



# Eureka!

News for Eureka Valley, Upper Market, Castro, Duboce & Twin Peaks. Published by the  
**Eureka Valley Promotion Association**  
*Serving the neighborhood since 1881.*

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[www.EVPA.org](http://www.EVPA.org)

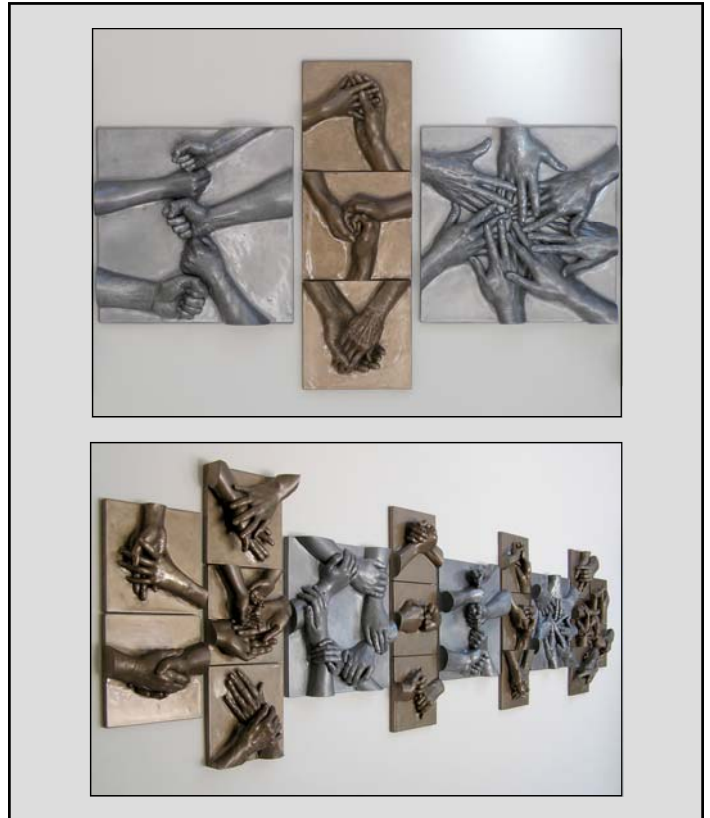
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## EVPA Returns To The EVRC For February 16 Meeting!

After nearly two years, EVPA will hold its February General Membership meeting at the beautifully restored and remodeled Eureka Valley Recreation Center (EVRC) at 150 Collingwood Street, adjacent to the Cala Supermarket Garage. We will meet in the large Assembly Room promptly at 7:30PM. Pictured here is the sculpture by Viki Saulis inside the EVRC.

Special guests include **District 8 Supervisor Bevan Dufty, Mission Police Station Captain John Goldberg, and Mary McCue of MJM Management.** Mary's firm will be providing the newly formed Castro/Upper Market Street Community Benefits District with various services, including street steaming, cleaning, and security. Among other topics, Mary and Captain Goldberg will discuss how they, working with recently hired outreach workers, will help address homelessness in the neighborhood.

Other topics on the agenda include an update on many Planning Issues by Committee Chair **Mike Babbitt**, and a discussion on what members feel would be a worthwhile project for EVPA to undertake in 2006. One topic discussed at the Board is pedestrian safety.



## THANK YOU BAZOUZI MARKET!!!!!!

Last month's excellent article on shops along 18th Street between Castro and Douglass Streets inadvertently omitted the market on the corner of Eureka Street owned and operated by Tony and Julie Bazouzi. In their immaculate store, you can get everything from sandwiches to wine, milk to pastries, fresh flowers to newspapers, fresh vegetables, fresh fruit, fine cheeses, plus staples like milk, butter, bread, canned goods, and alcohol. The Bazouzis are engaged in the neighborhood and place extra copies of our *Eureka!* newsletter on one of their prominent newsracks--right next to the New York Times. Passersby pick up a copy and learn more about what is happening in our area. (Perhaps reading this, some of them will decide to join EVPA. We hope so.) Thank you, Tony and Julie, for helping get the word out about our organization and for making our neighborhood a better place.

# Castro Storefronts Change With The Times

By David Weiss, Chair, VTNC Committee

## PART ONE of a 2 part series

If you're looking for some of the businesses that you shopped at last year, you may be out of luck....They're gone! Closed! Moved out! Lost their lease because of increasing rents! Or they couldn't afford the San Francisco Living Wage increase and the city payroll tax.

In the past year, the minimum wage for any business in the city has increased to \$8.82 per hour. The minimum wage for the rest of the state is \$6.75 per hour. Additionally, San Francisco charges a payroll tax on top of all other state and federal taxes paid by employers. It may cost more to live in San Francisco than the rest of the bay area: gas for the car (if you have to have one), parking and most other retail services and purchases may have slightly inflated prices.

I think that S.F.'s minimum wage is fair for employees who do not receive tips as a portion of their income. Restaurant owners did not support the SF Living Wage program only because it included tipped employees. The wage increases are reflected in higher menu prices. Several restaurants in our neighborhood are selling and moving elsewhere in the Bay Area. It's not just the minimum wage that forces them out. Add the city payroll tax of 1.5% on all wages paid, add high worker comp fees to the extra dollars paid as part of the minimum wage, employer matching taxes and the total is over \$10 per hour.

Here's the math:  $\$8.82 \times 8 \text{ hours} = \$70.56$ . Plus \$1.06 (1.5% for the city payroll tax) plus the employer contribution \$5.29 (for unemployment and federal and state matching tax) plus \$4.93, the low average worker comp rate (restaurants pay between \$7 and \$9.00 per \$100 of wages). GRAND TOTAL for 8 hours work for a minimum wage employee in San Francisco is: \$82.20. The same employee costs an employer in the East Bay \$62.10 per eight hour day. Approximately \$20 less per day adds up to over \$400 per employee per month to operate the same business in San Francisco. If a retailer is open 7 days a week, the extra cost per employee is over \$600 per month.

### **Is this enough to live on in our neighborhood?**

We see what these higher costs are doing to business. But do they help employees? Could you get by on \$70.56 before you pay your share of federal and state tax? Your check at the end of the week will be \$300 or less (depending on number of deductions). Could you pay your rent, put food on the table, ride muni, skip the movie (you can't afford the price of admission), pay the phone, PG&E and other utilities? What's left? You can't afford cable TV or an internet connection. Forget about a vacation or a few days off. Pay for your own Health Insurance? Don't get sick. You can't afford it.

Consequently, our neighborhood is changing. Some retailers are going and a few are coming. Read the next issue of *Eureka!* to catch up on the new faces in the neighborhood.

## Planning Notes

By Mike Babbitt, Planning Committee Chair

Welcome to the first of my monthly Planning Notes columns. As Chair of the EVPA Planning Committee, I hope to be able to convey basic information regarding building permits, remodels, additions and demolitions to properties and buildings in the Castro and Eureka Valley neighborhood. Interested EVPA members are encouraged to contact the Planning Department (558-6392) and request copies of these planning notices so that you can review them at your convenience. Also, please take a moment to walk by some of these addresses in your neighborhood to see first-hand what building or structure is being considered for remodel, addition or demolition.

### Demolitions:

- 530 Sanchez Street: Proposal to demolish the existing structure and construct a new 4 story, two unit residential building.
- 4126 17th Street: Proposal to demolish the existing building and construct a five story, five unit residential building.
- 331 Collingwood Street: Proposal to demolish the existing building and construct a two story, single family home over garage. This information was supplied by the building architect and we have not yet received a planning notice from the city. The architect has submitted the building at 615 Sanchez Street as an example of their work.

### Environmental Review:

- 376 Castro Street (the Arco Station): Currently undergoing review, the proposal is to replace the existing Arco station with a five story over garage, mixed use building containing 24 residential units with retail.

### Extensions/Additions:

- 39-41 Noe Street: A one story vertical and four story horizontal addition to the rear of the existing two unit building. The proposal includes a roof deck.
- 139 Danvers Street: A new addition to the rear of an existing single family home. A new roof deck will be constructed on top of the rear addition.
- 33-35 Cumberland Street: A variance for a rear yard structure, removing the existing second story deck and constructing new rear decks at the second and third stories. A rear yard variance from the requirement of 51 feet 4 inches to a proposed 17 feet 6 inches is requested.
- 359 Douglass Street: A proposal to allow construction of a two level addition to the rear of a single family home. The proposal would not encroach into the rear yard code requirements.

# ADAM HAGEN

HOMES • CONDOMINIUMS • INVESTMENT PROPERTIES



For any EVPA members or member referrals—5% of my commission donated to EVPA.

Office Phone: 415-447-8764  
E-mail: adam.hagen@cbtnorcal.com

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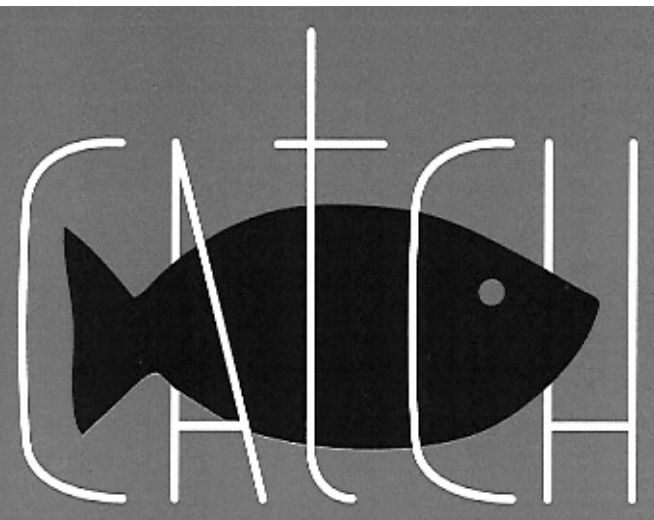
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## Custom Services

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| Install Shelving       | Some Plumbing/Electric  |
| Make a Door Fit        | Restore/Install Artwork |
| Pack Things to Ship    | Build Bookcase to Fit   |
| Small Carpentry Jobs   | Consumer Advice         |
| Organize Your Storage  | Short Notice Jobs       |
| Assemble Kit Furniture | Organize a Move         |

**Bob 336-7330**  
**bob@bobburnside.com**



**2362 Market Street**

Want to clean up our neighborhoods?  
Green the City? Help solve homelessness,  
and promote sensible housing policy?



Join SF's grass-roots quality of life group!  
free to join: [www.plancsf.org](http://www.plancsf.org)



**415.621.2566** 558 CASTRO STREET



**415.863.BLUE** 2337 MARKET STREET



**415.255.2RED** 4063 18TH STREET



**415.621.5256** 2247 MARKET STREET



456 CASTRO STREET

## Handy Resources for Home

Report Litter 28-CLEAN  
Report Graffiti 241-WASH  
Police Non-Emergency 553-0123  
Police/Mission Station 558-5400  
Help A Homeless Person 431-7400  
(Mobile Assistance Patrol dispatched)  
Street Cleaning 695-2017 or 695-2020  
Abandoned Vehicles 553-9817  
DTP Dispatch 553-1200  
Street Signs Missing/Damaged 554-9780  
Pot Hole Repair 695-2100  
Supervisor Bevan Dufty's Office 554-6968  
bevan.dufty@sfgov.org

### 2006 EVPA OFFICERS AND BOARD MEMBERS

**President:** Frank Weiss  
**Secretary:** Gustavo Serina  
**Treasurer:** David Weiss  
**At-Large Board Members:** Mike Babbitt, Adam Hagen, Joe Foster,  
Rick Galbreath

#### Minutes from January 2006 General Membership Meeting

Upon motion made and seconded, the  
November '05 minutes were approved.

## Join EVPA by Sending Us This Completed Membership Application

Name: \_\_\_\_\_  
*First Last*

Name: \_\_\_\_\_  
*First Last*

Organization: \_\_\_\_\_

Address: \_\_\_\_\_ Apt. \_\_\_\_\_

City: San Francisco, CA Zip Code \_\_\_\_\_

Day Phone: (\_\_\_\_) \_\_\_\_\_ Evening Phone: (\_\_\_\_) \_\_\_\_\_

Email \_\_\_\_\_

Address: \_\_\_\_\_

(EVPA does not share your contact information with other groups)

My concerns for the neighborhood include \_\_\_\_\_

I am interested in working on the following issues:

\_\_\_ City Planning/Zoning \_\_\_ Transportation, Utilities & Neighborhood Commerce

\_\_\_ Public Health/Safety \_\_\_ Education/Recreation \_\_\_ Membership & Promotion

\_\_\_ Finance \_\_\_ Internal Affairs \_\_\_ Pink Triangle Park

\_\_\_ **Renewing membership.** \_\_\_ **New membership.**

\_\_\_ I wish to receive my copy of the Eureka! Via the internet rather than by US Mail

**Annual Membership dues are \$20 per calendar year for individuals, \$30 for households and \$40 for businesses or nonprofits in Castro, Upper Market, and Duboce Triangle (Eureka Valley).** EVPA is a non-profit California corporation. Please return this form with your check payable to EVPA to:  
**EVPA, PO Box 14137, San Francisco, CA 94114-0137**

**EVPA P.O. Box 14137  
San Francisco, CA 94114-0137  
Address Service Requested**

[www.EVPA.org](http://www.EVPA.org) [www.PinkTrianglePark.org](http://www.PinkTrianglePark.org)



**General Membership Meeting Agenda Highlights  
Thursday February 16, 2006 7:30pm  
Eureka Valley Recreation Center  
150 Collingwood St.**

#### AGENDA

1. Introductions
2. Special Guests: Supervisor Bevan Dufty, Captain John Goldberg, Mary McCul, Community Benefits District
3. Committee Reports, Including Update on Planning Issues
4. EVPA Project for 2006

