

LEGISLATIVE DIGEST

[Street Vacation - James Alley - Chinese Hospital Improvements]

Ordinance ordering the street vacation of James Alley, generally bounded by Assessor's Block No. 0192 and Jackson Street, as part of improvements to the Chinese Hospital; approving a quitclaim of the City's interest in the vacation area pursuant to the terms and conditions of a Purchase and Sale Agreement between the City and County of San Francisco, as seller, and Chinese Hospital Association, as buyer; reserving various easement rights in favor of third party utilities and private property owners; affirming the Planning Department's determination under the California Environmental Quality Act; adopting findings that the actions contemplated in this legislation are consistent with the General Plan, and the eight priority policies of Planning Code, Section 101.1; and authorizing official acts in connection with this Ordinance.

Existing Law

California Streets and Highways Code sections 8300 et seq. and Public Works Code section 787(a) govern the process for the vacation of City streets and public service easements. James Alley is located south of Jackson Street and surrounded by Assessor's Block No. 0192 and Jackson Street.

Amendments to Current Law

This legislation would vacate a portion of James Alley and approve a purchase and sale agreement with the Chinese Hospital Association to sell the underlying property for a purchase price of \$185,000. The ordinance would reserve from the vacation certain easement rights for AT&T utilities and the property owners of 821-823 Jackson Street. The ordinance would affirm the Planning Department's determination under the California Environmental Quality Act and adopt findings that the legislative actions are consistent with the San Francisco General Plan and eight priority policies of San Francisco Planning Code section 101.1.

Background Information

The street vacation and sale of the underlying property to the Chinese Hospital Association would accommodate improvements to the hospital.