

1 [Zoning Map Amendment for 915 Cayuga Avenue.]

2 **Ordinance amending the San Francisco Planning Code by amending Sheet 11 of the**  
3 **Zoning Map of the City and County of San Francisco in order to shift a zoning district**  
4 **boundary which is located entirely within Assessor's Block 6954 Lot 033 and which**  
5 **divides an RH-1 (Residential, House, One Family) District from an NC-3 (Neighborhood**  
6 **Commercial, Moderate Scale) District approximately 20 feet in a northwesterly direction**  
7 **to increase the portion of the lot that is zoned NC-3; adopting findings, including**  
8 **environmental findings and findings of consistency with the General Plan and the**  
9 **Priority Policies of Planning Code Section 101.1(b).**

10 Note: Additions are *single-underline italics Times New Roman*;  
11 deletions are ~~*strikethrough italics Times New Roman*~~.  
12 Board amendment additions are double underlined.  
13 Board amendment deletions are ~~strikethrough normal~~.

14 Be it ordained by the People of the City and County of San Francisco:

15 Section 1. Findings. The Board of Supervisors hereby finds and determines as follows:

16 (a) Pursuant to Planning Code Section 302, The Board finds that this ordinance will  
17 serve the public necessity, convenience and welfare for the reasons set forth in Planning  
18 Commission Resolution No. 17318, and incorporates such reasons by this reference thereto.

19 (b) The Board finds that this ordinance is in conformity with the Priority Policies of  
20 Section 101.1(b) of the Planning Code and the General Plan and hereby adopts the findings  
21 of the Planning Commission, as set forth in Planning Commission Resolution No. 17318, and  
22 incorporates said findings by this reference as if fully set forth herein.

23 (c) On August 23, 2006, the Planning Department issued a General Rule Exclusion  
24 analyzing the proposed zoning modification in compliance with the California Environmental  
25 Quality Act ("CEQA") (California Public Resources Code sections 21000 et seq.), the State

1 CEQA Guidelines (California Code of Regulations Title 14 sections 15000 et seq.), and  
2 Chapter 31 of the San Francisco Administrative Code (“Chapter 31”).

3 On October 5, 2006, the Planning Commission held a duly noticed public hearing and  
4 in Resolution No. 17318, the Planning Commission recommended amendments to the Zoning  
5 Map of the City and County of San Francisco for property at 915 Cayuga Avenue. Said  
6 amendments and accompanying maps and property descriptions, copies of which are on file  
7 with the Clerk of the Board of Supervisors in File No. 061480, are incorporated by reference  
8 herein.

9 Section 2. Amendment of Section 11 of the Zoning Map. Pursuant to Sections 235 and  
10 302(c) of the Planning Code, the following change in zoning classification, duly approved by  
11 resolution of the Planning Commission and shown and legally delineated in Planning  
12 Commission Resolution No. 17318, is hereby adopted as an amendment to Zoning Map  
13 Sheet 11 of the City and County of San Francisco, so that the zoning district boundary which  
14 runs through Assessor’s Block 6954 Lot 033 and causes the northwestern portion of that lot to  
15 fall within an RH-1 District and the southeastern portion of that lot to fall within an NC-3  
16 Districts is shifted approximately 20 feet to the northwest such that the amended zoning  
17 district boundary runs along the southeastern property line of adjacent Lots 034 and 035 in  
18 Assessor’s Block 6954, thereby increasing the portion of the subject lot which falls within the  
19 NC-3 District:

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1	<u>Description of Property</u>	<u>Zoning</u>	Zoning
2		<u>District to be</u>	<u>District to be</u>
3		<u>Superseded</u>	<u>Approved</u>
4			
5	Portion of Assessor's	RH-1	NC-3
6	Block 6954 Lot 033 (referenced		
7	herein and as mapped in		
8	Planning Commission Resolution		
9	No. 17318)		

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12 APPROVED AS TO FORM:  
 13 DENNIS J. HERRERA, City Attorney

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15 By: \_\_\_\_\_  
 16 Susan Cleveland-Knowles

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