

From: [French, Elias \(DPW\)](#)
To: [Calvillo, Angela \(BOS\)](#)
Cc: [Somera, Alisa \(BOS\)](#); [BOS Legislation, \(BOS\)](#); [Starr, Aaron \(CPC\)](#); [Short, Carla \(DPW\)](#); [Anderson, Scott \(DPW\)](#)
Subject: Public Works Appeal Response, 1979 Mission Street
Date: Monday, July 21, 2025 6:23:45 PM
Attachments: [Public Works Appeal Response 1979 Mission Street 12492 2025-07-21.pdf](#)

Hello Ms. Calvillo,

Attached please find Public Works response to the Tentative Map Appeal at 1979 Mission Street, Board File 250735.

Sincerely,

Elias W. French, PLS
City & County Surveyor

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July 21, 2025

Subject: File No. 250735 – Tentative Map Appeal – 1979 Mission Street
Assessor's Parcel Number: 3553-052
Public Works Project ID: 12492

Dear Ms. Calvillo and members of the Board of Supervisors,

San Francisco Public Works, Bureau of Surveying & Mapping, issues this letter in response to the letter from Ali Gilmore, dated July 3, 2025, appealing the approval of a Tentative Parcel Map subdivision application for a three lot subdivision at the above-referenced property. The subject application was properly reviewed and approved.

Below is a summary of the project timeline within The Office of the County Surveyor:

- January 30, 2025: The Office of the County Surveyor received a Parcel Map Subdivision Application for the above-referenced property.
- February 20, 2025: The application was deemed submittable, which means all the required elements of the application were satisfactorily received by our office. Chief Surveyor Jacob F. Rems, PLS #4636 referred the application to the Department of City Planning.
- May 28, 2025: The Department of City Planning issued conditional approval of the subdivision.
- June 25, 2025: Assistant City & County Surveyor, Katharine S. Anderson, PLS #8499, issued Conditional Tentative Parcel Map Approval.
- June 25, 2025: Office of the County Surveyor gave notice of the Tentative Parcel Map Approval as required under the Subdivision Code to a list of the names, assessor's lot and block numbers and mailing addresses of all those shown in the last equalized assessment roll as owning property within 300 feet of the property proposed to be subdivided.
- July 8, 2025: The Clerk of the Board of Supervisors scheduled the hearing date for the Tentative Map Appeal for July 29, 2025.

The Tentative Parcel Map received by my office with the application depicts the proposed subdivision of the existing parcel into three parcels.

Based on my review of the Tentative Parcel Map, including its delineation of the property boundaries, and a review of the record title documents, I find that the map satisfies the requirements necessary for approval.

The Department of City Planning also reviewed and approved the Tentative Parcel Map, which means the proposed lot areas, frontages, slopes and other factors comply with the Planning Code and General Plan.

The appellant's letter raises concerns about the height, massing, footprint, unit count, type of supportive housing, and traffic impact of the buildings proposed to be constructed on the site.

These are not matters related to the proposed land subdivision of the existing parcel into three parcels, but instead are issues related to the design of the buildings proposed on the site, which is processed through the Planning Department and/or Department of Building Inspection for their review under the Planning and Building Codes.

California Government Section 66474 (a-g) of the Subdivision Map Act, entitled "Grounds for Denial of Tentative or Parcel Map" lists seven findings a legislative body of a city or county can make to deny the approval of a Tentative Parcel Map. Following my office's review of the subdivision application in question, I have determined that there are no grounds for denial of this subdivision application under Section 66474 of the Subdivision Map Act.

In conclusion, the appeal in question fails to identify any concern related to the proposed land subdivision that would be grounds for denying the division of the existing parcel into three parcels or reversing the approval of the Tentative Map.

Thank you,

Eli F.

Elias W. French, PLS #9406
City and County Surveyor, City and County of San Francisco