



Executive Committee Meeting  
February 18, 2026, 4:00 pm  
988 Market Street, San Francisco, CA  
Meeting Minutes  
**\*DRAFT\***

\*Minutes subject to change, and not official until approved by the Executive Committee

Present:

**Executive Committee**

- Naomi Maisel, President, Business Owner Seat (La Cocina on Hyde)
- Isabel Manchester, Vice President, Property Owner Seat (The Phoenix Hotel)
- Kristen Villalobos, Chair–Policy & Voice Committee, Property Owner Seat (San Francisco Community Land Trust)

TLCBD Staff:

- Eric Rozell, TLCBD Staff
- Isis Sainz, TLCBD Staff
- Alicia Seleska, TLCBD Staff
- Carla Solis, TLCBD Staff
- Frank Turbeville, TLCBD Staff

Absent:

- Brennan Foley, Treasurer/Chair–Finance, Admin & Fund Development Committee, Property Owner Seat (Hilton)
- Nafy Flatley, At Large Seat, (Teranga)
- Diana Pang, Secretary, Property Owner Seat (Chinatown Community Development Center)
- Patricia Tu, Business Owner Seat

**1. Welcome**

The meeting came to order at 4:08 pm.

**2. Action: Approve Minutes of Previous Meeting**

MOTION: Review and approve the draft minutes of the December 2025 Meeting of the Executive Committee

The item was postponed due to a lack of quorum.

**3. Discussion: Debrief of Board Retreat**

N. Maisel provided an update to the Executive Committee regarding the Board retreat, stating that the retreat focused on planning for the upcoming year and aligning priorities with the strategic plan.

**4. Announcement: Board Terms Goal: Review term expirations, possible extensions, and recruitment efforts.**

N. Maisel announced that the board currently allows two consecutive terms, with each term lasting two years. Noted that the term limit restarts if a member takes on a new position. Also shared the idea of shifting board terms, noting that several officers are approaching the end of their terms, and suggested that the topic be brought to the full board for further discussion. I. Manchester responded that longer terms could be beneficial for board longevity, as it would reduce the need to frequently onboard and train new members.

N. Maisel added that one possible option could be changing the term length to four years, while still allowing members the flexibility to step down at any time. I. Manchester suggested that another option could be allowing members to serve the standard two-year term with the option to extend their service if they wish to remain on the board longer.

**5. Updates: Leadership Team Updates**

The leadership team provided updates regarding staffing, office updates, and grant funding. Updates also included general program updates, Larkin Street updates, and financial updates.

**6. Information Sharing: Comment, Announcements, and Future Items**

I. Manchester inquired about potential job opportunities to assist her kitchen staff in securing new positions following the closure of Chambers Eat + Drink.

N. Maisel provided an update that, moving forward, the TLCBD board meetings will be held from 4:00 pm to 5:30 pm.

The meeting was adjourned at 4:55 pm.

Next Executive Committee Meeting

March 18, 2026, 4:00 pm | 988 Market Street, San Francisco, CA