

File No. 161190

Committee Item No. \_\_\_\_\_  
Board Item No. 51

## COMMITTEE/BOARD OF SUPERVISORS

### AGENDA PACKET CONTENTS LIST

Committee: \_\_\_\_\_  
Board of Supervisors Meeting

Date: \_\_\_\_\_  
Date: November 15, 2016

#### Cmte Board

- |                          |                                     |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Motion                                       |
| <input type="checkbox"/> | <input type="checkbox"/>            | Resolution                                   |
| <input type="checkbox"/> | <input type="checkbox"/>            | Ordinance                                    |
| <input type="checkbox"/> | <input type="checkbox"/>            | Legislative Digest                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Budget and Legislative Analyst Report        |
| <input type="checkbox"/> | <input type="checkbox"/>            | Youth Commission Report                      |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Introduction Form                            |
| <input type="checkbox"/> | <input type="checkbox"/>            | Department/Agency Cover Letter and/or Report |
| <input type="checkbox"/> | <input type="checkbox"/>            | MOU  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Information Form                       |
| <input type="checkbox"/> | <input type="checkbox"/>            | Grant Budget                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Subcontract Budget                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Contract/Agreement                           |
| <input type="checkbox"/> | <input type="checkbox"/>            | Form 126 – Ethics Commission                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Award Letter                                 |
| <input type="checkbox"/> | <input type="checkbox"/>            | Application                                  |
| <input type="checkbox"/> | <input type="checkbox"/>            | Public Correspondence                        |

#### OTHER

**(Click the text below for a direct link to the document)**

- |                          |                                     |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>DPW Order No. 185369 - October 14, 2016</u>     |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Planning Ten Map Review - November 19, 2015</u> |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>TTX Tax Certifications - October 7, 2016</u>    |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | <u>Final Maps</u>                                  |
| <input type="checkbox"/> | <input type="checkbox"/>            | _____  |

Prepared by: John Carroll  
Prepared by: \_\_\_\_\_

Date: November 10, 2016  
Date: \_\_\_\_\_

1 [Final Map 8788 - 660 and 680 Indiana Street]

2

3 **Motion approving Final Map 8788, a 116 residential and three commercial unit, mixed-**  
4 **use condominium project, located at 660 and 680 Indiana Street, being a subdivision of**  
5 **Assessor's Parcel Block No. 4041, Lot No. 009, and adopting findings pursuant to the**  
6 **General Plan, and the eight priority policies of Planning Code, Section 101.1.**

7

8           MOVED, That the certain map entitled "FINAL MAP 8788", a 116 residential and three  
9 commercial unit, mixed-use condominium project, located at 660 and 680 Indiana Street,  
10 being a subdivision of Assessor's Parcel Block No. 4041, Lot No. 009, comprising two sheets,  
11 approved October 14, 2016, by Department of Public Works Order No. 185369 is hereby  
12 approved and said map is adopted as an Official Final Map 8788; and, be it

13           FURTHER MOVED, That the Board of Supervisors adopts as its own and incorporates  
14 by reference herein as though fully set forth the findings made by the City Planning  
15 Department, by its letter dated November 19, 2015, that the proposed subdivision is  
16 consistent with the objectives and policies of the General Plan, and the eight priority policies  
17 of Planning Code, Section 101.1; and, be it

18           FURTHER MOVED, That the Board of Supervisors hereby authorizes the Director of  
19 the Department of Public Works to enter all necessary recording information on the Final Map  
20 and authorizes the Clerk of the Board of Supervisors to execute the Clerk's Statement as set  
21 forth herein; and, be it

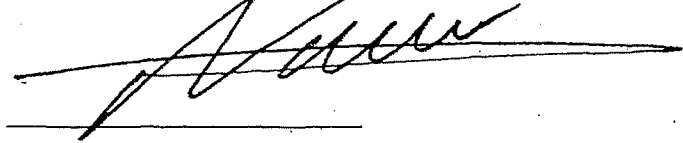
22           FURTHER MOVED, That approval of this map is also conditioned upon compliance by  
23 the subdivider with all applicable provisions of the Subdivision Code and amendments thereto.

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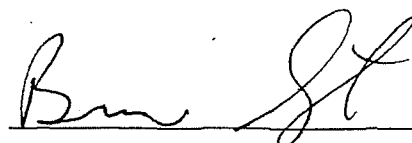
RECOMMENDED:



Mohammed Nuru

Director of Public Works

DESCRIPTION APPROVED:



Bruce R. Storrs, PLS

City and County Surveyor



Office of the City and County Surveyor  
1155 Market Street, 3rd Floor  
San Francisco, Ca 94103  
(415) 554-5827 www.sfdpw.org



Edwin M. Lee, Mayor  
Mohammed Nuru, Director

Bruce R. Storrs, City and County Surveyor

**DPW Order No: 185369**

**CITY AND COUNTY OF SAN FRANCISCO  
SAN FRANCISCO PUBLIC WORKS**

APPROVING FINAL MAP 8788, 660 & 680 INDIANA STREET, A 116 RESIDENTIAL AND 3 COMMERCIAL UNIT MIXED USE CONDOMINIUM PROJECT, BEING A SUBDIVISION OF LOT 009 IN ASSESSORS BLOCK NO. 4041.

**A 116 RESIDENTIAL AND 3 COMMERCIAL UNIT MIXED USE CONDOMINIUM PROJECT**

The City Planning Department in its letter dated November 19, 2015, stated that the subdivision is in conformity with the General Plan and the Priority Policies of City Planning Code Section 101.1.

The Director of Public Works, the Advisory Agency, acting in concurrence with other City agencies, has determined that said Final Map complies with all subdivision requirements related thereto. Pursuant to the California Subdivision Map Act and the San Francisco Subdivision Code, the Director recommends that the Board of Supervisors approve the aforementioned Final Map.

Transmitted herewith are the following:

1. One (1) paper copy of the Motion approving said map – one (1) copy in electronic format.
2. One (1) mylar signature sheet and one (1) paper set of the "Final Map 8788", each comprising 2 sheets.
3. One (1) copy of the Tax Certificate from the Office of the Treasurer and Tax Collector certifying that there are no liens against the property for taxes or special assessments collected as taxes.
4. One (1) copy of the letter dated November 19, 2015, from the City Planning Department verifying conformity of the subdivision with the General Plan and the Priority Policies set forth in City Planning Code Section 101.1.

It is recommended that the Board of Supervisors adopt this legislation.

RECOMMENDED:

APPROVED:



San Francisco Public Works  
Making San Francisco a beautiful, livable, vibrant, and sustainable city.

2016 OCT 31 AM 10:01  
BOARD OF SUPERVISORS  
STAFF SERVICES

**X** Bruce R. Storrs

---

Storrs, Bruce  
City and County Surveyor  
Signed by: Storrs, Bruce

**X** Mohammed Nuru

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Nuru, Mohammed  
Director, DPW  
Signed by: Nuru, Mohammed



San Francisco Public Works  
Making San Francisco a beautiful, livable, vibrant, and sustainable city.



City and County of San Francisco  
 San Francisco Public Works · Bureau of Street-Use and Mapping  
 1155 Market Street, 3rd Floor · San Francisco, CA 94103  
 sfpublishworks.org · tel 415-554-5810 · fax 415-554-6161



Attention: Mr. Scott F. Sanchez

Please review and respond to this referral within 30 days in accordance with the Subdivision Map Act.

Sincerely,

Robert Hanley  
 Digitally signed by Robert Hanley  
 DN: CN = Robert Hanley C = US O = BSM OU = DPW  
 Date: 2015.08.20 18:06:00 -0800

for, Bruce R. Storrs, P.L.S.  
 City and County Surveyor

The subject Tentative Map has been reviewed by the Planning Department and does comply with applicable provisions of the Planning Code. On balance, the Tentative Map is consistent with the General Plan and the Priority Policies of Planning Code Section 101.1 based on the attached findings. The subject referral is exempt from California Environmental Quality Act (CEQA) environmental review as categorically exempt Class , CEQA Determination Date  (previous BPA approval), based on the attached checklist.

The subject Tentative Map has been reviewed by the Planning Department and does comply with applicable provisions of the Planning Code subject to the attached conditions.

The subject Tentative Map has been reviewed by the Planning Department and does not comply with applicable provisions of the Planning Code due to the following reason(s):

PLANNING DEPARTMENT

Signed Jeffrey Speirs

Date 11/19/2015

Planner's Name Jeff Speirs  
 for, Scott F. Sanchez, Zoning Administrator



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**CERTIFICATE OF REDEMPTIONS OFFICER  
SHOWING TAXES AND ASSESSMENTS PAID.**

I, David Augustine, Tax Collector of the City and County San Francisco, State of California, do hereby certify, pursuant to the provisions of California Government Code Section 66492 et. seq., that according to the records of my office, there are no liens against the subdivision designated on the map entitled:

**Block No.            4041            Lot No.    009**

**Address:            680 Indiana St**

**for unpaid City & County property taxes or special assessments collected as taxes, except taxes or assessments not yet payable.**

**David Augustine, Tax Collector**

**The above certificate pertains to taxes and special assessments collected as taxes for the period prior to this current tax year.**

**Dated this 7th day of October. This certificate is valid for the earlier of 60 days from this date or December 31, 2016. If this certificate is no longer valid please contact the Office of Treasurer and Tax Collector to obtain another certificate.**



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**CERTIFICATE SHOWING TAXES A LIEN, BUT NOT YET DUE**

I, David Augustine, Tax Collector of the City and County San Francisco, State of California, do hereby certify, pursuant to the provisions of California Government Code Section 66492 et. seq., that the subdivision designated on the map entitled is subject to the following City & County property taxes and Special Assessments which are a lien on the property but which taxes are not yet due:

**Block No.            4041            Lot No. 009**

**Address:            680 Indiana St**

**Estimated probable assessed value of property within the proposed Subdivision/Parcel**

**Map:                    \$22,333,500**

**Established or estimated tax rate:                    1.2000%**

**Estimated taxes liened but not yet due:                    \$268,002.00**

**Amount of Assessments not yet due:                    \$1,550.00**

**These estimated taxes and special assessments have been paid.**

David Augustine, Tax Collector

**Dated this 7th day of October. This certificate is valid for the earlier of 60 days from this date or December 31, 2016. If this certificate is no longer valid please contact the Office of Treasurer and Tax Collector to obtain another certificate.**



11562

**OWNER'S STATEMENT:**

WE HEREBY STATE THAT WE ARE THE ONLY OWNERS OF AND HOLDERS OF RECORD TITLE INTEREST IN THE REAL PROPERTY SUBDIVIDED AND SHOWN UPON THIS MAP, AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF SAID MAP.

IN WITNESS WHEREOF, WE, THE UNDERSIGNED, HAVE CAUSED THIS STATEMENT TO BE EXECUTED.

OWNER: 650 INDIANA STREET, LLC  
A DELAWARE LIMITED LIABILITY COMPANY

BY: 650 INDIANA INVESTMENT, LLC  
A CALIFORNIA LIMITED LIABILITY COMPANY  
MANAGER

BY: 650 INDIANA MANAGEMENT LLC  
A CALIFORNIA LIMITED LIABILITY COMPANY  
MANAGER

BY: [Signature]  
NAME: LOUIS A. VASQUEZ  
TITLE: MANAGER

**OWNER'S ACKNOWLEDGEMENT:**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA  
COUNTY OF San Francisco

ON September 28, 2016, BEFORE ME, Alan Leung (Notary Public)

PERSONALLY APPEARED Louis A. Vasquez

WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON(S) WHOSE NAME(S) ARE SUBSCRIBED TO THE INSTRUMENT AND ACKNOWLEDGED TO ME THAT (HE/SHE/IT) EXECUTED THE SAME IN (HIS/HER/ITS) AUTHORIZED CAPACITY(IES), AND THAT BY (HIS/HER/ITS) SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

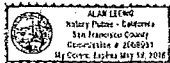
WITNESS MY HAND AND OFFICIAL SEAL

SIGNATURE: [Signature]

NOTARY PUBLIC, STATE OF CALIFORNIA COMMISSION NO.: 2068931

MY COMMISSION EXPIRES: May 19 2018

COUNTY OF PRINCIPAL PLACE OF BUSINESS: San Francisco



**TAX STATEMENT:**

I, ANGELA CALVILLO, CLERK OF THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, DO HEREBY STATE THAT THE SUBDIVIDER HAS FILED A STATEMENT FROM THE TREASURER AND TAX COLLECTOR OF THE CITY AND COUNTY OF SAN FRANCISCO, SHOWING THAT ACCORDING TO THE RECORDS OF HIS OR HER OFFICE THERE ARE NO LIENS AGAINST THIS SUBDIVISION OR ANY PART THEREOF FOR UNPAID STATE, COUNTY, MUNICIPAL OR LOCAL TAXES, OR SPECIAL ASSESSMENTS COLLECTED AS TAXES.

DATED \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

CLERK OF THE BOARD OF SUPERVISORS  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**CLERK'S STATEMENT:**

I, ANGELA CALVILLO, CLERK OF THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA, HEREBY STATE THAT SAID BOARD OF SUPERVISORS BY ITS MOTION NO. \_\_\_\_\_, 20\_\_\_\_, APPROVED THIS MAP ENTITLED "FINAL MAP 8788".

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SUBSCRIBED MY HAND AND CAUSED THE SEAL OF THE OFFICE TO BE AFFIXED.

BY: \_\_\_\_\_ DATE: \_\_\_\_\_

CLERK OF THE BOARD OF SUPERVISORS  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**APPROVALS:**

THIS MAP IS APPROVED THIS 14 DAY OF OCTOBER, 2016  
BY ORDER NO. 16-5363

BY: \_\_\_\_\_ DATE: \_\_\_\_\_

MOHAMMED NURU  
DIRECTOR OF PUBLIC WORKS AND ADVISORY AGENCY  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**APPROVED AS TO FORM:**

DENNIS J. HERRERA, CITY ATTORNEY

BY: \_\_\_\_\_

DEPUTY CITY ATTORNEY  
CITY AND COUNTY OF SAN FRANCISCO

**BOARD OF SUPERVISOR'S APPROVAL:**

ON \_\_\_\_\_, 20\_\_\_\_, THE BOARD OF SUPERVISOR'S OF THE CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA APPROVED AND PASSED MOTION NO. \_\_\_\_\_ A COPY OF WHICH IS ON FILE IN THE OFFICE OF THE BOARD OF SUPERVISOR'S IN FILE NO. \_\_\_\_\_.

**CITY AND COUNTY SURVEYOR'S STATEMENT:**

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION AS SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF THE CALIFORNIA SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THIS MAP IS TECHNICALLY CORRECT.

BRUCE R. STORRS, CITY AND COUNTY SURVEYOR  
CITY AND COUNTY OF SAN FRANCISCO

BY: [Signature] DATE: October 19, 2016

BRUCE R. STORRS L.S. 6914



**SURVEYOR'S STATEMENT:**

THIS MAP WAS PREPARED BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF 650 INDIANA STREET, LLC ON MAY 22, 2016. I HEREBY STATE THAT ALL THE MONUMENTS ARE OF THE CHARACTER AND OCCUPY THE POSITIONS INDICATED OR THAT THEY WILL BE SET IN THOSE POSITIONS BEFORE JULY 31, 2017 AND THAT THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

BY: [Signature] DATE: 10-5-2016

BENJAMIN B. RON  
PLS No. 5015



**RECORDER'S CERTIFICATE OR STATEMENT:**

FILED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_,  
AT \_\_\_\_\_ M. IN BOOK \_\_\_\_\_ OF CONDOMINIUM MAPS, AT PAGES \_\_\_\_\_  
AT THE REQUEST OF MARTIN M. RON ASSOCIATES.

SIGNED: \_\_\_\_\_

COUNTY RECORDER  
CITY AND COUNTY OF SAN FRANCISCO  
STATE OF CALIFORNIA

**FINAL MAP 8788**

A 116 RESIDENTIAL AND 3 COMMERCIAL UNIT  
MIXED USE CONDOMINIUM PROJECT  
BEING LOT 009 AS SHOWN ON THAT CERTAIN PARCEL MAP FILED FOR  
RECORD JUNE 2, 1993 IN BOOK 41 OF PARCEL MAPS, PAGE 131

BEING A PORTION OF POTRERO NUEVO BLOCK NO. 340  
CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA

MARTIN M. RON ASSOCIATES, INC.  
Land Surveyors  
859 Harrison Street, Suite 200  
San Francisco California

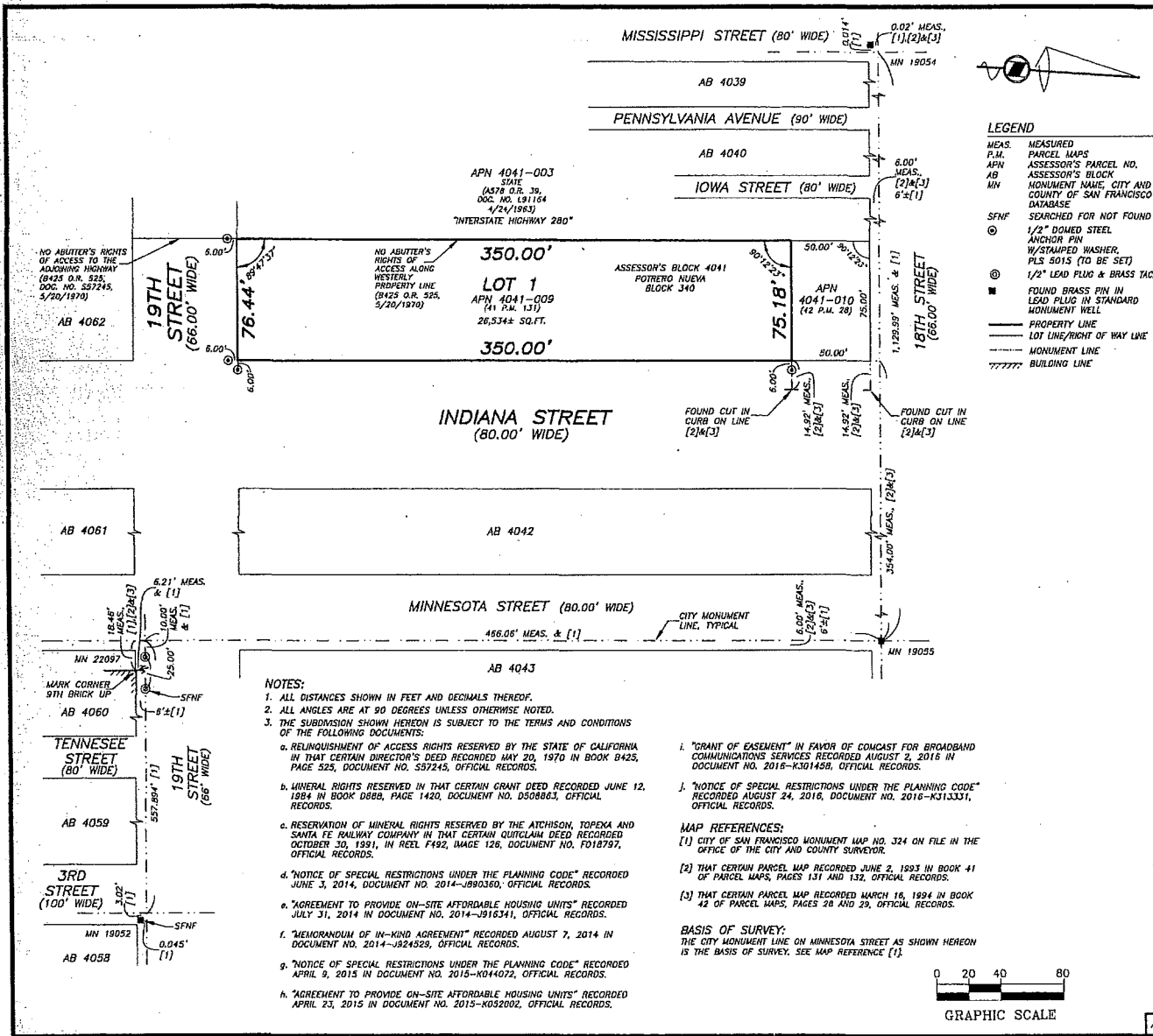
OCTOBER 2016

SHEET 1 OF 2

APN 4041-009

660 & 680 INDIANA STREET

11563



**GENERAL NOTES:**  
 1) THIS MAP IS THE SURVEY MAP PORTION OF THE CONDOMINIUM PLAN AS DESCRIBED IN CALIFORNIA CIVIL CODE SECTIONS 4120 AND 4283. THIS CONDOMINIUM PROJECT IS LIMITED TO A MAXIMUM NUMBER OF 116 DWELLING UNITS AND 3 COMMERCIAL UNITS.

2) ALL INGRESS(ES), EGRESS(ES), PATH(S) OF TRAVEL, FIRE/EMERGENCY EXIT(S) AND EXISTING COMPONENTS, EXIT PATHWAY(S) AND PASSAGEWAY(S), STAIRWAYS), CORRIDORS), ELEVATORS(S), AND COMMON USE ACCESSIBLE FEATURE(S) AND FACILITIES SUCH AS RESTROOMS THAT THE BUILDING CODE REQUIRES FOR COMMON USE SHALL BE HELD IN COMMON UNDIVIDED INTEREST.

3) UNLESS SPECIFIED OTHERWISE IN THE GOVERNING DOCUMENTS OF A CONDOMINIUM HOMEOWNERS' ASSOCIATION, INCLUDING ITS CONSTITUTION, COVENANTS AND RESTRICTIONS, THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE, IN PERPETUITY, FOR THE MAINTENANCE, REPAIR, AND REPLACEMENT OF:

- (1) ALL GENERAL USE COMMON AREA IMPROVEMENTS; AND
- (2) ALL FRONTING SIDEWALKS, ALL PERMITTED OR UNPERMITTED PRIVATE ENCROACHMENTS AND PRIVATELY MAINTAINED STREET TREES FRONTING THE PROPERTY, AND ANY OTHER OBLIGATION IMPOSED ON PROPERTY OWNERS THROUGH A PUBLIC RIGHT-OF-WAY PURSUANT TO THE PUBLIC WORKS CODE OR OTHER APPLICABLE MUNICIPAL CODES

4) IN THE EVENT THE AREAS IDENTIFIED IN (2) ARE NOT PROPERLY MAINTAINED, REPAIRED, AND REPLACED ACCORDING TO THE CITY REQUIREMENTS, EACH HOMEOWNER SHALL BE RESPONSIBLE TO THE EXTENT OF HIS/HER PROPORTIONATE OBLIGATION TO THE HOMEOWNERS' ASSOCIATION FOR THE MAINTENANCE, REPAIR, AND REPLACEMENT OF THESE AREAS, FAILURE TO UNDERTAKE SUCH MAINTENANCE, REPAIR, AND REPLACEMENT MAY RESULT IN CITY ENFORCEMENT AND ABATEMENT ACTIONS AGAINST THE HOMEOWNERS' ASSOCIATION AND/OR THE INDIVIDUAL HOMEOWNERS, WHICH MAY INCLUDE, BUT NOT BE LIMITED TO IMPOSITION OF A LIEN AGAINST THE HOMEOWNER'S PROPERTY.

5) APPROVAL OF THIS MAP SHALL NOT BE DEEMED APPROVAL OF THE DESIGN, LOCATION, SIZE, DENSITY OR USE OF ANY STRUCTURE(S) OR ANCILLARY AREAS OF THE PROPERTY ASSOCIATED WITH STRUCTURES, NEW OR EXISTING, WHICH HAVE NOT BEEN REVIEWED OR APPROVED BY APPROPRIATE CITY AGENCIES NOR SHALL SUCH APPROVAL CONSTITUTE A WAIVER OF THE SUBGRANTEE'S OBLIGATION TO ABATE ANY OUTSTANDING MUNICIPAL CODE VIOLATIONS. ANY STRUCTURES CONSTRUCTED SUBSEQUENT TO APPROVAL OF THIS FINAL MAP SHALL COMPLY WITH ALL RELEVANT MUNICIPAL CODES, INCLUDING BUT NOT LIMITED TO THE PLANNING, HOUSING AND BUILDING CODES, IN EFFECT AT THE TIME OF ANY APPLICATION FOR REQUIRED PERMITS.

6) BAY WINDOWS, FIRE ESCAPES AND OTHER ENCROACHMENTS (IF ANY SHOWN HEREON, THAT EXIST, OR THAT MAY BE CONSTRUCTED) ONTO OR OVER 19TH STREET OR INDIANA STREET, ARE PERMITTED THROUGH AND ARE SUBJECT TO THE RESTRICTIONS SET FORTH IN THE BUILDING CODE AND PLANNING CODE OF THE CITY AND COUNTY OF SAN FRANCISCO. THIS MAP DOES NOT CONVEY ANY OWNERSHIP INTEREST IN SUCH ENCROACHMENT AREAS TO THE CONDOMINIUM UNIT OWNER(S).

7) SIGNIFICANT ENCROACHMENTS, TO THE EXTENT THEY WERE VISIBLE AND OBSERVED, ARE NOTED HEREON. HOWEVER, IT IS ACKNOWLEDGED THAT OTHER ENCROACHMENTS FROM/ONTO ADJOINING PROPERTIES MAY EXIST OR BE CONSTRUCTED. IT SHALL BE THE RESPONSIBILITY SOLELY OF THE PROPERTY OWNERS INVOLVED TO RESOLVE ANY ISSUES THAT MAY ARISE FROM ANY ENCROACHMENTS WHETHER DEPICTED HEREON OR NOT. THIS MAP DOES NOT PURPORT TO CONVEY ANY OWNERSHIP INTEREST IN AN ENCROACHMENT AREA TO ANY PROPERTY OWNER.

- LEGEND**
- MEAS. MEASURED
  - P.M. PARCEL MAPS
  - APN ASSESSOR'S PARCEL NO.
  - AB ASSESSOR'S BLOCK
  - MN MONUMENT NAME, CITY AND COUNTY OF SAN FRANCISCO DATABASE
  - SFNF SEARCHED FOR NOT FOUND
  - ⊙ 1/2" DOMED STEEL ANCHOR PIN
  - ⊙ W/STAMPED WASHER, PLS 5015 (TO BE SET)
  - ⊙ 1/2" LEAD PLUG & BRASS TACK
  - FOUND BRASS PIN IN LEAD PLUG IN STANDARD MONUMENT WELL
  - PROPERTY LINE
  - LOT LINE/RIGHT OF WAY LINE
  - MONUMENT LINE
  - BUILDING LINE

- NOTES:**
1. ALL DISTANCES SHOWN IN FEET AND DECIMALS THEREOF.
  2. ALL ANGLES ARE AT 90 DEGREES UNLESS OTHERWISE NOTED.
  3. THE SUBDIVISION SHOWN HEREON IS SUBJECT TO THE TERMS AND CONDITIONS OF THE FOLLOWING DOCUMENTS:
    - a. RELINQUISHMENT OF ACCESS RIGHTS RESERVED BY THE STATE OF CALIFORNIA IN THAT CERTAIN DIRECTOR'S DEED RECORDED MAY 20, 1970 IN BOOK B425, PAGE 525, DOCUMENT NO. 597245, OFFICIAL RECORDS.
    - b. MINERAL RIGHTS RESERVED IN THAT CERTAIN GRANT DEED RECORDED JUNE 12, 1984 IN BOOK D888, PAGE 1420, DOCUMENT NO. D508883, OFFICIAL RECORDS.
    - c. RESERVATION OF MINERAL RIGHTS RESERVED BY THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY IN THAT CERTAIN QUILCANA DEED RECORDED OCTOBER 30, 1991, IN REEL F492, PAGE 128, DOCUMENT NO. F018797, OFFICIAL RECORDS.
    - d. "NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE" RECORDED JUNE 3, 2014, DOCUMENT NO. 2014-090380, OFFICIAL RECORDS.
    - e. "AGREEMENT TO PROVIDE ON-SITE AFFORDABLE HOUSING UNITS" RECORDED JULY 31, 2014 IN DOCUMENT NO. 2014-0916341, OFFICIAL RECORDS.
    - f. "MEMORANDUM OF UNDERSTANDING" RECORDED AUGUST 7, 2014 IN DOCUMENT NO. 2014-0924529, OFFICIAL RECORDS.
    - g. "NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE" RECORDED APRIL 9, 2015 IN DOCUMENT NO. 2015-0044072, OFFICIAL RECORDS.
    - h. "AGREEMENT TO PROVIDE ON-SITE AFFORDABLE HOUSING UNITS" RECORDED APRIL 23, 2015 IN DOCUMENT NO. 2015-0052002, OFFICIAL RECORDS.

- i. "GRANT OF EASEMENT" IN FAVOR OF COMCAST FOR BROADBAND COMMUNICATIONS SERVICES RECORDED AUGUST 2, 2016 IN DOCUMENT NO. 2016-K301459, OFFICIAL RECORDS.
- j. "NOTICE OF SPECIAL RESTRICTIONS UNDER THE PLANNING CODE" RECORDED AUGUST 24, 2016, DOCUMENT NO. 2016-K313331, OFFICIAL RECORDS.

- MAP REFERENCES:**
- [1] CITY OF SAN FRANCISCO MONUMENT MAP NO. 324 ON FILE IN THE OFFICE OF THE CITY AND COUNTY SURVEYOR.
  - [2] THAT CERTAIN PARCEL MAP RECORDED JUNE 2, 1993 IN BOOK 41 OF PARCEL MAPS, PAGES 131 AND 132, OFFICIAL RECORDS.
  - [3] THAT CERTAIN PARCEL MAP RECORDED MARCH 16, 1994 IN BOOK 42 OF PARCEL MAPS, PAGES 28 AND 29, OFFICIAL RECORDS.

**BASIS OF SURVEY:**  
 THE CITY MONUMENT LINE ON MINNESOTA STREET AS SHOWN HEREON IS THE BASIS OF SURVEY. SEE MAP REFERENCE [1].

**ASSESSOR'S PARCEL NUMBERS FOR PROPOSED CONDOMINIUM UNITS**

CONDOMINIUM UNIT NO.	PROPOSED ASSESSOR'S PARCEL NUMBER
1-119	APN 4041-011 THRU 129

**NOTE:**  
 THE PROPOSED ASSESSOR'S PARCEL NUMBERS SHOWN HEREON ARE FOR INFORMATIONAL USE ONLY AND SHOULD NOT BE RELIED UPON FOR ANY OTHER PURPOSE.

**FINAL MAP 8788**  
 A 116 RESIDENTIAL AND 3 COMMERCIAL UNIT MIXED USE CONDOMINIUM PROJECT  
 BEING LOT 009 AS SHOWN ON THAT CERTAIN PARCEL MAP FILED FOR RECORD JUNE 2, 1993 IN BOOK 41 OF PARCEL MAPS, PAGE 131 BEING A PORTION OF POTRERO NUEVO BLOCK NO. 340 CITY AND COUNTY OF SAN FRANCISCO, STATE OF CALIFORNIA  
**MARTIN M. RON ASSOCIATES, INC.**  
 Land Surveyors  
 859 Harrison Street, Suite 200  
 San Francisco California

