

95 Nordhoff Street Conditions

The following Conditions of Approval shall apply:

1. Site and building permits issued for work on “Lot #2” at 95 Nordhoff Street shall conform to the plans approved by the Planning Commission in their Motion 20602 dated December 12, 2019 for the renovation and preservation of the existing structure located on this lot.
2. Site and building permits issued for work on “Lot #3” and “Lot #4,” designated as 91 and 89 Nordhoff Street, respectively, shall be as approved under Planning Commission Motion 20602, including the 3-foot side setback from the South property line of “Lot #4” adjacent to the existing home at 69 Nordhoff, except that buildings on these lots shall be limited to 33 feet in height as measured pursuant to the applicable provisions of the San Francisco Planning Code.
3. On “Lot #1” as approved under Planning Commission Motion 20602 facing on Stillings Avenue, site and building permits may be issued only in conformity with a height limit of 33 feet as measured pursuant to the applicable provisions of the San Francisco Planning Code, construction on this lot shall utilize pilings and no slab foundation, and the front façade shall be set back 12 feet from the property line on Stillings in order to protect the root structure of the Coastal Redwood Significant Tree located on the property.