
The Mayor's Hunters Point Shipyard Citizens Advisory Committee (CAC)
Full CAC Meeting Minutes
Monday, July 13, 2026
(2 Hours 36 minutes)

I. Call to Order

Dr. Veronica Hunnicutt called the Full CAC meeting to order at 6:10 pm. There was a quorum after roll call.

II. Routine Business:

A. Roll Call

Present: Dr. Veronica Hunnicutt, Neola Gans, Dedria Smith, Malik Seneferu and Falaofuta Satele

Excused: Pastor Bell, Joyce Armstrong, and Servio Gomez

B. Approval of Agenda: July 13, 2026

Neola Gans motioned to approve the July 13, 2026, meeting agenda. Malik Seneferu seconded, and the motion was passed.

C. The Approval of the Meeting Minutes: March 18, 2026

Falaofuta Satele motioned to approve the March 18, 2026, meeting minutes. Malik Seneferu seconded, and the motion was passed.

E. Announcements

General meeting protocol was announced to the audience.

III. Continued Business

Routine Business: Dr. Veronica Hunnicutt, Chair

A. Roll Call

B. Approval of Agenda: July 13, 2026

C. Approval of Meeting Minutes: March 18, 2026

D. Chair's Report: Dr. Veronica Hunnicutt

1. **(Action)** Officers' Elections: Dr. Hunnicutt called for a vote to re-elect the current officers to their existing positions. **Vote:** Dr. Veronica Hunnicutt, Neola Gans, Dedria Smith, Malik Seneferu, and Falaofuta Satele voted unanimously to approve the officers' re-election.

E. CAC Subcommittee Chair Reports:

1. Business & Employment, Dedria Smith- The next B&E meeting will be Thursday, July 16, 2026

2. Environment & Reuse, Dr. Veronica Hunnicutt- The net meeting is scheduled for Monday, July 27, 2026

IV. Continued Business/ Presentations/ Updates

A. Temporary Public Art Installation at Hunters Point Shipyard Phase 1

Presentation from the Office of Community Investment and Infrastructure (OCII) and artist Afatasi regarding a proposed temporary public art installation within the Hunters Point Shipyard Phase 1 area. The presentation will provide an

overview of the proposed installation location, anticipated schedule, and artistic concept for the installation. Presenters: Inder Grewal, OCII; Afatasi the Artist

Afatasi the Artist and Inder Grewal of the Office of Community Investment and Infrastructure presented a proposed temporary public art installation to the Hunters Point Shipyard Citizens Advisory Committee. The artwork, *Memory Portal: 1945*, is intended to recognize the Great Migration families whose labor and community contributions helped shape Hunters Point and San Francisco. The presentation addressed potential locations, the artwork's design and cultural meaning, community programming, installation requirements, and the San Francisco Arts Commission's Shaping Legacy initiative. The primary location was on Galvez Avenue, adjacent to the shipyard site office and the 19-Polk bus stop. The location would activate a vacant lot and allow an unveiling event to take place at the site office. Seating and other amenities were identified as potential additions during the installation period. The artist's proposal specifically requested approval for the concrete island outside the guard shack at 452 Galvez Avenue. Pocket Park 16 was presented as an alternate location with space for a second art piece. The park offers existing seating, is near the 15-Bayview Express bus stop, and connects Shipyard Phase 1 with Morgan Heights.

Artist background and connection to the community

Afatasi introduced herself as a fine artist, cultural archivist, and generational San Franciscan. She described family connections to steel working, military service, and the Great Migration. She also shared that her father served in the U.S. Army and experienced redlining when attempting to purchase a home in San Francisco. Her work includes commissions from the San Francisco Arts Commission and the San Francisco Public Utilities Commission. She is a Shaping Legacy grant recipient and the creator of the Memory Portal Project, which she described as a nationwide monument initiative. Afatasi founded *Where're Yo' People's From?!?*, a community genealogy project that had provided four years of research and programming for more than 350 Bayview–Hunters Point families. She reported delivering more than \$500,000 in free genealogy research services to San Francisco's Great Migration community. The artist described genealogy to preserve family histories, strengthen cultural identity, and document connections between Southern ancestral communities and San Francisco. Her workshops have taken place at the Dr. George Davis Senior Center and Sunbelt Gallery. Individual genealogy research has also been provided directly to community members, friends, and families. Afatasi argued that learning about ancestral origins can encourage residents to become more involved in civic life and advocate for businesses, cultural events, and community resources. She described the genealogy project as the foundation for a developing lineage-based registry that could help the community document its identity and influence how it is recognized and served. The presentation connected this work to concerns about displacement and the decline of San Francisco's Black Great Migration community. These concerns formed part of the artist's rationale for creating a public monument. The artwork is intended to honor Southern laborers who, according to the presentation, were recruited by the Navy to work at Hunters Point Shipyard in 1945. Afatasi connected these families' contributions to San Francisco's wartime economy and the cultural community known as the Harlem of the West. She described the installation to make community research physically visible in public space

and recognize people whose contributions have not received sufficient public commemoration.

The six artistic motifs

The artist identified six motifs that connect the artwork to family history, migration, military service, resistance, and cultural memory.

- **Buffalo Soldier:** Honors Black military history and the military service found in many participating families' ancestral records.
- **North Star:** Represents navigation, direction, survival, and the movement of people seeking freedom and opportunity during the Great Migration.
- **HeLa:** Honors Henrietta Lacks and draws attention to racial exploitation in medicine and the importance of telling the stories behind scientific contributions.
- **Fade in the water:** Uses the folding chair as a symbol of resistance and solidarity associated with the August 5, 2023, incident referenced by the artist. The motif connects contemporary experiences of racial violence with the conditions that helped drive the Great Migration.
- **Freedom Day transfer:** Combines June 19, 1865, with a San Francisco Muni transfer to recognize migration journeys, public transportation, and generations of transit workers.
- **Magnolia:** Represents Southern roots, beauty, and resilience carried to San Francisco. The artist connected the flower to Louisiana and Mississippi and to the ancestral histories documented through her research.

Historical acknowledgment and institutional responsibility

Afatasi framed the proposal as an invitation for public institutions to participate in recognizing the community's history. She referenced San Francisco's 2024 apology to the Black community and argued that acknowledgment should lead to tangible action. She also discussed redevelopment policies that displaced Great Migration families from the Fillmore and Bayview-Hunters Point.

The artist presented Memory Portal: 1945 as a contribution to the city's public landscape and an opportunity to honor families who helped build San Francisco.

Installation safety, programming, and removal

The proposal stated that a structural engineering review was underway with engineers recommended by the San Francisco Arts Commission. The installation was intended to minimize impacts to the site surface. Planned programming included an unveiling, genealogy workshops, augmented reality demonstrations, and cultural activities through October 2026. The artist proposed full removal by October 31, 2026, with the site restored to its prior condition. Removal costs were included in the grant budget. The proposal also included general liability insurance, naming the City as an additional insured. The presentation contains different installation dates. The artist's slides refer to an early June installation and a June 19, 2026, unveiling, while the opening implementation schedule identifies completion of engineering studies by July 31, execution of an access agreement by August 7, and installation completion by August 21. It does not explain how the earlier dates were revised.

B. Office Issuance of a Request for Proposals (RFP) for an Affordable Housing Issuance of a Request for Proposals (RFP) for an Affordable Housing

Developer at Candlestick Point Presentation from OCII Housing staff on an RFP to select a qualified developer for an affordable rental housing project at a vacant block at Candlestick Point (located across from Gilman Playground). OCII anticipates releasing the RFP in late July. The presentation will provide an overview of the site location, unit count and income mix, and selection process for a qualified developer. OCII will invite a CAC member to participate on the RFP selection panel. Presenters: Channing Jackson and Elizabeth Colomello, OCII loper at Candlestick Point Presentation from OCII Housing staff on an RFP to select a qualified developer for an affordable rental housing project at a vacant block at Candlestick Point (located across from Gilman Playground). OCII anticipates releasing the RFP in late July. The presentation will provide an overview of the site location, unit count and income mix, and selection process for a qualified developer. OCII will invite a CAC member to participate on the RFP selection panel. Presenters: Channing Jackson and Elizabeth Colomello, OCII

The presentation introduced a proposed request for proposals, or RFP, to select a developer for affordable family housing at Candlestick Point North Block 7, known as CPN 7. It outlined the project's purpose, proposed housing requirements, developer evaluation priorities, and the Hunters Point Shipyard Citizens Advisory Committee's role in reviewing applicants. The presentation sought questions and community feedback before the RFP was issued. CPN 7 is one of two sites within Candlestick Point's Major Phase 2 designated for affordable housing sponsored by the Office of Community Investment and Infrastructure, or OCII. The proposed development would support the Bayview Hunters Point Redevelopment Plan by creating approximately 100 permanently affordable family homes. The project is intended to prioritize eligible preference holders and low-income families while advancing equitable redevelopment at Candlestick Point.

The presentation specifically emphasized serving preference holders displaced by the former San Francisco Redevelopment Agency. The proposed development site is approximately 0.8 acres and rectangular in shape. It is located at Bill Walsh Way, identified in the presentation as recently renamed Giants Drive, near the planned extensions of Ingerson Avenue and Arelious Walker Drive. The site is within the Bayview Hunters Point Redevelopment Project Area. OCII proposed maximizing the number of high-quality residential rental units on the site, with a target of approximately 100 homes. The development would serve very low- and low-income families and eligible preference holders. The proposed unit mix includes one-, two-, and three-bedroom apartments, with a limited number of four- and five-bedroom apartments. The overall project must average at least 2.5 bedrooms per unit. This requirement emphasizes larger homes suitable for families. The proposed program includes tiered income levels intended to meet preference holders' needs. Affordable units would be restricted to households earning no more than 60 percent of the area median income used by the Mayor's Office of Housing and Community Development, or MOHCD. Across all affordable units, the average targeted income level must be at or below 50 percent of area median income. These requirements establish the proposed affordability framework. The presentation did not provide specific household income limits or monthly rent amounts. Applicants were instructed to assume approximately 0.6 to 0.8 vehicle parking spaces per residential unit. The proposed program also requires one Class 1 bicycle parking space per

residential unit. OCII identified five priorities for evaluating proposals: high-quality family housing, strong community partnership, financial feasibility, workforce and local hiring commitments with Small Business Enterprise participation, and experience delivering affordable housing. Applicants would therefore need to demonstrate both the ability to develop and operate affordable housing and a meaningful approach to community involvement and economic opportunities. The proposed applicant team includes a qualified housing developer, a community partner, a lead architect, a property manager, and a workforce and contracting action plan lead. Together, these roles address development management, community relationships, building design, ongoing property operations, and workforce and contracting commitments. The presentation stated that all other team members would be selected competitively in accordance with OCII policies.

CAC participation in developer selection

One HPSCAC member would serve on the evaluation panel alongside OCII and MOHCD representatives. The CAC representative would review all proposal submissions, participate in applicant interviews, discuss the strengths and considerations of each proposal, and score applicants with the other panelists. After the evaluation panel completed its work, the recommended developer would be reviewed by the Housing Subcommittee and then the full HPSCAC. The recommendation would subsequently be presented to the OCII Commission. This process gives the CAC a direct role in evaluating proposals and reviewing the recommended developer. The presentation estimated that the CAC evaluation panel representative would spend eight to twelve hours reviewing proposals. Evaluation panel meetings and applicant interviews would require one or two full days, approximately 9 a.m. to 4 p.m. Additional participation would include about two hours for the Housing Subcommittee presentation and two hours for the full CAC meeting. The presentation invited questions and feedback before issuance of the RFP, including input on the proposed development program and selection process. The subsequent process would involve receiving proposals, evaluating applicants, conducting interviews, and presenting a developer recommendation for CAC and OCII Commission review. Later Commission considerations would address an exclusive negotiations agreement and a predevelopment loan.

C. Community Resource Presentation: Legal services and support available through From the Heart and Open-Door Legal. Presenters: Maika Pinkston (FTH); Elaine MacDonald (ODL)

Maika Pinkston of From the Heart discussed a pilot partnership with Open Door Legal (ODL). Although ODL staff were unable to attend the meeting, program data will be shared at the next meeting. The partnership will provide Know Your Rights workshops, tenant advocacy, and legal services, with From the Heart serving as a trusted bridge between the community and the legal team.

V. Public Comment on Non-Agenda items:

To hear the Full CAC meeting in detail, please refer to the July 13, 2026, Full CAC meeting audio.

VI. Adjournment:

No other business came before the committee, and the meeting adjourned at 8:47pm.