

# City awards \$1.8 million high-rise fees to aid SoMa

## Lion's share goes to 18 nonprofits

BY TOM CARTER

**T**HE fees that Supervisor Daly negotiated from luxury condo developers five years ago to mitigate the impact of their buildings on the working-class SoMa neighborhood are finally being put to use this month.

But the \$50 million largesse touted when the deals were signed has slipped to \$6.6 million, thanks to the tanked economy that has stalled much high-rise building here and most everywhere.

Only the One Rincon Hill tower has been completed, and only the first \$1.8 million paid to the SoMa Community Stabilization Fund is being distributed in the fund's initial round of financing for projects that roll out this month.

Eighteen nonprofits split \$1.25 million and three city agencies handle another \$550,000 that came from the developer who said last year he wasn't going to pay the fees.

**"We consider it a pilot round."**

Claudine del Rosario

MAYOR'S STABILIZATION COMMITTEE LIAISON

But pay he did. Last year, the developer ponied up \$6 million in three payments, the last one, \$3.1 million on Nov. 24, according to Spencer Moore, the spokesman for builder

Urban West Associates.

The advisory committee that recommends SoMa projects to the supes for approval has another \$2.8 million to disburse, whenever it decides the time is right. The fees are subject to administrative costs.

Urban West CEO Mike Kriozere said in a Chronicle story April 19, 2009, he wouldn't pay the impact fees for erecting the 641-foot South Tower on First Street that nuzzles up to Interstate 80. And he seemed to have a point.

Daly's legislation requiring fees was imprecise about when they were due. So the committee, also created in 2005, had waited anxiously month after month for the money.

But Kriozere did a quick about-face in a press release the next day, April 20. "We are not in default nor do we intend to be," he said, claiming his remarks had been taken out of context. He said the payment wasn't due until the South Tower got its final Certificate of Occupancy.

The San Diego-based developer was true to his word and later did the city one better: He paid ahead of time. In three payments, the last coming Nov. 30, Kriozere paid all he owed three months early. The South Tower didn't get its final Certificate of Occupancy — when the last unit is sold — until Feb. 24, 2010.

"He paid his commitment," said Claudine del Rosario, the Mayor's Office of Housing liaison to the Stabilization Fund.

The Mayor's Office of Economic and Workforce Development will receive \$200,000 to loan out to small SoMa businesses. The San Francisco

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## FROM PORN TO CABARET

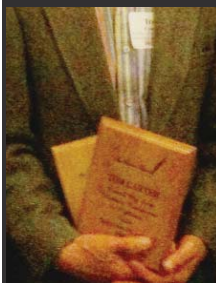
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# CENTRAL CITY

# EXTRA

SAN FRANCISCO

## PEOPLES GARDEN



PHOTOS BY TOM CARTER

**Garden caretaker** *Siu Cheung* shows the broccoli plant that was stripped of its bountiful florets by someone who broke the lock on the gate.

# Broccoli burglar

## Miscreant steals veggies that are free for asking

BY TOM CARTER

**S**IU Cheung's heart sank the first Wednesday morning in June when she peered through the dark-blue bars of the 6-foot-high metal fence protecting the Tenderloin Peoples Garden at McAllister and Larkin streets, the

neighborhood's only community vegetable garden.

Two sections of the little white picket fence surrounding the 20- by 20-foot garden plot had been pulled open and the irrigation hoses recklessly flung to one side. She tried the gate but the lock was jammed.

What more damage? Cheung wondered on her way to the second gate. It opened easily with her key and she entered.

Her log, a laminated sheet with her phone number on it that tracked all the garden's activities, was missing.

TNDC employees and neighborhood volunteers planted the garden on the corner lawn at the Civic Center Power House March 23, through an agreement with the Department of Public Works.

Vegetable and flower gardens are all the rage now, but this community garden is a one-of-a-kind for the Tenderloin. San Francisco Garden Resource Organization lists 51 gardens in the city, 40 of them on Rec and Park land. Every supervisorial district has at least one. But these consist of assigned, individual plots where urban farmers grow their own vegetables or flowers. YMCA's flower garden at 387 Golden Gate Ave. is in this group.

The Power House garden was resplendent with onions, carrots, cabbage, beets, three kinds of lettuce, green beans, bok choy, garlic, basil and tomatoes. Purple and white turnip tops the size of softballs peeked through the dark soil and more than 70 broccoli plants in verdant double rows from 14 inches to 24 inches high foretold a lush harvest. The emerald oasis is sometimes a field trip destination for youth groups from the Chinese Youth Center and



**The garden** was quickly reassembled and volunteers resumed work.

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