



5/3/82

MAY MEETING

WINE AND CHEESE SEMINAR

Topic: Housing in the 1980's

Date: Wednesday, May 19, 1982

Place: World Affairs Center
 312 Sutter Street
 San Francisco, Ca.

Panelists: Angelo Siracusa, President
 Bay Area Council
 THE POLITICS OF THE BAY AREA HOUSING
 SHORTAGE

Yvonne Carrasco, Project Executive
 San Francisco Foundation
 HOUSING PROGRAMS FUNDED BY THE SAN FRAN-
 CISCO FOUNDATION

R.S.V.P. Send \$5.00 to: (Make checks payable to APA)

Joan Lamphier
 Lamphier and Associates
 853 York Street
 Oakland, Ca. 94610
 Phone: (415) 451-8046

Reservation Deadline: May 14, 1982

WINE AND CHEESE SEMINAR - MAY 19, 1982

Name _____ No. in Party _____
 Amount Encl. _____

Address _____

City, State _____ Zip _____

Cancellation Policy: Cancellations must be made 24 hours before the dinner to be acceptable. Cancellations must be made through Joan Lamphier at (415)451-8046.

May 14th - Helicopter Seminar at NASA Ames Research Center (Moffett Field). Contact Milt Gregory, HAS Show 681 River Oak Parkway, San Jose, CA 95134.

May 27th - Computers in Planning Workshop at Golden Gate University, San Francisco. Contact Gordon Jacoby, 415/653-3717.

BABY PLANNING

Bay Area Women Planners will present a discussion on: "Having a Career and Having a Baby" on May 12, 1982 at 7:30 p.m. The event will be held at Fidelity Savings, 130 Throckmorton, Mill Valley. Speakers will include: Barbara Kautz, Director of Planning, City of Corte Madera; Marge Macris, Director of Planning, Marin County Planning Department; and Kay Tsenin, an attorney in private practice. For more information call Leslie Carmichael at (415) 897-4341.

RECENT DISASTERS DEMONSTRATE NEED FOR HAZARD REDUCTION PROGRAMS

By James R. Mullen, Merrill & Seeley, Inc.

During this winter, the news media has focused on problems caused by landslides, mudflows and other geological calamities that have plagued almost every part of northern California. Many lives have been lost and hundreds of people have lost their homes and possessions. Thousands of homes and business establishments were severely damaged and millions of dollars have been lost as a result of these problems. Generally speaking, we reference these tragedies which, in most cases, were triggered by heavy rains, as "Acts of God". Since they often are categorized as "Acts of God" and are thereby exempt from coverage in the eyes of most insurance companies, the landslide damage can be financially fatal. For many, rebuilding will be only a dream and not a financial possibility. The unfortunate people who lost their lives are gone forever and the emotional scars on the survivors are immeasurable.

Although the rain we have experienced this winter is setting records for amounts of rainfall in 24 and 48 hour periods, meteorologists predict that these types of rain storms will be repeated at some future dates. The "state-of-the-art" of meteorology has not yet advanced to the point where future storms of this type can be forecast. However, preventive measures can be implemented so that the devastation caused by the current storms might not be repeated.

The rain was only a catalyst that triggered the landslides and mudflows that caused the wide range of damage in the Bay Area counties; the geological hazards were already there and were identifiable. The hazards activated included embankment fills that had not been placed correctly (lack of keyways, drainage, compaction, etc.), weathered native materials on steep slopes; unstable formational soils, vertical or near vertical native or cut slopes, and pre-existing older landslide deposits. Another problem for which the rain was directly responsible was undermining of creek embankments which in turn caused slope failures. The majority of these hazardous conditions could have been identified prior to the storms, and siting or engineering measures could have been formulated to mitigate the destructive potential of the various conditions.

Unfortunately, it takes tragedies like those occurring this winter to make people aware of the destructive forces of slope instability. Most Californians are aware that at various times in our history, severe damage from earthquakes has occurred. After the 1971 San Francisco earthquake, which destroyed many public facilities, including dams, overpasses and hospitals, and caused many deaths, the concern of the people influenced congressional leaders to take positive action to mitigate the recurrence of such destruction. The Alquist-Priolo Special Study Zones Act of 1974 was the result of this action. State geological maps were issued that depicted all known active faults or potentially active fault traces and their zone of influence. This Act required that detailed geological studies be conducted prior to issuance of new building permits for sites within the Special Studies Zones. This has led to eliminating the placement of buildings on fault lines and designing foundations and structural components to compensate for the surface displacement effects of future earthquakes. The Uniform Building Code was also upgraded after the 1971 San Fernando earthquake and has helped to mitigate the hazard of earthquake shaking. Also, the

California Department of Transportation has initiated a program to design freeway overpasses for earthquake shaking.

This legislative approach could also be used to mitigate potential destruction from landslides. The State, under the direction of the State Geologist, and with the assistance of private and public consultants, could compile existing data on known and potential landslide areas. This data could be presented on "Landslide Hazard Potential Maps" and study zones similar to this legislated by the Alquist-Priolo Act could be established. Such legislation should establish investigation and construction standards and would require compliance with these standards prior to issuance of building permits in those areas included in the landslide hazard zones.

The hazard of improperly placed embankment fills can also be rectified. All that is required is that each county establish and enforce a design and grading ordinance. The ordinance should include requirements that all developments from single family residences to multi-building complexes have a geotechnical investigation of the site, and the incorporation of the recommendations of that investigation included as an integral part of the project specifications. All grading for these projects should then be performed under the direct observation of a geotechnical engineer. If these simple steps had been taken prior to this winter, the loss of lives and property would have been substantially reduced.

Mr. Mullen is Vice President and Director of Field and Laboratory Operations with Merrill & Seeley, Inc., consulting geotechnical engineers and geologists.

CENSUS DATA AT ABAG

ABAG has received the newest 1980 Census Summary Tape File for the nine-county San Francisco Bay Area. This latest tape, STF-1A, contains complete census data on the region for the population by age, sex, race (15 categories), and marital status. It also includes household composition, housing unit tenure, value, and type.

The data will be presented in a variety of ways: by Standard Metropolitan Statistical Area (SMSA), by county, by city, by Census Designated Place (CDP), by census tract, or by block group. Data for individual blocks will not be available until mid-1982.

All census materials are offered to ABAG member governments and Associates of ABAG at a 20 percent discount. Those ordering 10 or more of the same publication also receive a 20 percent discount.

For more information on data availability and prices, contact ABAG Publications, (415) 841-9730.

A tour of State water project facilities has been organized for June 6, 1982, by the Association of Environmental Professionals. The approximate time for the tour is 9:00 am to 3:00 pm. The tour will entail visiting a fish protective facility, the Delta Pumping Plant, and the San Luis Pumping Plant. To register, call Joan Lamphier at (415) 451-8046. Please leave a message.

TOO MUCH PARKING SPACE

Working women, smaller cars and Sunday shopping are likely to alter the way the nation's shopping centers are going to look. For one thing, the sea of asphalt for parking at most shopping centers now is larger than needed, according to a new study by the Urban Land Institute of Washington, D.C.

Howard Kalkstein, who directed the study, says a shift in shopping habits has spread the crush of shoppers out over longer periods and made the old formulas for parking obsolete. Working women, for instance, are shopping during the evenings now.

As more states relax closing laws, Sunday shopping is on the rise. In addition, the greater number of shopping centers - 22,750 in 1981 versus 16,400 in 1975 - has helped reduce parking demands at individual centers.

On top of this, smaller cars mean that shopping centers can fit the same number of cars into a smaller area.

The reduction in parking requirements is greatest for the smaller shopping centers, those with 25,000 to 400,000 square feet of gross leasable space. The Urban Land study says these centers need about four spaces for every 1,000 square feet. That's a 27% reduction from the old parking standards developed in 1965.

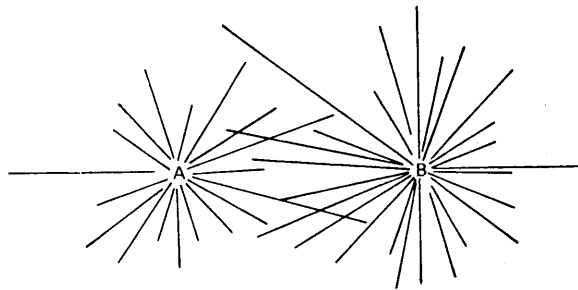
An average of four and one-half parking spaces per 1,000 square feet is needed for centers in the 400,000 to 600,000 square foot range, an 18% drop from the 1965 standard. And for the largest centers, those with 600,000 square feet or more, five spaces per 1,000 square feet are needed. That's down 9%.

For shopping center owners and developers, less parking can be good news. For new centers, it can mean lower land costs, and existing centers can develop surplus parking space into new retail stores, hotels or offices.

With more compact cars on the road, the Urban Land Institute says center should consider restriping parts of their parking lots, a step that will increase the number of parking spaces by 15% to 30%.

The study should please some local planning and zoning commissioners who often have felt that shopping centers required too much parking. But whether anchor tenants who have insisted on the greater number of parking spaces will support the revised formulas remains to be seen.

From The Wall Street Journal, April 21, 1982.



Shopping travel patterns.

BORED?

We're almost at the end of another fiscal year and election time is upon us. All interested APA members are invited to run for office. The positions open are:

Section Director
Director Pro Tem
Secretary/Treasurer

The term is for one year beginning July 1, 1982.

Candidates must submit their nominations by **May 21**. A brief statement of intent is encouraged. Mail this information including your company, address and telephone number to Richard Anderson, newsletter editor (address listed elsewhere in this newsletter).

The ballot will appear in the APA June Newsletter.

OFFICE SPACE AVAILABLE

Join an exciting professional community of six organizations working in energy and natural resources! Office space is now available for lease at the **GOLDEN GATE ENERGY CENTER** - ready for immediate occupancy.

Located in the magnificent natural setting of the Marin Headlands with convenient access to downtown San Francisco, Energy Center office space is ideal for architects, planners, researchers, writers, educators, and nonprofit organizations working in energy and natural resources.

Amenities include exhibit space, conference facilities, workshop, resource center and test facilities. Phone message, postal, and copying services available. Special rates for nonprofit groups.

Call Steve Mooney at (415) 332-8200 for more details.

The Golden Gate Energy Center is a nonprofit organization.

The Presence of the Past, an exhibition of 70 architects from 12 counties, will be shown at Fort Mason, Pier 2, from May 20-July 25, 1982. The exhibition is built around the "Strada Novissima", on which the architect's works are represented in a series of dazzling full size building fronts. The building fronts are linked together to form a city block 30 feet tall and 250 feet long. A gallery of drawings, scale models and photographs from 50 other international architects completes the presentation.

The exhibition was originally part of the Venice Biennale in 1980, and has spent the last year in Paris. Bay Area architects Andrew Batey, Mark Mack, Thomas Gordon Smith and William Turnbull, FAIA, are featured in the show.

A full schedule of lectures, music, entertainment and seminars is being scheduled to accompany the show. An Italian market place with food from such Bay Area favorites as Viroli's, Caffe Roma, and Victoria Pastry provides a chance to dine and take home the finest Italian foods in the Bay Area.

The show is open Tuesday-Sunday. Additional information is available by calling (415) 441-5706.

APA SOCIAL CALENDAR

- June 2 - Wine tasting with lecture from the Academy du Vin. 6:00 p.m.
Price Per Person: \$6.00
Reservations due: May 21st
- June 13 - Annual Picnic - Tilden Recreational Area (see special announcement elsewhere in newsletter)
Reservations due: June 4th
- July 17 - Luncheon and Lecture: Architecture 1980: The Presence of the Past, by Thomas Gordon Smith
12:30 p.m. luncheon with no-host bar
Price Per Person: \$11.00
Limited Seating: reserve early!
Due July 1st.
- September- Fishing charter (tentative)
Approx. \$30.00 per person
Any takers?

Send any reservations to: Maria Markham
EDAW
1725 Montgomery Street
San Francisco, Ca. 94111
Phone: (415) 433-1484
Make checks payable to APA.

SEND TO

ANNUAL SPRING PICNIC

Sunday, June 13th
Tilden Recreational Area
Berkeley

10 a.m. - 5 p.m.

Bring your friends and family

Featuring: First Annual Private vs. Public Planners Softball Game

Bring your own lunch

Soda, beer, wine, charcoal and lighter fluid provided

Also! Pie eating contest (bring your own 8" pie), relay races, tug-o-war and more!
(Tilden also offers opportunities for hiking, biking, horseback riding and swimming!).

Reply by: June 7th to receive your map on time!

Price: \$6.00/adult \$2.50/child

Number in your party ___ adults ___ child(ren)

Name _____

Address _____

Softball Team: Public Private

Equipment you can share: Bats Balls

Bases Tug-0-War Rope

I'm neutral and will be an umpire

Note: (Express) bus service from Berkeley BART Station available from AC Transit. Call if you can offer carpooling or need a ride.

Richard Anderson
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