

# City plans market takeover

Thousands sign petition to keep fresh food icon

BY TOM CARTER

**T**HE city's Real Estate Division is preparing legislation to take over the iconic Heart of the City Farmers Market, created 27 years ago to serve the central city with fresh fruits and vegetables, and already has hit a wave of resistance.

Real Estate wants to "streamline" the market and the Thursday-Friday antiques market at U.N. Plaza. The city would chuck the nonprofit farmers' market's seven-member board of directors, consisting of five farmers and two community members.

Takeover legislation will be ready this month, according to John Updike, Real Estate assistant director. "There may be operational changes, but nothing to harm the farmers in any way," he said.

**Heart of the City Farmers' Market manager was asked to apply for her own job.**

But shoppers, happy with the status quo, worry that changes could lead to higher food prices and otherwise disturb the successful formula. "Thousands" have signed a petition to keep the

market intact, according to Supervisor Chris Daly's office.

Rumors circulated through the neighborhood about the possible acquisition after Real Estate representatives showed up at the market board's March 12 meeting. Soon after, the market began gathering signatures and distributing flyers about its successes.

The market's manager of 27 years, Christine Adams, was at the April 9 Tenderloin Futures Collaborative meeting. She confirmed Real Estate's intent and asked people to let supervisors know they like the market the way it is — and to help her keep her job.

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PHOTO BY LENNY LIMJOCO

**Market Manager Christine Adams with veteran vendor Julie Phan.**

## ESSEX REOPENS AS SRO

Double memorial for 2 of its residents

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## IN THE PARK FOR EARTH DAY

Seniors turn out in record numbers

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# CENTRAL CITY



SAN FRANCISCO

## EDDY ST. HOT SPOT



PHOTO BY TOM CARTER

**Keyonna Lynch** (left) and three of her birthday party ladies are stoked for a glitzy night at Suite 181 on Eddy Street after busing in from Hayward.

# Suite 181 blues

Troubled club is trying hard to straighten up

BY TOM CARTER

**S**ATURDAY night in the Tenderloin is party time. Buses roll through the Eddy and Taylor intersection packed with hundreds of dolled-up revelers eager to while away the evening in the pink décor of crowded Suite 181, awash in its hot DJ music and tipling libations.

181 Eddy was an after-hours hot spot for decades, a place you could bring your own bottle and buy setups of glasses and ice to keep the party going when the bars closed. More recently, as Polly Esters Culture Club, now under the Suite 181 sobriquet, the clientele has gotten younger, bused in from out of town.

The club is in the middle of the block on Eddy but the buses that bring the out-of-town partiers don't stop there anymore since residents campaigned to reroute the buses, because they were blocking traffic, making noise, spewing fumes and, in general, causing a nuisance.

Now the buses from nearby counties proceed 1½ blocks up Taylor, stopping briefly one at a time behind the Hilton Hotel where there's little traffic. There, scores of beaming, miniskirted young women and stoic men with untucked shirts step off to be

greeted by an official escort, and often Chesa, an uninvited beggar.

They brush past him without giving the Styrofoam cup in his outstretched hand a glance. In a slur that rode on reeking breath, he said he's there for the "beautiful girls" every Saturday at 10 p.m. when the buses start arriving. The women, many with bare shoulders and glamorous makeup, huddle on the sidewalk, some screeching with laughter.

"I've never been to the club," said Rianah Hope, dressed in a fetching white strapless outfit. "We're here for a birthday party."

On the last Saturday in April, she came with a party of 19 young women to celebrate friend Keyonna Lynch's 23rd birthday. They paid \$35 apiece for the roundtrip from Hayward.

In minutes, a much larger bus arrives from Daly City, then another from Dublin with 50 passengers. Escorts, reminding people to get their IDs out, march crowds down to the gritty intersection where a club-hired security guard supervises their crossing.

Lost in their reveries, the birthday women dodge two more drunk beggars and stand in the growing line at 181 Eddy as taxis arrive and cars pull into the \$20 parking lot across the street. Two squad cars drive by at 10:30 p.m. when the line, which has been monitored by Suite 181 staff, is funneling slowly into the surreal pink glow of the club's doorway.

The scene seems the picture of balanced crowd management now. But this year Suite 181 has been the top problem club in the Tenderloin and is under on-going investiga-

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# GOOD NEWS for...

**MINI BUSINESSES** Tax-Aid, which prepares taxes for free for low-income families, now is offering tax help to owners of very small businesses and self-employed people — housekeepers, gardeners, child care providers, home health aides, handymen. If you have no employees and last year received a tax Form 1099, filed a Schedule C or owed self-employment taxes, you're probably eligible for a free two-hour workshop. Among the practical things you'll learn are how to determine if you're considered self-employed by the IRS, and how to record revenue and expenses so you can deduct the cost of doing your work from your income. Workshop leaders will explain self-employment taxes, why you have to pay them, how to avoid costly surprises next year at tax time, and how to reduce your chance of an IRS audit or penalties. After the workshop, bilingual professionals will answer questions. English workshop: June 7, 10 a.m.-noon, Jones United Methodist Church, 1975 Post St. Chinese workshop: June 14, 10 a.m.-noon, Salvation Army Chinatown, 1450 Powell St. Pre-registration: Email name, phone and session desired to [tax-aid@kpmg.com](mailto:tax-aid@kpmg.com), or leave a message at 963-8633.

**TNDC** celebrates its 27th birthday at a glittery dinner May 30 at Moscone Center's Esplanade Ballroom. Besides more than a quarter of a century in the nonprofit housing business, TNDC hasn't forgotten its residents: Among its many services to them in the last 15 years, it's distributed 2.3 million pounds of comestibles from the S.F. Food Bank; served 10,000 holiday meals and 6,000 pieces of birthday cake; made 15,000 referrals to other community providers; hosted 4,000 community events; gave out \$38,000 in scholarships through TASP, its after-school program; got ten 3,432 pizzas donated for TASP kids; and made them 61,750 sandwiches. TNDC also celebrated the lives of 250 of its residents at memorials at their hotels.

If you have some good news, send it to [marjorie@studycenter.org](mailto:marjorie@studycenter.org) or [tom@studycenter.org](mailto:tom@studycenter.org).



PHOTO BY KATHLEEN HARRISON

**Jeff Kositsky**, CHP executive director, told of a tiff with the mayor during negotiations.



PHOTO BY DARYL DUARTE

**Mayor Newsom**, after praising the city's deal over the Essex, acknowledged Kositsky had been right.

## Essex back better than ever

*Nonprofits make old hotel new home for 84 people*

BY TOM CARTER

**T**HE Essex Hotel, at 684 Ellis, was a failing tourist and residential hotel more than five years ago when Mercy Housing California eyed it as a candidate for housing the homeless.

April 17, the Essex reopened as home to 84 people who previously had no home.

The seven-story building had only two residents when Mercy teamed up with Community Housing Partnership to buy it and transform it into spiffy, 250-square-foot SRO units, each with a bathroom and kitchenette.

At a time when the city was cash-strapped, the partners scratched for city funds for construction and wrap-around services. They ended up with \$6 million from the mayor's office, \$7 million from the state, an \$11 million loan from Citi Community Capital and other help from Enterprise Community Partners, plus the Department of Human Services bankrolled supportive services.

The Essex is a big success for CHP, which now owns and operates the building and is

developing three other homeless projects.

"It took a whole city to get it done," said CHP Executive Director Jeff Kositsky, whose parents were among the 25 people seated in the downstairs community room where twice that many were standing. "And what we are really celebrating is 84 opportunities (for the residents)."

Then Kositsky told an amusing story about his struggle to persuade Mayor Newsom that the city should fund all of the hotel's daily operations through CHP. He said his mother had called the day after that meeting and asked how he was feeling, and he said he was glum because he'd had a tiff with the mayor and had gotten angry when the mayor wouldn't see things his way. There was a long pause on the line, Kositsky said.

"And then she said what a good mayor he is and that I should go right back there the next day and apologize," Kositsky said. Laughter filled the room. "But of course I didn't."

Even so, as a result of Kositsky's campaign, the Essex became the first SRO that the

city alone is fully subsidizing. DHS pays \$1 million from the general fund for rents (a subsidy that enables residents to pay only \$216 a month on average), the ongoing supportive services and the building management. Other such SROs are in the pipeline for the city's new full-support program.

"There will be things we can't do if we do this," Newsom said at the reopening event, referring to having redirected budgeted funds for the Essex. "It's not an easy debate, and I appreciate the hard-headedness it took to get here. But this is what we need more of. We've begun to turn the page (on homelessness). And, yes, I love bragging about it in other cities.

"It is just 84 units," said the mayor. "But for the changed lives it is an extraordinary day. I know we can solve homelessness. The lives here, you are changing forever. I know cynics are out there. But bring them to the Essex."

Then he nodded to Kositsky and struck a repentant note as he recalled the day of the tiff.

"And I was wrong that day," the mayor said. ■

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# TL's top cop says it takes a village to keep the peace

**E**ACH week Tenderloin police Capt. Gary Jimenez composes an email newsletter to the community. His personal state-of-the-neighborhood assessment precedes a litany of the week's busts. On April 18, Jimenez explained the simple facts of trying to keep order in the Tenderloin, and why he is hopeful. It seemed worth repeating

"Many of the problems that are on our streets do not involve criminal conduct and are allowed to go unabated or ignored by the community in the name of individual rights or sympathy for the human with a condition that they themselves cannot rationally address and (there is) no mechanism in place to address it. Therefore, the problem continues until some act deems it illegal or criminal, and therefore it becomes now a problem the police should solve.

"The reality is that the resources of your police district are limited and the actions we do take are often extremely ineffectual. Our operation mode is based on a traditional response to the problem and our society and the conditions around us have changed so much that the means available to the police are no longer achieving the desired results. Thus the problems and the crime fighting are not only a police concern and duty but also a community responsibility and cause for address.

"The Tenderloin District has many organizations working along with the City to improve the neighborhood and bring more retailers to occupy the vacant storefronts, businesses to fill the abandoned buildings, and housing for families and the homeless. Many groups in the Tenderloin work with the youth in our neighborhood to give them positive direction and assistance to deal with their future. We are so lucky to have so many wonderful people that care, tutor and guide our Tenderloin children.

"There is much to be hopeful about and reason to believe we are headed in the right direction. We need just to stick together and believe in our goal to rightfully be proud of our neighborhood. A big part of that is having a full service neighborhood." ■

## Mother's Day

entering through the door  
i immediately sense the odor  
of the blue incense from a room  
where a Buddha altar sits

Mother must be home

— Wakako Murata



PHOTO BY TOM CARTER

**Presentation** Senior Community's Yoko Takahashi, 75, Nianmui Wong, 68, and Run Ci Liang Der, 80, take a bagful of leaves and weeds out of Boeddeker Park's gardens for Earth Day.

## Seniors revitalize Boeddeker for Earth Day

**T**HE Earth Day spirit drew more Presentation Senior Community volunteers than usual next door to a Boeddeker Park cleanup, where a hardy band of green-thumbed seniors typically gathers like elves every month to make order out of chaos.

Usually, a dozen or more in their 60s to 80s turn out to pull weeds, remove trash and plant flowers the third Thursday of every month from 9 a.m. to 11 a.m. The six-story Presentation houses Section 8 elderly and overlooks the park's northeast corner, which has most of the flower beds.

But April 19 — the Saturday before Earth Day, April 22 — more than 20 showed up. They were joined by two Daly City Westmoor High School students, the son and daughter of Paul Lam of the Presentation staff who serves as translator.

At 10:30 a.m. the group was furiously raking a plot and stuffing weeds and trash into garbage bags almost like they were trying to outdo each other.

"Earlier they pulled all the weeds in the sandy playground area," said Betty Traynor, the Friends of Boeddeker Park chair who leads the monthly cleanup with someone from Rec and Park.

Also left in the group's wake were three transformed flower beds replenished with new growth, making the park look as good as it ever has.

"My apartment is up there," said Yoko Takahashi, 75, pointing to Presentation's fourth floor. She was wearing gloves and a long-sleeve brown T-shirt with the Rec and Park logo, a gift for

her persistent volunteering.

"So I see the people down here making a mess," she said. "We pick up the needles and cigarette butts and trash. I'm just glad poor people can enjoy it. But it looks like a park now, not a trash bin." ■

— TOM CARTER

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# Suite 181 trying hard: Reroutes buses

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tions by the state's Alcoholic Beverage Control department, the city attorney's office and the police. Several neighborhood groups have protested the noise inside and out, violence, rowdy crowds and bus parking. The complaints were followed by arrests, community discussions, a March 4 hearing before the City's Entertainment Commission, while a host of expensive club alterations and procedural changes were being made.

The height of the 'hood's alarm was over a shooting outside the club in February that police say stemmed from an argument inside. A stray bullet hit an innocent bystander in the foot, an Empress Hotel resident across the street.

Such nightclub violence, much of it at SoMa hot spots, led to Mayor Newsom's legislative package that month to control the scene. Expected to have the greatest impact is an anti-loitering measure, if it passes.

A community meeting held March 27 on the club's main floor appeared to end the strife and find the peace. A major neighborhood issue has been boisterous after-hours noise.

Contrite co-owner Drew Adelman had all the answers and plenty of good will for all at the meeting. He told the crowd of 60 of the extensive changes he made based on citizen complaints.

But very early the morning of April 20, an unruly crowd leaving the club caused such a ruckus that neighbors called the police. They came and made arrests. Apparently, crowd escorts lost control, or security guards did.

Rich Marchasin, who operates Party Bus San Francisco, has been in the business 17 years and only recently has he received any complaints, he said.

"Twelve years ago I had one bus and I was the driver out in front of 181 Eddy," he said

"And there were never any problems."

But business boomed. Marchasin now has five buses that roam the Bay Area and five competitors who also furnish Suite 181 with Friday and Saturday night revelers. Not all have Marchasin's community sensitivity. He was the only bus owner to attend the March 27 meeting where he was introduced and answered questions about the new bus routines.

His Party Bus revelers wear wristbands color-coded by bus. They follow a dress code and aren't allowed to drink on board, although Marchasin says it is legal. And his escorts make people "walk quietly to keep the peace."

He said he met with his competitors that day to emphasize the need for public decorum.

"I am trying to teach them how to keep peace in the neighborhood," he said. "And I will teach them. My only issue is quiet. And one thing I've learned in life is that anything can be fixed."

The community's March 27 meeting set up by Safety Network and TNDC demonstrated the progress wrought from the wheel that began squeaking a year ago. Nearly 60 showed up, including TL police Capt. Gary Jimenez, code officer Mike Torres, a representative from the Mayor's Office on Criminal Justice and Entertainment Commission Executive Director Bob Davis. Sitting on folding chairs, the crowd listened to co-owner Drew Adelman first introduce his entire staff.

Complaints changed Adelman. He had already been responding to objections to the noise — he said in the last six months he spent \$102,000 on sound-proofing, careful to meet city standards, "not like the old days when you could do it any way you wanted." Then he heard speakers at the Entertainment Commission meeting say they could still hear noise outside after 2 a.m. so he moved music downstairs and added more plywood and

soundproofing.

"Now the only way you're going to hear it outside is when somebody opens the door," he said.

There were other complaints, too, from screeching cars peeling out of the parking lot to muggings there and from noise on the sidewalk to cigarette smoke wafting up from the outside patio in back to bother residents above.

"I learned a lot at the commission meeting," Adelman said. "It opened my eyes. I've been here 10 years and want to be here another 10 years. I'd like to have an open-end communication with the community. And that's why we invited you to meet here."

The club was surprised a few years ago when several bus companies added the venue to their weekend routines — "money for us and we loved it," Adelman said. But many buses rolled up without making arrangements in advance, complicating traffic. And Adelman said many didn't screen their clients like Marchasin does to see if they'll follow basic decorum. Now, security guards won't let any bus stop in front.

"But this is a nightclub — they're not leaving church," Adelman said. "We do remind them to be quiet and behave themselves."

At the urging of someone in the audience, he promised to put up a sign inside the club to that effect.

Weapons, however, were a more serious question. Adelman said no one had ever been shot inside and that male and female pat-downs keep weapons out of the club. But the Entertainment Commission's Davis said people go back to their cars for guns and it's a reason he wants more police patrols. But he said the issues were being addressed.

"There is a focus that neighborhood rights are to be protected," Davis said.

Besides making bus route changes, the

**The Heart of the City** Farmers Market would cease to be run by a nonprofit board, under legislation being prepared by the city's Real Estate Division. The new Federal Building looms in the background.

## Real Estate office plans ta

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Adams said she first got wind of the move when someone from the Real Estate office asked her to fill out an application for her own job. She said the representative explained the office was recruiting job candidates from among the 200 farmers' market managers statewide for positions at the Alemany Farmers Market, which the city owns and runs, and for Heart of the City, which it doesn't own but might in the future, she was told.

People at the collaborative wanted to know why the city would do this.

"I've never gotten a reason why," replied Adams. "We're asking for support. Contact people and let them know how you feel."

The second question was, Would prices go up if the city took over the market?

Adams said the city planned to raise the manager's pay to \$57,000 and she didn't know where the money would come from.

"Where are they going to get it?" she asked. "The market can barely afford \$40,000 for me. They think we do as much business as Alemany. We don't. It's at least twice the size we are."

Adams sold produce at Alemany for three years before she was hired in 1981 as the U.N. Plaza market manager. The market at 100 Alemany Blvd., begun in 1947, is hailed as the granddaddy of California farmers' markets, a model for all that have followed. It accommodates 200 farmers and nets \$200,000 from a \$800,000 gross, according to the real estate office.

Currently on Wednesdays and also Sundays during the summer, 60 or more farmers arrive



PHOTO BY LENNY LIMJOCO



# es, adds security and soundproofing

club has added up to 10 security guards on Saturdays, bringing the total to 22, fewer on the lighter Fridays. He has male and female pat-downs for weapons and has restricted to 25 the number of smokers outside. But since soundproofing and making physical improvements that include ADA accommodations, still not completed, his business has dropped 24%, he said.

"But I'm fine with that," Adelman said.

What he wasn't okay with, he said, "was the bump rule." That's when somebody's bumped into, they bump back and payback escalates.

A prime example followed just after midnight on April 20. A bump argument and name-calling started on the dance floor and before any security guards could respond, two Hispanic women got punched, kicked and stomped by five black women, said police, who were called after the incident.

Outside the club, police questioned witnesses and the victims, who pointed out two attackers who were arrested and handcuffed. The Hispanic women, with swollen eyes and cut lips, refused medical treatment, police said. Two pairs of shoes were confiscated as evidence.

An hour later, two Latinos who security guards ejected threatened the police outside and were arrested for drunkenness.

"Maybe 1,000 people come to the club on the weekend and you get some bad actors and it erupts in violence," said Jimenez. "They (the club) have increased the security staff. But I'll be talking to my night watch to see if there's a better procedure to ID these characters before we have to arrest them."

Another community meeting with the club will be held May 22 at 6:30 p.m. at 181 Eddy, Safety Network's Dina Hilliard announced at the Tenderloin Police Community meeting at the end of the April. ■



PHOTO BY TOM CARTER

**Streams of Saturday** night revelers arrive on buses that stop behind the Hilton Hotel. They often dodge beggars such as Chesa as they are escorted to the club on Eddy Street.

## Takeover of farmers' market

at U.N. Plaza mainly from the Stockton, Sacramento and Watsonville areas to set up and sell from stalls they rent for \$25. The market area, rented from the city for \$1 a year, soon swarms with an ethnic mix of shoppers, many from the Tenderloin and SoMa, who buy fresh fruits and vegetables at reasonable prices, some of it organic. People cherish the opportunity and everybody digs the atmosphere.

The market's only income is the rent from an average of 55 stalls per session. After paying fees and four employee salaries, including her own and her bookkeeper son's, Adams said what's left goes for turkeys to the farmers on Thanksgiving and See's candy on Mother's Day. Raising stall fees or increasing the number of farmers aren't good ideas, she said, because the current economic balance works.

"These farmers are paying about \$200 in gas, and if they can't make a profit here they'll go somewhere else," she said. Many also sell at the Alemany market.

A fact sheet that Real Estate Director Amy Brown sent in April to the supes — which Adams hadn't yet seen when she spoke at the collaborative — outlined what the office contemplated. Mainly, it wants to absorb the market operations, replace its \$1,500-a-month Orpheum building office with free city space, turn its board of directors into an advisory committee, update its permit procedures and boost the manager's salary by \$17,000. The fact sheet said Real Estate wouldn't raise the \$25 stall fee or fiddle with the mix of farmer vendors.

A week after the collaborative meeting, Daly's office emailed the three-page April 4 memorandum that Real Estate sent to the Board of Supervisors as part of his response to

the people who had contacted him with concerns.

The memo said the market hasn't paid its \$150 monthly cleanup bill to the Department of Public Works. DPW claims it hasn't received payment. Even so, the memo said, that amount wouldn't cover the cost for DPW's repair and cleaning because the wear and tear on the pavement is "significant."

"Some of the damage to the plaza results from allowing vendors to drive vehicles onto the brick plaza and park there during the market, a practice that should not be permitted," the memo said.

It went on to say that the market's 90 stalls rented "at \$25 per day results in gross revenues of \$4,500 per week and \$234,000 per year."

Adams, sitting in her truck at the market the following Sunday, was startled to see the memo's claims.

"I've always paid the \$150," she said. "I don't know why they say that. I pay it in \$900 checks twice a year. I just sent one in last week."

"It's amazing. They have never asked me one question," Adams said. "And I have never gotten one phone call from them."

The \$234,000 gross was way out of line, too, Adams said.

Back in the 1980s, the plaza had a capacity for 85 or 90 stalls, but about 10 years ago new plaza street lights were installed, reducing the stall space between them. Now, Adams said, 67 is the maximum number of stalls she can accommodate. Later, from her office, Adams reported the market grossed \$187,000 last year.

Real Estate's Updike said that discussions

are still being held and "one or the other or both" the farmers' and antiques markets will be taken over by his office, but that cost saving isn't the main point.

"There will be no financial impact on the farmers and vendors," he said. "Any money (from efficiencies) would go back into the markets."

The takeover plan came after a review of the Alemany market operations revealed a need for changes in the city administrative code. City Administrator Ed Lee suggested examining the U.N. Plaza operation as well. The Real Estate office determined a need for new salaries then, which were put in the 2007-08 budget last year, Updike said.

Now the hiring procedure for staffs at both farmers' markets has yielded a good list of prospects but it was seen as "heavy-handed," Updike said.

"It was unfortunate because that wasn't our intention," he said. "It was a hard and awkward discussion we had with the current managers. We want to provide more resources for the terrific venture that the U.N. Plaza farmers' market is."

In late April, Daly's office held a meeting with the Heart of the City market's board to pledge support and explain the legislative process that Real Estate will pursue for changes. Supervisors President Aaron Peskin has also stated the board is behind the market as it exists. And people are still signing the petition.

"There are thousands of signatures on hundreds of pages," said Daly aide Rachel Redondiez. "And we've had a ton of responses in the office." ■

## Mirkarimi may soften anti-newspaper stance

BY PAUL KOZAKIEVICZ  
EDITOR, RICHMOND REVIEW AND SUNSET BEACON

**I**N an effort to limit litter, Supervisor Ross Mirkarimi has introduced legislation that would hit newspaper publishers with stiff fines if they deliver to people who do not want the paper.

The ordinance calls for all publishers to maintain a "do not deliver" list. If a paper is delivered to someone on that list, they can ask the director of the Department of Public Works to determine guilt or innocence. A publisher found guilty could be fined \$100 for the first offense, \$200 for the second and \$500 for the third. Mirkarimi says the fines are not set in stone and he is reconsidering the punitive aspects of the legislation.

The "do not deliver" legislation also would apply to handbills, including restaurant menus. Organizations that use volunteers to distribute flyers would also be affected. Some neighborhood publishers see the legislation as impractical and an infringement on First Amendment rights.

Many publishers use delivery services to distribute their newspapers and handbills. Under the legislation, the publishers would be responsible for the actions of the delivery service, even though they have no connection to the people who are delivering the paper.

Mirkarimi said political flyers that are distributed door-to-door are exempt from the legislation.

Mirkarimi said he is willing to work with publishers to find other solutions to the litter problem. He said he is considering switching to a voluntary plan. ■

## JEFF DEATON, DAISY YEPIZ Essex Hotel favorites

The renovated Essex Hotel, which reopened in February, conducted a double memorial in April for two of its formerly homeless residents: one, a towering, highly literate man from Colorado affectionately known as "the gentle giant"; the other, a tall African lady whose courage and optimism had inspired those who helped her.

Jeff Deaton and Daisy Yepiz moved into the Community Housing Partnership hotel within six days of each other in February, among the first of Department of Human Services homeless referrals. In late March, they died in their rooms a day apart. Both had been happy in their new community where help and new friends were at their fingertips.

The staff recalled in the April 2 memorial how both were teary-eyed to receive housing. Mr. Deaton wore a huge smile; Ms. Yepiz, whose time had been running out in a shelter, was ecstatic.

"They were sweet people," said Jeff Kositsky, CHP executive director. "And, thanks to the staff who provided them a home and support, the horror of dying in the street is something they didn't have to experience."

"They were incredible people," said an Essex staff member. "They had an aura of dignity about them."

"She always said something (good) would happen," said a social worker who had helped Ms. Yepiz find the Essex. "She was cheerful and had an amazing smile, and she was humble and kind, spiritual, too. It made her so likeable. They were both very, very grateful."

Little was known about Ms. Yepiz when she first moved in. "She chose her company carefully," said the social worker. Few knew she had children in Africa.

Ms. Yepiz died in her room of heart disease on March 25. She was 61.

Mr. Deaton was the first of 84 residents to move into the Essex after its \$23.2 million, yearlong renovation. He had postponed an operation on his trachea, a staff person said, and then had the surgery

after he got situated. On March 26, he was found dead in his room. He was 46. Cause of death is pending.

It was a testament to their popularity that more than 30 residents and others from the Bay Area attended their memorial and spoke affectionately of them. Some people had to stand for lack of seating.

Because of his operation, the 6-foot-5 Mr. Deaton could hardly speak. So the "gentle giant" became a prolific writer. He penned eloquent letters to the staff and other residents about the housing and its appurtenances, and about his love of nature, hiking and rock climbing, and how he missed them. He had come from a shelter but it wasn't known how long he had been homeless or when he originally came to the city.

Mr. Deaton reveled in his new stability and his future. In one six-page handwritten letter to the staff, he wrote in part:

"I never dreamed a few months ago I'd ever live, or have a place to live, have dignity, comfort and a chance to attain the things that I believe I need in order to live an enjoyable life — or have the physical wellness to do so."

His Colorado relatives sent a large bouquet of purple and yellow flowers that were next to a bouquet for Ms. Yepiz on a table in front.

Ms. Yepiz was born in Zimbabwe and left her family to work in America and send money home. Zimbabwe, one of the world's poorest countries, has an unemployment rate of 80%.

"She was tall, maybe 6 feet, and thin, and wore colorful clothes," said one staff member. "And she had a good sense of humor. She valued people and could connect with them. She had no compunction about just walking up and talking to anyone."

Her African name was Daisy Shekede; she was named after her village.

Mr. Ibangi, from Nigeria with two children, brought her to the Bay Area as a nanny for his two children and to help his wife, a family friend said.

"She lived with us," Mr. Ibangi said at the memo-

➤ CONTINUED ON PAGE 7

## TENDERLOINHEALTH

a continuum of care

### Outreach and Community Events May 2008

#### Health Promotion Forum

Topic: Safer Injection  
Date/Time: Tuesday, May 20, 12 pm - 2 pm

#### HIV Treatment Forum

Topic: Adherence and Tolerability  
Speaker: Nina Grossman, Tibotec Therapeutics  
Date/Time: Monday, May 19, 3 pm - 4 pm

#### Client Advisory Panel

Come talk with Tenderloin Health's Board Client Representative(s) and program managers about plans for Tenderloin Health. Also provide input on new services and how we can improve.  
Date/Time: Wednesday, May 14, 11:30 am - 1 pm;  
Wednesday, May 28, 11:30 am - 1 pm

#### Volunteer and Intern for Tenderloin Health

Orientation: Sunday, May 11, 12 pm - 6:30 pm  
220 Golden Gate Ave., 3rd Floor  
lunch provided  
You must register for volunteer trainings.  
Stop in/call Emilie (415) 437-2900 ext. 234.

For a schedule of our current groups or for more information  
call 415.431.7476 or go to [www.tenderloinhealth.org](http://www.tenderloinhealth.org)



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2. 2008 Art Deco Society of California Preservation Award.

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► CONTINUED FROM PAGE 6

rial. He was in Nigeria when she died, and just returned. "She was a true mother at heart and a no-nonsense person."

At some point she left the Ibangi family and moved to Oakland. It wasn't known when she married a Chinese man and changed her name, but she took a job waitressing in Sukhi's Indian restaurant for several years. She became good friends with the woman owner who often gave her Indian clothes. Somewhere, Ms. Yepiz lost her green card.

Marni Temple, a Richmond woman, met her at Sukhi's 11 years ago and struck up a friendship. When Temple had a hip replacement, she asked Ms. Yepiz to take care of her.

"It was a great gift," said Temple, who was wearing a dark Indian dress to honor Ms. Yepiz. "She helped me from bed to the walker to the cane. She could be stubborn, too. But without that she wouldn't have survived. Then I lost track of her. Thank all of you who helped her."

Ms. Yepiz apparently got sick and moved to San Francisco. Her husband died eight months ago, someone said.

A Zimbabwean woman stood and said she had roomed with Ms. Yepiz in San Francisco — but it wasn't clear if that was in a shelter or elsewhere — and she had been "like a mother to me." Ms. Yepiz had admonished her for fighting with her employer, reminding her she was "here illegally," and to be careful.

"She said to me, 'San Francisco is the only place that will take care of me — I have nothing now and I can't work.'" The woman added, "Thank you — she could die in a beautiful room."

When the woman moved out, Ms. Yepiz was praying, she said, and she never saw her again.

Entering the welfare system put "a very complex burden" on Ms. Yepiz because she was not a citizen and had no green card, a social worker said. As her shelter time drew near an end, and the worker tried desperately to get her housing, Ms. Yepiz was calm and cheerful.

"She was always reassuring us," said the social worker. "She was never down and had the most peace of mind of any of us. She respected the system."

Despite Ms. Yepiz' troubles, she received the city's full treatment.

The public administrator's office handles

estates of deceased indigents and others who have no relatives here. In handling Ms. Yepiz's case, it worked through the Zimbabwe Embassy in Washington, D.C., because San Francisco doesn't have one. It located her son Kelvin Shekede in the town of Gweru to send him the death certificate. Her daughter died years ago.

The public administrator planned to ship Ms. Yepiz's remains home but Lufthansa, the only airline flying to Zimbabwe, wanted \$4,000. With the casket, fees and other costs, the total would be \$11,000. But estate investigator Andres Garcia talked to the son and he gave permission to cremate the body instead and send on the ashes. That \$2,260 cost is paid from Ms. Yepiz' small estate, Garcia said. Anything left goes to her son.

"Ms. Yepiz was lucky to have friends who cared about her," Garcia said. "They called us with information. It's nice to see that bonding, and it helps put a face on the people we deal with. I got to talk to the son, too."

"I'm glad this worked out. So many times we go into an apartment in the Tenderloin of someone young or old and there are no leads to find relatives."

Upon the arrival of the ashes, and after a proper ceremony, it is said in Zimbabwe's Shona tradition that Ms. Yepiz's spirit will become part of her ancestral tree. ■

—TOM CARTER

**GREGORY DAVID HIGGS**  
SOMPAC member

Gregory David Higgs, a security guard who served on the South of Market Project Area Committee, died March 8 of heart disease in his Park Hotel room on Folsom Street, a family member said.

Mr. Higgs was on SOMPAC's Crime & Safety Committee from August 1999 to September 2001 when he had to quit for health reasons.

A native of Long Island, Mr. Higgs spent most of his adult life in the Bay Area. He is survived by a sister, Dr. Maggie Higgs Blackburn of Tallahassee, her husband, Doug Blackburn, and their son, Max Blackburn. The family asks that any contributions in Greg's name be made to SF Connect ([www.projecthomeless.org](http://www.projecthomeless.org)) or Glide Foundation ([www.glide.org](http://www.glide.org)). ■

—DOUG BLACKBURN

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**STATEWIDE DIRECT  
PRIMARY  
ELECTION  
TUESDAY, JUNE 3, 2008**

**★ REGISTER AND VOTE ★**

**Polling places are open from 7:00 a.m. until 8:00 p.m.**

**Early voting at City Hall begins May 5, 2008.**

**Last day to register to vote is May 19, 2008.**

**You must re-register if you have moved, changed your name, or want to change your party affiliation.**

**Last day to request a vote-by-mail ballot is May 27, 2008.**



**Party Affiliation & "Decline-To-State" Voters**

The June 3, 2008 election is a "modified" closed primary. If you registered to vote with a qualified political party, you can only vote for candidates from that party.

If you declined to state a political party when you registered, you can vote for candidates from one of the following two parties:

- The Democratic Party
- The Republican Party

Decline-to-state voters will not be able to vote in party county central committee contests.

*All registered voters may vote on ballot measures.*

**Be a Pollworker on Election Day!**

The Department of Elections is looking for pollworkers to help on Election Day. Pollworkers can earn up to \$170! To sign up, visit [www.sfgov.org/elections](http://www.sfgov.org/elections) or call (415) 554-4395.

欲想獲得關於這次選舉的中文資料, 請瀏覽[www.sfgov.org/elections](http://www.sfgov.org/elections) 或致電三藩市選務處(415)554-4367。

Para información electoral en español, visite [www.sfgov.org/elections](http://www.sfgov.org/elections) o llame al (415) 554-4366.



**Department of Elections, City and County of San Francisco**

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# COMMUNITY CALENDAR

## SPECIAL EVENTS

**Human Resource Management for Small Businesses**, May 7, 6-8 p.m., West Bay Conference Center, 1290 Fillmore St. Free workshop, presented by Urban Solutions, covers best practices for recruiting, retaining and supervising employees. Information and to register: [urbansolutionsSF.org](http://urbansolutionsSF.org) or 553-4433 ext. 101.

**Bicycle Plan update meeting**, May 21, 6-7:30 p.m., SoMa Recreation Center Auditorium, 270 Eighth St. One of four S.F. Municipal Transportation Agency meetings in city neighborhoods to discuss 56 proposed bicycle projects. For projects, see [sfmta.com/cms/bhome/homebikes.htm](http://sfmta.com/cms/bhome/homebikes.htm).

## COMMUNITY: REGULAR SCHEDULE HOUSING

**Supportive Housing Network**, 2nd Thursday of the month, 3-5 p.m., location TBA. Contact: Kendra Fuller, 421-2926 x304.

**Tenant Associations Coalition of San Francisco**, 1st Wednesday of the month, noon, 201 Turk Community Room. Contact Michael Nulty, 339-8327. Resident unity, leadership training, facilitate communication.

## HEALTH AND MENTAL HEALTH

**CBHS Consumer Council**, 3rd Monday of the month, 5:30-7:30 p.m., CBHS, 1380 Howard, Rm. 537. Call: 255-3428. Advisory group of consumers from self-help organizations and other mental health consumer advocates. Open to the public.

**Health & Wellness Action Advocates**, 1st Tuesday of the month, 5-7 p.m., Mental Health Association, 870 Market, Suite 928. Call: 421-2926 x306.

**Healthcare Action Team**, 2nd Wednesday of the month, Quaker Center, 65 Ninth St., noon-1:30 p.m. Focus on increasing supportive home and community-based services, expanded eligibility for home care and improved discharge planning. Light lunch served. Call James Chionsini, 703-0188 x304.

**Hoarders and Clutterers Support Group**, 870 Market, Suite 928. Call for dates and times: 421-2926 x306.

**Mental Health Board**, 2nd Wednesday of the month, 6:30-8:30 p.m., City Hall, room 278. CBHS advisory committee, open to the public. Call: 255-3474.

**National Alliance for the Mentally III-S.F.**, 3rd Wednesday of

the month, 6:30-8:30 p.m., Family Service Agency, 1010 Gough, 5th Fl. Call 905-6264. Family member group, open to consumers and the public.

## SAFETY

**Safety for Women in the Tenderloin**, every 3rd Wednesday, Central City SRO Collaborative, 259 Hyde St., 4-6 p.m. Informal, friendly environment, refreshments, gender sensitive to LGBTQ community and sex workers. Discuss how to make Tenderloin SROs safer for women. Information: Leanne Edwards, volunteer campaign coordinator, 775-7110 x102.

**Neighborhood Emergency Response Team Training (NERT)**. Central city residents can take the S.F. Fire Department's free disaster preparedness and response training at any neighborhood location. See Website for schedule and training locations, [www.sfgov.org/sffdnert](http://www.sfgov.org/sffdnert), or call Lt. Arteseros, 970-2022.

**SoMa Police Community Relations Forum**, 4th Monday of the month, 6-7:30 p.m. Location changes monthly. To receive monthly information by e-mail, contact Meital Amitai, 538-8100 x202 or [mamitai@iisf.org](mailto:mamitai@iisf.org).

**Tenderloin Police Station Community Meeting**, last Tuesday of the month, 6 p.m., police station Community Room, 301 Eddy. Call Susan Black, 345-7300. Neighborhood safety.

## NEIGHBORHOOD IMPROVEMENT

**Alliance for a Better District 6**, 2nd Tuesday of the month, 6 p.m., 301 Eddy. Contact Michael Nulty, 820-1560 or [sf\\_district6@yahoo.com](mailto:sf_district6@yahoo.com), a districtwide improvement association.

**Boeddeker Park cleanup**, 3rd Saturday of the month, 9-noon, organized by the Friends of Boeddeker Park. To RSVP to work or for information, Call Betty Traynor, 931-1126.

**Central City Democrats**, meets four times a year, 301 Eddy St. Community Room. Addresses District 6 residential and business concerns, voter education forums. Information: 339-VOTE (8683) or [centralcitydemocrats@yahoo.com](mailto:centralcitydemocrats@yahoo.com).

**Central Market Community Benefit District**, board meets 2nd Tuesday of the month, 989 Market St., 3rd Fl., 3 p.m. Information: 882-3088, <http://central-market.org>.

**Community Leadership Alliance**. CLA Community Advocacy Commission monthly meeting, City Hall, Room 034. Subcommittee meetings and informational forums held monthly at the Tenderloin Police Station Community Room. Information:

David Villa-Lobos, [admin@CommunityLeadershipAlliance.net](mailto:admin@CommunityLeadershipAlliance.net).

**Friends of Boeddeker Park**, 2nd Thursday of the month, 3:30 p.m., Boeddeker Rec Center, 240 Eddy. Plan park events, activities and improvements. Contact Betty Traynor, 931-1126.

**Gene Friend Recreation Center Advisory Board**, 3rd Thursday of the month, 5 p.m. Board works to protect SoMa resources for children, youth, families and adults. Gene Friend Recreation Center, 270 Sixth St. Information: 538-8100 x202

**North of Market Planning Coalition**, 3rd Wednesday of the month, 6 p.m., 301 Eddy. Call: 820-1412. Neighborhood planning.

**North of Market/Tenderloin Community Benefit District**. Call District Manager Elaine Zamora for times and dates, 440-7570.

**SoMa Leadership Council**, 3rd Wednesday of the month, 6 p.m., The Arc, 1500 Howard St. at 11th. Emphasizes good planning and good government to maintain a diverse, vibrant, complete neighborhood. Contact: Jim Meko, 624-4309 or [jim.meko@comcast.net](mailto:jim.meko@comcast.net).

**South of Market Project Area Committee**, 3rd Monday of the month, 6 p.m., 1035 Folsom, between 6th & 7th Sts. Health, Safety and Human Services Committee meets monthly on the first Tuesday after the first Monday, 1035 Folsom, noon. Information: 487-2166 or [www.sompac.com](http://www.sompac.com).

**Tenderloin Futures Collaborative**, 2nd Wednesday of the month, 10 a.m., Tenderloin Police Station community room, 301 Eddy. Call 358-3956 for information. Network of residents, nonprofits and businesses sharing information and taking on neighborhood development issues.

## SENIORS AND DISABLED

**Mayor's Disability Council**, 3rd Friday of the month, 1-3 p.m., City Hall, Rm. 400. Call: 554-6789. Open to the public.

**Senior Action Network**, general meeting, second Thursday, 10 a.m.-noon, St. Mary's Cathedral. Monthly committee meetings, 965 Mission #700: Pedestrian Safety, third Wednesday, 10 a.m.; Senior Housing Action, third Wednesday, 1:30; Information: 546-1333 and [www.senioractionnetwork.org](http://www.senioractionnetwork.org).

## SUPERVISORS' COMMITTEES

**Budget and Finance Committee** Daly, Duffy, Ammiano, Mirkarimi, Elsbernd, Wednesday, 1 p.m.

**Land Use Committee** Maxwell, Sandoval, McGoldrick, Monday, 1 p.m.

# TEP

Transit Effectiveness Project



**SFMTA** | Municipal Transportation Agency

## Help Us Transform Your Muni System

TEP preliminary proposals aim to transform Muni into a first-rate transit system to reduce congestion, decrease pollution and get people where they want to go efficiently, safely. Proposals range from more service on the busiest routes to eliminating routes with the fewest customers. You can help shape these proposals to improve Muni – come to a community meeting and share your feedback.

**Sat., April 19th at 10:30 a.m.-12:30 p.m.**  
**West Portal Elementary**, 5 Lenox Way at Taraval St. Wheelchair access through Claremont St. school yard. *Nearby Muni routes: 17, 48, K, L & M to West Portal Station*

**Thursday, April 24th at 6 p.m.-8 p.m.**  
**Jewish Community Center**, 3200 California St. at Presidio Ave. *Nearby Muni routes: 1, 1BX, 2, 3, 4 & 43*

**Sat., April 26th at 10:30 a.m.-12:30 p.m.**  
**Dianne Feinstein Elementary**, 2550 25th Ave. at Vicente St. *Nearby Muni routes: L, 28 & 66*

**Monday, April 28th at 6 p.m.-8 p.m.**  
**Southeast Community Facility**, 1800 Oakdale Ave. at Phelps St. *Nearby Muni routes: T, 23, 24, 44 & 54*

**Wed., April 30 at 6 p.m.-8 p.m.**  
**City College Mission Campus**, 1125 Valencia St. at 22nd St. *Nearby Muni routes: 14, 26, 48, 49 & 67*

**Sat., May 3 at 10:30 a.m.-12:30 p.m.**  
**Jean Parker Elementary**, 840 Broadway St. at Powell St. *Nearby Muni routes: 9X, 12, 30, 45, Powell & Mason Cable Car*

**Monday, May 5 at 6:30 p.m.-8:30 p.m.**  
**Visitacion Valley Elementary**, 55 Schwerin St. at Visitacion Ave. *Nearby Muni routes: 9X, 9BX, & 56*


**Sat., May 10 at 10:30 a.m.-12:30 p.m.**  
**Harvey Milk Civil Rights Academy**, 4235 19th St. at Diamond St. *Nearby Muni routes: F, K, L, M, 24, 33 & 35*

**Monday, May 12 at 6 p.m.-8 p.m.**  
**West Bay Conference Center**, 1290 Fillmore St. at Eddy St. *Nearby Muni routes: 5, 22, 31 & 38*

**Wed., May 14 at 6:30 p.m.-8:30 p.m.**  
**Bessie Carmichael Elementary**, 375 Seventh St. at Harrison St. *Nearby Muni routes: 9X, 12, 14X, 19 & 47*

**Sat., May 17th at 10:30 a.m.-12:30 p.m.**  
**Mission YMCA**, 4080 Mission Street at Bosworth St. *Nearby Muni routes: 14, 23 & 49*

For more information, go online [www.sftep.com](http://www.sftep.com) or call 311

 All sites are wheelchair accessible. Materials in large print will be available at the meeting. To request assistive listening devices, a sign language interpreter or other accommodations, please call 415.226.1313, TTY: 415.701.2323. Providing at least 72 hours advance notice will help to ensure availability.

Interpretation in Cantonese and Spanish will be provided. There will be a FastPass raffle at each meeting.