



August 25, 2022

Ms. Angela Calvillo, Clerk
Board of Supervisors
City and County of San Francisco
City Hall, Room 244
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102

Re: Transmittal of Planning Department Case Number 2014.0746U:
621 WALLER ST
Board File No. [Pending]

Historic Preservation Commission Recommendation: **Approval**

Dear Ms. Calvillo,

On July 20, 2022, the Historic Planning Commission conducted a duly noticed public hearing at a regularly scheduled meeting to consider Non-Renewal of Mills Act Historical Property Contract for 621 Waller Street. At the hearing, the Historic Preservation Commission recommended to approve the proposed Resolution.

Enacted in 1972, the Mills Act legislation allows local jurisdictions such as San Francisco to enter into contracts with owners of qualified historic properties who actively participate in the restoration and maintenance of their historic properties while receiving property tax relief. Property owners who participate in the program adhere to a schedule of maintenance, repairs and upkeep on their historic property for the duration of the contract. In exchange, the property owner is entitled to an alternate evaluation of the property for tax purposes, which usually results in a reduced property tax bill.

Under the State Law and Chapter 71 of the San Francisco Administrative Code, a Mills Act Contract is a ten-year rolling contract. As such one year is added automatically to the initial term of the Contract at the anniversary date of the Contract, unless notice of non-renewal is given. If the property owners desire not to renew the Contract, they must serve written notice to the City at least ninety (90) days prior to the date of renewal. If the City desires not to renew the Contract, the City must serve written notice to the property owners sixty (60) days prior to the date of renewal.

Please find attached documents relating to the actions of the Commission. If you have any questions or require further information, please do not hesitate to contact me.

Sincerely,

Daniel A. Sider, AICP
Chief of Staff

cc: Andrea Ruiz-Esquide, Deputy City Attorney
Jessica Perkinson, Government Audit and Oversight Clerk, Office of the Clerk of the Board

Attachments :

HPC Resolution No. 1255, dated July 20, 2022
HPC Executive Summary, dated July 20, 2022
Mills Act Historical Property Contract, Recorded December 19, 2014
Rehabilitation & Maintenance Plans (Exhibits A & B)