

## LEGISLATIVE DIGEST

[Zoning Map Amendments - Executive Park Subarea Plan Area]

**Ordinance amending the San Francisco Planning Code by amending Sectional Maps SU10 of the Zoning Map of the City and County of San Francisco to establish the Executive Park Special Use District; amending Sectional Map HT10 to establish the 65/240-EP Height and Bulk District; amending Sectional Map ZN09 to change certain Executive Park parcels from C-2(Community Business) and M-1(Light Industrial) to RC-3 (Residential-Commercial Combined, Medium Density) ; adopting findings, including environmental findings, Planning Code Section 302 findings, and findings of consistency with the General Plan and the Priority Policies of Planning Code Section 101.1.**

### Existing Law

Section 105 of the Planning Code describes the San Francisco Zoning Map as showing the "designations, locations and boundaries of the districts established by this Code." The Zoning Map is incorporated within the Planning Code pursuant to Section 106. Under Section 302 of the Code, the process for amending the Zoning Map is the same as the process for amending the text of the Code.

### Amendments to Current Law

This ordinance amends the San Francisco Zoning Map by amending Sectional Maps SU10 and ZN09 to show a newly created Executive Park Special Use District for the blocks and lots listed and to change the zoning in some Executive Park parcels from C-2 and M-1 zoning to RC-3. Sectional Map HT10 of the Zoning Map is being amended to show newly created 65/240 EP Height and Bulk Districts for the blocks and lots listed, and to supersede the existing 40-X and 40-X/80-X Height and Bulk Districts applicable to the listed blocks and lots.

### Background Information

Executive Park is a 71 acre area in the southeastern part of the City located east of Highway 101 and generally bounded on the south and north by San Francisco Bay and Bayview Hill. The Executive Park Special Use District comprises approximately 15 acres in the Executive Park Subarea Plan area of the General Plan that contains an existing office park. Other areas of Executive Park have been or are being developed for residential uses. The Executive Park Special Use District is generally bounded on the north and east, respectively, by Executive Park North and Executive Park East, on the west by Highway 101 and on the south by Harney Way. This ordinance is part of a package of amendments to the General Plan, the Zoning Map and the Planning Code that will facilitate the transition of the existing office park to a medium to high density, mixed-use, predominately residential area.