

1 [Disapproving the categorical exemption issued for the 120 Howard Street project.]

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3 **Motion disapproving the determination by the Planning Department that the 120**
4 **Howard Street project is categorically exempt from environmental review under the**
5 **California Environmental Quality Act.**

6 WHEREAS, On December 28, 2006, the Environmental Review Office of the San
7 Francisco Planning department issued a certificate of determination of exemption/exclusion
8 from environmental review (the "determination") for a proposal to construct an approximately
9 67,310 gross-square-foot (gsf) vertical addition to an existing 134,933 gsf, eight-story office
10 building with ground floor retail uses, a partial 9th floor penthouse and an attached garage
11 with approximately 70 off-street parking spaces. The vertical addition would fill the 9th floor
12 and add three new stories increasing the height of the building by 56 feet from 103'6" to
13 159'6" at 120 Howard Street (the "Project"). A copy of said document is on file with the Clerk
14 of the Board of Supervisors in File No. 070163, and is incorporated by reference herein; and,

15 WHEREAS, By letter to the Clerk of the Board of Supervisors dated February 1, 2007,
16 Margo N. Bradish ("Appellant"), filed an appeal of the determination to the Board of
17 Supervisors, which the Clerk of the Board of Supervisors received on or around February 1,
18 2007; and,

19 WHEREAS, On March 13, 2007, this Board held a duly noticed public hearing to
20 consider the appeal of the determination; and,

21 WHEREAS, This Board has reviewed and considered the determination, the appeal
22 letter, the responses to concerns document that the Planning Department prepared, and
23 public testimony; and,

24 WHEREAS, The determination files and all correspondence and other documents have
25 been made available for review by this Board and the public. These files are available for

1 public review by appointment at the Planning Department offices at 1660 Mission Street, and
2 are part of the record before this Board by reference herein; now, therefore, be it

3 Moved, That this Board of Supervisors disapproves the determination by the Planning
4 Department that the Project is exempt/excluded from environmental review.

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