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* District: 10

Q2

Affordable Housing: How will you support infill development throughout the City along with affordability measures to keep residents in SF? How will you respond to pushback from your constituents regarding height and/or density? How will you support more compact walkable mixed-use neighborhoods as the City addresses its housing needs? (please limit your response to 250 words)

We cannot increase the housing supply without addressing the affordability crisis or the homeless crisis. As a renter myself, I know it is becoming increasingly difficult for everyone to live in SF and I understand the plight of this City’s tenants. I have seen too many residents evicted, forced out of the city, or become homeless. While I understand the importance of creating housing for all San Franciscans, I am committed to prioritizing building affordable housing first. As Supervisor, I plan to build thousands of new affordable housing units for all income levels over the next years. I also believe that zoning should remain in the hands of the local leadership and community because we are the ones affected by environmental impacts of developments. There is a balance that can and must be struck between maintaining open spaces and implementing creative solutions like increasing height limits for affordable housing projects near transit hubs. If we want to solve the housing crisis, it is imperative we work towards achieving this balance rather than simply stake out positions on either side of these issues. As Executive Director of Young Community Developers, I negotiated and built 100% affordable housing while holding developers responsible for community benefit packages that support walkability, mixed-use, and environmental concerns. As Supervisor, I will use this experience to ensure that the communities surrounding proposed developments are consulted in development negotiations, have a chance to have requests included and/or concerns heard, and that the developers are then held accountable.

Q3

Walkable and Bikeable Streets: How will you support safer streets? How will you help implement Vision Zero? How will you support walkable and bikeable streets in the City? Please include your thoughts about existing initiatives other than Vision Zero and what your response would be to opposition to better bike infrastructure in your neighborhood (such as traffic calming, bike lanes, bike and bike share docking stations?) (please limit your response to 250 words)

While canvassing last week, one of my staff witnessed a horrific bike accident caused by a rut in the pavement of a poorly maintained street in Potrero Hill. Before the man was taken to the hospital, the EMTs mentioned that this kind of accident - caused by cracks and holes in our streets - are not uncommon in the area. This is unacceptable in any City with a large bicyclist population, let alone one with the wealth and terrain of SF. There is currently only one Street Campaign the City has worked on with the Bicycle Coalition in District 10. I have collaborated with the SF Bike Coalition to bring safer bike routes to District 10 in the past, and, as Supervisor, I would be interested in expanding this partnership. In particular, I believe there should be more focus on improving pavement conditions and bike safety in neighborhoods that are underserved by public transit. District 10 has the highest low-income and working class population in the city, yet we lack both the robust public transit system and the bike-riding infrastructure that are present in wealthier districts. Vision Zero and SFMTA have plans to expand the bike-share area and traffic calming measures into District 10, but this must be accompanied with street surface improvements so that the additional bikers and pedestrians it creates will reach their destinations rather than end up in emergency rooms.

Q4

Reliable, Fossil Free Public Transit: How will you close the MUNI funding gap identified in the Mayor’s Transportation 2030 Task Force? How will you help fund vital new BART cars and station improvements? How will you address opposition to transit lanes in your neighborhood? Will you recommit MUNI to its fossil free pledge and ensure our future procurements eliminate diesel from San Francisco's public transportation fleet? (please limit your response to 250 words)

While there have been several funding measures approved since the Task Force identified the gap in 2013, disparities still exist in the available resources and the estimated funds needed. The first priority is to ensure the funds approved by voters in 2014 and 2016 are used to maintain core infrastructure, enhance existing networks, and expand to accommodate growth. This funding will likely need to be supplemented by additional ballot initiatives in the future, but a significant amount should also be brought in by enforcing the Transportation Sustainability Fee requirements with developers. It is critical that San Francisco’s roads, transit system, and other vital infrastructure expand as housing units are added. It does the City little good to grow our population without simultaneously making changes to accommodate those residents comfortably, and I believe this can be explained and achieved while also addressing concerns of existing residents. As Supervisor, I will monitor and ensure that developers comply with the Transportation Sustainability Fee requirement by paying for their impacts on SF’s transportation system and entire urban ecosystem. This would include investing in fossil-free public transportation that reduces and minimizes any increase in our carbon footprint resulting from the increased population. If developers want to build here, they need to work with our existing residents by demonstrating this minimal level of care and concern for the health of the City instead of just being concerned with their profits.

Q5

Energy Efficiency: What should the City do to encourage energy conservation by residents, businesses, and the City itself? Please include your thoughts on how the City can work, or continue to work, with homeowners and landlords to improve overall housing efficiency with efforts to upgrade windows, insulation, thermostats, fuse boxes, refrigerators, etc. (please limit your response to 250 words)

Residents, business, and developers all need to take responsibility for their role in improving San Francisco’s energy efficiency. I plan to work with the City’s leadership to prioritize the SFPUC’s Clean Energy Plan and CleanPowerSF and ensure we use more solar and alternative power resources. This alone, however, is not enough. Requiring that new developments are built with energy efficient measures will not solve the problems with the City’s existing infrastructure. San Francisco is full of beautiful, historic buildings with outdated electrical systems. It is easy to say that businesses and homeowners need to invest in upgraded windows, insulation, solar panels, energy efficient light bulbs, and other energy saving measures, but the reality is that many cannot afford the upfront costs this requires even if it saves them money in the long run. To be successful when making conservation policies, we must consider the diversity of our residents and their needs. District 10 is home to many low-income and working class families who can’t implement these expensive measures on their own, and small-property landlords have little incentive to make the changes themselves. That is why, if San Francisco is truly dedicated to improving our energy conservation, we must provide subsidies to help low-income families make these improvements. We should explore ways to incentivize and/or help small-property landlords and businesses make the larger needed changes, provide subsidies for ratepayers and companies that utilize and develop alternative energy, and allow the SFPUC to continue with opt-out strategies for clean energy as these initiatives go into effect.

Q6

Renewable Energy: What specific changes would you make to CleanPowerSF to expand residents’ awareness of the program, affordability, and environmental impact? (please limit your response to 250 words)

As with many things, education is the key. CleanPowerSF is a wonderful program that has not taken some of the relatively easy steps it could to expand residents’ awareness. Community outreach has not been effectively implemented, but it would not take much for CleanPowerSF to have a presence at community events such as Sunday Streets, Merchant Association meetings, Neighborhood or Resident Association meetings, and at local schools. Additionally, it would be easy for SFPUC to include something about CleanPowerSF on each billing statement they send to their customers. Since residents look at their bills before they pay it every month, whether online or in paper form, adding a small informational box on the statement or a website pop-up would be an effective way to make existing customers aware of the option. Furthermore, when SFPUC notifies a neighborhood of a project they are undertaking in the area, they should include minimal information about CleanPowerSF in those notices as well. There should not be a single communication from SFPUC that goes out without a piece of information about CleanPowerSF included.

Q7

Water Sustainability & Conservation: How will you ensure the City sustainably manages its water supply, wastewater, and stormwater runoff? How will you enhance the City's water resiliency and reduce its reliance on imported water through efficiency programs, recycling, distributed and green infrastructure, regional coordination, and/or stormwater management? (please limit your response to 250 words)

In my time as Executive Director at Young Community Developers, I have worked closely with SFPUC to place District 10 residents into engineering programs. This has lead to familiarity with their projects for conserving and recycling SF’s water supply and reducing the City’s water usage. Currently, the Westside Recycled Water Project is successfully delivering recycled water to the Harding Park and Fleming Golf Courses, and is undergoing additional work to replace the Regional Water Supply and groundwater supplies used to irrigate Golden Gate Park, Lincoln Park and Golf Course, the Presidio Golf Course, and other Presidio landscaping. There is an additional plan for an Eastside Recycled Water Project that will serve a portion of the east side of the City, where District 10 is located. As Supervisor, I will monitor the progress of these projects and ensure their completion. Since SFPUC’s Large Landscape Grant program is available to any customer with 2.5 acres or more of irrigated landscape, I would also advocate for expanded use of this grant and of SF’s Non-potable Water Ordinance throughout the City. In combination with the SF Groundwater Supply Project that will disinfect and blend groundwater into our drinking water supply, these measures can significantly enhance San Francisco’s internal water resiliency and reduce our dependence on imported water. I believe District 10 deserves a Supervisor with the experience and knowledge needed to immediately begin managing and expanding these efforts.

Q8

Zero Waste: What specific actions would you take to ensure the City meets its Zero Waste by 2020 goal? Have San Francisco’s recent steps to meet its goal, including banning styrofoam containers, some bottled water sales, and plastic bags (and potentially soon plastic straws) been successful? What’s next? (please limit your response to 250 words)

All of the policies mentioned have likely helped reduce San Francisco’s waste, but we cannot accurately assess their success because the City hasn’t published a Waste Characterization Study since 2006. As Supervisor, I would push for a new comprehensive study of our City’s waste output so we can have a clear picture of what divertable materials are still ending up in our general waste streams. With the knowledge this would provide, the City could then adopt policies specific to diverting those types of waste into compost or recycling efforts. As Supervisor, I would allow the data on San Francisco’s waste drive my efforts to ensure we meet our Zero Waste goal. It is easy to come up with legislation that makes people feel like we are making environmental progress, but often more difficult to do what actually makes the most progress happen. Looking at the 2006 study, there is no question that banning styrofoam containers was a helpful step. However, the study also showed that “other recyclable” materials, such as packaged water, made up 15.4% of divertable waste while compostable material, such as food and soiled paper products, made up 36.2%. So, while I believe that efforts to curtail bottled/packaged water sales have undoubtedly helped and are clearly good for the environment, it is also clear that the City needs to put more effort behind compost programs. Pending a new comprehensive study demonstrating something different, the data indicates this should be San Francisco’s priority if we want to achieve the Zero Waste by 2020 goal.

Q9

Combating Climate Change: How would you update and implement San Francisco’s Climate Action Plan? How would you push City departments to meet their Climate Action Plan goals? Would you support divesting from fossil fuel investments? (please limit your response to 250 words)

As previously discussed, I would work to make CleanPowerSF programs, energy reduction efforts, and Zero Waste efforts as easy and accessible for all residents and businesses as possible. I believe we cannot achieve the desired reductions in city-wide energy usage without providing subsidies, support, and incentives for low-income residents and small businesses. We must invest in fossil-free public and alternative transportation that reaches the low income areas of District 10 if we want to make 50% of trips occur outside of personal vehicles. There should also be Zero Waste by 2020 outreach efforts that are focused on and tailored to low-income communities. As someone who has worked extensively with these communities within District 10, I have the experience, dedication to the environment, and personal connections this City needs to equitably implement our Climate Action Plan. I believe transparency is best method of accountability to push City Departments to meet their goals. Each City Department already tracks and reports their greenhouse gas emissions, water usage, and practices related to waste, transportation, and purchasing in annual Departmental Climate Action Plans, however, the most recent report currently on the SF Department of the Environment’s City Department webpage is from Fiscal Year 2012-2013. As Supervisor, I would push for these Plans to be immediately published and accessible to the public on an annual basis so that City Departments stay accountable for their goals.

Q10

Your Environmental Priorities: Why should the San Francisco League of Conservation Voters endorse you? What will your top environmental priorities be in office? If you are an officeholder, please highlight the environmental achievements you are proudest of. (please limit your response to 250 words)

The southeastern part of San Francisco has historically been disproportionately affected by environmental injustices. Our neighborhoods, which have the most low-income and working class residents in the entire City, bear the brunt of San Francisco’s environmental issues. We have the most industrial facilities, truck routes, a sewage treatment plant that treats over 80% of San Francisco’s wastewater, as well as the the biggest polluter, the Hunter’s Point Naval Shipyard. I believe these environmental issues in District 10 are civil rights issues, and I should have your endorsement because I have an unwavering dedication to addressing this reality, the most public service experience, and a team that is ready to take on these challenges. I think it is a travesty that the Navy allowed a company to provide false information about harmful toxins in our community. Tetra Tech and the Navy should be held accountable for falsifying information and misleading the public and the surrounding communities of the Shipyard. I am currently in talks with the San Francisco City Attorney to investigate suing Tetra Tech, explore the appropriate punishment for them, and develop ideas to hold the Navy accountable. The Navy and Tetra Tech have still not offered an adequate explanation to the community, and this is unacceptable. It would be my priority as District 10 Supervisor to make sure the Navy and Tetra Tech are held accountable and pay for a complete and immediate clean-up of the Shipyard, as well as to ensure both entities provide adequate healthcare for our residents living on or near the Shipyard. I am endorsed by seven Supervisors: President Malia Cohen, Sandra Lee Fewer, Aaron Peskin, Norman Yee, Hillary Ronen, Malia Cohen, and Ahsha Safai, all the commissioners of the San Francisco Board of Education, four members of the City College Board of Trustees, several members of the SF Democratic County Central Committee, Lieutenant Governor Gavin Newsom, Mayor London Breed, San Francisco Public Defender Jeff Adachi and more elected leaders. These are leaders of our community who know my work and know that I can bring people together to lead.