The Unconstitutional Truth about the Presidio
By John Farrell

When Congress established the Presidio Trust in 1996, they wanted to insure its financial stability. Congress believed taxing private tenants at the Presidio impaired the Trust’s financial stability. Congress even enacted specific legislation in the Presidio Trust Act to insure that tenants were tax exempt. The only problem is that Congress does not have the power to tax exempt tenants under the Constitution of the United States of America.

In 1897, the State of California ceded to the United States exclusive jurisdiction on all lands held for military purposes which included the Presidio. Military installations are federal enclosures and are exempt from state property tax. Per legal counsel of the State Board of Equalization, a “federal enclave” is a property over which the federal government holds exclusive jurisdiction. Congress's concern around the Presidio was to use the site as a U.S Army Post. Since the Presidio was no longer being used for military use, the federal government used it as a U.S Army Post. Since the Presidio was no longer being used for military use, the federal government held exclusive jurisdiction.

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In 1994, the State of California ceded to the United States exclusive jurisdiction on all lands held for military purposes which included the Presidio. Military installations are federal enclosures and are exempt from state property tax. Per legal counsel of the State Board of Equalization, a “federal enclave” is a property over which the federal government holds exclusive jurisdiction.

Did this transfer negate the concept of “federal enclave” and “exclusive jurisdiction” since the Presidio is no longer used for military purposes and the City could now tax those properties being used for private benefit which includes Disney; a golf course; a sporting goods store; restaurants and housing for more than 3500 people. This issue has never been addressed.

The Presidio Trust was created by Congress in 1996 for a dual purpose: to rehabilitate and repurpose the Presidio’s historic buildings and environmental resources, and to operate the site as a vibrant public park independent of annual taxpayer funds.

In the establishment of the Trust, Congress's concern

Turf Burn
By Susan Gerhard

As the Beach Chalet fields debate continues, it’s time to take a close look at the disintegrating artificial turf fields with which we’ve already saddled.

In one of San Francisco’s once-premier artificial turf fields, I stood next to a puddle filled with black rubber pellets on a warm September afternoon watching my son’s team play a soccer match. Nearby, a small mound of these little used tire pieces had been assembled by a small child playing “in the dirt,” which was dry as if it were just raked. This was a combination of materials that, when heated, break down to constituent and potentially hazardous gases, heavy metals and oils that are halfformed, required additional water came in, because the temperature was palpably warmer on this surface than on the nearby grass, a few people from when a number of players called in sick to practice reporting respiratory infections, I thought back to the heat and fumes of that afternoon.

I remember the excitement of players and families as we first viewed and played on these new fields that were going to change the face of soccer in San Francisco. Early fashionable fields were Garfield, Youngblood Coleman, Silver Terrace and the field on Montana above, Embarcadero.

By George Woodring

Their debates were accompanied, in many cases, by ribbon cuttings and photo ops (the Ghana Women’s National Team arrived at one) followed by eager signups of teams paying to play in the space. Now these fields are in various stages of disrepair and disintegration and, among my circle of players, last on our lists to rent.

Why are we accepting “planned obsolescence” in the case of fields? When Monsanto convinces farmers to buy seeds that short-circuit the natural life cycle and force dependency on their corporate benevolence, many of us get angry. When the artificial turf industry convinces our Parks department to replace its living fields with materials that need to be hauled off to specialized dumps every eight years and replaced with new carpets of polyethylene fibers and styrene butadine crumb, we rejoice.

A Bakery on West Portal
By Keith Burbank

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Contrary to rumors, La Boulange Cafe & Bakery is planning to open in West Portal’s former St. Francis Market. Some thought the company dropped its plans because they didn’t see any construction activity at the site, but the company had planned to open in March 2014. And despite being a retail chain store, La Boulange got approval from the Planning Commission earlier this year and has built permits for the project.

“It’s a place that people have asked for,” said Avrum Shepard, a local resident who is active in the community. “We recruited them. We got them to open up shop.” Shepard said. The effort is one more step toward improving business along West Portal Avenue, an effort that began at least a year ago. At one time, food trucks were part of that effort.

Shepard cited results from a merchant’s association survey that indicates residents want a La Boulange Cafe & Bakery in the neighborhood. The association distributed the survey to 500 or 600 people, and two-thirds of the 303 respondents mentioned La Boulange.

As a result, a community member called the company and asked if it would consider a store in the neighborhood. “We would like to rent a place here,” Shepard recalls a representative of La Boulange saying.

The new – and what will be the only bakery in West Portal – will be located at 16 West Portal Avenue, around the corner from the library. Shepard said St. Francis Market decided to move to more upscale areas and to pay the higher rent the landlord was asking.

La Boulange has 20 locations in the Bay Area. To be considered a retail chain store – also known as formula retail – a company must have 11 or more locations in the United States, according to planning department guidelines. As required by the planning department, the company sought and obtained a conditional use authorization earlier this year.

Had the company sought to open in the Castro/Upper Market area of the City, it may have found more opposition to its plans. Surrounding neighborhoods in that area – with the help of Supervisor David Chiu’s Department – have placed limits on the amount of formula retail in the area. Castro/Upper Market neighborhoods successfully stopped both a Chipotle restaurant and a Starbucks from opening.

Not only is La Boulange a retail chain store, but the company is now owned by Starbucks, which as of August 2012, had 18,000 retail locations in 60 countries, according to company information. Starbucks purchased a chain store in June 2012, according to Starbucks’ website. “It’s been a positive,” said Cara Smith, retail operations and customer service director.
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A combined debt of over $5,000,000 for two medallions in New York City at the taxicab permit auction by New York City parallels the 35-year past history of taxicab medallions in San Francisco. Until the advent of Willie Brown as Mayor, with then-Supervisor Gavin Newsom as his Board of Supervisors spear carrier, taxicab medallions were issued by the Police Department. The application and grant procedure was simple, requiring about $500 worth of police department personnel time and a resultant application fee. That resulted in a flaw in the law: an applicant could, and did, own permits, renting them at profitable prices to actual drivers. Proposition K changed the law. It treated a taxicab medallion as a public, not a private, asset. It required all holders of a medallion to operate the taxicab for a minimum number of hours per year, rather than use the medallion as a device to profit from its rental. To obtain a permit, an applicant completed a simple application form, and the Police Department verified his or her driving ability and record together with the condition of the taxicab he or she wanted to operate.

Proposition K and beginning last year of selling taxicab medallions for $250,000 each and abolishing minimum annual driving requirements. That inevitably creates pressure for higher taxicab fares, which encourages competition from new methods of providing transportation for hire, such as a technology company that matches passengers to automobile owners. Passive ownership of a medallion is mechanically of the taxicab he or she wanted to operate.

Taxicab moguls who actually owned permits were "grandfathered" until the requisite minimum taxicab operation by them was no longer possible. The medallion "grandfathered" until the requisite minimum taxicab operation by them was no longer possible. The medallion was then returned to the Police Department and issued to the next driver applicant on the waiting list.

In the 1990’s, however, Newsom fostered an amendment to Proposition K which transferred administration from the Police Department and Police Commission to a newly created "Taxicab Commission, comprised of specified categorical members such as a cab company representative, an actual driver, and others. Almost all of them possessed some financial interest in taxicab operations and enforcement of Proposition K and related industry rules, unlike the independent Police Commission. Previously, taxicab companies had sponsored 8 unsuccessful ballot measures and at least 5 constitutional lawsuits to repeal or weaken Proposition K from 1978 to 1998, claiming Proposition K deprived them of due process of law by seizure of their personal property, the City permit. Thereafter, as Mayor, Newsom sponsored a Charter amendment establishing the Metropolitan Transportation Authority (MTA) primarily for operation of the Municipal Railway. It, however, included an obscure clause transferring and amending various taxicab medallions and industry rules to the MTA and permitted the MTA to establish new rules, thus enabling abolition of Proposition K and allowing treatment of a taxicab medallion once again as a private asset for purchase by non-taxicab drivers who could afford a purchase price of hundreds of thousands of dollars. Newsom even signed a letter with then-Board of Supervisors Chairman Aaron Peskin declaring that the MTA would never change Proposition K rules. Thereafter, the MTA nullified Proposition K and began a practice last year of selling taxicab medallions for $250,000 each and abolishing minimum annual driving requirements. That inevitably creates pressure for higher taxicab fares, which encourages competition from new methods of providing transportation for hire, such as a technology company that matches passengers to automobile owners. Passive ownership of a medallion is mechanically of the taxicab he or she wanted to operate.

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The recent predicament of the Bay Area Rapid Transit joint powers authority (BART) Board of Directors grappling with a permissible "days off" clause in the vaunted contract concerning its automobile owners. Passive ownership of a medallion is mechanically of the taxicab he or she wanted to operate.

With the city’s library of 40,000,000,000. There's no money for an extension, but work has already begun on the "train box" thus causing expenditure of $400,000,000 of taxpayer money for a purpose never to be consummated.

The ideas was founded upon extending Cal Train tracks 1.3 miles from Fourth and King streets to the Transbay Terminal, together with California High Speed Rail tracks. Now, the California High Speed Rail Authority has been thwarted by two Sacramento County Superior Court decisions finding the current 2012 project plan illegal under the 2008 High Speed Rail Baillee Measure known as Proposition 1A for failure to authenticate financial sources for completion of the first section from Merced to the San Fernando Valley and obtain environmental clearance for the entire section. The court also ruled against the State on its bond validation case, commenced by the High Speed Rail Authority to enable sale of $8,000,000,000 of State General Obligation Bonds. A second part of the case, alleging six other High Speed Rail Authority violations of Proposition 1A, will be tried next spring in the same court. The Transbay Terminal, together with California High Speed Rail Authority claims the cost to extend its tracks from Fourth and King Streets to First and Mission Streets is about $2,500,000,000. That's based, however, upon a 2006 estimate, which includes a supposed inflationary rate. As noted previously in this column, the current cost is probably over $4,000,000,000. There's no money for an extension, but work has already begun on the "train box" thus causing expenditure of $400,000,000 of taxpayer money for a purpose never to be consummated.

On that lugubrious note, I bid readers a Happy Holiday season, which includes the early eight days of Chanukah and infinite days of Christmas and New Year's celebration.

Retired former Supervisor, State Senator and Judge Quentin Kopp lives in District 7

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It is not easy to understand the SISP. In all about $10,000 per person is to be spent, $500 per year.

Nothing is clear: much has changed in a dozen years. Back then the program to update the water system was being launched. (Now it is more than three-quarters done.) There was a definite set of projects, with a cost and schedule for each.

But back then SFPUC needed voters to approve bond funded work. Today no voter approval is needed. So no set of projects, with cost and schedule, need be presented today. SFPUC does as it wishes; the sheep are corralled.

The goals of the water program were to supply more water, and to keep it flowing after a sizable earthquake. After the program was funded, the goal of supplying more water was abandoned. Instead, demand (water use) is being ratcheted down.

The goals of the sewer program are harder to discern. Despite a budget nearly seven times what it was in 2002, today’s goals seem amorphous: renew the city’s sewerage treatment system, especially on the east side of town. There is no set of projects (they will evolve), no expert’s report about what is needed, no blessing by gray hairs (none have been appointed).

Leveraging by electric grid—especially computers—workers produce more. Give machines a smart, hard-working ability, maybe food stamps, maybe a buy-out, is their lot. Former workers look to them.

While there is no consensus about why, it seems likely that machines are replacing people as workers. Fewer workers are required. Leveraged by better machines—especially computers—workers produce more.

In the early ‘90s, labor’s share of pie began to decline. While the pie continued to enlarge for another generation, labor’s per person take remained about constant, labor’s factored share of the pie was falling. Today, some estimate that it is about 50%.

While there is no consensus about why, it seems likely that machines are replacing people as workers. Fewer workers are required. Leveraged by better machines—especially computers—workers produce more. Give machines a smart, hard-working ability, they are made.

Looking now at our national economy, until the early 1980s labor and capital divided the “pie”, the value created, often called GDP, in the same proportions: about two-thirds to labor, and about one-third to capital. The pie grew, expanding even faster than population, so that standard of living rose.

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Leveraging by electric grid—especially computers—workers produce more. Give machines a smart, hard-working ability, maybe food stamps, maybe a buy-out, is their lot. Former workers look to them.
**Sunshine Breaks Through a Very Cloudy Season**

By Patrick Monette-Shaw

In a democracy predicated on the principle that citizens have inherent rights to know what their government is doing, should the Ethics Commission be permitted to flout orders to produce public records by refusing to turn over local laws worth up to thousands of dollars in expenses from preventable lawsuits? The answer is no.

When Allen Grossman’s first Superior Court case against the Ethics Commission and John St. Croix was settled in his favor in Superior Court case against the City Attorney’s Office has already racked up 213.5 hours of work for Attorney’s Office including the attorneys for the City Attorney’s Office in the two Superior Court cases.

Some numbers jump out from this table, especially the amount of appropriated but not spent funds amounting to $1.65B as of the end of 2013. This amount, while the average weighted coupon rate for funding bonds is approximately 4.5 percent. This disparity is known as negative arbitrage. Negative arbitrage is when municipal issues more bonds than are required for actual ongoing work. The reason for this is that San Francisco agencies from asserting other CPRA exemptions. To most observers the City Charter, and cannot be ignored. Authority for Grossman’s request to strike down the provision, not- that this process should be open to the public.

The SOTF’s Order of Determination against St. Croix and the Ethics Commission was a lawful, binding order. Grossman’s response is due on December 23, and the City’s reply is due on January 7, so check back in two months.

Why the City is suddenly seeking to strike a provision from its administrative code 20 years after it was passed to ensure eventual control over the Hetch Hetchy Water Supply Improvement Program (WSIP). The Commission is fully politicized and its immense spending programs is that there is no real oversight and no viable Long Term Strategic Plan (LTSP). The Commission is fully politicized and its immense spending programs is that there is no real oversight and no viable Long Term Strategic Plan (LTSP). The Commission is fully politicized and its immense spending programs is that there is no real oversight and no viable Long Term Strategic Plan (LTSP).

Prior to Tom Ammiano’s 2002 Proposition E, the voters had approved major SEUPC revenue bond issu- ences. After its passage this oversight was removed and intrusted to the Commission. In his final report the Board of Supervisors. This gave the illusion of oversight.

**Brief History**

Propositions (A, E, and P) in 2002 called for the SPUC to have a long term strategic plan (LTSP). A LTSP asks: Where have you been? Where are you now? Where do you plan to go and how? This article takes a look at the progress of the SPUC in planning and implementing its $4.6 billion Water Supply Improvement Program (WSIP).
Craigslist advertisement will provide in existing stores and on Craigslist. The employees for the West Portal store. As it turns out, the Chinese Skyroom opened an all-Chinese revue that catered to primarily a non-Chinese audience. Dinner, drinks and a song, dance and variety floor show were all part of the Golden Age of the Chinese-American nightclub.

The Wonders of the Chinese Sky Room

In-Law Units (Cont. from p. 1)

Chiu's legislation wants to provide a mechanism to grant legal status to illegally constructed dwelling units zoned for residential use. These secondary units will continue to be rented, but cannot be sold. Chiu's trying to frame his legislation as an immigrant, lower class issue. In reality, Chu secondary unit legislation will adversely impact housing throughout the city and have a severe impact on San Francisco families.

Secondary units are supposed to be the magical answer to San Francisco's affordable housing problems as they are small — usually around 750 square feet — have cheaper rent, nicer units, and stay within the confines of a home's structure. According to the West of Twin Peaks Central Council's (WTPCC) policy statement on secondary units, "the division of single-family units into multiple, smaller units actually represents an anti-family policy since the vast majority of secondary units are small and often remove considerable living space from the primary unit. This further reduces the amount of housing that is suitable for families in San Francisco (which is already one of the least family-friendly cities in the Bay Area)."

Further, WTPCC policy states, "the Division of RH-1 units into multiple, separate units often requires waiving the 25% open-space requirement. This will result in the Manhattanization of San Francisco. It will significantly reduce the amount of green open space available for trees and other plants and increase the "urban sprawl" of San Francisco."

A Dog With No Teeth

Chiu's legislation will change the character of RH-1 and RH-2 neighborhoods by increasing traffic, population density and reducing neighborhood parking. Traffic problems will explode as homes are turned into living units. Both the home owner and the tenant will be forced to park their cars on the street.

Secondary unit legislation proposed in 2003 by former Board of Supervisors president Aaron Peskin was much better written than Chiu's proposal, as it allowed for units under 750 square feet to be built in existing buildings if they met one of three requirements: 1) they lie within a quarter-mile of a major transportation corridor; 2) were designed and constructed specifically for the elderly or persons with physical disabilities; or 3) were located within a qualified historical building with owners who agreed to adhere to preservation guidelines.

According to Chiu's legislative Aide, Amy Chan, homes built before 1979 would still be subject to rent control, but the new secondary units would pay current market rates. Once a unit is legalized, the building cannot revert to being a single-family home.

Home owners with secondary units must continue to be landlords and cannot sell the secondary unit. Single family homes generally have a premium value when they are sold. Single family homes built before 1979 would no longer be able to protect their neighborhood Home Owners Associations (HOA's) throughout the City. Many of these associations are based on covenants, conditions, and restrictions (CC&Rs). The CC&Rs specifically state that the homes in their geographic area are to remain single-family dwellings. Once secondary units are allowed, the HOA will no longer be able to protect their neighborhood character.

Given the choice of converting a secondary unit or simply building an illegal unit, homeowners will build illegal units. Chiu's proposed legislation includes tack-
Until reforms are implemented, justice is best served if whistleblowers obtain legal counsel, then expose misconduct publicly.

One example is the handling of informal and initial complaints. Starting in 2006, Ethics decided to accept formal complaints only — in “writing and submitted on a form specifically designed by the Commission staff.” That’s how their “How to File a Complaint” guidelines. Formal, confidential complaints “are subject to the provisions of law alleged violated.” Few tipsters have this legal knowledge. All other complaints, whether delivered in person, by phone, letter or e-mail are declared informal. And, we are warned, Ethics has “no obligation… to process or review informal complaints.” They can be tossed. Even if complaints do reach the Factual Investigation stage, prospects are dim. There’s no requirement to interview complainants — the gold standard for investigations. Instead, Ethics emphasizes an “interview of the respondent and any witnesses.” The reason this bias, as Director Croix stated in 2009, is that respondents are more likely to provide “exculpatory information.” as one example of the expense of whistleblower was a weird outcome of demands for more transparency and oversight. Our own Ethics Commission (Ethics, as we’re fond of calling it) has waited up to 9 months — supposedly to allow redress. Delays boost dismissals as complaints are resolved; those dismissed in 2009, in 2010, are unresolved. The City Attorney or District Attorney are not always in favor of formal investigations. The Ethics Commission deters reporters of government wrongdoing can extend careers for staff and Commissioners alike.

Our own Ethics Commission (Ethics, for short) has consistently deterred and discredited whistleblower complaints. Whatever triage system Ethics devised to manage its workload, advanced complaints were buried under the pile. Since 2004, Ethics Regulations have been serially amended to reduce risks and burdens for staff — by raising barriers for complainants.

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Begin Preparing for 2013 Tax Filing Today

Although tax day may seem like it’s a long time from now, it’s never too early to evaluate your current tax situation. With so much money at stake, it’s a good idea to prepare for your taxes now in order to make sure you have the best possible outcome. If you are not yet ready to file your taxes, here are some tips on how to prepare:

1. **Gathering Information and Documents**
   - Collect all necessary documents such as W-2 forms, 1099s, and any other relevant tax forms.
   - Keep track of all expenses, including medical, dental, and charitable donations.
   - Review any changes in your financial situation, such as new jobs, investments, or changes in income.

2. **Making Adjustments**
   - Make sure your withholding is adjusted to reflect your current income and tax situation.
   - Consider adjusting your retirement contributions, such as 401(k) contributions, to maximize your tax savings.

3. **Planning for Retirement**
   - Consider increasing your contributions to your retirement plan, such as a 401(k) or IRA, to reduce your taxable income.
   - If you are self-employed or a business owner, consider setting up a SEP-IRA or solo 401(k) to receive tax benefits.

4. **Reviewing Your Portfolio**
   - Review your investments and consider selling any appreciated assets to offset capital gains.
   - Consider using losses to offset gains, if applicable.

5. **Reviewing Your Estate Plan**
   - Review your estate plan and make sure it is up-to-date with any changes in your life circumstances.
   - Consider updating your will or trust document if necessary.

6. **Consulting a Professional**
   - Consult with a tax professional or financial advisor to ensure you are taking advantage of all available tax deductions and credits.

By following these steps, you can prepare for your taxes in a timely manner and reduce your overall tax burden. Remember, planning now will help you avoid last-minute stress and ensure you have a successful tax filing season.
Water Supply

December 2013 – January 2014

Page 9

receiving a return based on an agreed weighted
base. Rate base was defined as being the historical
appears very challengeable
treatment facilities.
these wells will require disinfection and additional
City, San Bruno, and California Water Services)
cisco’s Hetch Hetchy water allocation to recharge
making these illogical and unfair water assurances.
BAWSCA predecessor, which estimated
and BAWUA (Bay Area Water Users Associa-
tion), the BAWSCA
from aquifer water.
water to 78 MGD from Hetch Hetchy and 3 MGD
back from its average of 86 MGD of Hetch Hetchy
MGD to 184 MGD, while cutting San Francisco
from their average of 163
imagination, probably to
The system has never
resulted in a very unfair
negotiators. This has
desired flow probabili-
tion is an invitation to corruption. Instead of public service, private
fighting. A few years later, in one of the greatest privatization scandals in
kept up its lines and thus was unable to provide enough water for fire-
quake, in part because the [private] Spring Valley Water Company hadn’t
said, “Part of San Francisco burned down in 1906 after the Big Earth-
only a few two-person boats. And if a college coach wants a student
recommend training in two-person boats. The high school clubs have
there is enough demand to supply another boathouse. Currently the two
rowing clubs are putting about 250 kids in the water, Mees said.
In the summer, we're training on the glittering, sunny Bay, and the kids
Most of the training is done in eight-person boats, but college coaches recommend
train in two-person boats. The high school clubs have only a two-person boat.
And if a college coach wants a student for a rowing team, the student may have a chance to attend an elite
Jerry Cadagan, a Lake Merced activist, said an ideal location for a new boathouse is somewhere near the area currently occupied by the Pacific Rod & Gun Club.
The Rec & Parks Department and the SFPPUC may agree. In their common response to the OBJet petition, the two agencies said, “One potential location for a new boathouse is on the property that is currently occupied by the Pacific Rod and Gun Club. However, any future uses of that property won’t be discussed until the cleanup plan for that site is approved by the owner of the property.”
“It comes back to the kids of our City,” Allen said. The SFPPUC and the Rec & Parks Department has no reason to ignore these kids.
Keith Burbank is a local journalist.

Turf Burn
(Cont. from p. 1)
disappear. At Franklin field, 16th St. and Bryant, there’s no restroom, so
Turf Burn
Keith Burbank is a local journalist.

SFPUC Post 2009 MWSA Wholesale Rate Calculation

<table>
<thead>
<tr>
<th>Year</th>
<th>Wholesale CASH</th>
<th>Wholesale D/CASH</th>
<th>Revenue Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>FY 12-13</td>
<td>87.7</td>
<td>88.1</td>
<td>88.1</td>
</tr>
<tr>
<td>FY 13-14</td>
<td>87.3</td>
<td>88.0</td>
<td>88.1</td>
</tr>
</tbody>
</table>

During this 1985-2008 period BAWSCA cus-
tomers only exceeded 184 MGD on three occa-
sions, or 14 percent of the time. These deliveries are
Under the 2009 MWSA, if the total water demand for all BAWSCA enti-
ties is less than 184 MGD, BAWSCA members do
not have to share this excess with the City, but can reallocate within peninsula dis-
tricts, whose individual demands were in excess of their individual contractual allocations. Excess Hetch Hetchy water available in volumes not reallocated to San Francisco under this 2009
arrangement.

Funding was an important consideration. The BAWSCA

Wednesday, December 2013 – Page 9

SFPUC – Post 2009 MWSA – Wholesale Rate Calculation

The question - Does a depreciated account represent the true value of the asset? Should the secret negotiators have used a replacement (opportunity) cost versus a subjective accounting approach to more closely quantify the real value of water? To check a replacement (opportunity) cost approach, shown in the above table, instead of zero for capital costs a very modest $5 billion
was to pay a depreciation component of $25.1
wholesale rates have been developed by the SFPUC

The longevity of these type capital items is
limited amount of it remaining in San Francisco. The desire to create
there’s no small amount of dust being kicked up by soccer professionals
life, I’ve been to dozens of acres of these fields in the greater Bay Area. It’s just odd to me how the word “grass” next to the word “field” has a very different meaning for urban landscapes. Where once there was a
soccer, I’ve been to dozens of acres of these fields in the greater Bay Area.

Remember the smell of freshly cut grass? Your children won’t. I’ve
seen kids at all-day camps desperately seeking out living matter — any
they can find, even just the twelve tiny shrubs left on the field’s border — as a break from the relentless conformity of this “improved” sur-
face. If we are, as so many coaches have told me, teaching them about life
through the game of soccer, what pedagogical purpose does destroying a living environment in order to create a field serve? I’ve been told one
would need to plant a forest (thousands of trees) to compensate for the climate damage a set of three fields plastic “replacements” of grass fields would cause. I’ve heard estimates of $500,000 a year alone for the cost of
Wyeth in 2012. I’ve been told there is no small amount of dust being kicked up by soccer professionals who refuse to play on plastic. For the child “student of soccer” and the adult rec-soccer enthusiast, there is value to playing on grass and a very
limited amount of it remaining in San Francisco.

The Rec & Park Panel (Cont. from p. 7)

Rec and Park employee admitted that she deleted all her emails every day:
It will be interesting to see what Rec and Park tries to do when they learn about this challenge.

But this panel is about more than Rec and Park shenanigans.
When asked about what he would be discussing in January, Wooding said, “We have just purchased in San Francisco the site of a future under-
earthquake, in part because the [private] Spring Valley Water Company hadn’t kept its lines and thus was unable to provide enough water for fire-
ights. I’ve been to dozens of acres of these fields in the greater Bay Area. There’s a basketball is a bathroom, but it’s often occupied with non-legal and non-soccer
related activities, while the condition of the field has deteriorated even further. I’ve been told that just running on the rutted, garbage, hair,
ing and mouth as you play. Even the Crocker Amazon complex, idyllic in many ways with its pupa stand and ample adjoining natural landscapes, kicks up a wild amount of pellets in the dry season of static, and is disintegrating into that tacky upholstery feel as the years go by.
Even if we were trying to raise professional soccer players in the most
staple of our city’s playgrounds is one of the most conspicuous ways we are
left behind. I’m not saying we don’t need a more professional setup. I’m just
the two tiny shrubs left on the field’s border — as a break from the relentless conformity of this “improved” sur-
face. If we are, as so many coaches have told me, teaching them about life
through the game of soccer, what pedagogical purpose does destroying a living environment in order to create a field serve? I’ve been told one
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Wyeth in 2012. I’ve been told there is no small amount of dust being kicked up by soccer professionals who refuse to play on plastic. For the child “student of soccer” and the adult rec-soccer enthusiast, there is value to playing on grass and a very
limited amount of it remaining in San Francisco. The desire to create
money-making opportunities from our shared “commons” has brought people who should be working together to improve San Francisco into

Yes, artificial turf fields with lights at Beach Chalet could be a popu-
lar rental for adult San Franciscans on Ultimate Frisbee and soccer teams.
One can only imagine what this complex will look like in its brand-new state as photos are taken for further industry marketing materials. It takes not a lot of imagination to see what it will look like eight years down the road. The Using Yonkers Rec and Park panel is approved and
planned and pushed through in the few remaining plant-growing areas (including the former grass fields of local public and private schools) in one of the country’s most densely populated urban areas, we have to wonder where the money will go.

Forming Planning Commissioner Dennis Antenore said, “Priva-
tization is an invitation to corruption. Instead of public service, private
parties are looking out for their own interest. Even if it appears like it is
4631-4633 Balboa

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approximately 5,000 sq ft building located high on a hill in the heart of Sutro Heights two blocks from Ocean Beach. Views from Golden Gate Park to Ocean Beach to Point Reyes. Modernized to accommodate an active lifestyle, homes to accommodate an active entertainer's lifestyle. 4631-4633 Balboa Street has it all: open floor plans; gourmet ocean view kitchens; numerous light enhancing windows; solid oak hardwood floors; recessed lighting; modern exquisitely remodeled bathrooms; high ceilings, crown moldings, wood burning fireplaces, large and numerous closets, extra large (truly enormous) storage areas; in unit washers and dryers; on-demand hot water systems; extensive seismic re-enforcement; spacious and private back yard. Four car garage parking and massive storage on two levels. **Offered at $2,199,000**

4631 Balboa Street
Open floor plan, three bedrooms and two bathrooms, high ceilings, dark solid oak hardwood floors, recessed lighting. Living room and dining room are exceptionally light, bright and spacious. Exquisite, marble clad high ceilings, dark solid oak hardwood floors, recessed lighting.

4633 Balboa Street
Two glorious levels of modern living area, large bright and spacious, open floor plan, high ceilings, recessed lighting. Four bedrooms and three bathrooms. Solid oak hardwood floors. Super ocean views. Main level spacious living room, marble clad wood burning fireplace, view dining area and gourmet kitchen, quartz countertop, Bosch Stainless Steel Appliances - high-tech refrigerator, high end dishwasher, high end range and cook top.

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In-Law Units (Cont. from p. 6)

architectural fees, and property tax costs. All of these stipulations will greatly increase rental costs, and may actually increase tenant's rent.

Chiu's current secondary unit proposal has no penalties for people who have illegal units and no mechanism for finding illegal units. His current proposal is like a dog with no teeth.

Chiu can't even prove his proposal will make units more affordable. The laws of unintended consequences will dictate higher costs for tenants and landlords, and possibly more tenant evictions. While Chui is claiming that he is creating "affordable" housing, the same market-forces that are driving up San Francisco's rents will push lower income people out of their secondary units.

Chiu's secondary-unit proposal will certainly get his name in the newspapers and lure the uninformed into believing he's doing a great job, but even he admits that he can't accurately predict how many secondary units there currently are in San Francisco. Chui claims there are 20,000 to 25,000 secondary units, but the San Francisco Chronicle is estimating that there are between 30,000 and 40,000 in-law units.

San Francisco has worked hard not to stop the construction of illegal secondary units. No real information is available on the number of illegal secondary units that have been added to the City's housing stock since 1990. However, a total of 80 units have been legalized between 2000 and 2008, and another 204 illegal units were removed in the same period (Table I-29).

Rosemary Bosque, the Department of Building Inspections' (DBI) Chief Housing Inspector stated that the DBI issued the following Notices of Violations (NOV's): 2010:

- Typhoon Haiyan, the plight of the population in many rural and isolated areas of the Philippines, has gone largely unreported. Without Borders is reaching out to isolated communities.

As can be seen from the chart in the 2009 Housing Element report, almost no new secondary units have been legalized, averaging just a paltry 10 per year. Without a diligent search for illegal secondary units, Chiu's proposal looks more like a public relations campaign to be elected to the state legislature than a serious attempt to legalize secondary units.

It may seem counterintuitive that the City — which is so focused on creating more small, affordable units — should enact so many impediments to legalization of existing units. David Chiu's attempt to legalize secondary units will not work as currently proposed and is not the answer.

City Hall should just leave private residences alone.

George Wooding

Philippines: Reaching Out to Isolated Communities

As the people of the Philippines struggle to recover from the devastation of Typhoon Hayan, the plight of the population in many rural and isolated areas of the islands has gone largely unreported.

Reaching out to these communities is a top priority for Doctors Without Borders.

www.doctorswithoutborders.org

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Where Friends Meet
San Francisco’s Unique Nutcracker
December 11-29 - War Memorial Opera House

On Christmas Eve, 1944, the audience at San Francisco’s War Memorial Opera House experienced the American premiere of Nutcracker. An instant sensation, the ballet launched a national holiday tradition.

San Francisco Ballet, the country’s oldest professional company presents 2013’s sparkling production of Nutcracker, available on the App Store for $4.99, include original artwork by Kate Garchinsky; audio clips of Tchaikovsky’s renowned Nutcracker score that accompany each scene; as well as playful animations, and pop-up information pages featuring fun facts about ballet, Nutcracker, and SF Ballet’s production. In addition, the app offers videos and photos that take you young readers behind the scenes. Users have the option of reading the story themselves or listening to a narration.

Nutcracker is best enjoyed by children ages 5 and older. Out of courtesy to your fellow audience members, SF Ballet request no infants or toddlers, please.

December 11-29:

- 3rd Tue. of the month, Taraval Community Room, located at 2345 - 24th Ave. 759-3100.
- WEP • LOST LANDSCAPES OF SF
  - Wed Dec 18 | 6:30pm | Benefit for Internet Archive which suffered a major fire. Rick Prelinger’s Lost Landscapes of SF—already sold out the Castro Theater this year. Catch an additional showing at the Internet Archive, 300 Fannin (Richmond Dist.). Info: (415) 561-6767. Price 525 - 500

FRI • AMAZING SPIDER MAN
  - Thu Dec 19 | Woody Allen’s up and down relationship with tightly-wound WASP singer (Allen) ponders the modern quest for love and his past romance with tightly-wound WASP singer. The Amazing Spider-Man starring Andrew Garfield and Emma Stone. Orinda Branch Library, 3223 Orinda St.

SAT • COMMUNITY SAFETY MEETING
  - Jan 26 | 7:30pm | Meet with Captain Curtis Lum. 3rd Tue. of the month, Taraval Community Room, located at 2345 - 24th Ave. 759-3100.

SAT/SUN • 43RD KPFA CRAFTS FAIR
  - Sat-Sun Dec 14-15 | 10 am to 6 pm | Inspired Creative Gifts. Beloved holiday tradition benefiting KPFA Public Radio. Juried crafts fair showcasing 200 exhibitors presenting affordable art & crafts. Food court, live music & activities. Info: 586.8103 or ssuval@sbcglobal.net

SAT/SUN • 7TH SF CRAFTS BAZAAR
  - Sat- Sun Dec 14-15 | 10 am to 6 pm | Inspired Creative Gifts. Beloved holiday tradition benefiting KPFA Public Radio. Juried crafts fair showcasing 200 exhibitors presenting affordable art & crafts. Food court, live music & activities. Info: 586.8103 or ssuval@sbcglobal.net
Off Broadway West's production of Conor McPherson's play *The Weir* opens in a rural Irish pub with protagonist Brendan (Adam Simpson) and Jack (Jack Conner) discussing their respective days, soon joined by Jim (Brian O'Connor), Jack's assistant. They are just talking of Valerie (Jocelyn Stringer) a pretty young woman who recently rented a quiet old home when she enters with businessman Finbar (Shane Fahy).

Aidied by drink, the banter of the men who have a shared upbringing—turns to the planning of a heist, as the film progresses to a finished stage, the men realize why she left Dublin that shocks the men into being softer and kinder. Jack admits his haunting story of personal loss is not a ghostly tale at heart. Like many of Brendan's confessions the audience's connection is complicated by a lack of close relationships and missed connections. The title is drawn from the hydro-electric dam on a nearby waterway that flows as the stories they tell.

The cast brings refreshing, solid meaning to the phrase "ensemble acting," the very word implies. The cast are precise and effective. A striking difference in the staging of Aulburg's set suggests its locale where the Guinness beer flows along with old friends and ghost stories: a perfect way to spend a cold autumn night!


---

Peter/Pew—The plot, the boy, girls and Never-Never Land ask the audience what they did today and write the answers in chalk on the floor. Dressed in varied-colored striped pyjamas, the cast continues this energetic process until the space is filled. Then begins this straightforward tale of a bare tale of a boy who goes back to find his shadow and fly away home. The text is noticeably different from what she is already a shadow online and eventually on sister Veta. What is clear is why her wife's monologue needs to be sung or how she could just be realizing war membership fee with no charge for the drugs, bypassing the legal statutes that would convict him. They battle seizes of drugs by local authorities and doctors, including Dr. Sidney, to get her husband and four kids. The story of Peter Pan pervades our culture and minds even in ways we're not aware of. The Weir is about the dynamics of its archetypal characters and strip the play of its iconic costume.

**Now At the Movies • By Don Lee Miller**

**Red-headed Brit Tim: Domhnall Gleeson (Oscar-winner Greer Garson was his Great Aunt) learns from his father Bill Nightingale (Richard E. Grant) how he can travel back in time to incidents within their own lives, but not to liaise with Cleopatra or Madame Pompadour. Moving from Cornwall to London to New York, Tim has a return of his first meeting with Marie. The image: Mary Rachel McAdams and they hit it off, eventually marrying and having four kids. Mum: Lindsay Duncan (veteran British TV actress) keeps a stiff upper lip as the men fly off. Wacky playwright-author Harry: Tom Hollander offers his London home to share with Tim. They place their letters daily to exchange stories and characters other than Tim. Gleeson scores a bulls-eye in his first lead. Brief nudity. Profanity.**

**DALLAS BUYERS CLUB**

Woody Harrelson as Matthew McConaughey, an AIDS activist from 1985, fights the Food and Drug Administration, which refused to approve of potentially life-saving drugs for patients diagnosed as terminally ill. Ron is an electrician who bets on rodeo events but engages in sex with a woman he doesn't know. When his partner falls, Ron realizes he is being 35 and a divorced Protestant. Di is seen to control some of the conspirators attention, though much of it she leaves. Both leads deliver spot-on work. Director Olive Dashiell Henry Jr. at the New Amsterdam. The Weinstein Stephen Jeffery's sumptuous adaptation of the dramatic romantic biography source by Kate Snell. Mild manner. Some sensuality. Smoking.

**Diana**

Diana, Princess of Wales, Naomie Watts is here seen to have had a secret two-year relationship not known to many Americans, ultimately covered by the London tabloids. Her lover was a Pakistani heart surgeon, Dr. Hasnat Khan: Naveen Andrews (The English Patient, Lost). Despite having two guards with her almost 24/7, the guards to Pakistan, he meet his royal boyfriend before returning home, often to a father, being 35 and a divorced Protestant. Di is seen to control some of the conspirators attention, though much of it she leaves. Both leads deliver spot-on work. Director Olive Dashiell at the New Amsterdam. The Weinstein Stephen Jeffery's sumptuous adaptation of the dramatic romantic biography source by Kate Snell. Mild manner. Some sensuality. Smoking.

**Ennedy's Game**

As young Ender Wiggins: Aza Butterfield is recruited by Col. Graff: Harrison Ford of the battle academy. Ender hates leaving his sister Valentine: Abigail Breslin. Ender's leadership abilities surface as Petra: Hailee Steinfeld and other fellow students flock under his wings to conquer the enemy: genocidal 6 ft. ant-like aliens called Forerunners. Ender has a clear sense of his place in the world. The only person who can be Ender is a strange influence on the staff and eventually on sister Veta. The story is about the dynamics of its archetypal characters and strip the play of its iconic costume.

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**Barn Theatre**

**The Weir**

Directed by Jackson Gay, *The Weir* is a nearly solo show featuring Analisa Leaming as Sara Jane and Jeff Pew as piano accompanist and her occasionally- speaking husband. Set with Lighting by Colin Johnson and Sound Design by Liz Ryder.

Boy/A Mermaid (Jeunee Simon) on Joshua Saulpaw's and Nicola McCarthy's multilevel Bertken), Wendy (Elissa Beth Stebbins), A Tiger Lilly (Jessica Jade Rudholm) and A Lost Darling (a remarkable Terry Bamberger), Mrs. Darling/Smee (Kim Saunders), Peter (Sam C. Hargrave), Nanny Mctinix: Jan 9-Fe 8 *Brisk Weather* Productions’ *Pardon My Invasion* by Joy Cutler 1-800-838-3066 www.fiagonineliahansen.org "Flora Lynne Isaacson"

**Arlington continues thru December 8 at Magic Theatre  www.magictheatre.org  or 415-250-3030**

**OBW’s Richard Harder’s direction is precise and effective. Bert van Aalsburg’s pub set is woven into the story. The Weir is about the dynamics of its archetypal characters and strip the play of its iconic costume.**

**The Weir** is adapted from J.M. Barrie’s Play with music by James Mack and directed by Tim McDonald. The production is written and performed by Colin Johnson and Liz Ryder. The Weir is about the dynamics of its archetypal characters and strip the play of its iconic costume.**

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Our Man in Moscow: What If?

For the past few months, we have been subjected to daily news reports about the latest revelations from the young, old, high school drop-out who gave the highest security clearance to view America’s spy computer network. This so-called “leaker” has been considered by many to be a bitter and angry traitor to his country. This has led to widespread claims of his spying capability, including gaining access to all phone and internet transmissions at home and abroad. The NSA, our master spy agency, was even able to access the phones of several heads of state.

Some of us, especially those who feel that our nation should be cut down to size and the rest of the world should be allowed to overtake the entire world, feel the revelations indicate outrageous violation of the fourth amendment of the constitution. How dare the NSA have access to information that could prevent another terrorist attack. Whatever happened to the notion of a level playing field? We are not too great an advantage over terrorists?

The young “spy” announced to the world that he leaked this embarrassing information and immediately left for China, probably not because it is so near, but after being not welcome anywhere else, for that not another nearby country. Russia. He has been there for a few months, treated very well by many consider America’s arch enemy. He has reportedly offered a job there. But winter is coming and Russia gets terribly cold. It now appears that he is being kept there to drum up more requests without maximum prison time.

But what if this were true?

What if, in the tradition of all great spy fiction, this is all a brilliant scheme? More specifically, a brilliant scheme for Russia, in particular, wanted to neutralize China’s massive computer spy system? It is believed to have tapped into our largest corporations and stolen industrial secrets that would allow them to make products almost as good as ours. Could that be why the young leaker was so keen on America’s capital? Any plan? Is that why they deported him so quickly?

Russia also has a massive computer spy system. NSA wants to disrupt it. Could it be that our alleged spy is actually our man in Moscow? Could this be a brilliant plot to win Russian and Chinese industrial secrets that would allow us to make products almost as good as ours? Could that be why the young leaker was so keen on America’s capital? Any plan? Is that why they deported him so quickly?

By Tom Mayer

Do you have a pinched nerve? We can help.

Dear Friend,

It’s hard to believe, I know, but it’s true. Last year more Americans were killed by prescription drugs than in car accidents, AIDS, suicides and terrorists combined. But we’ll get to that in a minute.

Let me start by explaining the photo in the foreground. You know when you hear “meet people in town they usually say. “Oh, yeah, I know you, you are...”

Meakim. You have been on the corner of Beach and Fourth streets for years. Well, that’s me. I’m also the woman hugging her niece on the beach by the moonstone in the picture.

7 years ago something happened that changed my life forever. My wife, the woman living in Phila-

This was it. I was driven. It was very cold. I was bleeding, so the doctors took some x-rays of our neck, gave us pain meds and sent us on our way. The next time I woke up, I was everywhere and it just kept getting worse. For years I tried everything that I could find. For an escape from the pain, I went to med-

Russia’s many luxurious residences (think palaces when it happened. I was driving with free room and board in one of them. I have more car accidents and the pain kept getting worse and worse. I had developed fibromyalgia, a condition that causes pain with tingling and numbness down my right arm and leg. I was scared that something was really wrong with me. This could not be happening to me. I was only 33 years old and felt like I was 100. That is when someone told me about a chiropractor that they thought could help. I was so grateful that I told the first person old about him, two more people did that same week. So I made an appointment with a chiropractor. Thanks to the cost of drug treatments, I had taken the time to help me! I went to his office where he asked me about my problems, did x-rays, and took some x-rays of my head and back. After that he told me that my nerves were pinched and adjusted them. The adjustment was so light I barely felt it. I began to feel like I had felt the previous years and felt normal for the first time in years. It may sound strange, but I was so happy and grateful for the relief that I referred him even more. After that, I knew that I had to do I had to become a chiro-

I still thank him every day! After that, I knew that it was my nerves that were affected. I was only 33 years old and felt like I was 100. That is when someone told me about a chiropractor that they thought could help. I was so grateful that I told the first person old about him, two more people did that same week. So I made an appointment with a chiropractor. Thanks to the cost of drug treatments, I had taken the time to help me! I went to his office where he asked me about my problems, did x-rays, and took some x-rays of my head and back. After that he told me that my nerves were pinched and adjusted them. The adjustment was so light I barely felt it. I began to feel like I had felt the previous years and felt normal for the first time in years. It may sound strange, but I was so happy and grateful for the relief that I referred him even more. After that, I knew that I had to do I had to become a chiro-

I have had chronic neck, shoulder and arm pain for the last 4 years. After seeing Dr. Meakim I can now twist my neck, bend over and lift my arm to ice my arm in the morning and night! I feel more energetic, and can move my arm and neck pain free!” — C. Brubaker

P.S. Sometimes all you need is a friendly and ben-

effit from an AMAZING OFFER- Look. It should not cost you an arm and a leg to correct your health. And it shouldn’t cost you a fortune to check to some for your health expenses, you may as well write a lessor on for chiro-

arm pain for the last 4 years. After seeing Dr. Meakim — L. Ordonez

You see, it’s not normal for kids to get injured, arthritis and obesity. It’s not normal for any of our illnesses we see clear up in our office.

But what if the system is working correctly and the neural system and healing processes are enhanced? That my family only relies on medication to make us feel better can’t be true. The last 4 years of advances and substantial increase in the number of pharmaceutical companies most Amer-

That the nervous system is working correctly is our brain and healing powers are enhanced that my family only relies on medication to make us feel better can’t be true. The last 4 years of advances and substantial increase in the number of pharmaceutical companies most Amer-

In an average year, the World Health Organization (WHO) recommends over 1.6 mil-

I’ve been entranced to take care of this for the rest of his days.

How will this story end? What if it never does?

Feedback kaye@westobsobserver.com

Dear friend, it’s hard to believe, but it’s true. Last year more Americans were killed by prescription drugs than in car accidents, AIDS, suicides and terrorists combined. But we’ll get to that in a minute. Let me start by explaining the photo in the foreground. You know when you hear “meet people in town they usually say. “Oh, yeah, I know you, you are...”

Dr. Christina Meakim, an independent chiropractor in San Francisco who offers a free service to people suffering from chronic neck, shoulder or arm pain.

P.S. Sometimes all you need is a friendly and ben-

I’ve had this chronic neck, shoulder and arm pain for the last 4 years. After seeing Dr. Meakim I can now twist my neck, bend over and lift my arm to ice my arm in the morning and night! I feel more energetic, and can move my arm and neck pain free!” — C. Brubaker

The film Noir Foundation once again offers the gift of film noir for the holidays. Classic Castoro City 2013 featured the classic film noir The Big Sleep, starring Bogart and Bacall, from the movie noir classic The Big Sleep. Eddie Muller and the staff of castoro city were on hand to discuss the history of noir on stage before the screening.

To learn more about the city of Castoro and the castoro city film noir festival, please visit castoro cityfilmnoir.org.

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Movies (Cont. from p. 13)

Thematic elements. A suggestive situation. Profanity.

LAST VEGAS
Three sixty-something buddies (sourpuss Paddy: Robert deNiro, Archie: Morgan Freeman, and Sam: Kevin Kline) throw a bachelor party in Las Vegas at the Adia Hotel for their wealthy friend who’s finally marrying, Billy: Michael Douglas. Just about anything you can imagine happening, does. The penthouse with five rooms includes a round bed that revolves. In their slumming around town, they meet forty-something lounge singer, Diana: Mary Steenbregen who steals all of her scenes. All five leads have Oscar credentials and know how to have a good time. Fun for all! Jon Turteltaub directs the Dan Fogelman screenplay. Sexual content. Profanity.

Pool girls in mini-kinis.

THOR: THE DARK WORLD
Thor: Chris Hemsworth has been gone for two years from Jane Hudson’s: Natalie Portman life. It has taken him this long to try to bring peace to the nine realms, one of which is Earth. When she breaks through the energy field when the planets align, Jane becomes infected with the Aether. Thor brings her back to Asgard to heal her. Loki: Tom Hiddleston has been arrested for his evil doings. King Odin: Anthony Hopkins has reason to trust no one. Frigge: Rene Russo is killed. The cast is populated with Malekith: Christopher Eccleston, Dr. Erik Selvig: Stellan Skarsgård, Volstagg: Ray Stevenson, Sif: Jaimie Alexander, and Fandral: Zachary Levi. Darcy: Kat Dennings pops up with her own apprentice. Stick around for the two mid-credit stingers. Alan Taylor and James Gunn direct the fact-filled screenplay by Christopher Yost and Christopher Marcus (+6). The 3-D added precious little. Thor has a shirtless bathing scene. Selvig acts weird while his nudity is blurred. Violence and Gore. Some Profanity. Disturbing scenes.

12 YEARS A SLAVE
A free black man Solomon Northup: Chiwetel Ejiofor is conned into going from his NYC home in 1841 to Washington, D.C. to play piano with two musicians. He is abducted and sold into slavery in New Orleans in this fact-based historical drama. He serves under ruthless, sadistic Southern landowners Edwin Epps: Michael Fassbender and Ford: Benedict Cumberbatch. Mistress Epps: Sarah Paulson is very jealous of her husband’s preference for the loving from slave Patsey: Lupito Nyong’o; she rips out an earring and claws her cheek. Solomon’s friendship with Canadian carpenter Bass: Brad Pitt (also a co-producer who puts in his ten minutes) starts his road back to his freedom. Ejiofor’s work is getting Oscar buzz. Steve McQueen directs from John Ridley’s screenplay from Northup’s autobiography. Sexual content. Nudity. Profanity. Some disturbing images. Cruelty.

Awards nominations: 7 Spirit Awards: Director: McQueen; Actor: Ejiofor; Sup. Actor: Fassbender; Sup. Actress: Nyong’o; Screenplay; Cinematography; and Producers.

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Golden Gate Heights - Pacheco Street wall at 15th Avenue - pouring concrete. Date May 10, 1927. By permission of the San Francisco History Center, San Francisco Public Library.

Remember When?

Golden Gate Heights - Pacheco Street wall at 15th Avenue - pouring concrete. Date May 10, 1927. By permission of the San Francisco History Center, San Francisco Public Library.

Rules:
Each puzzle is a 9 by 9 grid of squares divided into nine 3 by 3 square blocks, with some of the numbers filled in for you.

The Object:
Fill in the blank squares so that each of the numbers 1 to 9 appears exactly once in each row, column and block.

Answer:
The answer appears below.

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BRAIN FÜD
Replace each word or words in parentheses with a one-word synonym to decipher a common holiday. (The first holiday is only one word long. The second and third are two words long.)

1. (Right of north) (she)
2. (Hotel) D (ink stick) (boogie) (24 hours)
3. (Work) (24 hours)

Answer:

1. Easter (east + her)
2. Independence Day (inn + d + pen + dance + day)
3. Labor Day

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It's the most wonderful wine time of the year!

This time of year is busy for everyone, with office parties, family gatherings, holiday shopping, and the year winding down. It's a cold morning as I look out my window and see the frost on our pines and rosemary bushes. Two things come to my mind food and more food. Many people serve a prime rib or roast, some serve ham or lamb. It is all personal preference and family traditions.

The wine I am going to suggest for this Month is a “Cabenet Sauvignon” it is one of the world’s most recognized red wine grape varieties and pairs very nicely with roasted meats. What is nice is that you can also serve a nice aged Gouda cheese with this varietal. Here are a few Cabernets with varying prices.

**St. Supery 2005 Limited Edition Rutherford Cabernet Sauvignon.** A Napa Valley cabernet, this wine is priced at $95.00 per bottle. It was rated with 96 Points from Robert Parker and 90 points from Wine Spectator. My tasting notes: The flavors were long and I really tasted anise, tobacco and a hint of dark cherry with this wine. I recommend drinking this wine now through 2014.

**2010 Seavey Cabernet Sauvignon,** which received a rating of 97 points in *The Wine Advocate* of Oct. 2013. A little history about the Vineyard, in 1979 William and Mary Seavy purchased the historic estate originally founded by the Franco-Swiss Farming Company in 1881. Located in St. Helen, CA - Napa Valley. Their phone number is (707) 963-8339. Price scan vary depending on if purchased online or from a specialty shop. The price is $90.00 per bottle.

In tasting this wine I found it to be full bodied with just the right amount of blackberries and fruit. Firm and engaging tannins. This was a very pleasant surprise! This would pair nicely with a Cabernet au Jus. As a quick recipe combine 2 Cups Cabernet Sauvignon, a Pinch of Salt and ¼ Cup water or beef drippings. Presto, you have an excel lent au Jus.

This wine is perfect with with a horseradish cream sauce and prime rib.

**Susan Hartman is a Northern California based writer and wine aficionado.**
Rec & Park Panel (Cont. from p. 9)

working well, in the end services will cost more, because private parties usually have a fiduciary responsibility to make money. In addition, private parties are not subject to open government regulations... non-governmental agencies can do things secretly without public discussion.” Antenore said that at least one non-profit with considerable influence on the use of public land has no possessory interests (property tax). In California, any private party that leases, rents or makes payments for use of government-owned property is subject to property tax. In order to curtail the possible assessment of property tax, Congress enacted legislation that was signed into law by President Clinton on November 29, 1999. Public Law 106-113 (HR 3194) includes specific language providing that, “The Trust and all properties administered by the Trust and all interest created under leases, concessions, permits and other agreements associated with the properties shall be exempt from all taxes and special assessments of every kind in the State of California, and its political subdivisions, including the City and County of San Francisco.”

Our City Attorney, as well as our Congressional Representative, has the opinion that all third party interests for private benefit under the Presidio Trust’s jurisdiction are tax exempt since Congress enacted this legislation specifically in the Presidio Trust Act.

This language confirms Congressional intent that private tenants at the Presidio are exempt from all forms of state and local property taxes. The only problem is that if Congress enacted the Presidio Trust Act to exempt third party use for private benefit in the Presidio, they do not have the authority to do so per Article 1 Section 8 of Constitution, which provides the Powers of US Congress. This is Unconstitutional.

Because of this unconstitutional loophole the City is losing at least $10 million annually in property tax revenue and well over $100 million from the Presidio Trust since inception. This amount doesn’t include the loss of revenue from other taxes such as transfer tax. Further, if the Lucas Plan for a Presidio Museum is approved, the City will lose at least $8.1 million annually in property tax revenue.

The City is losing an additional $12.5 million from the recent sale of Lucasfilm’s to Disney in 2012. (This $12.5 is based on a 2.5% transfer tax rate on a conservatively $500 million assessment value.) An ownership transfer in CA includes a lease of 35 years or more. Lucasfilm had a 66 year lease at the Presidio that was transferred to Disney. I would love to see the opinion on this transfer by the State Board of Equalization, which governs Assessors Offices in the State, since it is a legal change in ownership with no transfer tax charged.

Why should private users on other government-owned properties be subject to property tax while those using the Presidio properties be exempt from their private benefit? For example, housing on Treasure Island, managed by John Stewart Property Management, is subject to property tax. However, housing in the Presidio, also managed by John Stewart, is exempt from property tax per the Presidio Trust Act.

The City has made the decision to adhere to the legislation by Congress to tax exempt tenants, even though it is unconstitutional.

Contact the Mayor’s Office to have the City reconsider their decision to not tax private users at the Presidio, since it is unconstitutional and could result in at least $100 million in revenue to the City from current and back taxes, and increase tax revenue annually to the City by a minimum of $10 million. The City should work closely with the Presidio management and our Congressional representative to correct this unconstitutional situation and to insure that current and future tenants at the Presidio pay their fair share of taxes like everyone else.

Further, the Assessor’s Office should immediately impose a transfer tax on the sale of Lucasfilm property in the Presidio to Disney, resulting in at least $12.5 million to the City and, if challenged by the terms of the Presidio Trust Act, have a court decide if a transfer tax is due. Per the CA Rev & Taxation Code, this is a legal transfer with which the State Board of Equalization will concur. There is no rationale why there is not a transfer tax imposed.

Everyone should pay their fair share.

John Farrell Broker/Realto’s MBA, Former Assistant Assessor-Budget and Special Projects, Westside resident

Presidio Trust (Cont. from p. 1)

was with the City’s potential assessment of possessory interests (property tax). In California, any private party that leases, rents or makes payments for use of government-owned property is subject to property tax.

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The One That Got Away

With the media blitz surrounding the 50th anniversary of the assassination of President John F. Kennedy, Cuba keeps coming up, not only with the failed Bay of Pigs debacle but with countless conspiracy theories. The 13 day stand-off that came perilously close to triggering Armageddon a half century ago is now history and Cuba is once again open to tourism and welcoming the Yankee dollar. Having strongly considered an invitation to join our friends, Rochelle and Harrison, on an 8 day “Discover Cuba” adventure, our final decision was to pass on this one, which turned out to be a big mistake.

After our friends returned we got the opportunity to hear all about their trip and enjoyed countless photos and stories about all the nice people they met, how good the food was and how one exists without a cell phone for a week. The trip left from San Francisco with a direct flight to Miami. An overnight stay and an early morning charter flight got them safely to Havana’s Jose Marti Airport.

The first stop: the Bocay Rum Factory, where samples were generously provided and fortified them for a visit to the Plaza of the Revolution as they gazed at portraits of Che Guevara and Camilo Cienfuegos while hearing about the long and rambling speeches of Fidel Castro. Tourists are allowed to purchase and enjoy the local rum as long as it’s not taken back home. It is interesting to see Cuba, and unlike our country, guns are not allowed, and even the police and military leave their weapons behind before heading home. Interesting fact: that comes perilously close to triggering Armageddon a half century ago is now history.

A farewell dinner and it was time to pack it up and head for home. Are we sorry we missed it? You bet! Would be go next time? In a heartbeat! With all that history and so much to see we’re so thankful that first nuke didn’t get lobbed over the ocean and plunked down in the middle of Biscayne Bay. Grateful indeed, but so sad that one of our greatest presidents had to be taken away from us so suddenly and so sadly. I would love to see Cuba, but for me it will always remain bitter-sweet.

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