

LOSS FOR LISTENERS

Ann Killian: Now-fired Tolbert will be missed.

SPORTING GREEN, B1



RFK JR. PICKED TO HEAD HEALTH

Trump nominates loyalists for Cabinet as he seeks to bypass Senate confirmation.

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MASTERING THE ROLE

Kieran Culkin's character in 'A Real Pain' is vivid and true.

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San Francisco Chronicle

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Housing deeds' racism weeded out



Photos by Lea Suzuki/The Chronicle

The Palm Haven neighborhood of San Jose had a racially restricted covenant that still appears on deeds.

Stanford offers counties AI model to comb through records

By Jessica Flores

When Daniel Ho purchased a home in Palo Alto in 2015, he had to sign property records that said the "property shall not be used or occupied by any person of African, Japanese or Chinese or any Mongolian descent" unless they were a servant to a white person living at said property.

The discovery of a racist housing covenant — clauses in property deeds that prohibited people of color from buying or living in certain neighborhoods during the 1920s and 1930s in the U.S. — startled Ho, who is Asian American. He said he was aware that covenants were legal in the past, but reading it raised a lot of questions about his neighborhood's history.

"It was striking to see language that in another historical period would disparage you from residing in this home," said Ho.



Stanford professor Daniel Ho discovered a racist housing covenant in the purchase of his own home.

Ho is not alone. Although racist housing covenants were outlawed by the Fair Housing Act of 1968, homebuyers in the Bay Area and across the country continue to find harmful and offensive language in property deeds to this day, resurfacing the country's racist history when the restrictions were enforced. Homebuyers are required to sign these deeds to transfer the ownership of the property from the seller.

In 2021, California legislators passed a law requiring all counties to find and remove racist and discriminatory covenants from millions of property records — creating an enormous workload for county recorder offices.

A new AI model aims to make this process easier.

Released last month by Stanford University's *Deeds continues on A10*

Lurie push on housing faces big challenges

Warring factions among hurdles to ramping up development in S.F.

By J.K. Dineen and St. John Barsed-Smith

In a city where housing politics can be a blood sport, Daniel Lurie seems to have pulled off an unusual feat: winning the mayor's race without alienating any of the groups so often bitterly divided over development.

On the campaign trail, Lurie laid out a housing platform similar to that of outgoing Mayor London Breed. The Levi Strauss heir called for speeding up development, slashing fees and using innovative methods to bring down the astronomical cost of building. Lurie also often pointed out that he was the only candidate who had actually built housing, as founder of the anti-poverty non-profit Tipping Point.

But Lurie will not only have to juggle the city's warring factions over development, he'll also be responsible for ensuring San Francisco makes progress on a state mandate to plan for 82,000 new housing units by 2031. Even if the city manages to approve anything close to that number, only a fraction of those homes will likely get built. *Lurie continues on A11*

Mental health court to open in Alameda County

By Rachel Swan

A year after San Francisco and a few other counties began a court process to nudge people with severe mental illness into treatment, the rest of California is following suit — and hoping for better results.

For officials in Alameda County, who are grappling with the same vexing street conditions that became political flash points in San Francisco, the stakes are high. Their version of Community Assistance, Recovery and Empowerment Act court will roll out Dec. 2, hitting the deadline for counties statewide to establish such programs, unless they applied for a one-year extension.

The idea is ambitious: Keep these vulnerable populations from suffering on public sidewalks, or cycling in and out of jails and emergency rooms and provide them housing, services and health care and get them to live independently.

From 2020 to 2022 California set aside billions for mental health, housing and rehabilitation facilities. *Court continues on A10*

Shift in water policy likely under Trump

By Kurtis Alexander

In a social media post days after the election, President-elect Donald Trump made clear that California's water wars are top of his agenda — and he's firmly on the side of big water users, not fish.

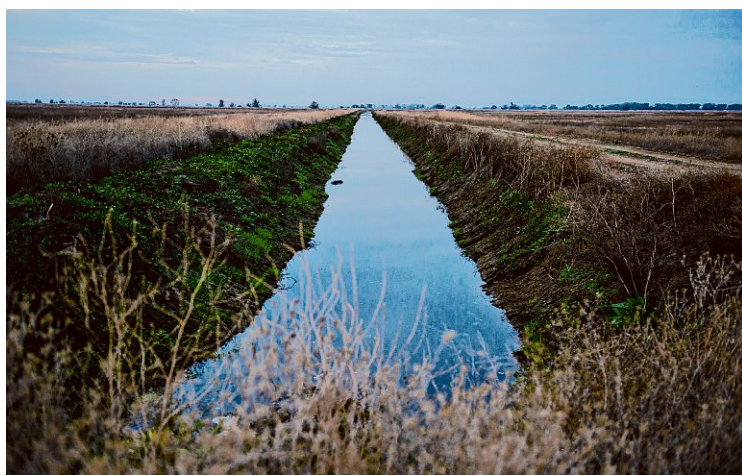
His early words for the state come as little surprise after his first four years in office. The previous Trump administration successfully rolled back environmental protections to send more water from rivers in the north to farms and cities farther south.

While the agriculturally rich San Joaquin Valley welcomes water that might return with Trump 2.0, critics worry that the president's previous term now gives him the know-how for an even bigger water grab, all the while

drying up landscapes, killing wildlife and ruining the serenity and sport many residents seek on the state's waterways.

"I'm concerned that the incoming administration will be more effective in passing their agenda," said Ashley Overhouse, water policy adviser for the conservation group Defenders of Wildlife. "We're talking about generations of Californians that may be impacted by the devastating decisions of this administration. Water is life, so water should be treated as such."

Despite both the fears and hopes for Trump, making changes to the sprawling water systems that harness California's rivers and send flows hundreds of miles across the state is neither simple nor quick. Also, most water pol- *Water continues on A12*



Chris Kaufman/Special to the Chronicle 2022

In California, most water policy, such as water rights, is the purview of the state, not the federal government.

INSIDE

Transgender people say taking blame for loss a double blow. **A12**

