PROPOSAL COVER SHEET, PART I
(If legible, you may hand write this part of the proposal)

Lead Agency Name: San Francisco Parks Alliance

Street Address: 1663 Mission, suite 320

City: San Francisco  
State: California

Zip Code: 94103  
Main Phone: 415-621-3260

Project Name: Ridge Lane Street Park

Project Description (one-liner): Creating pathway and park-like setting in former “orphan” city right-of-way

Project Site Address (if different): Ridge Lane

City: San Francisco  
State: California  
Zip Code: 941121

Executive Director: Drew Becher

Phone: 415-621-3260 x 106  
Email: drew@sfparksalliance.org

Primary Contact Person (if different): Marissa Alexander

Phone: 415-801-4149  
Email: marissa@sfparksalliance.org

Address of Residential Development: Balboa Reservoir Development

Date of Entitlement: Spring 2020

Project type:  
[X] New  
[ ] Partially Completed  
[ ] Expansion of existing project

Total Grant Request: $301,087

Total Project Cost: $481,087

Total FY 2018-19 Agency Budget: $3,432,904

I certify that the information provided in this proposal is true.

Signature of Executive Director  
Date 9/7/18
PROPOSAL COVER SHEET, PART II
(If legible, you may hand write this part of the proposal)

Neighborhood Group Name (if different): Ridge Lane Neighbors Association
Street Address: 347 Howth St.
City: San Francisco State: California
Zip Code: 94112 Main Phone: 415-613-2092
Executive Director: N/A
Phone: n/a Email: n/a
Primary Contact Person (if different): Scott F. Kauffman
Phone: 415-613-2092 Email: sfkauffman@gmail.com

I certify that the information provided in this proposal is true.

Signature of Executive Director Date

Residential Developer Name: Bridge Housing Corporation
Street Address: 600 California Street, Suite 900
City: San Francisco State: California
Zip Code: 94108 Main Phone: 415-989-1111
Executive Director: Cynthia Parker, President and CEO
Phone: Email:
Primary Contact Person (if different): Kearstin Dischinger
Phone: 415-321-3515 Email: kdischinger@bridgehousing.com

I certify that the information provided in this proposal is true.

Signature of Executive Director Date 9-6-18
BOARD OF DIRECTORS
(If legible, you may hand write this part of the proposal)

You should have a Board of Directors with at least 7 members. We encourage representation from low-income residents and neighborhoods.

<table>
<thead>
<tr>
<th>Name</th>
<th>Years on Board</th>
<th>Home Neighborhood</th>
<th>Job or Relevant Experience</th>
</tr>
</thead>
<tbody>
<tr>
<td>Scott F. Kauffman</td>
<td>5</td>
<td>Ingleside</td>
<td>attorney</td>
</tr>
<tr>
<td>Warren Longmire</td>
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<td>Ingleside</td>
<td>Project manager</td>
</tr>
<tr>
<td>Patricia Ris</td>
<td>8</td>
<td>Ingleside</td>
<td>publisher</td>
</tr>
<tr>
<td>Barbara VanderBorght</td>
<td>8</td>
<td>Ingleside</td>
<td>retired</td>
</tr>
<tr>
<td>Lynn Yuan</td>
<td>8</td>
<td>Ingleside</td>
<td>accountant</td>
</tr>
<tr>
<td>Mary Beth D’Alanso</td>
<td>8</td>
<td>Ingleside</td>
<td>developer</td>
</tr>
<tr>
<td>Robert Muehlbauer</td>
<td>8</td>
<td>Ingleside</td>
<td>Retired planner</td>
</tr>
</tbody>
</table>

PROPOSAL NARRATIVE
(Must not exceed 10 pages)

1. Project Design (worth up to 50 points)
   - Describe your project, including activities and your goals and vision.
   - Describe how your project meets one or more of our grant priorities.
   - Describe the need for your project.
   - Describe any LEED certified or sustainable green building practices.
   - How will your project improve a neighborhood facility?
   - How will your project improve the neighborhood for new and existing residents?
   - Complete the following table. You may add activities to match your scope of work.

<table>
<thead>
<tr>
<th>Activity</th>
<th>Start Date</th>
<th>End Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Establishing site control (e.g. owning, closing on a purchase, or establishing or extending a lease)</td>
<td>1/15</td>
<td></td>
</tr>
<tr>
<td>2. Hiring an architect or other consultant</td>
<td>N/A</td>
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</tr>
<tr>
<td>3. Completion and approval of preliminary designs by the Mayor’s Office on Disability (MOD)</td>
<td>N/A</td>
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</tr>
<tr>
<td>4. Applying for a building permit and license (if applicable)</td>
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<td></td>
</tr>
<tr>
<td>5. Bidding</td>
<td></td>
<td></td>
</tr>
<tr>
<td>6. Construction</td>
<td></td>
<td></td>
</tr>
<tr>
<td>7. Fundraising (if necessary)</td>
<td>1/15</td>
<td></td>
</tr>
</tbody>
</table>
- How will community and residential development members work together to complete the project?
- Will the project site be open to the general public?
  - If yes, give the days and hours of access.
  - If no, explain why access to the project improvements is needed.
- For greening or capital projects:
  - Describe the location of project component(s), including street address and cross streets.
  - Describe public visibility and accessibility of the project.
  - Describe how the project will use sound ecological practices. Practices include native landscaping, the use of reused and recycled materials, and waste removal.
  - Give the Improvement Area Size (in square feet) and project dimensions.
- For permanent installations:
  - Provide a plan for securing and maintaining the project for at least five years. Include actual and anticipated funding sources.

1. Organizational Capacity and Budget (worth up to 50 points)
- Describe your organization, including mission, history and programs.
- Describe your organization’s experience with this type of project.
- Describe your organization’s current or previous work in the neighborhood.
- Describe the individuals who will administer your project, including their names, organizations, job titles and experience.
- Describe the individuals in charge of the financial management of your project. Include their names, organizations, job titles and experience.
- Provide a list of public space improvement projects that your staff have managed in the last 5 years. Include the scope of work, cost, funding sources and length of time to complete each project.
- Complete a Project Budget Worksheet, including budget items for both your grant proposal and your project.
- Describe your budget. Include other sources of funding and in-kind contributions. For pending sources, provide a timeline for securing those funds.
- Describe efforts by local community partners to leverage grant funds. Describe contributions from the residential developer. Contributions can be either financial or in-kind.
- Complete the following table:

| Requested Funds for Construction only: | $255,000 |
| Requested Funds for Architectural and/or Engineering: | $45,000 |
| (not to exceed 15% of construction, and not available for new facilities) | |
| Total Grant Request (add 1 + 2): | $300,000 |
| Total Project Cost | $481,011 |

TOTAL SCORE ASSIGNED BY REVIEWERS: _____ out of 100
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<thead>
<tr>
<th>Name</th>
<th>Years on Board</th>
<th>Neighborhood of Residence</th>
<th>Affiliation/Occupation</th>
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<tbody>
<tr>
<td>Rosemary Cameron</td>
<td>7</td>
<td>Glen Park</td>
<td>Retired, Assistant General Manager, Public Affairs, East Bay Regional Open Space District</td>
</tr>
<tr>
<td>Christine Gardner</td>
<td>7</td>
<td>Pacific Heights</td>
<td>Founder, moregreenmoms</td>
</tr>
<tr>
<td>Chris Guillard</td>
<td>7</td>
<td>Bernal Heights</td>
<td>Landscape Architect, Founding Partner, CMG</td>
</tr>
<tr>
<td>Courtney Klinge</td>
<td>7</td>
<td>Russian Hill</td>
<td>Owner, Sports Basement</td>
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<tr>
<td>Jonathan Rewers</td>
<td>7</td>
<td>Mission</td>
<td>Manager of Design Strategy &amp; Delivery, SFMTA</td>
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<tr>
<td>Leith Brooks</td>
<td>8</td>
<td>Presidio Heights</td>
<td>Holistic Health Coach, SF Cooking School</td>
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<tr>
<td>Jaime Jones</td>
<td>8</td>
<td>Mission Bay</td>
<td>CPA &amp; Senior Manager, PWC</td>
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<tr>
<td>Jim Lazarus</td>
<td>8</td>
<td>Pacific Heights</td>
<td>Senior Vice President of Public Policy, SF Chamber of Commerce</td>
</tr>
<tr>
<td>Leah Pimentel</td>
<td>8</td>
<td>Bayview Hunters Point</td>
<td>Blue Greenway Committee Chair, Principal at Pimental Strategies</td>
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<tr>
<td>Brook Mebrahtu</td>
<td>7</td>
<td>Russian Hill</td>
<td>Senior Project Manager, SF Public Works</td>
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<tr>
<td>Carolyn Feinstein Edwards</td>
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<td>Outer Richmond</td>
<td>Chief Marketing Officer at Dropbox</td>
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<tr>
<td>Jenny Lam</td>
<td>9</td>
<td>Noe Valley</td>
<td>State Engagement Manager, Education Super Highway</td>
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<tr>
<td>Sophie Hayward</td>
<td>9</td>
<td>Outer Richmond</td>
<td>Director of Policy &amp; Legislative Affairs, Mayor's Office of Housing &amp; Community Development</td>
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<tr>
<td>Anne Herrera</td>
<td>9</td>
<td>Portrero Hill</td>
<td>Real Estate Agent, Sotheby's Internation Really</td>
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<tr>
<td>Lee Anne Weldon</td>
<td>9</td>
<td>Outer Richmond</td>
<td>Owner, Late for Yoga</td>
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<tr>
<td>Tim Seufert</td>
<td>9</td>
<td>Lone Mountain/USF</td>
<td>Managing Director, NBS</td>
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<td>John Ware</td>
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<td>Marina</td>
<td>Retired Management Consultant</td>
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<td>Jasmine Kim</td>
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<td>President at Healthy Lifestyle Brands, LLC</td>
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<td>Glenn Snyder</td>
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<td>Partner, Pillsbury Winthrop Shaw Pittman LLP</td>
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<td>Nancy Conner</td>
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<td>Independent Philanthropy Professional</td>
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<td>Melanie Sengupta</td>
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<td>Land use &amp; Environmental Attorney at Holland &amp; Knight LLP</td>
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<td>Liz Farrell</td>
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<td>Laurel Heights</td>
<td>Writer/Columnist at Marina Times Inc.</td>
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<tr>
<td>Meagan Levitan</td>
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<td>Richmond</td>
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<td>Phil Arnold</td>
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<td>Forest Hill</td>
<td>Retired, Manager of Finance and Administration, SF Human Services Agency; SF Public Utilities Commission; SF Recreation and Parks Department</td>
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<tr>
<td>Kelly Nice</td>
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<td>Cow Hollow</td>
<td>Founding Partner, Nice Advertising</td>
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<tr>
<td>Brian Baker</td>
<td>5 months</td>
<td>Noe Valley</td>
<td>Partner, Baker Family Charitable Trust</td>
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<tr>
<td>Caroline Brinckerhoff</td>
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<td>Art Advisor at CHB Advisory</td>
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<td>Revenue</td>
<td>Administration</td>
<td>Development Communications</td>
<td>Events for the Parks Spring Fundraiser</td>
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<th>Admin Fees</th>
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<td>$ (257,198)</td>
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MOHCD Complete Neighborhoods Program Proposal by Ridge Lane Neighbors, a fiscally sponsored project of the San Francisco Parks Alliance

PROPOSAL NARRATIVE

1. Project Design

Ridge Lane (RL) is an undeveloped "orphan" public right-of-way made up of five block long parcels that run from Josiah St. to San Jose Blvd. For generations RL has been a convenient "cut" for OMI locals, connecting them to the nearby transit hub at the Balboa BART/Muni station. But the RL cut is also a blighted and neglected right-of-way, dangerous at night and treacherous in bad weather. In 2014, a group of neighbors formed the non-profit Ridge Lane Neighbors (RLN) in collaboration with the San Francisco Parks Alliance. The goal of RLN is to promote community cohesion by greening, renovating, improving and beautifying RL. RLN is dedicated to making RL into a green, safe, attractive and vibrant new public space and right-of-way. Having successfully completed the first block of the Lane, RLN has turned its attention to the next phases of the project. We are now seeking sufficient funding to complete Parcel 4, the most used and most unsafe parcel for pedestrian traffic, and to begin hardscaping for Parcel 3, which shares geographic continuity with Parcel 4.

The current proposal is completely consistent with the priorities of the MOHCD. From the beginning of the project, RL has been recognized as fulfilling an important community need by providing a safe and attractive path down from Merced Heights to San Jose Ave. The Department of Public Works, and specifically Director Mohamad Nuru, has been actively involved in the planning and oversite of the project from the beginning. In addition to collaboration with Parks Alliance, RLN has the enthusiastic support of former Supervisor John Avalos, current Supervisor Ahsha Safai, the Public Utilities Commission, Assemblyman Phil Ting and the OMI Business Association. The full project has been designed by two award winning San Francisco Academy of Art landscape designers, Nahal Sobati and Eric Arneson.

One important community benefit from the RL project is that it provides both a park-like setting as well as a practical and efficient path from the top of Merced Heights to the Balboa BART/MUNI station. Beyond the tangible physical improvements, the greening of this lane will improve relationships, social connections, physical activity, access to open park and green space, and civic engagement for our community. The public civic project process has resulted in many new relationships, creating a greater feeling of neighborhood belonging and social well-being. By making the Lane safer and more accessible, it provides an attractive place where people can recreate and exercise. The inclusion of benches allows for people to stop and rest – particularly valuable in our hilly neighborhood. The plantings reduce urban heat islands, sequester carbon, and provide more convenient and desirable pedestrian access to the Balboa Park transit hub. Once completed, RL will be a hub of community, green space, green commuting and pride for our neighborhood.

The RL path will be open to the public day and night, with solar bollard lights providing illumination on foggy nights. The project is within one-half mile of the Bridge Balboa Reservoir Project Housing Project. It is also within one-half mile of the Muni Car Barn project. The path
itself will be landscaped with native plants with special emphasis on attracting native butterflies, particularly the California Pipevine Swallowtail. [Note: The North American Butterfly Association has designated Ridge Lane A Certified Butterfly Garden, #2118, effective January 2016 to January 2022.] The immediate neighborhood around RL has no parkland at all. With the current swelling of young families moving into the immediate neighborhood, it is imperative to find more useful green space for them to enjoy. RL will add immensely the livability of this section of OMI.

RLN has demonstrated capacity to see the project to completion. In the last four years, the first section of the project between Joshia/Howth and Margaret/Lewisberg was completed and has grown into a lush and inviting pathway. We have recently begun construction on Parcel 4, which was a steep and dangerous path between Caine St. and San Miguel. Parcel 4 will feature a winding stairway, a redwood plaza landscaping with native and pollinator plants. As is evidenced by the attached letters and the consistent involvement by a wide range of neighbors and stakeholders, the RL project has deep community support. As more of the project is completed more of the community with know and appreciate what has been accomplished on RL. Community support and pride will only increase with time and use.

Our designers, Nahal and Eric, envisioned RL as a sustainable and environmentally sound public parkway. In addition to ensuring the designs met the needs and wants of the community, the plan incorporates current environmentally sensitive practices, and does include the reuse of recycled materials as much as is practical and safe. The scope of the work envisioned by this proposal includes; Clearing and grubbing will remove all vegetation and will be topped with covering to prevent excessive weed growth. Water runoff paths will be directed to existing sewer inlets. Hardscaping will include preparation of existing exposed rock for stairways and cement paths. There will be 5 gabion seats on Parcel 3, 10 solar light bollards and an interpretive sign. Parcel 4 will have will have 5 gabion seats, 7 solar light bollards and signage. There will be trash receptacles on both Parcels. Parcel 4 will also see extensive planting and greening during this phase of the project, with the addition of two trees and over 200 plants and shrubs. In the next phase, Parcel 3 will see the addition of 615 plants. Ridge Lane is designed for minimal water consumption. All vegetation will be native, drought resistant and beneficial for local pollinator species. At least one water connection will be installed between Parcel 3 and 4 and a drip irrigation system will be constructed in connection with planting, funding for which has already been secured through the PUC.

RLN has a five-year maintenance plan that involves local neighbors taking responsibility for regular gardening needs other maintenance responsibilities. Each of the five parcels has two designated stewards who live next to the parcel. This model has been successfully implemented on the completed Parcel 1 for two years, where the community regularly picks up trash, weeds and even empties the garbage receptacle. RLN organize regular community clean-ups along the whole length of the lane and engage with Public Works for additional support as needed, which provides free tools, waste pick-up, mulch and a work force development crew upon request. Ridge Lane is a designated Street Park, a joint program of Public Works and Parks Alliance, which allows them access to more tools and resources. Ridge Lane Neighbors also have a steady stream of donations from neighbors, including monthly donors and corporate-match donations that provide unrestricted funds for maintenance needs.
RLN is actively seeking out local development partners to leverage grants given the proximity of the project to the Balboa Reservoir Housing project and the Balboa Park BART housing project. This RL proposal calls for the completion of landscaping and railing on the steps of Parcel 4 and the hardscaping and preparation of Parcel 3 for eventual completion. The project is broken down into components that allow for incremental completion of the project, which maximizing resources. At the moment, we have resources to complete most of the stair work on Parcel 4 but will require considerable additional funds to finish Parcel 4 and begin Parcel 3. The cost envisioned in our plan is reasonable given the extraordinary rise in costs for these types of projects in recent years and the commitment from LMNOP Design RLN is in this for the long haul.

2. Organizational Capacity and Budget

Ridge Lane Neighbors
RNLA began about six years ago when neighbors on Caine St. began to tend to the stony pathway between Caine and San Miguel streets. One neighbor injured himself on the path and determined to get other neighbors organized to improve RL and make it a neighborhood asset. Parks Alliance helped the RL neighbors incorporate as a non-profit and helped negotiate with Supervisor Avalos to obtain supervisor add-back funds. This money, and some other sources, provided the seed that allowed RLN to put the project out to bid, obtain a contractor and finish Parcel 1 in Spring of 2016.

In 2017, RLN applied for a Community Challenge Grant and were awarded $100,000. This money, combined with funding from the Office of Supervisor John Avalos and the OMI Community Collaborative, allowed us to begin the hardscape preparation and construction of a stairway from Caine to San Miguel. We are seeking funds to complete Parcel 4 and begin and complete Parcel 3. RLN fully anticipates the need to continue finding new capital resources, particularly from end-use beneficiaries like MUNI and BART. Outreach to these entities has been made will continue.

RLN is rich in volunteer talent. Leads for the project are Warren Longmire, a senior manager with Apple, Scott F. Kauffman, a criminal defense attorney with the California Appellate Project, Inc., and Robert Muehlbauer, retired Neighborhood Housing and Improvement Manager for San Mateo County. Together, with other long committed members of RLN, they will coordinate project activities with our various partners. Drawing upon the skills of other RLN volunteers with backgrounds in law, local government management, small business, technology industries, public library systems, and non-profit administration guarantee effective management and completion of the project.

Ridge Lane Neighbors Steering Committee:
Mary Beth D'Alonzo has been an Ingleside resident since 2005 and has gotten to know the neighborhood and many neighbors through her daily dog walks. She is a Conservation Data Manager for The Nature Conservancy and a volunteer with the Humane Society of the United States. She has been involved with RLN since shortly after it formed.
Scott F. Kauffman is a criminal defense attorney and 36 year resident of San Francisco. He moved with his wife, Bicka Barlow, to their Howth Street home in 2004. After seeing a poster on Ridge Lane one day, Scott got involved with RLN in 2015. He and his son, Levi, help tend to Parcel 1.

Warren Longmire, PhD is a Senior Manager at Apple University, an internal education group at Apple, Inc. focusing on management, leadership, and culture. He manages a team of producers who create content for the University’s curriculum. His work background includes education, HR, and project management. He volunteers with Sundance Saloon, the Bay Area’s LGBT country-western dance association, and is a longtime member of the San Francisco Bicycle Coalition. He walks Ridge Lane every day on the way to BART and has lived on Caine Avenue for eight years.

Robert Muehlbauer moved to San Francisco in 1974 to attend San Francisco State University where he received a degree in urban studies and social work education. He has been actively involved in community development for over 30 years in public administration and non-profit management building, preserving and restoring affordable housing. Now semi-retired, he currently sits on two Board of Supervisors appointed citizens advisory committees, the Balboa Park Station CAC and the Balboa Reservoir CAC, and is active in a number of other local community development initiatives. Like his spouse Moneka, he is one of the founding members of Ridge Lane Neighbors.

Patricia Ris has been a resident of 24 Josiah Avenue for the past 23 years. She and her husband raised their two children here and the family walks their dog each day on Ridge Lane, which faces the house. She joined Ridge Lane neighbors in March 2013, and has been a regular participant in the steering committee and clean up days. She has taken a leadership role during the completion of and it festive opening of parcel one (6/18/16). She is co-caretaker of parcel one with responsibilities of watering, general maintenance, clean-up, and signage board updating.

Moneka Urbanske is a 38 year resident of San Francisco. She attended San Francisco State University where she received a degree in business administration and accounting. She is a California licensed CPA, and over the course of her career has worked in accounting and audit for firms such as Bank of America, KPMG and SLD. Now partially retired, she provides consulting and accounting services for local small businesses. Moneka has lived a half a block off ridge land for 26 years. She has used the lane for access to BART to commute downtown, to walk her daughters to Balboa Park to play, and more recently, with her husband to shop and dine on Ocean Avenue. She is one of the founding members of Ridge Lane Neighbors.

Barbara Vander Borght has been a resident/homeowner on Caine Avenue since 1990. She worked as a children’s librarian for SF Public Library for 33 1/2 years until her retirement in 2012. She spent half her career in public service at various neighborhood libraries, and the other half in an administrative position coordinating programming for children’s services system wide. She has been involved with Ridge Lane Neighbors since it was starting up, and was previously involved with another neighborhood action group here in the early 1990’s. She serves as the Recording Secretary for RLN, and participates in other ways as well.
Lynn Yuan: I am Chinese and have been in the USA for more than 25 years. I love volunteer work and have been helping many people. For example, when I was living in one Chinatown apartment more than 10 years, my home was like the neighbor's service center since most of them old or newcomers don't know English. Even my English was not that good at that time, but I still tried my best eg. made emergency call, read letters, filled out application, baby sited etc. I did have a great time with them since we were like living in a big family.

I have been in living at Caine Ave for about 6 years and have been in the community for more than 4 years or say since the community started. I saw Warren kept cleaning up all dirt and motivated me to join him. I still remember the first meeting just two of us: Lynn & Warren at the Caine Ave & RLN. I could not believe what we have been accomplished.

RLN Design Team

Eric Arneson is an Academy of Art University Alumni and practicing landscape design professional in San Francisco. Arneson has over 2 years of design experience within the Bay area ranging from residential to large scale parks and habitat restoration projects. He has a strong background in horticultural knowledge and planting design that allow him to create beautiful, site sensitive and practical plant palettes. Arneson’s has received 2 major awards during his time as a student. Arneson along with his design partner Nahal Sohbati won 7 award medals for their garden “Sublimation” at the 2015 San Francisco Flower & Garden Show. He also received an American Society of Landscape Architects Honor Award for his design of a 100 acre riverfront park in Healdsburg, CA. Arneson will serve as the pro-bono design support and planting consultant alongside Nahal Sohbati in the process of transforming Ridge Lane.

Nahal Sohbati is Landscape Architect at CMG with a Masters in Landscape Architecture from the Academy of Art University in San Francisco. Sohbati has over 2 years of design experience in San Francisco ranging from residential to community projects. She has a keen eye for design and a strong passion for the community process. In 2015 Nahal in collaboration with Eric Arneson received 7 awards for their garden installation “Sublimation” at the San Francisco Flower & Garden Show. She began the process of designing Ridge Lane in a studio class where the neighbors chose her design to be further developed. Sohbati has since been involved along every step of the development of Ridge Lane from monthly meetings to design and construction observation of the first parcel completed in June 2016. Nahal will continue to provide her passion, support and pro-bono design skills to help the ridge lane neighbors realize their dream for Ridge Lane. Nahal has won numerous awards for her work on Ridge Lane, including 2017’s prestigious Award of Excellence, Community Project from the American Society of Landscape Architects.

San Francisco Parks Alliance

The San Francisco Parks Alliance (SFPA) has a strong track record of consistently building successful partnerships between diverse communities, private entities and City departments to create dynamic community spaces and activate open space and park land. The SFPA’s mission is to champion, transform and activate parks and public spaces throughout the City. The Fiscal Sponsorship program offered by SFPA, referred to as the Partner Program, empowers community members across the city to use SFPA’s 501(c)(3) status to apply for grants and accept community donations while providing capacity building assistance to grow and maximize
their impact. The Programs Team at SFPA manages the Partner Program whereby we assist community groups in applying for government grants, providing project management expertise, leveraging citywide relationships, overseeing budgets and financial transactions, and submitting grant reporting information.

The Programs Team members that will be directly involved with providing project and grant reporting support include Marissa Alexander and Madeline Porter. Marissa Alexander is the Southwest Area Manager for SFPA and has been providing support for park and open space projects across the City for three years. She has managed over seventy Partner groups and oversaw twenty plus projects to their completion. Marissa’s role will be focused on project management to assist the group with submitting monthly project report summaries, obtaining necessary permits, and executing contractor agreements. Marissa acts as the main liaison to the City helping the community to navigate complex processes to make their vision a reality.

Madeline Porter is the Grants & Program Experience Manager for SFPA and has been actively preparing and submitting required government grant documents for over a year and a half. She has managed a portfolio of governing grants totaling over one and a half million dollars from MOHCD, OEWD, CCG, and PUC City agencies. Madeline’s role will consist of executing the Grant Agreement, approving and tracking payments in line with the approved budget, and submitting the required monthly financial reporting.

The Finance Team at SFPA will also be involved in providing financial support to our Partner. The Finance Team includes our Chief Finance Officer John Stoner and the Accounting Assistant Rebecca Liang. John Stoner has been the CFO of SFPA for eight years while Rebecca has been with SFPA for one and a half years. Rebecca is in charge of processing and mailing checks for all project expenses. She also provides quarterly accounting reports whereby groups can have an overview of their financial transaction history. John is in charge of reviewing all checks and addressing any audit requests that MOHCD may require.

The San Francisco Parks Alliance has been working on Public Space improvements for over seven years, resulting from a 2011 merger of the Neighborhood Parks Council and the Parks Trust. During this time, SFPA has fiscally sponsored over 200 community based projects working to create, activate, program and maintain projects in the public realm. The Parks Alliance also founded the Street Parks program with Public Works to enable and empower communities to adopted blighted and underused parcels of city property to create parks, community spaces, gardens and public art. The Street Parks program has made Ridge Lane and other projects like it possible. The Parks Alliance has acted as the community liaison and project manager for dozens of these projects across the city and has established itself as an expert on these sort of transformative projects.

The Parks Alliance also has roots all across the city, and has been working in the OMI for years. SFPA was the fiscal manager for the OMI Community Collaborative from 2015 to 2017, with Marissa Alexander acting as the key staff member on the project. OMICC is run by and for OMI neighbors, businesses and service providers. The Parks Alliance assisted in running the Collaborative by managing approximately 25 Action Grants per year, providing project expertise and facilitating meetings and retreats for the Collaborative. Other projects in the neighborhood previously or currently managed by the Parks Alliance have included the Lakeview Summit.
Steps, greening at James Denman Middle School, Tara Street Park and the Merced Heights Playground renovation which is part of LetsPlaySF, a joint partnership between the Parks Alliance and Rec & Park to renovate 13 in need playgrounds across the city.

In the past five years, Parks Alliance has managed well over a hundred community Public Space Improvements projects. Below is a sampling of some of those projects:

- **Angel Alley Street Park**
  - Scope: Transformed underused right of way in Dogpatch into a green and safe community space, through collaboration with neighbors and Hells Angels Clubhouse.
  - Cost: $75,000
  - Funding: Community Challenge Grant, In-kind design, MTA, corporate donations, neighbor donations

- **Athens Avalon Greenspace and Stairs**
  - Scope: Turned a massive blighted hillside into a terraced green oasis, complete with landing and tiled stairway in the Excelsior.
  - Cost: $250,000
  - Funding: Addbacks from Supervisor John Avalos, Community Challenge Grant, PUC, pro-bono design and artist services.
  - Timeline: 2010-2017 (phased project)

- **Hidden Garden Steps**
  - Scope: Mosaic tiled stairs and garden in the Inner Sunset on a public right of way.
  - Cost: $300,000
  - Funding: Donation (sold tiles), Public Works & Community Challenge Grant
  - Timeline: 2010-2013

- **22nd Street Jungle Stairs**
  - Scope: Greening, art and improvements of under-cared for public right of way stairs in the Castro featuring native and local plantings
  - Cost: $100,000
  - Funding: PUC, Community Challenge Grant
  - Timeline: 2012-2018 (phased project)

- **Kenny Alley**
  - Scope: Beatification of well used alley in the Excelsior on Mission Street. Included mural, titled stairway, planter boxes, succulent wall, new fencing and solar lighting.
  - Cost: $100,000
  - Funding: Arts Commission, Community Challenge Grant, Excelsior Community Collaborative, Supervisor John Avalos
  - Timeline: 2015-2017 (phased project)

- **Kezar Triangle**
  - Scope: Full renovation included adding native plants to the landscape, willow arch and fencing upgrading the irrigation system, and installing new accessible pedestrian pathways
  - Cost: $500,000
  - Funding: Carla and David Crane Foundation, Rec & Park Dept
• Lincoln Park Steps
  o Scope: Impressive art deco stair and wall tiling on Rec & Park Dept stairs in the Outer Richmond
  o Cost: $430,000
  o Funding: Donations, donated services, Community Opportunity Fund
  o Timeline: 2010-2015
• Tunnel Top Park
  o Scope: Community Gathering space, featuring native plantings, play area, dog run, mosaics and murals on an empty CalTrain lot
  o Cost: $200,000
  o Funding: Community Challenge Grant, San Francisco Environment, Corporate Donations
  o Timeline: 2014-2018 (phased project)
• With Honey in the Heart
  o Scope: Pollinator habitat install along Dolores St medians, starting at Market Street.
  o Cost: $100,000
  o Funding: Whole Foods, Corporate grants, donations, Community Challenge Grant
  o Timeline: Ongoing
• Potrero Hill 22nd Street Steps
  o Scope: Building stairs to connect top of Potrero Hill to 22nd Street at Arkansas St, featuring greening.
  o Cost: $650,000
  o Funding: UCSF Cushioning Funds, MOHCD Complete Neighborhoods Program grant
  o Timeline: Currently in planning phase, scheduled to be completed by 2020.
• San Francisco Urban Riders
  o Scope: Trail restoration behind Laguna Honda Hospital
  o Cost: $50,000
  o Funding: Community Challenge Grant, District 7 Participatory Budget funds administered by MOHCD
  o Timeline: 2016-2019 (phased project)
**PROJECT BUDGET WORKSHEET**

Please fill in the yellow highlighted fields that apply to your Proposal and Full Program Budget. Include your program’s two largest secured revenue sources in columns F and G, and sum the remaining revenue sources in column H. List the names of other revenue sources in cell H6.

<table>
<thead>
<tr>
<th>Line Item</th>
<th>Budget Item</th>
<th>Grant Request</th>
<th>Secured Amount from Community Challenge Grant</th>
<th>Secured Amount from OMI Community Collaborative</th>
<th>Secured Amount from Other Sources: OMI CC, Individual Donations</th>
<th>Total Project Budget</th>
</tr>
</thead>
<tbody>
<tr>
<td>Salaries &amp; Wages</td>
<td>Name &amp; Title</td>
<td>Rate/Hr.</td>
<td># of Hrs.</td>
<td>$</td>
<td>-</td>
<td>-</td>
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<tr>
<td>Fringe Benefits</td>
<td>Item</td>
<td></td>
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<td>$</td>
<td>-</td>
<td>-</td>
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<tr>
<td>Contractual Services</td>
<td>Item</td>
<td></td>
<td></td>
<td>$</td>
<td>255,000</td>
<td>170,000</td>
</tr>
<tr>
<td>Equipment</td>
<td>Item</td>
<td></td>
<td></td>
<td>$</td>
<td>-</td>
<td>-</td>
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<tr>
<td>Insurance</td>
<td>Item</td>
<td></td>
<td></td>
<td>$</td>
<td>-</td>
<td>-</td>
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<td>Other</td>
<td>Item</td>
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<td></td>
<td>$</td>
<td>-</td>
<td>-</td>
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<tr>
<td>Indirect</td>
<td></td>
<td></td>
<td></td>
<td>$</td>
<td>45,000</td>
<td>-</td>
</tr>
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</table>

**Total** | | | | $ | 300,000 | 170,000 | 5,000 | 6,011 | 481,011 |
## Value Engineering Options
To accompany project estimate for Ridge Lane

**Parcel 4 and Parcel 3 Hardscapes**

<table>
<thead>
<tr>
<th>Option</th>
<th>Scope</th>
<th>Description</th>
<th>Cost Reduction</th>
<th>Parcel 3</th>
<th>Parcel 4</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Concrete &amp; Site Work</td>
<td>Limit soil and rock removal to 50% of estimate and regrade into land forms</td>
<td>$ (32,760)</td>
<td>$ 21,622</td>
<td>$ 11,138</td>
</tr>
<tr>
<td>2</td>
<td>Concrete &amp; Site Work</td>
<td>Replace gabion retaining walls with wood retaining walls and backfill with site material</td>
<td>$ (20,475)</td>
<td>$ 6,552</td>
<td>$ 13,923</td>
</tr>
<tr>
<td>3</td>
<td>Concrete &amp; Site Work</td>
<td>Reduce concrete to a single finish on sidewalks and remove stair nosings</td>
<td>$ (23,888)</td>
<td>$ 16,244</td>
<td>$ 7,644</td>
</tr>
<tr>
<td>4</td>
<td>Metals</td>
<td>Bend hand railing instead of miter (mutually exclusive to #5, below)</td>
<td>$ (6,613)</td>
<td>$ 3,988</td>
<td>$ 2,645</td>
</tr>
<tr>
<td>5</td>
<td>Metals</td>
<td>Sub 1.5&quot; tube stock railing for 1.5&quot; x 0.5&quot; flat stock (mutually exclusive to #4, above)</td>
<td>$ (10,374)</td>
<td>$ 6,224</td>
<td>$ 4,150</td>
</tr>
<tr>
<td>6</td>
<td>Lighting &amp; Electrical</td>
<td>SFPA to purchase bollard lights</td>
<td>$ (9,929)</td>
<td>-</td>
<td>$ 9,929</td>
</tr>
<tr>
<td>7</td>
<td>Landscaping</td>
<td>SFPA to provide plants and soil and to landscape Parcel 4</td>
<td>$ (8,873)</td>
<td>-</td>
<td>$ 8,873</td>
</tr>
</tbody>
</table>

| Total  | All Options except for Option 4 | $ (106,298) | Parcel 3 | $ (50,642) | Parcel 4 | $ (55,656) |

**Revised Total**

| Revised totals after VE reduction | $ 436,235 | Parcel 3 | $ 251,991 | Parcel 4 | $ 184,244 |
Attachment 01: Location Map
Ridge Lane Neighbors

LEGEND

🌟 Beginning and end points of Ridge Lane
🌟 Critical access point to Ridge Lane, connecting an entire neighborhood to a major transit hub and BART station – currently undeveloped and treacherous, yet regularly used by neighborhood.

● Access points to Ridge Lane

Balboa Park Bay Area Rapid Transit (BART) Station: major transit hub

1 – Parcel 1, Completed
2 – Parcel 2, Future Phase
3 – Parcel 3, Current Phase
4 – Parcel 4, Current Phase
5 – Parcel 5, Future Phase
Attachment 03: Photographs
Ridge Lane Neighbors

Present state of Parcel 4 – Current Phase
photos taken April 7, 2018

Parcel 4 view from Caine Avenue towards San Miguel Street

Parcel 4 view from Caine Avenue towards San Miguel Street

Parcel 4 view from San Miguel Street towards Caine Avenue
Attachment 03: Photographs
Ridge Lane Neighbors

Present state of Parcel 3 – Current Phase
photos taken April 7, 2018

Above: Parcel 3 view toward Majestic Avenue

Above: Parcel 3 view from Caine Avenue toward Majestic Avenue

Above: Parcel 3 view from Majestic Avenue toward Caine Avenue

Prior dumping on Parcel 3
photos taken prior to April 7, 2018
Present state of Parcel 2 – Future Phase
photos taken April 7, 2018

Above and Right: Parcel 2 view from Margaret Avenue toward Majestic Avenue
Attachment 03: Photographs
Ridge Lane Neighbors

Past state of Parcel 1 – Completed Phase
photo taken prior to April 7, 2018

Current state of Parcel 1 – Completed Phase
photos taken on April 7, 2018

Above and below: Parcel 1 view from Margaret Avenue toward Howth Street

Parcel 1 view from Howth Street toward Margaret Avenue

Above: Parcel 1 view from Howth Street toward Margaret Avenue
Attachment 03: Photographs
Ridge Lane Neighbors

Present state of Parcel 5 – Future Phase
photos taken April 7, 2018

Right: Parcel 5 view from San Jose Avenue toward San Miguel Street

Community Engagement at Ridge Lane
photos taken prior to April 7, 2018

Above: Neighbors cleaning Parcel 1

Left: Parcel 1 kiosk informing neighbors of planned updates to Ridge Lane
<table>
<thead>
<tr>
<th>Botanical Name</th>
<th>Common Name</th>
<th>Size</th>
<th>WUCOLS</th>
<th>Butterfly</th>
<th>Notes</th>
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<tbody>
<tr>
<td>Trees</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>A. m.</td>
<td>Marine Strawbery Tree</td>
<td>24&quot; box</td>
<td>Low</td>
<td>yes</td>
<td>Multi-Trunk</td>
</tr>
<tr>
<td>Succulents</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>A. agave</td>
<td>Fan Pal Agave</td>
<td>5gal</td>
<td>Low</td>
<td></td>
<td></td>
</tr>
<tr>
<td>C. alba</td>
<td>Cape Aloe</td>
<td>5gal</td>
<td>Low</td>
<td></td>
<td></td>
</tr>
<tr>
<td>C. aurea</td>
<td>Golden Toumou Aloe</td>
<td>1gal</td>
<td>Low</td>
<td></td>
<td></td>
</tr>
<tr>
<td>A. humifusa 'Howard Memin'</td>
<td>Manzanita</td>
<td>15gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>L. 'Safari Goldstrike'</td>
<td>Yellow Conebush</td>
<td>5gal</td>
<td>Low</td>
<td></td>
<td></td>
</tr>
<tr>
<td>L. 'Safari Sunrise'</td>
<td>Safari Conebush</td>
<td>5gal</td>
<td>Low</td>
<td></td>
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<tr>
<td>Ferns</td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>A. m. 'Tairocota'</td>
<td>Terra Cotta Yarrow</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>A. 'Bushes Beauty'</td>
<td>Blushing Aloe</td>
<td>1gal</td>
<td>Low</td>
<td></td>
<td></td>
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<tr>
<td>A. 'Poinsettia'</td>
<td>Salsa Bowl Aloe</td>
<td>5gal</td>
<td>Low</td>
<td></td>
<td></td>
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<tr>
<td>A. 'California'</td>
<td>California Pipewine</td>
<td>1gal</td>
<td>Low</td>
<td></td>
<td></td>
</tr>
<tr>
<td>A. 'Hale'</td>
<td>Sea Fan</td>
<td>4&quot;</td>
<td>Low</td>
<td>yes</td>
<td></td>
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<tr>
<td>E. californica</td>
<td>California Rubber Lily</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
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<tr>
<td>E. 'Graebneri'</td>
<td>Succulent Daisy</td>
<td>4&quot;</td>
<td>Low</td>
<td>yes</td>
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<tr>
<td>E. 'Supercumbren'</td>
<td>Hens and Chicks</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
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<tr>
<td>M. 'Anastasia var. pungens'</td>
<td>Sticky Monkeytail</td>
<td>1gal</td>
<td>Low</td>
<td>Very Low</td>
<td>yes</td>
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<tr>
<td>S. 'Columbiana'</td>
<td>Pincushion Flower</td>
<td>4&quot;</td>
<td>Low</td>
<td>Moderate</td>
<td>yes</td>
</tr>
<tr>
<td>P. 'Krugia'</td>
<td>Rick Kangaroo Paw</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>Grasses</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>C. 'Tomentosa'</td>
<td>Manzanita Rose Grass</td>
<td>1gal</td>
<td>Low</td>
<td>Moderate</td>
<td>yes</td>
</tr>
<tr>
<td>C. 'Pin off'</td>
<td>Clustered Foxtail Grass</td>
<td>plug</td>
<td>Moderate</td>
<td></td>
<td></td>
</tr>
<tr>
<td>L. 'Tiny Tim'</td>
<td>Dwarf Mat Rush</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>N. 'Austenii'</td>
<td>Dwarf Grass</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>Grasses / Grasses</td>
<td></td>
<td></td>
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<td></td>
<td></td>
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<tr>
<td>A. 'Pacific Mist'</td>
<td>Cypress Mound</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
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<tr>
<td>A. 'John Dourcy'</td>
<td>Manzanita</td>
<td>5gal</td>
<td>Low</td>
<td>Yes</td>
<td></td>
</tr>
<tr>
<td>A. 'Shimmering Motu'</td>
<td>Coyote Rush</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>A. 'Nana'</td>
<td>Kinnikinnick</td>
<td>1gal</td>
<td>Low</td>
<td>yes</td>
<td></td>
</tr>
<tr>
<td>Wise Fingers</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>A. 'Magic touch'</td>
<td>Butterfly Milkweed</td>
<td>1&quot;</td>
<td>Low</td>
<td>Yea</td>
<td></td>
</tr>
<tr>
<td>E. 'California Poppy'</td>
<td>California Poppy</td>
<td>1&quot;</td>
<td>Low</td>
<td>Yea</td>
<td></td>
</tr>
</tbody>
</table>
September 1, 2018

Mr. Stephen Ford  
Mayor’s Office of Housing & Community Development  
1 South Van Ness Ave., 5th Floor  
San Francisco, California 94103

Re: MOHCD Request for Proposal - Ridge Lane Neighbors Association

Dear Mr. Ford:

I am writing on behalf of San Francisco Public Works to voice support and approval of Ridge Lane Neighbors Association (RLNA) current Request For Proposals for funds to complete two of three remaining parcels of their project.

Public Works has been working with RLNA for many years developing and improving the Ridge Lane corridor. Ridge Lane is on City property but has not been maintained by the City. RLNA has demonstrated leadership and have proven that they well organized, driven, and proactive public realm stewards. Public Works is committed to continuing our work with this capable and talented group until the entire expanse of Ridge Lane is beautified and improved, from the top of the hill all the way down to the Balboa BART station.

RLNA has fully completed the first phase of the project, section 1 which runs from Howth St. to Louisburg St., and they are well into completion of section 4, from Caine Ave. to San Miguel St.

On behalf of San Francisco Public Works, I fully endorse RLNA’s community-driven work to date and this application to MOHCD. Please give strong consideration to the RLNA’s proposal, and join us in support of their efforts.

Sincerely,

Larry Stringer  
Deputy Director for Operations
April 11, 2018

California Natural Resources Agency
ATTN: Urban Greening Coordinator
1416 Ninth Street, Suite 1311
Sacramento, CA 95814

RE: Ridge Lane Neighbors Urban Greening Grant Application

To whom it may concern,

As San Francisco Public Works Superintendent of the Bureau of Urban Forestry, I have witnessed the tireless work by Ridge Lane Neighbors (RLN) to transform a once neglected and blighted “orphan” public right-of-way into a beautiful community asset.

This group of neighbors has continuously organized their community, worked with Public Works staff, and the Landscape Architecture Department at the Academy of Art University to develop site plans for the 5 Ridge Lane parcels. They have successfully completed the buildout of Parcel 1 (from Josiah Street to Margaret Avenue), and are currently underway to construct Parcel 4. Improvements to date include the installation of new landscaping, a concrete walkway, benches, and solar lighting. These changes have greatly improved the neighborhood.

Public Works’ partnership with RLN and the Academy of Art University includes the review of plans and drawings to ensure this project meets San Francisco’s design, engineering, and planting standards. As proposed, Ridge Lane landscape improvements are entirely climate appropriate and will require little supplemental water (if any) after plant establishment. From the onset of the Ridge Lane design process, RLN has endeavored to create native habitat for endemic species and promote an ecologically sustainable planting design.

This project complies with the San Francisco Public Utilities Commission’s Water Efficient Irrigation Ordinance, which is a more stringent version of the state of California’s Model Water Efficient Landscape Ordinance.

Please join San Francisco Public Works in support RLN’s efforts and this Urban Greening Grant application.

Sincerely,

Carla Short, Superintendent
Bureau of Urban Forestry, Operations Division
San Francisco Public Works

Certified Arborist WCISA – 7463AM
Re: Ridge Lane Neighbors Letter of Support

To whom it may concern:

Reservoir Community Partners, developer of the Balboa Reservoir housing development, has discussed the Ridge Lane project with the Ridge Lane Neighbors supporters and proponents. We agree that this neighborhood improvement will be a great asset to residents of the area around Balboa Park Station. The Ridge Lane project goals align very closely with the kinds of neighborhood walkability improvements that we are trying to support and effectuate as part of our development at the Balboa Reservoir. We are early in the planning of our project at the Balboa Reservoir at this stage, and we are considering a number of ways to support walkability improvements in various locations in the surrounding neighborhoods. As our project progresses, we will consider the Ridge Lane project as among the potential ways that we can engage with local communities and support their improvement efforts.

Sincerely,

Cynthia Parker
President and CEO
BRIDGE Housing
Member of Reservoir Community Partners LLC
San Francisco, September 5, 2018

To whom this may concern,

Our family home is located across the street from Ridge Lane. When we moved in just over 20 years ago, this section of Ridge Lane was neglected and dangerous at night. It was used as a public bathroom, a passage way for drug dealers and garbage dump. Since the improvement and beautification parcel 1 of Ridge Lane in 2016, it has become a welcoming and senior-friendly walkway to public transportation. It’s an open, tree-lined mini-park where neighbors of all ages can enjoy being outside. Adjacent homeowners of over 50 years say that it’s the best thing that has happened in the neighborhood.

I wholeheartedly support the completion of all aspects of parcel 4, including stairs, handrails, trees and plantings. It will add a much-needed shortcut of Ridge Lane to MUNI and BART. In addition to improving walkability, parcel 4 will also bring people of all ages together with renewed optimism and pride about living in the Ingleside.

Patricia Ris-Yarbrough
24 Josiah Avenue
San Francisco, CA 94112
September 6, 2018

Stephen Ford
Mayor’s Office of Housing & Community Development
1 South Van Ness Ave., 5th Fl.
San Francisco, California 94103

Re: Ridge Lane Neighbors Association Request For Proposal

Dear Mr. Ford:

I’m writing in support of a grant from the MOHCD to assist RLNA complete Parcel 3 and 4 of our ongoing community improvement project. I am a nearly 40 year resident of San Francisco and have lived near Ridge Lane on Howth Street since 2004. When we first moved to the neighborhood, Ridge Lane was a kind of scary right-of-way. There was considerable crime, litter and debris along the route from Howth Street down to San Miguel. At the bottom, what we now call Parcel 4, the path was extremely dangerous but extensively used because it was a quick right-of-way down to San Jose Avenue and the Balboa BART station.

I became involved with RLNA about five years ago when I saw a sigh posted on the Lane. Since that time we have made extraordinary progress in our vision of turning RL into one of the unique and beautiful street parks that seem to be popping up all over the City. My involvement with RLNA has been very rewarding. The RL project has created important bonding and connection with neighbors which will only increase as the project gets slowly completed and its benefits more widely felt.

This is an incremental project that needs an immediate infusion of new money to move forward. We are asking for as much as MOHCD can give and will be very grateful for any amount we can secure. Thank you your very serious consideration of the proposal.

Sincerely,

Scott F. Kaufman
Senior Staff Attorney
Guertin & Korboukh Family  
79 Caine Avenue  
San Francisco, CA 94112

Attention: Director of Community Development  
Mayor’s Office of Housing and Community Development (MOHCD)  
1 South Van Ness Avenue, 5th Floor  
San Francisco, CA 94103

Dear Director of Community Development and Grant Application Reviewers,

We have been residents of San Francisco for over 10 years but have recently moved to the Ingleside area this summer to raise our family (our daughter is now just 6 weeks old).

Our family is passionate about the outdoors, walkability, and the adventures that San Francisco can bring.

When we found out about the Ridge Lane Project we were excited about the potential. This space will have a positive impact on the community directly as well as those who frequent the BART/Muni station. A wide variety of people will be able to enjoy this park and walkway.

It will provide safer and easier access to the BART/MUNI stations, greener scenery, and will foster a better community overall.

We are looking forward to having our daily stroll with our daughter and neighbors, to have a green space to frequent and enjoy.

We hope you consider the Ridge Lane Grant Application as it will provide a very positive impact on the neighborhood and community.

We’re excited about making our new neighborhood an even more beautiful neighborhood. One that is safer, greener, and promotes the bringing the community closer together.

Thanks for your time and consideration.

Sincerely,

Courtney Guertin, Faina Korboukh, and Vera Guertin
Lynn Yuan  
11 Caine Ave  
San Francisco, CA 94112

Sep. 5, 2018  
Mayor’s Housing Grant

To whom it may concern:

I have been living in Ridge Lane Neighborhood for over 10 years. It's really glad that our environment is changing better. Now the construction project is on the half way, I really hope that the Mayor's Housing Grant can support granting or funding to us in order to make the project keep working until the end. Thus, our neighborhood will become safer & better.

I can’t wait to see the 2nd project will be done soon. It will be safer for the neighbors.

Thank you so much for your time and effort to support the Ridge Lane Neighborhood!

Sincerely;

Lynn Yuan
September 2, 2018

Mayor’s Office of Housing and Community Development
One South Van Ness Street, 5th Floor
San Francisco, CA 94103

Dear MOHCD,

We write this letter in support of Ridge Lane Neighbor’s application for funding for $300,000 to complete work on parcels 3 and 4 of Ridge Lane.

We have lived in the Ingleside District since 2005 and have been active members of RLN since shortly after the group was formed. We learned about the group by talking with neighbors on morning dog walks and knew that as regular users of Ridge Lane, we need to be involved in its improvement. Little did we know that clean-up days and monthly meetings would stretch out over years. Having seen the drastic improvement to parcel 1 and the positive reactions from fellow walkers, we are thrilled that work has started on parcel 4 and excited for the prospect of spending more time enjoying the one open space that is walkable from our home.

We are committed members of RLNs. We have had the great pleasure of meeting and working neighbors as well as representatives from the San Francisco Parks Alliance (our fiscal sponsor), the Department of Public Works, and other agencies. Together, we have spent countless hours making this project a reality and we ask for your support on parcels 3 and 4.

Sincerely,

Mary Beth D’Alonzo

Molly Timmerman
418 San Miguel Street
Date: 9/5/2018

Mayor’s Housing Grant

Dear Grant Committee:

As a 35 year resident of San Francisco, and owner of a home that borders on Ridge Lane, I’d like to encourage you to grant Ridge Lane Neighbor’s funds to finish the wonderful work they’ve done to improve the safety, beauty, and access to BART that this thoroughfare provides our neighborhood.

When I moved to this house 18 years ago, Ridge Lane was a dumping ground, haven for petty criminals, and an overgrown habitat for rodents.

Since RLN began improvements, clean up days, and generally promoting awareness of what an asset it could be, it’s become much cleaner & safer. Neighbors are using it as a shortcut (with amazing bay views) to get to BART, a place to walk dogs, and a gathering spot in the mini park that’s already been finished.

I’m really excited to see the stairs at the bottom stretch underway! It will be so much safer, easier, & accessible than climbing down trails!

It doesn’t seem like it would take much to finish up the remaining parts so the whole neighborhood can enjoy a safe, lighted, stable path from top to bottom.

Thanks for your consideration,

Eric Maier
Warren Longmire and Robert Rodriguez  
19 Caine Avenue  
San Francisco, CA 94112  

Attention: Director of Community Development  
Mayor's Office of Housing and Community Development (MOHCD) 1 South Van Ness Avenue,  
5th Floor  
San Francisco, CA 94103  

September 4, 2018  

Dear Director of Community Development and Grant Application Reviewers,  

We would like to share our strong support for the Ridge Lane application for the Complete Neighborhoods Program.  

When we moved to this neighborhood over 10 years ago, we immediately remarked on how much potential Ridge Lane had as a neighborhood green space — and how it was shocking and sad that it was being used as a garbage dump. In those days, there were mattresses and appliances and piles of rotting clothes along the Lane.  

A lot has changed over the last decade. The Ridge Lane Neighbors group has cleaned up the Lane and made it much more welcoming and hospitable. It's interesting to note that we never see egregious dumping on the finished portion, but the unfinished portions do still get dumping. I believe people must assume it's an abandoned chunk of land, so it's okay to dump there.  

Given its strategic location as a shorter route on the way to BART, it's always been highly used. With the improvements, it's being used even more, as it becomes not only convenient but also attractive and pleasant... and much safer.  

We are very hopeful about funding to continue the work in making Ridge Lane clean, safe, accessible and beautiful!  

Please consider the Ridge Lane Grant Application - it will bring much needed green space to our neighborhood, and it's a service to everyone in the area!  

Sincerely,  

[Signature]  

Warren Longmire  

[Signature]  

Robert Rodriguez