

AGENDA ITEM 9.02

California Cultural and Historical Endowment Board Meeting
10/17/2011

STAFF REPORT

GRANTEE: BRIDGE Economic Development Corporation
PROJECT: 16th Street Train Station Restoration and Adaptive Reuse
LOCATION: San Francisco
PROJECT SUMMARY: CCHE funded portions of the project include: roof and ceiling repairs, fencing, installation of utilities, and installation of signage.
FUNDING RESERVED: \$250,000
FUNDING RESERVATION DATE: Not Applicable: On Wait List
FUNDING APPROVAL DATE:
IN GRANT AGREEMENT?: No
GRANT AGREEMENT TERM:
FUNDING ROUND: Funding Round 4

BACKGROUND INFO

The 16th Street Station is a City of Oakland Historic Landmark. The 1912 Beaux Arts-style station was the West Coast home of the Brotherhood of Sleeping Car Porters, organized by C.L. Dellums into the first African American labor union. The site played a significant role in the U.S. civil rights movement. The West Oakland community grew around the station as African Americans migrated from the southern states for related railroad jobs, transforming the area around the train station into a thriving "Harlem of the West." The train station was a place of arrival, connection, anticipation, promise, and legacy.

The CCHE Round 4 grant will fund the following improvements: repairs to fence and roof; installation of utilities such as water, power, and plumbing; subroofing repairs, drainage, interior ceiling repairs and rear exterior power washing in order to protect from further weather damage; and installation of signage to recognize historic nature of site.

REQUEST

Applicant requests approval of funding award in the amount of \$250,000.

BUDGET DETAIL

	CCHE BUDGET	MATCH
Building and Facility Costs	\$208,334	\$140,000
Contingency Costs	\$20,833	\$0
Indirect/Admin. Costs	<u>\$20,833</u>	<u>\$20,833</u>
TOTAL	<u>\$250,000</u>	<u>\$160,833</u>

CEQA STATUS

The Lead Agency, the City of Oakland, prepared and certified an Environmental Impact Report (EIR) and Mitigation

Monitoring and Reporting Program (MMRP) for this project and was adopted on May 17, 2005. CCHE staff has reviewed the EIR, MMRP, and the potentially significant impacts and mitigation measures described in the report. CCHE will make each of these twenty-five (25) mitigation measures that are applicable to the activities funded by CCHE a condition of the Grant Approval.

PROPERTY ARRANGEMENT

Build West Oakland, LLC is the property owner as evident by the grant deed recorded by the County Clerk on 6/30/2008. The applicant, BRIDGE Economic Development Corporation is an affiliate of BRIDGE Housing Corporation, an organization that has partnered with CalPERS to form BUILD West Oakland, LLC. BRIDGE Economic Development Corporation will provide documentation of the Lease Agreement between BRIDGE Economic Development Corporation and Build West Oakland, LLC prior to entering into formal Grant Agreement with CCHE.

MATCH REQUIREMENT

The applicant has demonstrated that they have more than the required match of 60% of CCHE funds.

STAFF RECOMMENDATIONS

Staff recommends the Board adopt the CEQA findings cited in Exhibit A that are applicable to the activities funded by CCHE a condition of Grant Approval and approve the award in the amount of \$250,000.

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