, 2017 at the Union Bank Community Room at 6:00 p.m.

Respectfully submitted,

Rosalyn Tonai
Secretary

[Planning Code - Landmark designation of 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza)]

Ordinance amending the Planning Code to designate 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, as a Landmark under Article 10 of the Planning Code; affirming the Planning Department's determination under the California Environmental Quality Act; and making public necessity, convenience and welfare findings under Planning Code, Section 302, and findings of consistency with the General Plan and the eight priority policies of Planning Code, Section 101.1.

NOTE: **Unchanged Code text and uncodified text** are in plain Arial font.
Additions to Codes are in *single-underline italics Times New Roman font*.
Deletions to Codes are in *strikethrough italics Times New Roman font*.
Board amendment additions are in double-underlined Arial font.
Board amendment deletions are in ~~strikethrough Arial font~~.
Asterisks (* * * *) indicate the omission of unchanged Code subsections or parts of tables.

Be it ordained by the People of the City and County of San Francisco:

Section 1. Findings.

(a) CEQA and Land Use Findings.

(1) The Planning Department has determined that the proposed Planning Code amendment is subject to a Categorical Exemption from the California Environmental Quality Act (California Public Resources Code section 21000 et seq., "CEQA") pursuant to Section 15308 of the Guidelines for Implementation of the statute for actions by regulatory agencies for protection of the environment (in this case, landmark designation). Said determination is on file with the Clerk of the Board of Supervisors in File No. _____ and is incorporated herein by reference.

(2) Pursuant to Planning Code Section 302, the Board of Supervisors finds that the proposed landmark designation of 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, will serve the public necessity, convenience and welfare for the reasons set forth in Historic Preservation Commission Resolution No. _____, recommending approval of the proposed designation, which is incorporated herein by reference.

(3) The Board finds that the proposed landmark designation of 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, is consistent with the San Francisco General Plan and with Planning Code Section 101.1(b) for the reasons set forth in Historic Preservation Commission Resolution No. _____, recommending approval of the proposed designation, which is incorporated herein by reference.

(b) General Findings.

(1) Pursuant to Section 4.135 of the Charter of the City and County of San Francisco, the Historic Preservation Commission has authority "to recommend approval, disapproval, or modification of landmark designations and historic district designations under the Planning Code to the Board of Supervisors."

(2) On September 18, 2013, the Historic Preservation Commission added 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700 to the Landmark Designation Work Program.

(3) The Designation report was prepared by Planning Department Preservation staff. All preparers meet the Secretary of the Interior's Professional Qualification Standards, and the report was reviewed for accuracy and conformance with the purposes and standards of Article 10.

(4) The Historic Preservation Commission, at its regular meeting of _____, reviewed Department staff's analysis of 1610 Geary Boulevard's historical significance per Article 10 as part of the Landmark Designation Case Report dated _____.

(5) On _____, the Historic Preservation Commission passed Resolution No. _____, initiating designation of 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, as a San Francisco Landmark pursuant to Section 1004.1 of the San Francisco Planning Code. Such motion is on file with the Clerk of the Board in File _____ and incorporated herein by reference.

(6) On _____, after holding a public hearing on the proposed designation and having considered the specialized analyses prepared by Planning Department staff and the Landmark Designation Case Report, the Historic Preservation Commission recommended approval of the proposed landmark designation of 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, in Resolution No. _____. Such resolution is on file with the Clerk of the Board in File No. _____.

(7) The Board of Supervisors hereby finds that 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, has a special character and special historical, architectural, and aesthetic interest and value, and that its designation as a Landmark will further the purposes of and conform to the standards set forth in Article 10 of the San Francisco Planning Code.

Section 2. Designation.

Pursuant to Section 1004 of the Planning Code, 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, is hereby designated as a San Francisco Landmark under Article 10 of the Planning Code.

Section 3. Required Data.

(a) The description, location, and boundary of the Landmark site consists of the City parcel located at 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, in San Francisco's Japantown neighborhood.

(b) The characteristics of the Landmark that justify its designation are described and shown in the Landmark Designation Case Report and other supporting materials contained in Planning Department Case Docket No.2014.1050L. In brief, 1610 Geary Boulevard (aka Peace Pagoda and Peace Plaza), Lot 022 and 023 in Assessor's Block 0700, is eligible for local designation under National Register of Historic Places Criterion A (as it is associated with events that have made a significant contribution to the broad patterns of our history) and National Register of Historic Places Criterion C (as it embodies distinctive characteristics of a type, period, or method of construction and represents the work of a master architect). Specifically, designation of Peace Pagoda and Peace Plaza is proper given their association with the redevelopment of Japantown, the social history of the neighborhood, and as an architecturally significant work of master architect Yoshiro Taniguchi. The Peace Pagoda and Peace Plaza are the most prominent extant structures that serve as a visual landmark and embodiment of the community's identity and perseverance in the face of adversity, having served as a gathering place for community events and cultural celebrations, as well as community protest.

(c) The particular features that shall be preserved, or replaced in-kind as determined necessary, are those generally shown in photographs and described in the Landmark Designation Case Report, which can be found in Planning Department Docket No. 2014.1050L, and which are incorporated in this designation by reference as though fully set forth. Specifically, the following features shall be preserved or replaced in kind:

- (1) The entirety of the Peace Pagoda, identified as:
 - (A) A central core of reinforced concrete piers;
 - (B) Rounded roofs clad with copper plates;
 - (C) Nine-ringed bronze spire, or “kurin,” surmounted by a golden flaming head, or “hoshu,” topped with a ball finial;
 - (D) Bronze dedication plaques in English and Japanese (but not their current location); and
 - (E) The podium platform, including only a single perimeter step.
- (2) The character-defining features of the Peace Plaza, including:
 - (A) An open space characterized by a combination of hardscape paving and planters, combined with landscaping elements including shrubbery and, specifically, cherry trees;
 - (B) A sunken plaza in the southern half of the Plaza which provides the setting for the Peace Pagoda;
 - (C) The presence of an eternal flame in proximity to the Peace Pagoda;

Section 4. Standards for Review of Applications.

The standards for review of all applications for Certificates of Appropriateness are as set forth in Section 1006.6 of Article 10. For the purposes of review under those standards,

the “character of the landmark site” shall mean the architectural features of the Peace Pagoda and Peace Plaza referred to and described in Section 3 of this Ordinance.

Any changes to the Landmark property shall require a Certificate of Appropriateness, pursuant to the provisions of Article 10 with the exception of specific scopes of work as outlined below. The following section outlines proposed scopes of work within the boundaries of the Peace Pagoda and Peace Plaza landmark property where no Certificate of Appropriateness is required:

Work to address waterproofing, accessibility, and failed paving material

A Certificate of Appropriateness shall not be required for work related to addressing current conditions at the site resulting from a previous modernization project as well as the persistent waterproofing issue connected to the garage use below.

Section 5. Effective Date. This ordinance shall become effective 30 days after enactment. Enactment occurs when the Mayor signs the ordinance, the Mayor returns the ordinance unsigned or does not sign the ordinance within ten days of receiving it, or the Board of Supervisors overrides the Mayor’s veto of the ordinance.

APPROVED AS TO FORM:
DENNIS J. HERRERA, City Attorney

By: _____
VICTORIA WONG
Deputy City Attorney

ATTACHMENT B

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| Japantown Task Force, Inc. | | | |
| Summarized Budget to Actual Income Statement 7/1/16 to 6/30/17 | | | |
| | Budget | Actual | Difference |
| Revenue | | | |
| OEWD | 244,582.00 | 222,966.06 | (21,615.94) |
| Grants and donations | 43,875.00 | 45,459.00 | 1,584.00 |
| Total Revenue | 288,457.00 | 268,425.06 | (20,031.94) |
| Expenses | | | |
| Salaries | 86,116.00 | 83,726.98 | (2,389.02) |
| Fringe benefits | 17,104.00 | 12,598.98 | (4,505.02) |
| Intern/Consultant | 0.00 | 1,054.77 | 1,054.77 |
| Consultant - mktng sponsorship | 5,000.00 | 4,392.94 | (607.06) |
| Consultant - Festival collaboration | 6,000.00 | 0.00 | (6,000.00) |
| Event costs (hosting) | 1,000.00 | 262.21 | (737.79) |
| Insurance | 3,000.00 | 2,959.00 | (41.00) |
| Rents / Bldg | 3,600.00 | 3,900.00 | 300.00 |
| Supplies | 590.00 | 2,024.33 | 1,434.33 |
| Holiday Lights & other program expenses | 20,119.00 | 20,453.09 | 334.09 |
| Repairs and Maintenance | 2,156.00 | 2,156.00 | 0.00 |
| Telephone / Internet | 1,000.00 | 1,077.00 | 77.00 |
| Project Costs | 117,314.00 | 64,635.33 | (52,678.67) |
| Service Charges (online donations) | 0.00 | 1.50 | 1.50 |
| Food | 0.00 | 278.49 | 278.49 |
| Dues and membership | 0.00 | 816.00 | 816.00 |
| Advertising | 0.00 | 260.00 | 260.00 |
| JCYC fiscal agency fee | 25,458.00 | 22,294.79 | (3,163.21) |
| Total Expenses | 288,457.00 | 222,891.41 | (65,565.59) |
| Excess revenue over expenses | - | 45,533.65 | 45,533.65 |
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