

1 [Authorizing Subdivision and Conveyance of Air Rights - 530 Sansome Street - Developing
2 Affordable Housing Atop Fire Station 13]

3 **Resolution authorizing the Department of Real Estate to subdivide 530 Sansome Street,**
4 **Assessor’s Parcel Block No. 0206, Lot No. 017, and convey the air rights to the Mayor’s**
5 **Office of Housing and Community Development for the purpose of developing**
6 **affordable housing atop the Sansome Street Fire Department Station 13.**

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8 WHEREAS, There continues to be housing demand for the 60% of San Franciscans
9 who qualify for affordable housing under federal guidelines, specifically for those at Area
10 Median Income (AMI) levels at 40% to 80% AMI, 80% to 100% AMI and 100% to 120% AMI;
11 and

12 WHEREAS, The active two-story Sansome Street Fire Department Station 13, located
13 on Assessor’s Parcel Block No. 0206, Lot No. 017 is zoned for 200 feet of development
14 height; and

15 WHEREAS, The fire station is located in the Financial District at 530 Sansome Street,
16 where, surrounded on all sides by tall office buildings, it can be developed appropriately with
17 minimal shadow impact on nearby parks or recreational facilities; and

18 WHEREAS, The public site is a prime candidate for the development of affordable
19 housing above the fire station, which is in alignment with the City’s policy to prioritize public
20 property for the development of affordable housing; and

21 WHEREAS, Preliminary assessments by the Mayor’s Office of Housing and
22 Community Development confirm the ideal nature of Assessor’s Parcel Block No. 0206 for a
23 mixed-income affordable housing development project, with the creative addition of sound
24 buffers between the fire station and housing, like the West End fire station project in
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1 Washington, D.C., which put a 19,700 square-foot squash facility between the fire station and
2 55 units of affordable housing; now, therefore, be it

3 RESOLVED, That the Board of Supervisors authorizes the Department of Real Estate
4 to process a subdivision of Assessor’s Parcel Block No. 0206, Lot No. 017, and subsequently
5 convey the air rights to the Mayor’s Office of Housing for the purpose of developing affordable
6 housing atop the Sansome Street Fire Department Station 13, pursuant to future Board of
7 Supervisors approval; and, be it

8 FURTHER RESOLVED, That the Board of Supervisors requests the Mayor’s Office of
9 Housing and Community Development to conduct a feasibility study of the development of
10 affordable housing at 530 Sansome Street for presentation to the Land Use and
11 Transportation Committee, including the menu of AMI tiers and additional neighborhood uses
12 being considered for the project.

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