

1 [Adopting Findings Related to the Conditional Use Application - 800 Presidio Avenue]

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3 **Motion adopting findings related to the appeal of a decision of the Planning**
4 **Commission, Motion No. 18342, approving Conditional Use Application**
5 **2006.0868CEKTZ on property located at 800 Presidio Avenue.**

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7 WHEREAS, the Planning Commission issued a decision by Motion No. 18342, dated
8 April 28, 2011, approving Conditional Use Application No. 2006.0868CEKTZ subject to certain
9 conditions, to allow construction of a 55-foot tall planned unit development containing
10 community facilities and a five-story, residential building with up to 50 affordable housing units
11 within the RM-1 (Residential, Mixed, Low-Density) District, the Presidio-Sutter Special Use
12 District and a 40-X/55-X Height and Bulk District, on property located at 800 Presidio Avenue,
13 Lot No. 013, in Assessor's Block No. 1073; and

14 WHEREAS, said determination was timely appealed to the Board of Supervisors on
15 May 31, 2011, by Stephen M. Williams on behalf of Neighbors for Fair Planning;

16 WHEREAS, on June 21, 2011, the Board conducted a duly noticed public hearing on
17 the appeal from the Planning Commission's approval referred to in the first paragraph of this
18 motion. Following the conclusion of the public hearing on June 21, the Board disapproved the
19 decision of the Planning Commission (Planning Commission Motion No. 18342, dated April
20 28, 2011) and approved the issuance of requested Conditional Use Application No.
21 2006.0868CEKTZ, subject to the conditions imposed by the Planning Commission in its
22 Motion No. 18342, and further subject to the following additional conditions imposed by the
23 Board of Supervisors:

24 SOUND – While the Board has approved the adequacy of the EIR on this issue,
25 following the project's completion, the City will assess noise related to different kinds of

1 events, such as basketball tournaments, dances, etc. and any efforts that might be made to
2 address this type of noise.

3 GYM CONSTRUCTION NOISE INSULATION – The project sponsor will, to the extent
4 possible, use construction methods and materials to insulate the gym so that noise potentially
5 created by the gym be reduced.

6 2755 SUTTER - THE HOUSE JUST EAST AND BELOW 800 PRESIDIO – The
7 Planning department will work with the residents of 2755 Sutter to address the affects of the
8 project on 2755 Sutter. Issues to be addressed include the project's exterior paint colors and
9 shades, fencing on the border of 2755 Sutter. The project sponsor also is required to work
10 with the tree owner at 2745 Sutter and prune and/or replace the tree with a smaller variety

11 NOW, THEREFORE, BE IT MOVED, that the Board of Supervisors of the City and
12 County of San Francisco hereby adopts as its own and incorporates by reference herein, as
13 though fully set forth, all of the findings made by the Planning Commission in its Motion No.
14 18342, dated April 28, 2011, approving Conditional Use Application No. 2006.0868CEKTZ, to
15 the extent said findings are consistent with, and valid under, all provisions of State law and the
16 General Plan as are effective on the date of said approval;

17 FURTHER MOVED, That the Board of Supervisors took notice that the Board affirmed
18 the Final Environmental Impact Report regarding the project described in paragraph one,
19 above. The Board finds that there have been no substantial Project changes, no substantial
20 changes in Project circumstances, and no new information of substantial importance that
21 would change the certification of the Final Environmental Impact Report and require additional
22 environmental review under CEQA.

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