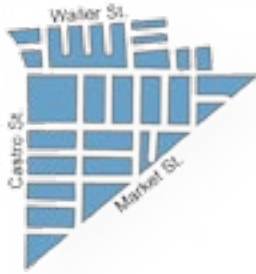


FEB - MAR 2014



# DUBOCE TRIANGLE NEWSLETTER

Hand-delivered to **3000** households and businesses bi-monthly

**Monday, February 10, 2013**

**7:00 to 9:00 pm**

## PUBLIC MEETING

CPMC/Davies Hospital, Gazebo Room  
(outside, ground-level entrance from  
plaza between North and South Towers)

### MEETING AGENDA:

- Meet your neighbors (7:00 - 7:30)
- Office of Sup. Wiener update
- In-Law housing forum regarding currently proposed legislation with a panel discussion including Supervisor Wiener, Supervisor Chiu and affordable housing activist Calvin Welsh.

### DATES TO REMEMBER:

Saturday, February 8, 10 am-noon  
Friends of Duboce Park Volunteer Day. Contact  
Rose at [rosegillen@sbcglobal.net](mailto:rosegillen@sbcglobal.net) or 255-8370.

Saturday, March 8, 10 am-noon  
Friends of Duboce Park Volunteer Day. Contact  
Rose at [rosegillen@sbcglobal.net](mailto:rosegillen@sbcglobal.net) or 255-8370.

Wednesday, March 12, 4-8 pm (then weekly thru  
December 17)

Castro Farmers Market returns! Come enjoy  
our weekly "town square" on Noe St. between  
Market and Beaver, and bring your shopping  
bag to stock up on the farm-fresh produce,  
meat, cheeses, baked goods and more. For  
more info, visit [www.pcfma.com/market\\_home.php?market\\_id=64](http://www.pcfma.com/market_home.php?market_id=64)

## DTNA Considering Two Legislative Proposals for "Secondary Units" Housing in the City



*The larger circle indicates the area affected by Supervisor Wiener's proposal. The smaller area circled in blue is excluded from the ordinance for legal reasons.*

Supervisor Scott Wiener has proposed legislation to allow construction of new "secondary units" within the existing envelope of residential buildings in a wide area around the Castro Street Neighborhood Commercial District, encompassing Duboce Triangle, the Castro, Corbett Heights, Corona

Heights, Mission Dolores, and portions of Noe Valley.

The proposal would authorize the City's Zoning Administrator to waive density limits, as well as the parking, rear yard,

*Continues on page 8*



City Hall Update: Supervisor Scott Wiener



Scott Wiener  
San Francisco District 8  
Supervisor

Mills Act Contracts and the Duboce Park Historic District

Duboce Triangle is a beautiful historic neighborhood. Last year, I authored legislation creating the Duboce Park Historic District - San Francisco's first new historic district in a decade - and separate legislation to make it easier for owners of historic homes to access property tax credits under the state Mills Act. Last month, I sponsored a number of Mills Act contracts- under which owners of historic homes agree to specific improvements to the homes in exchange for tax credits - mostly for homes in the Duboce Park Historic District. The Board of Supervisors approved these contracts, which is great news for historic preservation and the neighborhood.

Safeway Recycling Center on Market Street to Close

The Safeway recycling center on Market Street will close on July 1 pursuant to a settlement agreement reached between Safeway and the center. I support the closure, because this large industrial center has had significant impacts on surrounding neighborhoods, especially the Duboce Triangle. We still need to ensure that there are options for recycling, whether it's through reverse vending machines or other dispersed methods. I fully support San Francisco's Zero Waste goals, but that doesn't mean we have to overly burden a few of our neighborhoods.

Affordable Housing Density Legislation

To address our housing crisis, we need to create more permanently affordable housing. I recently introduced legislation that incentivizes developers to include more on-site affordable units by providing that if a developer chooses to designate at least 20% of units as affordable (the legal minimum is 12%), those affordable units will not count against density limits. That means that developers can build a higher number of affordable units without reducing the number of market-rate units. Purely afford-

able housing developments will also be relieved of unit density limits. The legislation won't change height or bulk limits.

Streetsie Award for Ped Safety Legislation

Duboce Triangle residents know the importance of pedestrian safety on our busy thoroughfares, such as Market Street, and narrow neighborhood streets. Recently, Streetsblog.org, for the second straight year, recognized my transportation-related work, this time for my work on pedestrian safety. The publication's

"Best Legislation for Safer Streets" award went to my legislation amending the Fire Code to make it easier to implement pedestrian safety infrastructure improvements. We need to continue to work to protect people on our already-crowded streets, especially with our population growing over the coming decades.

Scott Wiener represents District 8, including Duboce Triangle, on the Board of Supervisors. More information at [www.scottwiener.com](http://www.scottwiener.com).

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Plans for 2014



Pat Tura  
DTNA President

As we begin 2014, DTNA will focus on multiple projects for the year with the involvement of the general membership and neighborhood partnerships.

In 2013, DTNA successfully worked with the Planning Department to implement a framework for measuring formula retail concentration in the Upper Market corri-

dor. The Planning Department has now embarked on a citywide study focused on analyzing the economic and land use impacts of neighborhood based controls on formula retail establishments.

Here in Castro/Upper Market, we would also like to better understand how our local businesses are doing. DTNA, in partnership with the Castro Community Benefits District (CBD) and Castro Merchants (MUMC), Eureka Valley Neighborhood Association (EVNA), Supervisor Wiener's office, and building developers in Upper Market will embark on a retail study for the Castro/Upper Market corridor to better understand the various retail users and uses, who shops here and why, as well as who doesn't shop here and why.

A better understanding of our retail environment will be used to develop a strategy to keep the commercial entity of the Castro/Upper Market Corridor vital and thriving.

DTNA has always been dedicated to inclusionary housing, which provides affordable housing in new developments. Most recently the developer Greystar at 2198 Market St. agreed to include 10 affordable units in the 87 units to be built. This decision was a result of working with the developer and a coalition of neighborhoods and housing advocates to insure affordability is a part of development along Upper Market St.

The City makes it very easy for developers to "fee out" and pay into a fund for use by the Mayor's Office of Housing to create housing elsewhere, rather than build on-site affordable housing. DTNA wants to ensure that the developers are building mixed-income housing for everyone right here.

Supervisor Wiener recently introduced legislation to encourage developers to include more affordable housing units in their market-rate developments. We hope that within this legislation the City will make it harder for developers to just "fee out," a process that doesn't create the affordable housing in our

neighborhood that we need.

How many more incentives do we need to give to developers to create more affordable housing? Upper Market is a changing landscape with minimal affordable units. As a community we will continue to strive for more equality in housing in Duboce Triangle.

DTNA also will continue to support pedestrian safety measures and streetscape quality. DTNA will work closely with the SFMTA and the Market Octavia Community Advisory Committee (CAC), which advises the Planning Department on implementation of community improvements in the Market/Octavia Plan. We intend to make proposals based on community input and surveys, to promote pedestrian safety projects and improvements.

DTNA looks forward to your support. We encourage you to come to our community meetings and be heard. Join us on February 10th for a panel featuring Supervisor Wiener and Supervisor Chiu on in-law unit legislation.

For advertisement rates please visit [dtna.org](http://dtna.org) or call (415) 295-1530

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General Meeting Notes - December 2013

The discussion on Retail Strategy was not held due to the illness of board member Danny Yadegar. Instead, we read the article on the Castro/Upper Market Retail Study on page five of the December-January DTNA newsletter. The study, which received funding from the CBD and Supervisor Wiener's office, focuses on what the retail environment should be in the Upper Market/Duboce Triangle areas, what businesses are there now, which ones are leaving, and which ones are needed. The study will address the why of vacancies, shopping patterns, and other factors.

2198 Market Street: Erik Honda summarized the project status to date, including substantial changes made for the better. Victor Gonzales, representing Greystar, said changes have been made in the exterior design, 10 of the 87 units are Below Market Rate (BMRs), and the national company is developing a more robust anti-discrimination policy. There will be a hearing, possibly in March, and they want DTNA's support. Eileen Hansen pointed out that BMR's at 2198 Market are actually slightly below 12% at 11.5% (12% required).

2175 Market: Committed to local merchants in their retail spaces with a restaurant on the corner. Two smaller spaces are limited to 2000 square feet to attract local

merchants. They are interested in a Market Square concept, done in other areas, much like a permanent farmer's market that would join the smaller spaces. Concern was expressed about the future use of the space if the Market Square leaves, i.e., 4000 sq. ft. vs. two 2000 sq. ft. spaces.

Café du Nord: The Swedish Society of San Francisco has been leasing to Café du Nord, but upper floors have had limited use, mainly for special events. Café is being sold to owner of Woodhouse and another investor. They will need to install an elevator for access to upper floors and will revitalize the café, making it more of a restaurant. Plans are moving forward toward a Planning Commission hearing.

2200 Market: Proposed is a Mexican restaurant, run by the Hi Tops people. They want to sell alcohol. The DTNA Land Use Committee is supportive.

Bank of the West: Three small retail spaces along Noe Street have all been leased to three new retailers -- skin care, eyeglass store, and a confectionary. All will open in spring.

Bike Share: Kristin Smith, Communications Director at the San Francisco Bicycle Coalition, presented. There are 35 pods and 350 bikes now, all downtown, but the program is expanding into our neighborhood. People can bike share instead of taking MUNI or owning a bike. Designed for local trips, with a 30 minute limit per trip, people take a bike from one pod and drop it at another. Passes are available for one day, three days, or one year (\$88). Programs are now all over the U.S. and Europe, 12,000 in China, 10,000 in Mexico City. There will be more use in SF if more bikes are available.

Duboce Triangle, Castro. Mission Bay, and Hayes Valley are the first neighborhoods to have the expanded program of 150 additional bikes and stations. Pods will probably be at major intersections such as Church/Market and Castro/Market. Installation is not major project, is solar powered, involves no digging, and takes about an hour to install. Bike Share will talk to neighbors and businesses about placement.

Their App has info on all pods. It costs \$4000 to replace bikes with GPS. Bike Share does not include helmets. Upright riding style is safer. Lights in front and back are powered by pedaling. One resident noticed that leaves and garbage had accumulated near a Bike Share station. Bike Share is also in San Jose and Palo Alto.

Geoffrey Nelson from CPMC: Plans for the Neuro Sciences Institute medical office building (MOB) preceded the Master Plan but will now be built later. DTNA has worked with CPMC on the Davies Campus. Board of Supervisors approved the four-campus master plan in July. Current status: St. Lukes and Van Ness are sucking all energy, resources, and capital so that building at Davies is delayed.

Jim De Golia, Friends of Urban Forest's (FUF) Board Chair spoke about the condition of trees in San Francisco. FUF is concerned about what is happening in SF and has seen a big change in the City's approach to trees in the past five years. There many benefits to urban greening: benefits to the environmental, value of homes goes up, and health benefits. It is not a coincidence that there is more vitality where there are more trees.

SF is 17th among top 20 U.S. cities in terms of urban green ranking. There are no native trees in SF. FUF has planted 50,000 trees. Trees are the only piece of urban infrastructure that goes up in value as it ages. Both the City and the residents are responsible for tree maintenance: City on major thoroughfares, homeowners on trees in front of their homes. City has pushed back responsibility of 23,000 trees to property owners, which makes it challenging for FUF to plant more trees, since City's new policy reduces the incentive for homeowners to plant trees.

Supervisor Wiener said that FUF is a great organization that is looking out for our trees and that the City has the worst possible tree policy now. Homeowners are responsible, regardless of age, income, and everything else. Trees will atrophy and will be lost. There should be an incentive to install trees. Trees do not do well in the budget process and we need a dedicated funding stream. The City should consider a parcel tax, which will save property owners money. He hopes for more public awareness and pointed out the difference among different neighborhood trees.

There is a strict list of trees that can be planted. Scott would support forestry in the City budget, but Mayor Lee is not as enthusiastic. No one is against trees, but they can be a financial burden. There are always painful choices when deciding what to fund.

There is no permit required for routine trimming, but a permit is needed to remove a tree. Residents can be cited for damaging a tree when trimming. Not many enforcement officers have been hired, but there are citations issued anyway. Some people would rather pay a \$3,000 fine and then remove a tree. Billboard companies have been fined for cutting palm trees to gain better line of sight for the signs.

At the June 2012 hearing on street lights, Wiener learned that PGE owns 40% of the street lights, PUC owns 60%.

They are mainly old lights and PGE has been bad about fixing them and the PUC is only just a little better. Scott wants pedestrian oriented lighting, which is lower.

A recent hearing determined responses to broken lights are better now, 3-5 days instead of 10 days at both agencies. There is much deferred maintenance, which remains a constant struggle. PUC pays PGE to help with street lights and it would probably be better if PUC owned all of the lights. There is no revenue and street lights get neglected and fall to bottom of list.

Elections. David explained method of the board recommending a slate of candidates. David read list of candidates and introduced those in attendance: Pat Tura, President; Erik Honda, Vice President; David Troup, Treasurer; Mark Scheuer, Secretary; David Fix, Newsletter Distribution; Betty Levitin, Newsletter Editor; Danny Yadegar; Eileen Hansen; Garrin Wong; Tim Dunn, Mark Vogel, Dennis Richards. Hand vote taken, unanimous.

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www.dtna.org



Jack's Laundry on Noe Street Reopens

Just before the end of the year, Jack's Laundry reopened at 196 Noe St (at 15th St.) after a seven-month-long closure necessitated by construction work occurring elsewhere in the building which houses the laundry.

The closure was planned to be for only two months, but delays in completing the construction work forced the small, locally-owned business to remain closed for most of 2013.

Since reopening, business has been very slow – less than half what it was prior to the closure, according to Shuhua “Sue” Tan, who has owned and operated the business for more than 13 years, assisted by members of her family. The business received no compensation from the building owner

for the lengthy forced closure, and the slow business since reopening just adds to an already difficult financial situation for the hard-working Tan family.

Tan's customers were forced to find other alternatives during the closure, and we at DTNA are hoping to help get the word out that Jack's Cleaners is back in business and better than ever.

The small laundry provides a variety of services, including wash and fold (by the pound), dry cleaning, tailoring and mending, and has a Yelp rating of 4.5 stars, an indicator of the friendly personal service and fair prices this neighborhood business provides.

Jack's Laundry is open six days a week, 8 am to 7 pm



Jack's Laundry on Noe Street

Monday through Friday, and 8:30 am to 6:30 pm on Saturday. We hope that old customers and new will stop in at Jack's Laundry with your clothes to be washed, mended or altered, and welcome Sue back to the neighborhood.

Let's help this neighborhood gem to thrive again!

DAN DODD

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Neighborhood Safety7

Crime and Safety Report

Pedestrian safety in the Duboce Triangle remains a big problem and is one of the main issues that DTNA will focus on in 2014. There is no question that many of the intersections along Market Street between Church and Castro streets are among the most dangerous in San Francisco.

There were 21 pedestrian fatalities in San Francisco in 2013, the most since 2007. Police say that two-thirds of those fatalities were the driver's fault.

948 pedestrians were hit by automobiles in the City in 2012. 70% of pedestrian injuries occur at intersections and about a quarter are hit by a left-turning vehicle. Failure to yield is cited in more than 40% of pedestrian collisions.

Drivers going too fast injure 10 times as many pedestrians in San Francisco as those driving drunk.

A joint hearing before the Police Commission and Board of Supervisors' Neighborhood Services and Safety Committee on January 17 convened policy makers and enforcement officials who say they are focused on collaborative solutions rather than finger-pointing. Police enforcement and investigations on a spate of pedestrian and cyclist fatalities was the crux of the meeting.

The solution, according to Supervisor Eric Mar, will entail putting money toward efforts that the San Francisco Bicycle Coalition and Walk San Francisco have been working on for years. A Vision Zero plan to eliminate pedestrian fatalities within 10 years was introduced by Supervisors Jane Kim, Norman Yee, and John Avalos on January 15th, as well as a “Be Nice, Look Twice” driver education campaign starting in February that was pitched by Mayor Ed Lee the next day.

Supervisor Scott Wiener said, “San Francisco has passed many resolutions on pedestrian safety, issued many plans. But if there isn't follow-up and strong buy-in and support from elected officials and department heads, nothing happens.”

Police Chief Greg Suhr committed to a crackdown on traffic scofflaws. San Francisco police are not waiting to start issuing more citations as their officer numbers steadily increase, assured Cmdr. Mikail Ali. Officers issued 55 citations within a two-hour period at two locations on January 17th, including 40 citations at Market and Octavia. The motorcycle division will grow by 10% and will be able to spend more time concentrating on accident-prone spots.

While cell phone robberies are up in San Francisco, they are down in the Park Station area, according to Capt. Greg Corrales. Park Station covers all of the Duboce Triangle west of Steiner/Sanchez. Northern Station covers the area east of Steiner/Sanchez and Mission Station covers Upper Market and Castro areas south of Market Street. DA George Gascon has been making a steady push for anti-theft measures such as kill switches to become standard. Almost 80% of iPhone users in San Francisco have enabled Apple's Activation Lock in order to secure their phones if they are stolen, according to a survey by the District Attorney's Office.

Over 4,000 bicycles were stolen in 2012, three times more than stolen smartphones. The Park Station Community Police Advisory Board, working with SF SAFE and the Bicycle Coalition, will be launch in February a voluntary bicycle registration program designed to reunite recovered stolen bicycles with their owners.

Crime statistics for 2013 through November show an increase in violent crime and property crime in San Francisco. The yearly report from Castro's Community Patrol, which covers most of the Castro and Duboce Triangle, shows about a 10% increase in crime. The City, according to the Police Department's CompStat database, is on pace to report more than 55,000 crimes in 2013 – a 22% increase over last year.

DTNA will continue advocating for pedestrian safety measures, traffic calming, and “fair and equal enforcement” for pedestrians, bicyclists, and motor vehicles in the Triangle.

Get involved in your neighborhood!  
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Two Legislative Proposals for “Secondary Units” Housing

Two Legislative Proposals for “Secondary Units” Housing, continued

Continued from page 1

and open space standards of the Planning Code to allow renovations to convert current non-living building space into independent small apartments.

The City’s Building Code waivers are also offered in order to create the new rental units. The intent is to not allow any expanded “footprint” of buildings to create new units. One unit of 220 to 750 square feet would be allowed in buildings that have no more than ten existing units and two units would be allowed in buildings with more than ten.

Second units would be allowed in garages, storage spaces, laundry rooms, enclosed patios, and garden structures, among other creative use of existing building spaces.

Simultaneously, Supervisor David Chiu has offered legislation to grant legal status to existing secondary dwelling units previously constructed without required permits. This proposal for citywide legalization of “in-law” units allows for one unit per lot. The Planning Code must be met except for open space and certain light and air requirements, and a rear yard variance is not required.

San Francisco Building Code exceptions may be provided. If an existing unit was subject to rent control as part of a pre-1979 building, it will remain rent-controlled. An important provision under Supervisor Chiu’s ordinance is that these legalized secondary units may not be sold as condos or separately financed – they are for small efficiency studio apartments for students, workers, relatives, etc., and are not intended to be turned into real estate assets in the future. As of now, Supervisor Wiener’s legislation does not include a provision blocking future sale for his new secondary units.

Supervisor Chiu’s plan to legalize existing in-law units builds on the discussion within the City over many years as to what to do with the estimated 30,000-40,000 “illegal” rental units. The proposed legislation would evaluate the effectiveness of the program within six months and every six months thereafter for the first three years. Supervisor Wiener’s plan is targeted to a narrower geographic area and may be considered as a pilot program for the remainder of the City, but no such evaluation plan is yet included.

Other than the advantages offered in both proposals for waiver of the Planning and Building Code provisions, along with the obvious increase in

property value to building owners as they are allowed an additional legal rental unit, it is anyone’s guess as to what extent property owners will either incur the costs of building a new unit or bringing an existing unit out of the dark to take advantage of the loosening of zoning codes under these proposed ordinances.

Both ordinances are proposed at a time when San Francisco is realizing how tremendously lacking in affordable rental housing we are. Language in both notes that “the housing market continues to be tight and housing costs are beyond the reach of many households.”

Continues on page 9

Continued from page 8

As we witness dramatic increases in the cost of both rental housing and property ownership, the proposals offer the City an opportunity to discuss what “affordable housing” is in 2014, versus simply increasing the supply of market-rate housing. With little hope that either ordinance will provide immediate affordable housing (other than Chiu’s rent control requirement), it’s time for a broader conversation about the kind of housing that San Francisco should offer its residents. Approximately 60% of City residents are part of the low and moderate-income workforce, according to the City’s General Plan Housing Element.

Then there is the issue of the large number of units that are being kept off the market by landlords who don’t want to participate in the rental market. Some estimates are as high as 30,000 units. Could the City encourage those owners to participate in increasing our neighborhoods’ quality of life by renting these units, rather than focusing on proposals that could potentially decrease quality of life by housing people in garages and utility rooms?

Will these proposals address that issue and offer less-expensive units for those who can’t afford anything else in the City? Will they help those of us who are trying to survive on a fixed income stay


here? Will they be effectively controlled as small efficiency studio apartments for the long-term and kept out of the condo market?

DTNA has numerous questions about both pieces of legislation, in particular Supervisor Wiener’s proposal since it directly targets the Upper Market community. We have met with Supervisor Wiener in an attempt to resolve our concerns and offer proposed refinements, but to date the original legislation has not been amended. Because of our outstanding questions and the Supervisor’s lack of commitment to making any amendments, DTNA has not taken a position on the legislation at this time.

The Wiener ordinance is scheduled for hearing at the Planning Commission on February 20th and we will be submitting feedback and recommendations for the Commission’s consideration, whether or not DTNA’s Board has a final position on the ordinance overall. We have just begun to review Supervisor Chiu’s legislation, which is scheduled for the Planning Commission on March 13th.

Supervisor Wiener’s legislation can be reviewed at [tinyurl.com/knxst62](http://tinyurl.com/knxst62) while Supervisor Chiu’s legislation can be found at [tinyurl.com/nfh7pun](http://tinyurl.com/nfh7pun).


DTNA has an exciting housing panel scheduled for our General Meeting on February 10th. We have invited Supervisors Wiener and Chiu to speak about their proposals and longtime housing activist Calvin Welsh to offer his perspective on affordable housing. We encourage you to attend and bring your questions. Join us!



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## Continued Progress on Greystar Development at Sanchez and Market Streets

For the last several issues, we have reported on plans for the space at the corner of Market and Sanchez (2198 Market), where the Shell Station used to be. For DTNA, the main issues were the developer's unwillingness to provide on-site affordable housing, the lack of a non-discrimination policy on the developer's part, and outstanding design issues. Thanks to strong advocacy from DTNA and its sister organizations there has been progress on all fronts.

Greystar arrived at our January Land Use meeting with the following proposals:

**1) Affordable housing:** 12% affordable units (10 units) on site, in accordance with the recently passed Proposition C. DTNA believes that mixed-income developments are an essential part of nurturing and maintaining our neighborhood culture and so were most pleased by this change.

**2) Non-discrimination policy:** Concerns had been raised by a number of neighborhood and civic groups that Greystar (based in South Carolina) does not have a national non-discrimination policy that includes LGBT people. At the Land Use meeting, they presented new non-discrimination language agreed to by their national leadership, in a letter signed by the CEO.

**3) Design:** Greystar met several times with a committee of architects from local organizations including DTNA, the Castro Area Planning and Action coalition, and the Castro Community Benefit District. At our Land Use meeting, a new design was presented that seemed to deal with many of the concerns, most importantly paying deference to the next-door historical resource of the Swedish American Hall. DTNA's design committee continues to work through design issues, particularly the top of the building, the treatment of the Sanchez St side and concerns about building materials. DTNA has submitted specific issues which are not consistent with the Upper Market design principles and is looking to the Planning Department and the developer to rectify these issues to be consistent with the design principles of Upper Market.

DTNA is still concerned that these changes are set in stone and irrevocable (we have had developers promise us on-site affordable housing before, for example, only to renege at the last moment.)

Thanks to all who turned out at the October General meeting to voice your concerns. Chalk one up for community activism.

*Building renderings (above, right) courtesy of Heller Manus Architects*



*Proposed development at 2198 Market St, Market St corner*



*Proposed development at 2198 Market St, Market St side*

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## Newsletter Delivery Routes Open; Zone Leader Also Needed

Volunteers produce this newsletter.

Except for our printer, from the beginning to the end of the process that put this copy on your porch or in the café, everyone is a volunteer.

And we need a few more people to help get the paper out. These jobs only require an hour or two, six times per year, so they're a way you can help your neighborhood even if you don't have much spare time.

A number of distribution positions are open.

We need one new Zone Leader – The job involves breaking up a box of newsletters into individual bundles for the route deliverers and getting the newsletter



bundles to the deliverers on a timely basis (six times per yet—distribution generally occurs two weekends before our bimonthly General Meeting.)

We also have three open delivery routes:

Noe from Market to 15th – 75 copies

Henry from Castro to Noe – 80 copies  
DTNA Vice-President Erik Honda volunteered his daughter to do it, but she is only 10, and her father volunteered her...so we're still looking for an actual volunteer.

Market from Castro to Church – 250 copies

This is our largest route. Former President Dennis

Richards has been covering it, along with his own route, and would pass along delivery tips on this very mixed residential/commercial route.

Both the Zone Leader and Delivery Route positions can be shared by a household.

Please contact DTNA at (415) 295-1530 if you can help out.

### Looking for a Few Good...Carpenters

Many of you are probably watching and enjoying the new HBO series "Looking" that premiered recently at the Castro Theater and was filmed entirely in San Francisco, partly in our neighborhood.

The show's producers have kindly donated \$1,000 to DTNA, and the DTNA Board wants to do something to spruce up the neighborhood with it.

We have noticed that a lot of the original benches between the bollards on Noe Street have fallen into disrepair and been removed. Would anyone with carpentry skills and the appropriate tools be willing to replace a few of those, if DTNA pays for the materials?

If you're interested contact Treasurer David Troup at [treasurer@dtna.org](mailto:treasurer@dtna.org).

Let's make our neighborhood shine!



## DTNA Board of Directors

### President

Pat Tura / 16th St.

### Vice President

Erik Honda / Henry St.

### Treasurer

David Troup / 15th St.

### Board Secretary

Mark Scheuer / Scott St.

### Newsletter Editor

Betty Levitin / 14th St.

### Board Members

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David Fix / Steiner St.

Eileen Hansen / 16th St.

Dennis Richards / Beaver St.

Mark Vogel / Beaver St.

Garrin Wong / Duboce Ave.

Danny Yadegar / 14th St.

### Newsletter Distribution

David Fix / Steiner St.

### Newsletter Layout

Lynn Bayer / Carmelita St.



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San Francisco, CA 94114

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www.swirloncastro.com

wine bar spirits gifts  
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## THANK YOU FOR SHOPPING MOLLIE STONE'S!



As a small, local business we'd like to thank you for shopping at Mollie Stone's Markets, your neighborhood food store. Our roots are deep within our community, and we appreciate your choice to support a community-based business such as ours.

**When you shop with us, you accomplish the following:**

1. You keep your dollars in our local economy.
2. You create local jobs.
3. You nurture our community.
4. You help the environment by buying locally.
5. You invest in local ownership.
6. You create more choice in shopping.
7. You utilize our expertise.
8. You embrace what makes us different and unique from larger chain supermarkets & supercenters.
9. You make our store a destination, and we appreciate it!
10. Every week you will find hundreds of specials throughout the store.

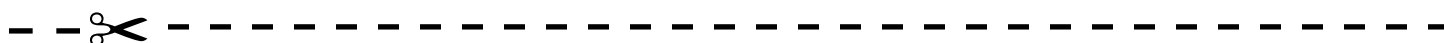
Visit [www.molliestones.com](http://www.molliestones.com) for more information and store locations.

**MOLLIE STONE'S**

## Join your neighborhood association now!

- Show your pride in our Triangle
- Support historic preservation on your street
- Support our wonderful Duboce Park
- Encourage your neighbors to volunteer
- Supports the costs of your newsletter
- Maintain our neighborhood character and quality of life

**Join online using your credit/debit card! Visit [www.dtna.org/join.html](http://www.dtna.org/join.html) and become a member today.**



☒ **Yes! I want to join DTNA.**

☐ I want to get involved/volunteer, too!

**Please contact me. I'm interested in:**

- |  |  |
|--|--|
| <input type="checkbox"/> Land use/development  | <input type="checkbox"/> Newsletter    |
| <input type="checkbox"/> Transportation issues | <input type="checkbox"/> Clerical help |
| <input type="checkbox"/> Other _____           |  |

Mail to:

Treasurer  
Duboce Triangle Neighborhood Association  
2224 15th Street  
San Francisco, CA 94114

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Email: \_\_\_\_\_

Phone: \_\_\_\_\_

Comments: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

### Annual Membership dues:

- |   |        |
|---|--------|
| <input type="checkbox"/> Regular .....    | \$ 25  |
| <input type="checkbox"/> Business .....   | \$ 50  |
| <input type="checkbox"/> Patron .....     | \$ 50  |
| <input type="checkbox"/> Benefactor ..... | \$ 75  |
| <input type="checkbox"/> Angel .....      | \$ 100 |
| <input type="checkbox"/> Superstar .....  | \$ 250 |