

Balboa Reservoir Project Implementation

Ongoing Community Engagement



Implementing Our Collective Vision for Balboa Reservoir

City Review
*(development agreement [DA],
design guidelines,
infrastructure plan)*

**Developer-Led
Community Engagement**
(DA Exhibit R)

**Building
Design**

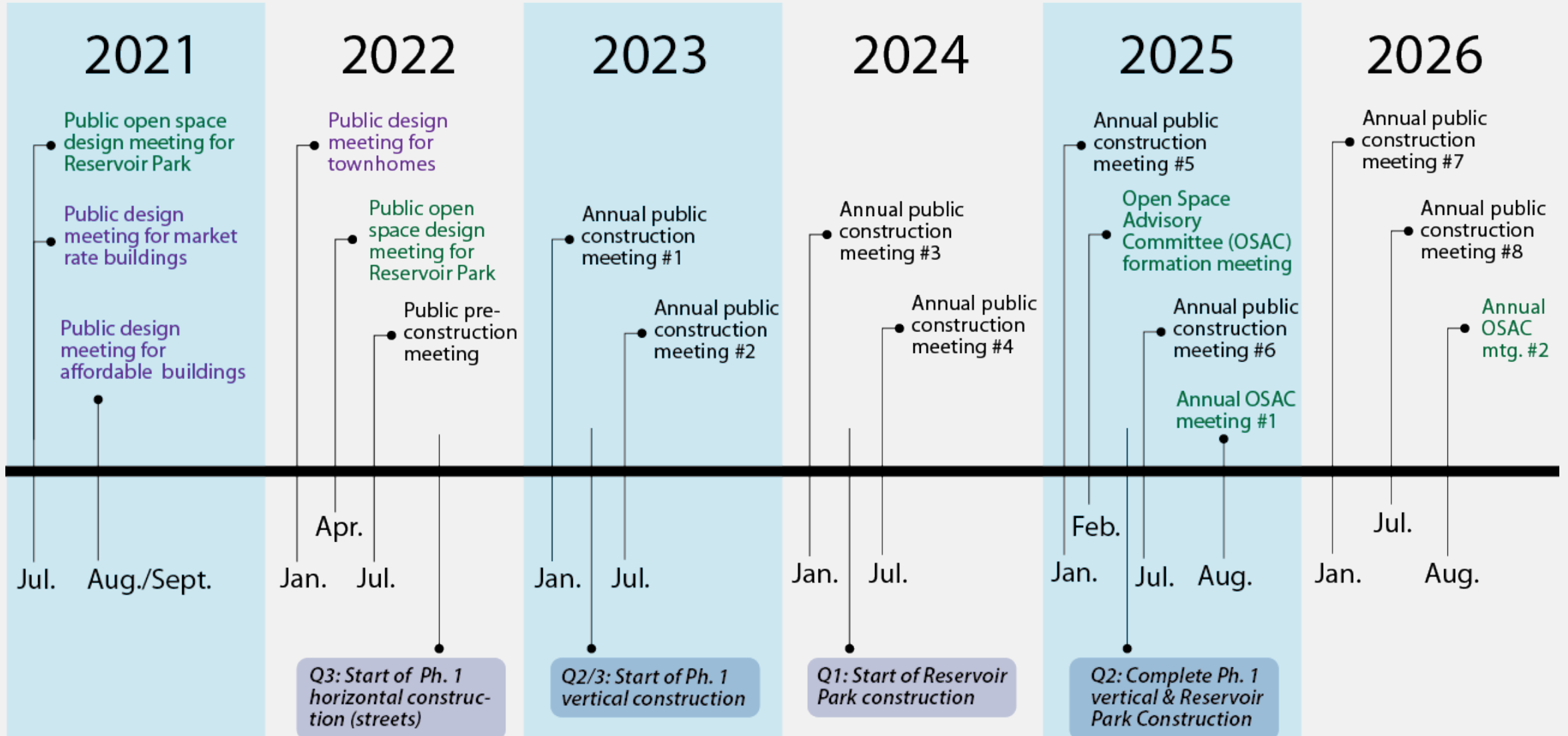
**Park &
Infrastructure
Design**

**Community
Meetings**

**Additional
Developer
Outreach**



Community Meeting Timeline



2021

City Review

Community Outreach

Phase I Application
review consistency of Phase I w/approval docs

Update public listserv

Activate social media presence

Commence quarterly project newsletter (email & web)

Designate community outreach liaison

Public design meetings to discuss/review Reservoir Park, affordable buildings & market rate buildings

Design Review Applications
consistency of building and park designs with DSG

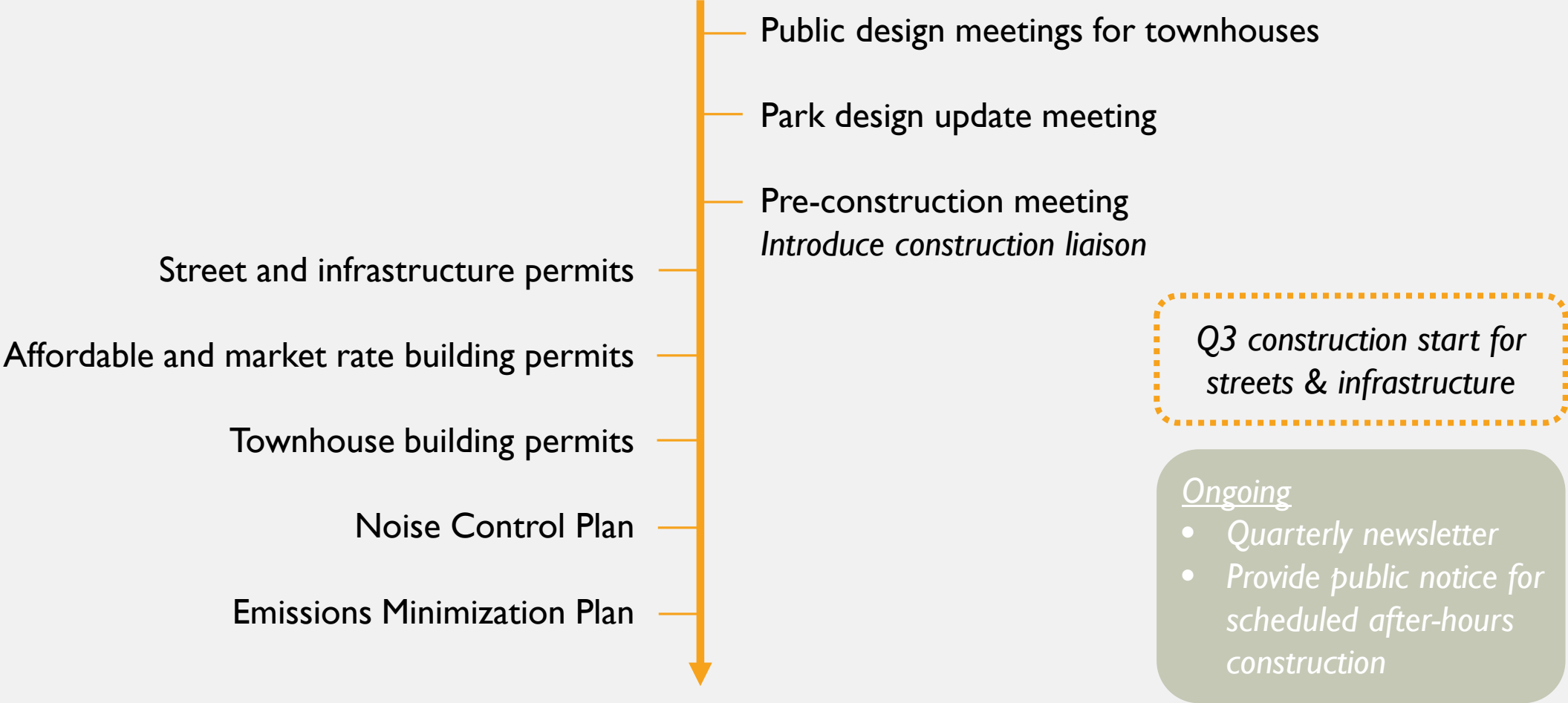
Infrastructure “Basis of Design” review



2022

City Review

Community Outreach



2023

City Review

Community Outreach

Annual construction meeting #1

Annual construction meeting #2

Park construction permits

Q1/2 construction start for Phase I buildings

Ongoing
Onsite construction inspections to confirm consistency with approvals

Ongoing

- Quarterly newsletter*
- Provide public notice for scheduled after-hours construction*

2024

City Review

Community Outreach

Annual construction meeting #3

Annual construction meeting #4

Outreach for Open Space
Advisory Committee (OSAC)

Tentative: Phase 2 Application
review consistency of Phase 2 w/approval docs

*Q1 construction start
for Reservoir Park*

Ongoing
*Onsite construction
inspections to confirm
consistency with approvals*

Ongoing

- Quarterly newsletter*
- Provide public notice for
scheduled after-hours
construction*

2025

City Review

Community Outreach

Annual Construction Meeting #5

Annual Construction Meeting #6

Open Space Advisory Committee (OSAC) formation meeting

Final inspection & Certificate of Occupancy for streets and Reservoir Park

Final inspection & Certificate of Occupancy for Phase I buildings

Final inspection & Certificate of Occupancy for townhomes

Ongoing
Onsite construction inspections to confirm consistency with approvals

Phase 2 review

Annual OSAC meeting #1

Phase 2 meetings

Q2 completion of Phase I buildings & Reservoir Park

Ongoing
• Quarterly newsletter
• Provide public notice for scheduled after-hours construction

Community Outreach | Who?

- Maintain community contact list; provide all notices and meeting invitations to list
- Provide specific notice to:
 - *The President of the Westwood Park Neighborhood Association or his or her designee*
 - *A resident of the OMI (Oceanview-Merced-Ingleside) neighborhood*
 - *The President of the Sunnyside Neighborhood Association or his or her designee*
 - *An employee, student, or Trustee of City College of San Francisco*
 - *An employee of Riordan High School*
 - *Others? Please share ideas!*



Outreach & City Involvement

- Advertise meetings via listserv etc. and Planning Dept. communication channels (email, social media, website) 4 weeks prior to the meeting with a reminder 2 weeks prior
- OEWD and Planning staff to be present at all public meetings
- Create and post written meeting summaries in coordination w/OEWD and Planning staff

Within 10 days after meetings, share meeting presentation and summary with Planning Department.

Within 14 days after meetings, Planning staff to post on Department's webpage for the project. Post to RCP project website.

Open Space Advisory Committee

Open Space Advisory Committee (OSAC)

- Mandate: provide ongoing input on the use, maintenance, and/or operation of the new parks and open spaces
- Meet at least once annually; notice to be published online and provided to Planning Dept.
- Must include representation from the following:
 - *The President of the Westwood Park Neighborhood Association or his or her designee*
 - *A resident of the OMI (Oceanview-Merced-Ingleside) neighborhood*
 - *The President of the Sunnyside Neighborhood Association or his or her designee*
 - *An employee, student, or Trustee of City College of San Francisco*
 - *A person who owns a business located on Ocean Avenue*
 - *The President of the Balboa Reservoir HOA (Affordable) or his or her designee*
 - *Balboa Reservoir (Townhouse)*
 - *An employee of Riordan High School*
 - *Two at-large seats, ideally neighbor/resident from Mercy/Avalon on Ocean Avenue*

OSAC | Outreach & Engagement

- Establish by-laws governing roles, rules, and procedures
At first OSAC meeting (anticipated February 2025)
- Establish procedures for ongoing community feedback between meetings. At minimum, provide a form or contact email on the project/HOA website.
At first OSAC meeting (anticipated February 2025)
- Advertise OSAC meetings through project listserv and other available outlets, including via Planning Department channels
4 weeks prior to the meeting with a reminder 2 weeks prior
- Post meeting presentation materials and meeting summary on RCP's project website/HOA website. Post on Planning Department project webpage.
Within 10 days after OSAC meetings

Construction Management | Outreach

- Designate dedicated, on-site community liaison; make contact info available
Prior to start of construction
- Make readily available current info on construction plan and timeline; provide regular updates via email, the project website, and other identified forums
Prior to start of construction and ongoing
- Provide a 24-hour number for afterhours questions/concerns
- Notify community prior to any after-hours work
RPC to make best efforts to notify at least 7 days prior
- Host 2 public meetings per year during construction for community feedback on construction management. Post notice online and provide to the Planning Department.
To commence no later than 1 month prior to start of construction
- Coordinate closely with City College to minimize construction impacts from both sites
Prior to start of construction and ongoing

Specific Construction Measures

- Noise Control Plan
To be approved by Planning Department prior to start of construction
- Air Quality; Site Mitigation Plan and Construction Dust Monitoring Plan
Already approved by Department of Public Health
- Emissions Minimization Plan
To be approved by Planning Department prior to start of construction
- Make all required Plans available for public review on project website and Planning Dept. project webpage
No later than 1 month prior to the start of construction



Thank you!

Questions/Comments/Feedback?

John M. Francis

OEWD, Housing Delivery Team

john.francis@sfgov.org

Final BRCAC Meeting/Celebration!

Monday, June 14 at 6pm (zoom)

Agenda

Continue conversation on community engagement

Final CAC business

Celebrate!