

Parkmerced

January 29, 2015

Application for Final Map Subdivision

City and County Surveyor
Department of Public Works
Bureau of Street-Use & Mapping
1155 Market Street, 3rd Floor
San Francisco, CA 94103

Re: APN 7335/001

Dear Sir:

In compliance with the California Subdivision Map Act, the San Francisco Subdivision Code, the San Francisco Subdivision Regulations, and all amendments thereto, I, the undersigned subdivider, hereby submit to you for your review and processing a proposed Final Map subdivision, together with the Final Map Application and Checklist and all applicable items, fees, documents and data checked thereon.

Respectfully,

Seth Mallen
Parkmerced Owner, LLC

Attachment: Application Packet

D. APPLICATION

Property Address:

For DPW-BSM use only
ID No.:

10 BUCARELI DR, SAN FRANCISCO, CA 94132
12 BUCARELI DR, SAN FRANCISCO, CA 94132
14 BUCARELI DR, SAN FRANCISCO, CA 94132
16 BUCARELI DR, SAN FRANCISCO, CA 94132
18 BUCARELI DR, SAN FRANCISCO, CA 94132
20 BUCARELI DR, SAN FRANCISCO, CA 94132
22 BUCARELI DR, SAN FRANCISCO, CA 94132
24 BUCARELI DR, SAN FRANCISCO, CA 94132
28 BUCARELI DR, SAN FRANCISCO, CA 94132
2 BUCARELI DR, SAN FRANCISCO, CA 94132
4 BUCARELI DR, SAN FRANCISCO, CA 94132
6 BUCARELI DR, SAN FRANCISCO, CA 94132
8 BUCARELI DR, SAN FRANCISCO, CA 94132
401 FONT BLVD, SAN FRANCISCO, CA 94132
403 FONT BLVD, SAN FRANCISCO, CA 94132
405 FONT BLVD, SAN FRANCISCO, CA 94132
407 FONT BLVD, SAN FRANCISCO, CA 94132
409 FONT BLVD, SAN FRANCISCO, CA 94132
411 FONT BLVD, SAN FRANCISCO, CA 94132
413 FONT BLVD, SAN FRANCISCO, CA 94132
415 FONT BLVD, SAN FRANCISCO, CA 94132
417 FONT BLVD, SAN FRANCISCO, CA 94132
419 FONT BLVD, SAN FRANCISCO, CA 94132
421 FONT BLVD, SAN FRANCISCO, CA 94132
423 FONT BLVD, SAN FRANCISCO, CA 94132
425 FONT BLVD, SAN FRANCISCO, CA 94132
700 GONZALEZ DR, SAN FRANCISCO, CA 94132
702 GONZALEZ DR, SAN FRANCISCO, CA 94132
704 GONZALEZ DR, SAN FRANCISCO, CA 94132
706 GONZALEZ DR, SAN FRANCISCO, CA 94132
708 GONZALEZ DR, SAN FRANCISCO, CA 94132
710 GONZALEZ DR, SAN FRANCISCO, CA 94132
712 GONZALEZ DR, SAN FRANCISCO, CA 94132
714 GONZALEZ DR, SAN FRANCISCO, CA 94132
716 GONZALEZ DR, SAN FRANCISCO, CA 94132
718 GONZALEZ DR, SAN FRANCISCO, CA 94132
720 GONZALEZ DR, SAN FRANCISCO, CA 94132
722 GONZALEZ DR, SAN FRANCISCO, CA 94132
724 GONZALEZ DR, SAN FRANCISCO, CA 94132
726 GONZALEZ DR, SAN FRANCISCO, CA 94132
728 GONZALEZ DR, SAN FRANCISCO, CA 94132
730 GONZALEZ DR, SAN FRANCISCO, CA 94132
750 GONZALEZ DR, SAN FRANCISCO, CA 94132
810 GONZALEZ DR, SAN FRANCISCO, CA 94132
100 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
102 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
104 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
106 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
110 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
112 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132

114 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
116 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
80 JUAN BAUTISTA CIR, SAN FRANCISCO, CA 94132
301 SERRANO DR, SAN FRANCISCO, CA 94132
303 SERRANO DR, SAN FRANCISCO, CA 94132
305 SERRANO DR, SAN FRANCISCO, CA 94132
307 SERRANO DR, SAN FRANCISCO, CA 94132
309 SERRANO DR, SAN FRANCISCO, CA 94132
311 SERRANO DR, SAN FRANCISCO, CA 94132
313 SERRANO DR, SAN FRANCISCO, CA 94132
315 SERRANO DR, SAN FRANCISCO, CA 94132
317 SERRANO DR, SAN FRANCISCO, CA 94132
319 SERRANO DR, SAN FRANCISCO, CA 94132
321 SERRANO DR, SAN FRANCISCO, CA 94132
323 SERRANO DR, SAN FRANCISCO, CA 94132
325 SERRANO DR, SAN FRANCISCO, CA 94132
327 SERRANO DR, SAN FRANCISCO, CA 94132
329 SERRANO DR, SAN FRANCISCO, CA 94132
331 SERRANO DR, SAN FRANCISCO, CA 94132
333 SERRANO DR, SAN FRANCISCO, CA 94132
355 SERRANO DR, SAN FRANCISCO, CA 94132
405 SERRANO DR, SAN FRANCISCO, CA 94132

Assessor's Block/Lot: 7335

Lot Number(s): 001

Owner:			
Name:	Parkmerced Owner, LLC (Attn: Seth Mallen)		
Address:	345 Vidal Drive, San Francisco, CA 94132		
Phone:	415.584.4561	E-mail:	smallen@maximusrepartners.com
Person to be contacted concerning this project: (If different from owner)			
Name:	Jim Abrams		
Address:	345 Vidal Drive, San Francisco, CA 94132		
Phone:	415.999.4402	E-mail:	jabrams@jabramslaw.com
Firm or agent preparing the subdivision map:			
Name:	BKF Engineers (Attn: Brian Scott)		
Address:	255 Shoreline Drive, Suite 200, Redwood City, CA 94065		
Phone:	650.482.6335	E-mail:	bscott@bkf.com
Subdivider: (If different from owner)			
Name:			
Address:			

Existing number of lots: 1

Proposed number of lots: 7

This subdivision results in an airspace: No Yes (shown on Tentative Map)

This subdivision creates an addition to an existing building: No Yes (shown on Tentative Map)

Check only one of the following options:

	Indicate project type
Residential Only	<input checked="" type="checkbox"/>
Mixed-Use	<input type="checkbox"/> If checked, Number of Residential Unit(s): Number of Commercial Unit(s):

STATE OF CALIFORNIA
CITY AND COUNTY OF SAN FRANCISCO

I, Parkmerced Owner, LLC

declare, under penalty of perjury, that I am an owner of the property that is the subject of this application, that the statements herein and in the attached exhibits present the information required for this application, and the information presented is true and correct to the best of my knowledge and belief.

Date: 2/20/15 Signed: 

E. New Construction Condominium Application Checklist

Check the following items enclosed where applicable:

Submitted per guidelines and in this order?		Official Use Only:	No.	Item Description and Order	Total of copies	Which and how many of total required items are needed for each agency?			Form No. (where applicable)
Yes	No	OK?				DPW	DCP	DBI **	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	1.	Four (4) copies of Tentative Parcel Map [DPW copies: 3-BSM Mapping; 1-City Planning] Note: One additional copy will be required if project falls within the jurisdiction of SFRA. (see page 7)	4	3	1	1*	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2.	Six (6) copies of Tentative Final Map [DPW copies: 5-BSM Mapping; 1-City Planning] Note: One additional copy will be required if project falls within the jurisdiction of SFRA. (see page 7)	6	5	1	1*	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	3.	Subdivision Fee (\$ <u>10,059</u>)	1				
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	4.	Preliminary Title Report (dated within 3 months)	2	1	1		
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	5.	Grant Deeds and any other recorded documents for: <input checked="" type="checkbox"/> Subject Site and <input type="checkbox"/> Adjoiners	1	1			
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	6.	Previous Land Use.	2	1	1		Form No. 1
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	6a.	Permit numbers for any approved building permits.	2	1	1		Form No. 1
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	7.	Owner's Release of Interest in Common Areas [Sec. 1323 (6)]	2	1	1		Form No. 2
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	8.	Neighborhood notification package for Tentative Map decision. <input type="checkbox"/> 300-Foot Radius Map <input type="checkbox"/> Address List <input type="checkbox"/> Envelopes	1	1			
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	9.	Photographs of subject property, as follows: [Public Works Code Sec. 723.2 & Planning Code] <input type="checkbox"/> Front photo from the street looking at the property, including sidewalk without obstructions <input type="checkbox"/> Photo from left side showing property line and sidewalk fronting subject site <input type="checkbox"/> Photo from right side showing property line and sidewalk fronting subject site <input type="checkbox"/> Photo of rear of property	3	2	1		
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	10.	Proposition "M" Findings demonstrating consistency with Eight Priority General Plan Policies [Planning Code Sec. 101.1(b)]	2	1	1		Form No. 3
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	11.	Review by Department of Building Inspection, if required, See Page 8.	2			1	Form No. 4

<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	12.	Provide proposed sales prices for Below Market Rate (BMR) units (Form No.1)	1	1			Form No. 1
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	13.	A copy of the signed Planning Dept. or Planning Commission motion approving the project	1	1			
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	14.	Provide copies of any Notices of Special Restrictions associated with this site.	1	1			
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	15.	3R report <u>required</u> for existing dwelling units – See Page 8 for details.	1	1			
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	16.	Copy of Building Permits – See Page 8 for details.	1	1			

ADDITIONAL COPY TO DBI – SEE REQUIREMENTS PAGE 8, ITEM 11