



SAN FRANCISCO PLANNING DEPARTMENT

June 16, 2016

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 2013.1753XPCA
Waiving Inclusionary Housing Requirements, Exempting Certain Floor Area
from the Calculation of Gross Floor Area and Transferable Development
Rights Requirements, and Authorizing Land Dedication at No Cost – 1066
Market Street**

BOS File No: 160550

Planning Commission Recommendation: Approval

Dear Ms. Calvillo,

On May 17, 2016 the Board of Supervisors initiated the proposed Planning Code Amendment Ordinance;

On June 16, 2016 the San Francisco Planning Commission (hereinafter "Commission") conducted a duly noticed public hearing at a regularly scheduled meeting to consider the adoption of the proposed Planning Code Amendment Ordinance;

The proposed Ordinance initiated by Supervisor Jane Kim would 1.) waive Inclusionary Housing Requirements per Section 415 and in exchange require a dedication of land located at 101 Hyde Street and authorize the City to accept this land dedication, and 2.) permit the project at 1066 Market Street to develop above the basic floor area ratio limits by 21,422 square feet from basic floor area ratio limits without being required to purchase Transfer of Development Rights to allow the additional development.

The Planning Commission found that the proposed Project could not have a significant effect on the environment as shown in the analysis of the Mitigated Negative Declaration and affirmed the decision to issue a Mitigated Negative Declaration, as prepared by the San Francisco Planning Department.

At the June 16, 2016 hearing, the Commission voted to recommend **approval** of the proposed Planning Code Amendment Ordinance. Please find attached documents relating to the

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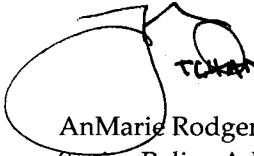
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Commission's action. If you have any questions or require further information please do not hesitate to contact me.

Sincerely,



TO: AN - FDR

AnMarie Rodgers
Senior Policy Advisor

cc:

Mayor's Office, Nicole Wheaton
Supervisor Jane Kim
City Attorney, Kate Stacy

Attachments (one copy of the following):

Final Mitigated Negative Declaration for 101 Hyde Street

Planning Commission Resolution No. 19592, upholding the Mitigated Negative Declaration for 1066 Market Street

Planning Commission Resolution No. 19664, adopting approval recommendation for the Ordinance entitled, "Waiving Inclusionary Housing Requirements, Exempting Certain Floor Area from the Calculation of Gross Floor Area and Transferable Development Rights Requirements, and Authorizing Land Dedication at No Cost - 1066 Market Street"