



Mission Rock Project Overview

SFMTA Board of Directors
January 16, 2018

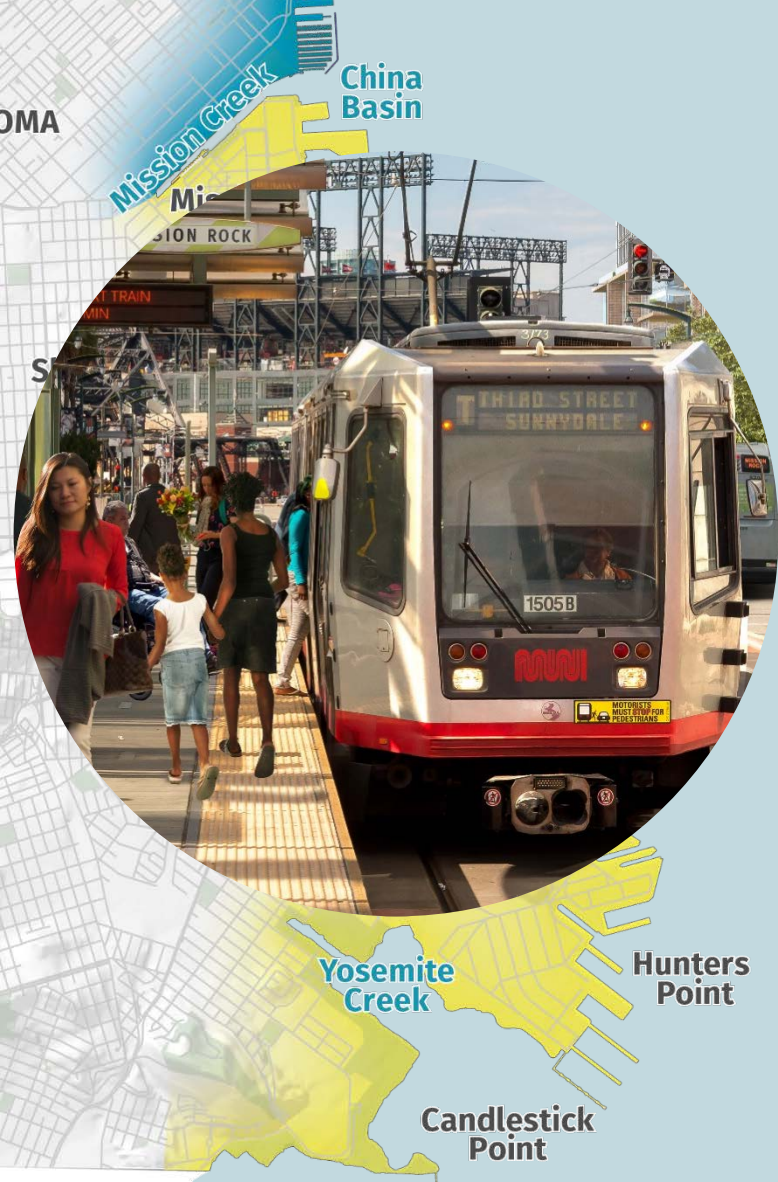


Southern Bayfront



A **coordinated negotiation framework** will leverage investment to provide significant value to residents and neighborhoods.

Southern Bayfront



Negotiation Framework

Transportation

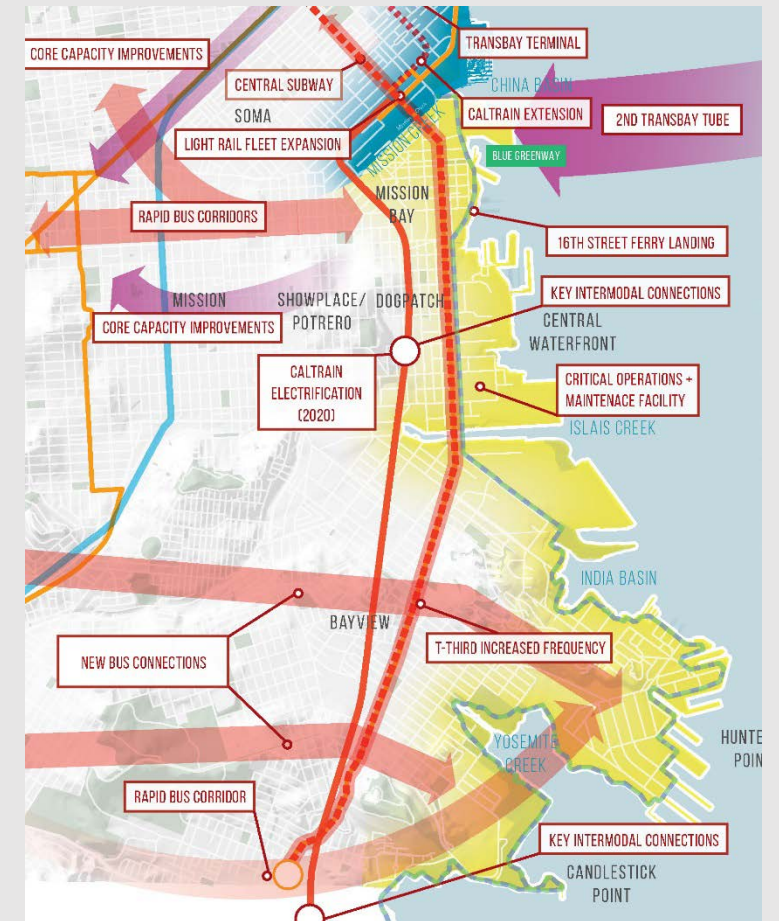
Build on Transportation Investments Underway

2017-2022

- Central Subway
- T-Third Increased Frequency
- Blue Greenway
- Transbay Terminal
- Islais Creek Facility
- 16th Street Rapid Bus
- Caltrain electrification
- Bikeshare Expansion

2022-2030

- Geneva Harney BRT
- 16th St. Ferry Landing
- Caltrain extension



Southern Bayfront

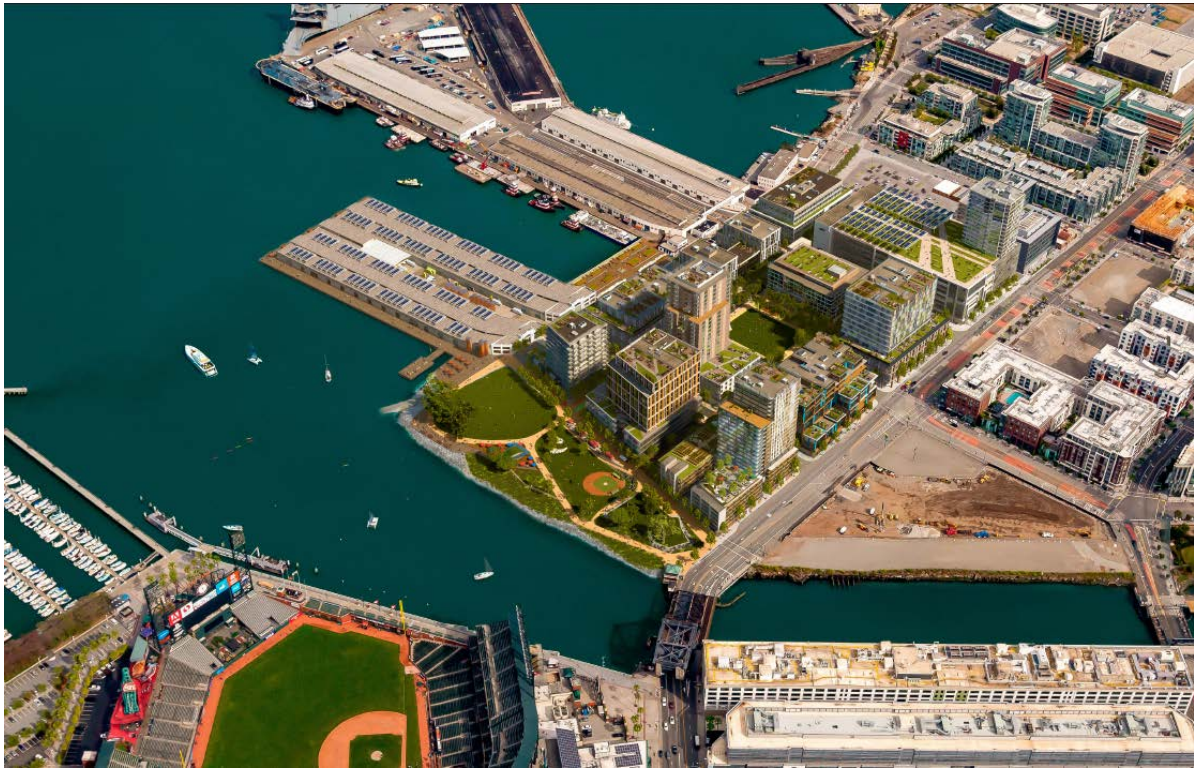


Negotiation Framework

Transportation

1. Site Design
2. Transportation Demand Management (TDM)
3. Transportation Mitigations
4. Transportation Sustainability Fee

Project Context



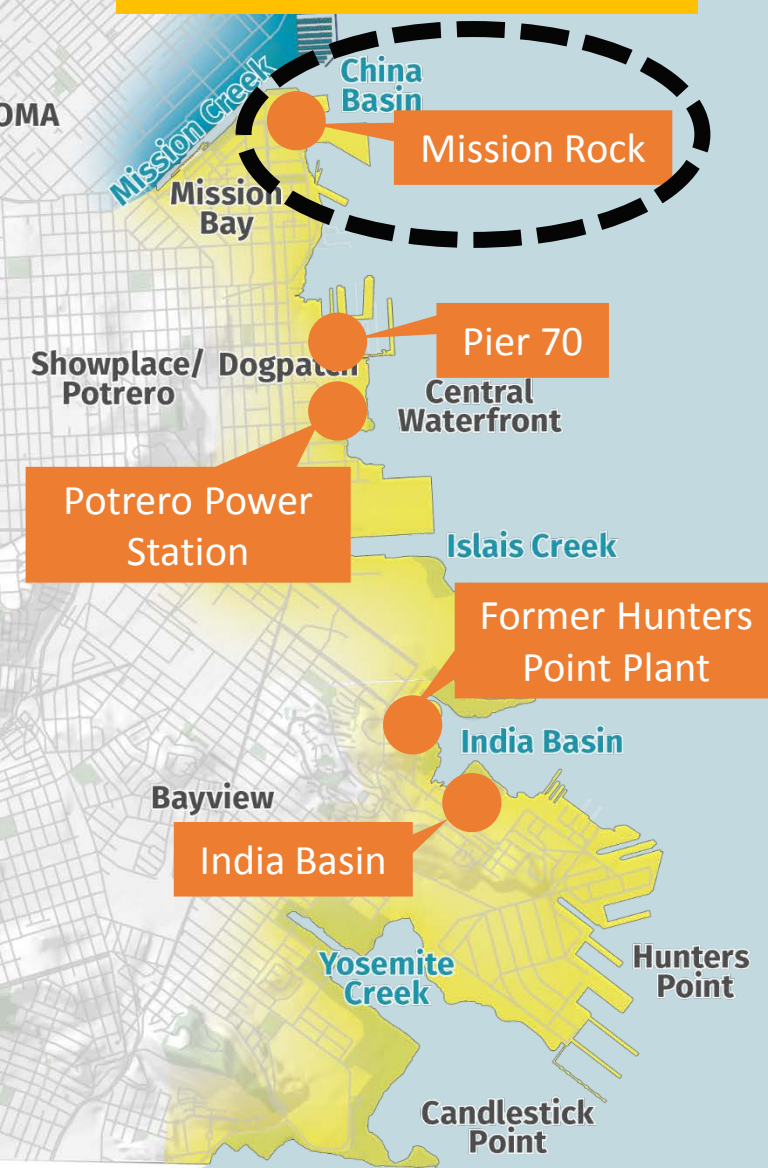
Project Overview

Flexible land use plan:

- 1000-1600 new housing units
 - 40% permanently affordable
- 972K - 1.4M gross square feet new office space
- 240K gross square feet retail/production
- 8 acres of public open space
- Preservation and rehabilitation of Pier 48
- Suite of public benefits



MISSION ROCK



Housing
Affordability

40% of all new units
affordable at 45% to
150% AMI

Historic
Resources

Renovation of Pier 48
historic sheds

Transportation

\$43M to pay for
specified transit, bike
and ped connections.

Community
Facilities

Up to 15,000 gsf for a
community serving
facility

Sustainability

100% renewable building
energy, 20% reduction in
vehicle trips, water
recycling and waste
diversion

Open Space

8 acres total
- China Basin Park
- Mission Rock Sq
- Channel Wharf

Sea Level
Rise

Accommodates 66" rise
plus 100 yr flood
CFD provides over \$2B for
shoreline protection

Workforce
Development

30% Local Hire; LBE and
FSHA programs; \$1M to
build OEWD capacity

Mission Rock Site Design

- Designed to support modal hierarchy
- Creates segment of Bay Trail
- Pedestrian connections and pedestrian areas
- Bicycle facilities with options for various abilities
- Curbs dedicated to loading (no curbside parking)
- Memorialized in Infrastructure Plan
 - SFMTA role in review of detailed designs for implementation outlined in Interagency Cooperation Agreement

SLOWER TRAVEL SPEEDS
MOST SPACE EFFICIENT
MOST VULNERABLE

PEDESTRIANS



CYCLISTS



DELIVERY
VEHICLES



SHARED
MOTORIZED



PRIVATE
MOTORIZED



FASTER TRAVEL SPEEDS
MOST STORAGE SPACE REQUIRED
LEAST VULNERABLE



Mission Rock Transportation Demand Management

- Designed to achieve at least 20% reduction in site's daily driving trips
- Measures for residents, employees, visitors
- On-going monitoring, reporting, and compliance requirements
- On-site Transportation Coordinator to deliver program

TDM Measures

TDM MEASURE	TARGET AUDIENCE		
	RESIDENT	EMPLOYEE	VISITOR
4.1.1.1 Real-Time Transit Information			
4.1.1.2 Clipper Cards			
4.1.2.2 Bike Share Memberships			
4.1.2.1 On-Site Bike Share			
4.1.2.7 Bicycle Valet			
4.1.2.3 Bicycle Community Programming			
4.1.2.4 Bicycle Resource Centers			
4.1.2.5 Bicycle Parking			
4.1.2.6 Showers and Lockers			
4.1.3.1 On-Site Shared Scooters			
4.1.3.2 Scooter Share Memberships			
4.1.3.4 On-Site Car Share			
4.1.3.4 Car Share Memberships			
4.1.4.1 Parking Pricing			

TDM MEASURE (CONT'D)	TARGET AUDIENCE		
	RESIDENT	EMPLOYEE	VISITOR
4.1.4.2 Real-Time Parking information			
4.1.4.3 Unbundled Parking			
4.1.5.1 In-Building Concierge Services			
4.1.5.2 Coordinated Delivery Services			
4.1.5.3 CSA Partnerships			
4.1.5.4 Cold and Dry Delivery Storage Space			
4.1.5.5 Convenient Zones for Loading			
4.1.5.6 Childcare Services			
4.1.5.7 Collaborative Work Space			
4.1.5.8 Affordable Housing			
4.1.6.2 Mobile-Friendly Website			
4.1.6.3 Site-Wide Transportation Staff			
4.1.6.1 Signage and Wayfinding			
4.1.6.4 Improved Walking Conditions			

Mission Rock Transportation-Related Mitigations

- Minimize transit delay associated with parking garage access
- Fair share for transit capacity impacts
- Pedestrian safety and access improvements
- Intersection safety improvements
- Delivery coordination
- Managing curb to address loading demands
- Coordinate deliveries
- 20% reduction in driving trips through TDM

Mission Rock Transportation Sustainability Fee

\$43 million dollars to fund area improvements such as:

- T-Third capacity increase, maintenance and enhancements
- Capital improvements to support bus service to the area
- Priority bike connections to and through neighborhood
- Contribution to water transit

Other components of negotiated agreement

- Garage Consultation
 - Look at sizing, operations in light of updated information
- Event management
 - Event management plans
 - Reimburse SFMTA for new event management costs
- On-site event storage space
 - PCO event management equipment
- SFMTA Staffing for implementation

Questions?

