



**Edwin M. Lee, Mayor**  
**Mohammed Nuru, Director**

**Bruce R. Storrs, City and County Surveyor**

**DPW Order No: 185485**

**CITY AND COUNTY OF SAN FRANCISCO  
SAN FRANCISCO PUBLIC WORKS**

APPROVING FINAL MAP 8593, MISSION BAY BLOCKS 29-32, A MERGER AND SUBDIVISION OF ASSESSOR'S BLOCK NO. 8722, LOTS 001 AND 008 INTO AN EIGHT LOT SUBDIVISION, FIVE LOTS OF WHICH WILL BE A VERTICAL SUBDIVISION CONTAINING 100 COMMERCIAL CONDOMINIUM UNITS, AND ALSO APPROVING THE PUBLIC IMPROVEMENT AGREEMENT RELATED TO THIS MAP.

"FINAL MAP 8593, A MERGER AND EIGHT LOT SUBDIVISION-INCLUDING A 100 COMMERCIAL UNIT CONDOMINIUM PROJECT WITHIN VERTICAL SUBDIVISION LOTS 1-5, BEING A SUBDIVISION OF THE LANDS DESCRIBED IN THAT CERTAIN GRANT DEED RECORDED OCTOBER 9, 2015, DOCUMENT NO. 2015-K143293, OFFICIAL RECORDS", LOCATED IN MISSION BAY SOUTH BLOCKS 29-32, ALSO REFERRED TO AS 1601-1799 3RD STREET

The determinations of OCII, as set forth in the letter dated November 4, 2015, that the Tentative Final Map (together with the design elements and improvements incorporated therein and authorized thereby) is consistent with the Mission Bay South Redevelopment Plan and the Plan Documents (as defined in the Redevelopment Plan), including the Mission Bay South Infrastructure Plan, the Scope of Development and the Design for Development, pursuant to Section 1434 of the Mission Bay Subdivision Code, and that the Tentative Final Map is in substantial conformance with the approved Blocks 29-32 Major Phase application and the Blocks 29-32 Basic Concept/Schematic Design project.

The Planning Department, in its letter dated November 6, 2015, determined that the Tentative Final Map (together with the design elements and improvements incorporated therein and authorized thereby), is consistent with the General Plan and Section 101.1 of the Planning Code and does not require any further environmental review as set forth in the Planning Commission CEQA Findings.

The Director of Public Works, the Advisory Agency, acting in concurrence with other City agencies, has determined that said Final Map complies with all subdivision requirements related thereto. Pursuant to the California Subdivision Map Act and the San Francisco Subdivision Code, the Director recommends that the Board of Supervisors approve the aforementioned Final Map.

The Final Map includes certain offers of dedication. The Department of Public Works recommends that the San Francisco Board of Supervisors accept on behalf of the public the offer for dedication in fee for street, roadway, and public utility purposes, the offer for dedication in fee for park and open space, and the offer for dedication of easements for pedestrian access, passage, ingress and egress for public sidewalk purposes subject to City Engineer certified completion and acceptance of improvements but authorizing acceptance of the public sidewalk easement at a time that the Directors of Public Works and Real Estate deem appropriate:

Transmitted herewith are the following:



1. One (1) paper copy of the Motion approving said map – one (1) copy in electronic format.
2. One (1) mylar signature sheet and one (1) paper set of the “Final Map 8593”, each comprising 17 sheets.
3. Subdivision Tax Bond-No. K07934725, copy of Surety for the sum of \$2,972,976.00.
4. One (1) copy of the letter dated November 4, 2015, from the Office of Community Investment and Infrastructure recommending the Board of Supervisors approve the subject Final Map.
5. One (1) copy of the letter dated November 6, 2015, from the City Planning Department verifying conformity of the subdivision with the General Plan and the Priority Policies set forth in City Planning Code Section 101.1.
6. One (1) copy of the Public Improvement Agreement for Mission Bay South Blocks 29-32 with the following attachments:
  - Monument Bond
  - Faithful Performance Bond as required by the PIA
  - Labor and Material Bond as required by the PIA
  - Offer of Dedication/Grant Deed of lots for Street and Roadway purposes
  - Offer of Dedication/Grant Deed of a lot Park and Open Space purposes
  - Sidewalk Easement Agreement

It is recommended that the Board of Supervisors adopt this legislation.

RECOMMENDED:

APPROVED:

11/21/2016

11/22/2016

**X** Bruce R. Storrs

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Storrs, Bruce  
City and County Surveyor  
Signed by: Storrs, Bruce

**X** Mohammed Nuru

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Nuru, Mohammed  
Director, DPW  
Signed by: Nuru, Mohammed

