



Date: Nov. 28, 2016

Briefing from:  
Bruce Storrs,  
City and County Surveyor

Edwin M. Lee  
Mayor

Mohammed Nuru  
Director

Jerry Sanguinetti  
Bureau of Street Use & Mapping  
Manager

**Bruce R. Storrs P.L.S.**  
City and County Surveyor

Bureau of Street Use & Mapping  
1155 Market St., 3rd floor  
San Francisco, CA 94103  
tel (415) 554-5827  
Subdivision.Mapping@sfdpw.org

[sfpublicworks.org](http://sfpublicworks.org)  
[facebook.com/sfpublicworks](https://facebook.com/sfpublicworks)  
[twitter.com/sfpublicworks](https://twitter.com/sfpublicworks)

**RE: ITEM No. 38 – Vesting Tentative Map – 770 Powell St. and 875 California St.  
BOS Meeting Agenda Tuesday, Nov. 29, 2016**

<b>Project ID:</b>	9047		
<b>Project Type:</b>	A 44 Residential Unit Condominium-New Construction		
<b>Address #</b>	<b>Street Name</b>	<b>Block</b>	<b>Lot(s)</b>
770 and 875	Powell St. and California St.	0256	016 and 017

Members of the Board,

This project is a 44 Residential Unit Condominium project and is New Construction. A summation from our subdivision tracking system:

- 5/9/2016 - DPW/BSM received the application.
- 6/28/2016 – Application deemed submittable.
- 6/28/2016 – Vesting tentative map was circulated to City Agencies.
- 7/25/2016 – Approved by Department of City Planning.
- 10/24/2016 – Vesting Tentative Map conditionally approved.
- 11/7/2016 – Received a letter requesting appeal of the Tentative Map approval from Sandra S. Pershing of New York, New York.

We have in our file which I will bring to tomorrow’s meeting, the following:

A copy of the Tentative Map Decision Letter from Dept. of Planning dated 7/25/2016

A copy of the Planning Commission Motion No. 19612, approved April 7, 2016.

In general, Public Works defers to the conditional use approval made by the San Francisco Planning Dept. It is important to note that regarding the impact of a proposed development on a neighborhood is considered by the San Francisco Planning Dept. The Planning Dept. review process encourages public opinion on the proposed developments, and is documented by Planning Commission Motion No. 19612. This proposed development was considered by the Planning Commission at an April 7, 2016 hearing, which passed the Motion No. 19612, approving the proposed development. The Motion noted that the proposed development was considered consistent with objectives and policies of the General Plan, and the eight priority policies of the San Francisco Planning Code Section 101.1(b). The Planning Department and Planning Commission approvals are consistent with the process the Public Works uses in other tentative map reviews.

Bruce R. Storrs, PLS  
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