

BOARD of SUPERVISORS



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NOTICE OF PUBLIC HEARING

LAND USE AND ECONOMIC DEVELOPMENT COMMITTEE SAN FRANCISCO BOARD OF SUPERVISORS

NOTICE IS HEREBY GIVEN THAT the Land Use and Economic Development Committee will hold public hearings to consider the following proposals and said public hearings will be held as follows, at which time all interested parties may attend and be heard:

Date: Monday, October 6, 2014

Time: 1:30 p.m.

Location: Committee Room 263, located at City Hall
1 Dr. Carlton B. Goodlett Place, San Francisco, CA

Subject: **File No. 130788.** Ordinance amending the Planning Code to expand the definition of Formula Retail to include businesses that have eleven or more outlets worldwide, and to include businesses 50% or more owned by Formula Retail businesses; expand the applicability of Formula Retail controls to other types of retail uses; expand the notification procedures for formula retail applications; require an economic impact study as part of the Formula Retail Conditional Use application; charge administrative fees to pay for staff review time of such studies; and making environmental findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

File No. 140844 Ordinance amending the Planning Code to amend the definition of Formula Retail to include businesses that have 19 or more outlets worldwide; expand the applicability of Formula Retail controls to other types of uses; require Conditional Use authorization for Formula Retail establishments in the C-3-G district with facades facing Market Street, between 6th Street and the intersection of Market Street, 12th Street and Franklin Street; delete the requirement for Conditional Use authorization when a Formula Retail establishment changes operator but remains the

same size and use category; define intensification and abandonment for Formula Retail uses; require Formula Retail uses to comply with performance guidelines; amend the Conditional Use criteria for Large-Scale Retail Uses except for General and Specialty Grocery stores, to require an economic impact study and establish new fees for said study; amend Neighborhood Commercial Districts that required Conditional Use for Financial and Limited Financial Services to principally permit Financial and Limited Financial Services; delete the Conditional Use requirement for Walk-Up Facilities that are not set back three feet; and adopting findings, including environmental findings, Planning Code, Section 302, findings, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

If the legislation in File Nos. 130788 and 140844 both pass, new fees for preparation and review of an Economic Impact Study shall be charged to individuals applying for a Conditional Use authorization for a Formula Retail use. The applicant shall bear the cost to the consultant for preparation of the economic impact study and all necessary documents prepared as part of the study. The consultant shall be selected by the Planning Department from a pool of pre-qualified consultants. The applicant shall also pay a \$3,500 administrative fee to the Planning Department, including any additional time and materials as described in Planning Code, Section 350(c), to compensate City staff for their time reviewing the economic impact study.

If the legislation in File No.140844 passes, a new fee shall be charged to individuals applying for a Conditional Use authorization for a Formula Retail use to provide performance review for Formula Retail uses equivalent to the standard building permit fee, in addition to any time and materials as described in Planning Code, Section 350(c).

In accordance with Administrative Code, Section 67.7-1, persons who are unable to attend the hearing on this matter may submit written comments to the City prior to the time the hearing begins. These comments will be made a part of the official public record and shall be brought to the attention of the Members of the Committee. Written comments should be addressed to Angela Calvillo, Clerk of the Board, Room 244, City Hall, 1 Dr. Carlton Goodlett Place, San Francisco, CA 94102.

Information relating to the proposed fees are available in the Office of the Clerk of the Board. Agenda information relating to these matters will be available for public review on Friday, October 3, 2014.

Angela Calvillo, Clerk of the Board

DATED: September 18, 2014
PUBLISHED/POSTED: September 22 & 28, 2014