



BUILDING INSPECTION COMMISSION (BIC)

Department of Building Inspection

49 South Van Ness Avenue, 5th Floor San Francisco, California 94103

Voice (628) 652 -3510

July 19, 2023

London N. Breed
Mayor

COMMISSION

Alysabeth Alexander-
Tut
Interim President

Evita Chavez
Bianca Neumann
Earl Shaddix
Angie Sommer
Kavin Williams

Ms. Angela Calvillo
Clerk of the Board
Board of Supervisors, City Hall
1 Dr. Carlton B. Goodlett Place, Room 244
San Francisco, CA 94102-4694

Dear Ms. Calvillo:

RE: File No. 230764-2

Sonya Harris
Secretary

Monique Mustapha
Asst. Secretary

Patrick O'Riordan,
C.B.O., Director

Ordinance amending the Planning Code to 1) modify the annual indexing of certain development impact fees, with the exception of inclusionary housing fees; 2) provide that the type and rates of applicable development impact fees, with the exception of inclusionary housing fees, shall be determined at the time of project approval; 3) exempt eligible development projects in PDR (Production, Distribution, and Repair) Districts, and the C-2 (Community Business) and C-3 (Downtown Commercial) Zoning Districts from all development impact fees for a three-year period; 4) allow payment of development impact fees, with the exception of fees deposited in the Citywide Affordable Housing Fund, to be deferred until issuance of the first certificate of occupancy; and 5) adopt the San Francisco Citywide Nexus Analysis supporting existing development impact fees for recreation and open space, childcare facilities, complete streets, and transit infrastructure and making conforming revisions to Article 4 of the Planning Code; amending the Building Code to allow payment of development impact fees, with the exception of fees deposited in the Citywide Affordable Housing Fund, to be deferred until issuance of the first certificate of occupancy and repealing the fee deferral surcharge; affirming the Planning Department's determination under the California Environmental Quality Act; making findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1; and making findings of public necessity, convenience, and welfare pursuant to Planning Code, Section 302.

The Code Advisory Committee (CAC) considered this Ordinance on July 12, 2023. The CAC voted to recommend that the Building Inspection Commission (BIC) recommend approval of this Ordinance as written.

The Building Inspection Commission met and held a public hearing on July 19, 2023 regarding the proposed amendments to the Building Code contained in Board File No. 230764-2. The Commissioners voted unanimously to **recommend approval of the ordinance.**

Interim President Alexander-Tut Yes

Commissioner Chavez Yes

Commissioner Neumann Yes

Commissioner Shaddix Yes

Commissioner Sommer Yes

Commissioner William Yes

Should you have any questions, please do not hesitate to call me at (628) 652-3510.

Sincerely,

Monique Mustapha
Commission Secretary

cc: Patrick O’Riordan, Director
Mayor London N. Breed
Board of Supervisors