

1 [Zoning Map Amendment for 418-420 Jessie Street.]

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3 **Ordinance amending the San Francisco Planning Code by amending Sectional Map 1 of**
4 **the Zoning Map of the City and County of San Francisco to change the use**
5 **classification of the property located at 418-420 Jessie Street, situated on the north**
6 **side of Jessie Street, 150 feet west of Fifth Street, and identified as Assessor's Block**
7 **No. 3704, Lot No. 006, from a zoning designation of P (Public) to C-3-G (Downtown**
8 **General Commercial); and adopting General Plan, Planning Code Section 101.1(b), and**
9 **environmental findings.**

10 Note: Additions are single-underline italics Times New Roman;
11 deletions are ~~strikethrough italics Times New Roman~~.
12 Board amendment additions are double underlined.
13 Board amendment deletions are ~~strikethrough normal~~.

13 Be it ordained by the People of the City and County of San Francisco:

14 Section 1. Findings.

15 A. On August 5, 2004, at a duly notice public hearing, the Planning Commission in
16 Resolution No. 16841 adopted the final Mitigated Negative Declaration for the 418-420 Jessie
17 Street Project, dated June 21, 2004 (the "MND"). A copy of said Resolution and the MND are
18 on file with the Clerk of the Board of Supervisors in File No. . The MND and related
19 project files also are available for review by this Board and the public at the Planning
20 Department, 1660 Mission Street. The Board of Supervisors has reviewed and considered
21 the information in the MND. The Board hereby affirms the Planning Commission's adoption of
22 the MND and adopts and incorporates herein by reference as though fully set forth the
23 California Environmental Quality Act (California Public Resources Code Sections 21000 et
24 seq.) ("CEQA") findings adopted by the Planning Commission in Resolution No. 16841. The
25 Board also finds that recirculation of the MND is not required because none of the conditions

1 identified in CEQA Guidelines (California Code of Regulations Title 14, Chapter 3) Section
2 15162 have occurred since the Planning Commission's adoption of the MND. For purposes of
3 this action, this Board adopts the CEQA mitigation measures set forth in Planning
4 Commission Motion Nos. 16843 and 16844, as its own. Said Resolutions are on file with the
5 Clerk of the Board of Supervisors in File No. _____. This Board further finds that the
6 measures cited therein are within the jurisdiction of the City agencies identified and such
7 measures have been, can, and should be adopted and implemented by such agencies.

8 B. The proposed zoning map amendment is consistent with the City's General Plan
9 and with Planning Code Section 101.1(b) for the reasons set forth in Planning Commission
10 Resolution No. 16842, which reasons are incorporated herein by reference as though fully set
11 forth. A copy of said Resolution is on file with the Clerk of the Board of Supervisors in File No.
12 _____.

13 C. Pursuant to Planning Code Section 302, the Board finds that the proposed
14 zoning map amendment will serve the public necessity, convenience and welfare for the
15 reasons set forth in Planning Commission Resolution No. 16842, which reasons are
16 incorporated herein by reference as though fully set forth.

17 Section 2. In accordance with Planning Code Sections 106 and 302, the following
18 change is hereby adopted as an amendment to Sectional Map 1 of the Zoning Map of the City
19 and County of San Francisco, provided that to the extent a Transit Impact Development Fee is
20 due for the project described in Planning Commission Resolutions 16841, 16842, 16843 and
21 16844, that fee shall be paid by the project sponsor as a condition to the adoption of this
22 change to the Zoning Map:
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Description of Property	Use District to be Superseded	Use District Hereby Approved
418-420 Jessie Street, located on the North side of Jessie Street, 150 feet west of Fifth Street, and identified as Assessor's Block No. 3704, Lot No. 006.	P	C-3-G

APPROVED AS TO FORM:
DENNIS J. HERRERA, City Attorney

By: _____
John D. Malamut
Deputy City Attorney