

REVISED LEGISLATIVE DIGEST

(Substituted, 7/31/2018)

[Planning Code, Zoning Map - Design Professional Special Use District]

Ordinance amending the Planning Code and Zoning Map to create the Design Professional Special Use District at 2 Henry Adams Street, Assessor's Parcel Block No. 3910, Lot No. 001, to allow for Design Professional uses above the second story in a PDR-1-D (Production, Distribution, and Repair Design) zoning district with a Conditional Use Authorization; affirming the Planning Commission's determination under the California Environmental Quality Act; making findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1, and making findings of public necessity, convenience, and general welfare under Planning Code, Section 302.

Existing Law

2 Henry Adams Street is generally bounded by Alameda, Vermont, Division, and Henry Adams Streets. The property is located in San Francisco's Showplace Square Plan Area and is subject to the PDR-1-D (Production, Distribution, and Repair Design) zoning district. Design Professional Use is defined in Planning Code Section 102 and covers non-retail sales and services uses that provide professional design services to the general public or other businesses. Design Professional Uses include such services as architecture, landscape architecture, engineering, interior design, and industrial design. Any Design Professional Use that meets the definition of "Office Space" in Section 320 is required to comply with the applicable provisions of Sections 320 through 325 (Proposition M 1986).

Amendments to Current Law

This ordinance would amend the Planning Code and the Zoning Map to create the Design Professional Special Use District at 2 Henry Adams Street. This Special Use District would allow Design Professional Uses above the second story with a Conditional Use Authorization. The legislation would adopt environmental findings, findings of consistency with the General Plan and eight priority policies of Planning Code Section 101.1, and the public necessity findings of Planning Code Section 302.