



**City and County of San Francisco**  
**Meeting Minutes**  
**Land Use and Transportation Committee**

City Hall  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4689

*Members: Myrna Melgar, Dean Preston, Aaron Peskin*

*Clerk: Erica Major (415) 554-4441*

---

Monday, April 26, 2021

1:30 PM

**Regular Meeting**

---

**Present:** 4 - Myrna Melgar, Dean Preston, Aaron Peskin, and Ahsha Safai

*The Land Use and Transportation Committee met in regular session through videoconferencing, and provided public comment through teleconferencing, on Monday, April 26, 2021, with Chair Myrna Melgar presiding. Chair Melgar called the meeting to order at 1:30 p.m.*

**Remote Access to Information and Participation**

*In accordance with Governor Newsom's Executive Order No. N-33-20 declaring a State of Emergency regarding the COVID-19 outbreak and Mayor London N. Breed's Proclamation declaring a Local Emergency issued on February 25, 2020, including the guidance for gatherings issued by the San Francisco Department of Public Health Officer, aggressive directives were issued to reduce the spread of COVID-19. On March 17, 2020, the Board of Supervisors authorized their Board and Committee meetings to convene remotely (via Microsoft Teams) and will allow remote public comment via teleconference. Visit the SFGovTV website at ([www.sfgovtv.org](http://www.sfgovtv.org)) to stream the live meetings, or to watch meetings on demand. Members of the public are encouraged to participate remotely via detailed instructions on participating via teleconference available at: <https://sfbos.org/remote-meeting-call>.*

*Members of the public may participate by phone or may submit their comments by email to: [Erica.Major@sfgov.org](mailto:Erica.Major@sfgov.org); all comments received will be made a part of the official record. Regularly scheduled Land Use and Transportation Committee Meetings begin at 1:30 p.m. every Monday of each month. Committee agendas and their associated documents are available at <https://sfbos.org/committees>.*

**ROLL CALL AND ANNOUNCEMENTS**

*On the call of the roll, Chair Melgar, Vice Chair Preston, Member Peskin were noted present. A quorum was present.*

**AGENDA CHANGES**

*There were no agenda changes.*

## REGULAR AGENDA

### **210259 [Fire, Existing Building Codes - Fire Alarm Systems Upgrade Deadline]**

**Sponsors: Stefani; Peskin and Safai**

Ordinance amending the Fire Code and Existing Building Code to extend the deadline for building owners to upgrade existing fire alarm systems from July 1, 2021, to July 1, 2023; making findings under the California Health and Safety Code; and directing the Clerk of the Board of Supervisors to forward this Ordinance to the California Building Standards Commission upon final passage.

03/09/21; ASSIGNED UNDER 30 DAY RULE to Land Use and Transportation Committee, expires on 4/8/2021.

03/17/21; REFERRED TO DEPARTMENT. Referred to the Building Inspection Commission for comment and recommendation; Fire Department for informational purposes.

04/21/21; RESPONSE RECEIVED. The Commission met and held a public hearing and voted to recommend the proposed legislation.

*Heard in Committee. Speakers: Michelle Turgee; Jean Novak; Brenda Bazzard; Megan Spearman; Catherine Snyder; Kierra Rob; Karen O'Neil; Anastasia Yovanopoulos; spoke in support of the hearing matter.*

**Member Peskin moved that this Ordinance be AMENDED, AN AMENDMENT OF THE WHOLE BEARING SAME TITLE, by updating the language on Page 4, Lines 16-18, and on Page 5, Lines 5-7, to raise the construction cost from \$50,000 to \$99,000 or more and to align the compliance deadline to July 1, 2023. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Peskin

**Member Peskin moved that this Ordinance be CONTINUED AS AMENDED to the Land Use and Transportation Committee meeting of May 3, 2021. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Peskin

### **210346 [Housing Code - Community Kitchens]**

**Sponsors: Peskin; Mandelman**

Ordinance amending the Housing Code to prohibit removal of existing community kitchens in group housing; and affirming the Planning Department's determination under the California Environmental Quality Act.

04/06/21; ASSIGNED to Land Use and Transportation Committee. 4/8/21 - President Walton waived the 30-day rule pursuant to Board Rule No. 3.22.

04/13/21; REFERRED TO DEPARTMENT. Referred to the Building Inspection Commission for comment and recommendation; Planning Commission for informational purposes; Rent Board, Department of Public Health, and Planning Department informational purposes.

04/21/21; RESPONSE RECEIVED. Not defined as a project under CEQA Guidelines Sections 15378 and 15060(c)(2) because it would not result in a direct or indirect physical change in the environment.

04/21/21; RESPONSE RECEIVED. The Commission met and held a public hearing and voted to recommend the proposed legislation.

*Heard in Committee. Speakers: John Murray (Department of Building Inspection); presented information and answered questions raised throughout the discussion. Anastasia Yovanopoulos; Rodney Fong (San Francisco Chamber of Commerce); spoke in support of the hearing matter.*

**Vice Chair Preston moved that this Ordinance be RECOMMENDED AS COMMITTEE REPORT. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Peskin

**210286 [Planning Code - Landmark Designation - Lyon-Martin House, 651 Duncan Street]****Sponsors: Mandelman; Preston, Peskin and Safai**

Ordinance amending the Planning Code to designate Lyon-Martin House, 651 Duncan Street, Assessor's Parcel Block No. 6604, Lot No. 036, as a Landmark consistent with the standards set forth in Article 10 of the Planning Code; affirming the Planning Department's determination under the California Environmental Quality Act; and making public necessity, convenience, and welfare findings under Planning Code, Section 302, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

03/16/21; ASSIGNED UNDER 30 DAY RULE to Land Use and Transportation Committee, expires on 4/15/2021.

03/24/21; REFERRED TO DEPARTMENT. Referred to the Planning Department for environmental review.

03/30/21; RESPONSE RECEIVED. Not defined as a project under CEQA Guidelines Sections 15378 and 15060(c)(2) because it would not result in a direct or indirect physical change in the environment.

04/16/21; NOTICED. Notice of Public Hearing for 4/26/2021 Land Use and Transportation Committee meeting mailed to property owners and interested parties.

*Heard in Committee. Speakers: Supervisor Rafael Mandelman (Board of Supervisors); Terry Beswick, Executive Director (GLBT Historical Society); Shane Watson (Watson Heritage Consulting); Meredith McKeown-Jones; presented information and answered questions raised throughout the discussion. Christina Morris; Anastasia Yovanopoulos; Woody LaBounty (San Francisco Heritage); spoke in support of the hearing matter.*

**Vice Chair Preston moved that this Ordinance be RECOMMENDED. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Peskin

President Shamann Walton appointed Supervisor Ahsha Safai, in place of Supervisor Aaron Peskin, to the Land Use and Transportation Committee for the regular meeting of April 26, 2021, for File No. 210296.

### **Supervisor Peskin Excused from Attendance**

**Vice Chair Preston moved that Member Aaron Peskin be excused from the Land Use and Transportation Committee meeting of April 26, 2021, for File No. 210296. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Safai

Excused: 1 - Peskin

*Member Peskin was noted not present at 2:27 p.m. and for the remainder of the meeting.*

### **210296 [Hearing - Current State of Commercial Office Space and Economic Recovery]**

**Sponsor: Safai**

Hearing to review the economic impact of vacant office buildings in San Francisco, specifically in the Financial District, SOMA, and Embarcadero, due to the initial shelter-in-place ordinance, private company policies that promote working from home, and safety measures put in place to promote a return to in-person business; and requesting the Office of Economic and Workforce Development, Department of Public Health, Department of Building Inspection, Controller's Office, Small Business Commission and the City's Economist to report.

03/16/21; RECEIVED AND ASSIGNED to Land Use and Transportation Committee.

04/22/21; REFERRED TO DEPARTMENT. Referred to the Office of Economic and Workforce Development, Department of Public Health, Department of Building Inspection, the Office of the Controller, and the Small Business Commission for informational purposes and requesting the listed agencies to report.

*Heard in Committee. Speakers: Susan Philip (Department of Public Health); Ted Egan (Office of the Controller); Regina Dick-Endrizzi, Director (Small Business Commission); Rodney Fong (San Francisco Chamber of Commerce); Joshua Switzky (Planning Department); John Bryant, CEO (Building Owners and Managers Association); Robert Smutz (Department of Emergency Management); Anne Taupier, Acting Director (Office of Economic and Workforce Development); Jeremy Spitz (Public Works); presented information and answered questions raised throughout the discussion.*

**Member Safai moved that this Hearing be CONTINUED TO CALL OF THE CHAIR. The motion carried by the following vote:**

Ayes: 3 - Melgar, Preston, Safai

Excused: 1 - Peskin

## **ADJOURNMENT**

*There being no further business, the Land Use and Transportation Committee adjourned at the hour of 4:26 p.m.*

*N.B. The Minutes of this meeting set forth all actions taken by the Land Use and Transportation Committee on the matters stated, but not necessarily in the chronological sequence in which the matters were taken up.*