

Turk Street and Golden Gate Avenue Affordable Housing Project

Summary

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| SCH Number | 2022040213 |
| Public Agency | Department of General Services (DGS) |
| Document Title | Turk Street and Golden Gate Avenue Affordable Housing Project |
| Document Type | NOE - Notice of Exemption |
| Received | 4/8/2022 |
| Posted | 4/8/2022 |
| Document Description | <p>California Governor Newsom directed the California Department of General Services (DGS) to identify excess state properties as potential affordable housing development sites (Executive Order N-06-19). The proposed project would include demolition of the existing parking lots and development of two buildings providing affordable residential units. Overall, the project would consist of 295 residential units that are 100 percent affordable and permanently deed-restricted, and 105 surface parking spaces to replace the displaced California Employment Development Department (EDD) parking spaces on the ground floors of the buildings. The 8-story Turk Street building would consist of 105 residential units, open space, and common space. The 9-story Golden Gate Avenue building would consist of 190 residential units, open space, and common space.</p> |

Contact Information

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|----------------------|--------------------------------------------------------|
| Name | Jonathan Heim |
| Agency Name | Department of General Services |
| Job Title | Asset Enhancement |
| Contact Types | Lead/Public Agency |
| Address | 707 3rd Street, 4th Floor West Sacramento, CA 95605 |
| Phone | (916) 375-4125 |
| Email | jonathan.heim@dgs.ca.gov |

Location

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|-----------------------|----------------------------------------------------------|
| Cities | San Francisco |
| Counties | San Francisco |
| Regions | San Francisco Bay Area |
| Cross Streets | Turk/Franklin Street, Golden Gate Avenue/Franklin Street |
| Zip | 94109 |
| Total Acres | 1.11 |
| Parcel # | Block 0744/Lot 006, Block 0761/Lots 062, 022, 002, 003 |
| State Highways | 101, I-80, I-280 |
| Railways | Caltrain, Bart, Muni |
| Schools | Multiple |
| Waterways | San Francisco Bay |

Notice of Exemption

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|------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exempt Status | Categorical Exemption |
| Type, Section or Code | Class 32; Section 15332 In-Fill Development |
| Reasons for Exemption | DGS has determined that the project qualifies for Class 32 exemption because the project is consistent with applicable objective general plan standards and criteria for multi-family residential development. It is an allowable land use in the City and County of San Francisco's land use and zoning designations and the project meets all criteria for Class 32; less than 5 acres, within City and County of San Francisco limits, surrounded by urban uses, not in an area with value as habitat for endangered, rare or threatened species, is adequately served by all required utilities and public services. DGS confirms that no exceptions apply which would preclude the use of an exception for this project. |

Notice of Exemption

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

From: (Public Agency): CA Department of General Service
707 3rd Street, 4th Floor
West Sacramento, CA 95605
(Address)

County Clerk
County of: _____

Project Title: Turk Street and Golden Gate Avenue Affordable Housing Project

Project Applicant: MidPen Housing

Project Location - Specific:

850 Turk Street (Block 0744/Lot 006), 750 Golden Gate(Block 0761/Lots 062, 022, 002, 003)

Project Location - City: San Francisco Project Location - County: San Francisco

Description of Nature, Purpose and Beneficiaries of Project:

California Governor Newsom directed the California Department of General Services (DGS) to identify excess state properties as potential affordable housing development sites (Executive Order N-06-19). The proposed project would include demolition of the existing parking lots and development of two buildings providing affordable residential units. Overall, the project would consist of 295 residential units that are 100 percent affordable and permanently deed-restricted, and 105 surface parking spaces to replace the displaced California Employment Development Department (EDD) parking spaces on the ground floors of the buildings. The 8-story Turk Street building would consist of 105 residential units, open space, and common space. The 9-story Golden Gate Avenue building would consist of 190 residential units, open space, and common space.

Name of Public Agency Approving Project: California Department of General Services

Name of Person or Agency Carrying Out Project: Jonathan Heim, Department of General Services

Exempt Status: (**check one**):

- Ministerial (Sec. 21080(b)(1); 15268);
- Declaration Emergency (Sec. 21080(b)(3);15269(a));
- Emergency Project (Sec. 21080(b)(4);15269(b)(c));
- Categorical Exemption. State type and section number: Section 15332; In-Fill Development
- Statutory Exemption. State code number: _____

Reasons why project is exempt:

DGS has determined that the project qualifies for Class 32 exemption because the project is consistent with applicable objective general plan standards and criteria for multi-family residential development. It is an allowable land use in the City and County of San Francisco's land use and zoning designations and the project meets all criteria for Class 32; less than 5 acres, within City and County of San Francisco limits, surrounded by urban uses, not in an area with value as habitat for endangered, rare or threatened species, is adequately served by all required utilities and public services. DGS confirms that no exceptions apply which would preclude the use of an exception for this project.

Lead Agency
Contact Person: Jonathan Heim Area Code/
Telephone/Extension: 916-375-4125

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: Jim Martone Date: 4/8/22 Title: Chief, Asset Management Branch

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

Date Received for filing at OPR: _____