

1 [Approving Planning Commission decision related to Conditional Use Appeal for 3575 Geary
2 Boulevard]

3 **Motion approving decision of the Planning Commission by its Motion No. 17219,**
4 **approving Conditional Use Application No. 2003.0410CEK!, located at 3575 Geary**
5 **Boulevard currently occupied by the now closed single-screen Coronet Theater, and**
6 **adopting findings pursuant to Planning Code Section 101.1.**

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8 MOVED, That the decision of the Planning Commission by its Motion No. 17219 dated
9 April 6, 2006, approving Conditional Use Application No. 2003.0410CEK!, subject to certain
10 conditions. The approval relates to a conditional use authorization under Planning Code
11 Sections 121.1 and 712.11 to allow lot size in excess of 9,999 square feet, Sections 121.2
12 and 712.21 to allow non-residential use size in excess of 5,999 square feet, Section 271 to
13 allow exception from the "A" Bulk Controls in an 80-A Height and Bulk District, and Sections
14 303 and 304 to allow a Planned Unit Development that would include modifications to the rear
15 yard requirement (Planning Code Section 134), the Open space requirement for senior
16 dwelling units (Planning Code Section 135(d)(3)), the dwelling unit exposure requirement
17 (Planning Code Section 140), and the off-street parking and loading requirements (Planning
18 Code Section 151 and 152) in an NC-3 (Moderate-scale Neighborhood Commercial) District,
19 and an 80-A Height and Bulk District, located at:

21 3575 Geary Boulevard; Lot 2 in Assessor's Block 1083, and Lot 4
22 in Assessor's Block 1084,

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24 be and the same is approved.

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