

FILE NO. 051554

ORDINANCE NO.

1 [Abolition of Legislated Setback for 301–323 14th Avenue.]

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3 **Ordinance amending the San Francisco Planning Code by abolishing the legislated**
4 **front setback of the southeastern portion of the property located at 301-323 14th**
5 **Avenue, identified as Assessor’s Block No. 1446, Lot No. 054 (formerly Lots 001, 004,**
6 **006, 053), as shown on Block Book Map No. 1446 of the City and County of San**
7 **Francisco, Volume 12; and adopting General Plan, Planning Code Section 101.1(b), and**
8 **environmental findings.**

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

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

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Section 1. Findings.

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A. On September 1, 2005, at a duly noticed public hearing, the Planning
15 Commission in ~~Motion~~ Resolution No. 17087 found that the proposed abolition of the
16 legislated setback for 301-323 14th Avenue (Assessor’s Block No. 1446, Lot No. 054) was
17 consistent with the City’s General Plan and with Planning Code Section 101.1(b). In addition,
18 the Planning Commission, in Resolution No. 17087, recommended that the Board of
19 Supervisors adopt the proposed abolition of the legislated setback. ~~Copies~~ Copy of said
20 Resolution ~~and Motion~~ are is on file with the Clerk of the Board of Supervisors in File No.
21 051554 and are is incorporated herein by reference. The Board finds that the proposed
22 abolition of the legislated setback for 301-323 14th Avenue is consistent with the City’s
23 General Plan and with Planning Code Section 101.1(b) for the reasons set forth in said
24 Resolution ~~and Motion~~.

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1 B. Pursuant to Planning Code Section 302, the Board finds that the proposed
2 abolition of the legislated setback for 301–323 14th Avenue will serve the public necessity,
3 convenience and welfare for the reasons set forth in Planning Commission Resolution No.
4 17087, which reasons are incorporated herein by reference as though fully set forth.

5 C. The Planning Department has determined that the actions contemplated in this
6 Ordinance are in compliance with the California Environmental Quality Act (California Public
7 Resources Code section 21000 et seq.). Said determination is on file with the Clerk of the
8 Board of Supervisors in File No. 051554 and is incorporated herein by reference.

9 Section 2.

10 A. In accordance with Planning Code Sections 131 and 302, the following change
11 is hereby adopted abolishing the legislated setback for 301-323 14th Avenue (Assessor’s
12 Block No. 1446, Lot No. 054), as shown on Block Book Map No. 1446 of the City and County
13 of San Francisco, Volume 12:

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Description of Property	Legislated Front Setback to be Abolished
301–323 14 th Avenue (Assessor’s Block No. 1446, Lot No. 054)	10 feet from the front property line parallel to 14 th Avenue, starting at the southern most property line and proceeding 25 feet northward, then angling at a 45-degree angle and terminating at the front property line.

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17 B. In accordance with Planning Code Sections 131 and 132, the setback for 301-
18 323 14th Avenue (Assessor’s Block No. 1446, Lot No. 054) shall revert to the underlying
19 Planning Code requirements for the zoning district in which the property is located.

20 APPROVED AS TO FORM:
21 DENNIS J. HERRERA, City Attorney

22 By: _____
23 Marlena G. Byrne
24 Deputy City Attorney