



City and County of San Francisco

Meeting Agenda

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

Land Use and Economic Development Committee

Members: Scott Wiener, Jane Kim, Malia Cohen

Clerk: Andrea Ausberry (415) 554-4442

Monday, April 28, 2014

1:30 PM

City Hall, Committee Room 263

Regular Meeting

AGENDA CHANGES

REGULAR AGENDA

1. [140311](#) **[Avigation Easements - San Mateo County - San Francisco International Airport's Noise Insulation Program]**
Resolution approving the acquisition of 28 Avigation Easements from various property owners in San Mateo County required for the San Francisco International Airport's Noise Insulation Program (Project); adopting findings that the Project is categorically exempt from environmental review under the California Environmental Quality Act Class 1: Existing Facilities; adopting findings that the acquisition is consistent with the City's General Plan, and eight priority policies of City Planning Code, Section 101.1; and authorizing the Director of Property and Mayor to execute documents, make certain modifications and take certain actions in furtherance of this Resolution. (Real Estate Department)

(Fiscal Impact)

Attachments: [Leg Ver1](#)

[Real Estate Ltr 032514](#)

[Airport Reso 13-0195](#)

[General Plan Referral 122713](#)

[Avigation Easment](#)

[Response PLN Dept 042114](#)

[Comm Pkt 042814](#)

3/28/14; RECEIVED FROM DEPARTMENT.

4/8/14; RECEIVED AND ASSIGNED to the Land Use and Economic Development Committee.

4/18/14; REFERRED TO DEPARTMENT.

4/21/14; RESPONSE RECEIVED.

2. [131205](#) [Planning Code - Production, Distribution, and Repair Zoning]**Sponsors: Mayor; Cohen, Campos and Chiu**

Ordinance amending the Planning Code to address various revisions to Production, Distribution, and Repair Zoning (PDR), integrated PDR, and small enterprise workplace zoning controls to facilitate the establishment of such uses; amending the Administrative Code to delete requirements concerning reporting on integrated PDR, affirming the Planning Department's California Environmental Quality Act determination; and making Planning Code, Section 302, findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

Attachments: [Leg Ver1](#)[Leg Dig Ver1](#)[Response SBC 021314](#)[Leg Ver2](#)[Leg Dig Ver2](#)[Response PLN Dept 032014](#)[131205 Response SBC 040214](#)[Response PLN Dept 042314](#)[Leg Ver3](#)[Leg Dig Ver3](#)[Comm Pkt 042814](#)

12/17/13; ASSIGNED UNDER 30 DAY RULE to the Land Use and Economic Development Committee.

1/6/14; REFERRED TO DEPARTMENT.

2/13/14; RESPONSE RECEIVED.

3/4/14; SUBSTITUTED AND ASSIGNED to the Land Use and Economic Development Committee.

3/20/14; REFERRED TO DEPARTMENT.

3/20/14; RESPONSE RECEIVED.

4/2/14; RESPONSE RECEIVED.

4/15/14; SUBSTITUTED AND ASSIGNED to the Land Use and Economic Development Committee.

4/23/14; RESPONSE RECEIVED.

3. [130053](#) **[Hearing - Municipal Transportation Agency - Performance and Productivity Impacts]**
Sponsor: Wiener
Hearing and monthly report, directed to the Municipal Transportation Agency and the Controller, analyzing and disclosing the state of Municipal Transportation Agency service and maintenance, including month-on-month comparisons, and the loss of economic productivity in San Francisco resulting from Municipal Transportation Agency service disruptions.

Attachments: [Comm Pkt 052813](#)
[Comm Pkt 042814](#)

1/15/13; RECEIVED AND ASSIGNED to the Land Use and Economic Development Committee.

1/22/13; REFERRED TO DEPARTMENT.

5/28/13; CONTINUED TO CALL OF THE CHAIR.

4. [140287](#) **[Adding the Name "Rescue Row" to Alabama Street Between 15th and 16th Streets]**
Sponsor: Campos
Resolution adding the name "Rescue Row" on Alabama Street between 15th and 16th Streets in recognition of the animal services organizations on the block, and to help these agencies in their co-marketing and individual efforts to help adopt out more animals in need.

Attachments: [Leg Ver1](#)
[Response DPW 041714](#)
[Comm Pkt 042814](#)

3/25/14; RECEIVED AND ASSIGNED to the Land Use and Economic Development Committee.

4/14/14; REFERRED TO DEPARTMENT.

4/17/14; RESPONSE RECEIVED.

ADJOURNMENT

NOTE: Pursuant to Government Code Section 65009, the following notice is hereby given: if you challenge, in court, the general plan amendments or planning code and zoning map amendments described above, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Board of Supervisors at, or prior to, the public hearing.

LEGISLATION UNDER THE 30-DAY RULE

NOTE: The following legislation will not be considered at this meeting. Board Rule 3.22 provides that when an Ordinance or Resolution is introduced which would CREATE OR REVISE MAJOR CITY POLICY, the Committee to which the legislation is assigned shall not consider the legislation until at least thirty days after the date of introduction. The provisions of this rule shall not apply to the routine operations of the departments of the City or when a legal time limit controls the hearing timing. In general, the rule shall not apply to hearings to consider subject matter when no legislation has been presented, nor shall the rule apply to resolutions which simply URGE action to be taken.

140319**[Public Works Code - Surface-Mounted Facility Site Permits]****Sponsors: Wiener; Breed**

Ordinance amending the Public Works Code to establish the requirements for Surface-Mounted Facility Site Permits; to set fees for obtaining such permits; to make the provisions of the Ordinance retroactive; and making environmental findings.

Attachments: [Response PLN Dept 041614](#)

[Leg Ver1](#)

[Leg Dig Ver1](#)

4/1/14; ASSIGNED UNDER 30 DAY RULE to the Land Use and Economic Development Committee.

4/14/14; REFERRED TO DEPARTMENT.

4/16/14; RESPONSE RECEIVED.

4/24/14; NOTICED.

140340**[Planning Code, Zoning Map - Central City South of Market Area - Housing Balance Special Use District]****Sponsors: Kim; Avalos, Campos and Mar**

Ordinance amending the Planning Code to establish a special use district in the Central City South of Market Area to balance market rate housing and affordable housing and to require a conditional use permit for market rate housing if the balance is not maintained; amending the Zoning Map to establish this special use district; and making environmental findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

(Economic Impact)

Attachments: [Leg Ver1](#)

[Leg Dig Ver1](#)

[Response PLN Dept 042114](#)

4/8/14; ASSIGNED UNDER 30 DAY RULE to the Land Use and Economic Development Committee.

4/18/14; REFERRED TO DEPARTMENT.

4/21/14; REFERRED TO DEPARTMENT.

4/21/14; RESPONSE RECEIVED.

140381 [Administrative, Planning Codes - Amending Regulation of Short-Term Residential Rentals and Establishing Fee]**Sponsor: Chiu**

Ordinance amending the Administrative Code to provide an exception for permanent residents to the prohibition on short-term residential rentals under certain conditions; to create procedures, including a registry administered by the Department of Building Inspection, for tracking short-term residential rentals and compliance; to establish an application fee for the registry; amending the Planning Code to clarify that short-term residential rentals shall not change a unit's type as residential; and making environmental findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

Attachments: [Leg Ver1](#)[Leg Dig Ver1](#)

4/15/14; ASSIGNED UNDER 30 DAY RULE to the Land Use and Economic Development Committee.

140382 [Planning Code - Designation of 1007 Market Street (aka James G. Walker Building)]**Sponsor: Kim**

Ordinance amending the Planning Code to change the designation of 1007 Market Street (aka James G. Walker Building), Assessor's Block No. 3703, Lot No. 078, from Category V (Unrated) to Category III (Contributory) under Planning Code. Article 11; and making environmental findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

Attachments: [Leg Ver1](#)[Planning Ltr 041114](#)[HPC Reso No. 733](#)[Planning Report 040214](#)[Planning Addtl Historical Info](#)[Change of Designation Report](#)[Support Ltr 031914](#)[Address List](#)

4/15/14; ASSIGNED UNDER 30 DAY RULE to the Land Use and Economic Development Committee.

Agenda Item Information

Each item on the Consent or Regular agenda may include the following documents:

- 1) Legislation
- 2) Budget and Legislative Analyst report
- 3) Department or Agency cover letter and/or report
- 4) Public correspondence

These items will be available for review at City Hall, 1 Dr. Carlton B. Goodlett Place, Room 244, Reception Desk.

Meeting Procedures

The Board of Supervisors is the legislative body of the City and County of San Francisco. The Board has several standing committees where ordinances and resolutions are the subject of hearings at which members of the public are urged to testify. The full Board does not hold a second public hearing on measures which have been heard in committee.

Board procedures do not permit: 1) persons in the audience to vocally express support or opposition to statements by Supervisors or by other persons testifying; 2) ringing and use of cell phones, pagers, and similar sound-producing electronic devices; 3) bringing in or displaying signs in the meeting room; and 4) standing in the meeting room.

Each member of the public will be allotted the same maximum number of minutes to speak as set by the President or Chair at the beginning of each item or public comment, excluding City representatives, except that public speakers using translation assistance will be allowed to testify for twice the amount of the public testimony time limit. If simultaneous translation services are used, speakers will be governed by the public testimony time limit applied to speakers not requesting translation assistance. Members of the public who want a document placed on the overhead for display should clearly state such and subsequently remove the document when they want the screen to return to live coverage of the meeting.

IMPORTANT INFORMATION: The public is encouraged to testify at Committee meetings. Persons unable to attend the meeting may submit to the City, by the time the proceedings begin, written comments regarding the agenda items above. These comments will be made a part of the official public record and shall be brought to the attention of the Board of Supervisors. Written communications should be submitted to the Clerk of the Board, Clerk of a Committee or its members: 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco, CA 94102. Communications which are not received prior to the hearing may be delivered to the Clerk of the Committee at the hearing and you are encouraged to bring enough copies for distribution.

LAPTOP COMPUTER FOR PRESENTATIONS: Contact City Hall Media Services at (415) 554-7490 to coordinate the use of the laptop computer for presentations. Presenters should arrive 30 minutes prior to the meeting to test their presentations on the computer.

AGENDA PACKET: Available for review in Clerk's Office, Room 244, City Hall, 1 Dr. Carlton B Goodlett Place, or on the internet at <http://www.sfbos.org/meetings>. Meetings are cablecast on SF Cable 26. Meetings are broadcast live on KPOO 89.5 FM. For DVD copies and scheduling call (415) 554-4188.

LANGUAGE INTERPRETERS: Requests must be received at least 48 hours in advance of the meeting to help ensure availability. Contact Madeleine Licavoli at (415) 554-7722. **AVISO EN ESPAÑOL:** La solicitud para un traductor debe recibirse antes de mediodía de el viernes anterior a la reunion. Llame a Derek Evans (415) 554-7702.

翻譯 必須在會議前最少四十八小時提出要求
請電 (415) 554-7719

Disability Access

The Legislative Chamber (Room 250) and the Committee Room (Room 263) in City Hall are wheelchair accessible. Meetings are real-time captioned and are cablecast open-captioned on SF Cable 26. Assistive listening devices for the Legislative Chamber are available upon request at the Clerk of the Board's Office, Room 244. Assistive listening devices for the Committee Room are available upon request at the Clerk of the Board's Office, Room 244 or in the Committee Room. To request sign language interpreters, readers, large print agendas or other accommodations, please contact Madeleine Licavoli at (415) 554-7722 or (415) 554-5227 (TTY). Requests made at least 48 hours in advance of the meeting will help to ensure availability.

The nearest accessible BART station is Civic Center (Market/Grove/Hyde Streets). Accessible MUNI Metro lines are the F, J, K, L, M, N, T (exit at Civic Center or Van Ness Stations). MUNI bus lines also serving the area are the 5, 6, 9, 19, 21, 47, 49, 71, and 71L. For more information about MUNI accessible services, call (415) 701-4485.

There is accessible parking in the vicinity of City Hall at Civic Center Plaza and adjacent to Davies Hall and the War Memorial Complex. Accessible curbside parking is available on Dr. Carlton B. Goodlett Place and Grove Street.

In order to assist the City's efforts to accommodate persons with severe allergies, environmental illness, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to perfumes and various other chemical-based scented products. Please help the City to accommodate these individuals.

Know Your Rights Under The Sunshine Ordinance

Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils, and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and that City operations are open to the people's review.

For information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact by mail Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 244, San Francisco CA 94102; phone at (415) 554-7724; fax at (415) 554-7854; or by email at sotf@sfgov.org

Citizens may obtain a free copy of the Sunshine Ordinance by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at <http://www.sfbos.org/sunshine>

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code Sec. 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 25 Van Ness Avenue, Suite 220, San Francisco, CA 94102; telephone (415) 252-3100; fax (415) 252-3112; web site <http://www.sfgov.org/ethics>