

1 [California Environmental Quality Act Findings - Mission Rock Project - Seawall Lot 337 and  
2 Pier 48]

3 **Resolution affirming the Planning Department’s certification of the Final Environmental**  
4 **Impact Report and adopting environmental findings under the California Environmental**  
5 **Quality Act (CEQA), CEQA Guidelines, and San Francisco Administrative Code,**  
6 **Chapter 31, including findings of fact, findings regarding significant impacts and**  
7 **significant and unavoidable impacts, evaluation of mitigation measures and**  
8 **alternatives, a statement of overriding considerations, and adoption of a mitigation**  
9 **monitoring and reporting program related to the approvals for the proposed Mission**  
10 **Rock mixed-use project located at Seawall Lot 337 and Pier 48.**

11  
12 WHEREAS, The Board of Supervisors makes the following findings in compliance with  
13 the California Environmental Quality Act (CEQA), California Public Resources Code, Sections  
14 21000 et seq., the CEQA Guidelines, 14 Cal. Code Reg. Code, Sections 15000 et seq.  
15 (CEQA Guidelines), and San Francisco Administrative Code, Chapter 31 (Chapter 31); and

16 WHEREAS, The proposed area for development is an approximately 28-acre project  
17 site that consists of the 14.2-acre Seawall Lot 337; the 0.3-acre strip of land along the south  
18 boundary of Seawall Lot 337, referred to as P20; the 6.0-acre Pier 48; the existing 2.2-acre  
19 China Basin Park; and 5.4 acres of streets and access areas within or adjacent to the  
20 boundaries of Seawall Lot 337 and Pier 48 (Project Area); and

21 WHEREAS, The Planning Department ("Department") has undertaken a planning and  
22 environmental review process for the proposed Project Area and provided for appropriate  
23 public hearings before the Planning Commission; and

24 WHEREAS, The actions listed in Attachment A, “Seawall Lot 337 and Pier 48 Mixed  
25 Use Project California Environmental Quality Act Findings; Findings of Fact, Evaluation of

1 Mitigation Measures and Alternatives, and Statement of Overriding Considerations," San  
2 Francisco Planning Commission, October 5, 2017, a copy of which is in Board File No.  
3 171286, and available on the Board's website, and incorporated herein as though fully set  
4 forth, ("Actions") are various actions proposed to implement the Seawall Lot 337 and Pier 48  
5 Mixed Use Project (Project), as more particularly defined in Attachment A; and,

6 WHEREAS, On April 26, 2017, the Department released for public review and  
7 comment the Draft Environmental Impact Report for the Project, (Department Case No.  
8 2013.0208ENV); and

9 WHEREAS, The Planning Commission on June 1, 2017, held public hearings on the  
10 Draft Environmental Impact Report and received written public comments until 5:00 pm on  
11 June 12, 2017, for a total of 47 days of public review; and

12 WHEREAS, The Department prepared a Final Environmental Impact Report ("FEIR")  
13 for the Project consisting of the Draft Environmental Impact Report, the comments received  
14 during the review period, any additional information that became available after the publication  
15 of the Draft Environmental Impact Report, and the Draft Summary of Comments and  
16 Responses, all as required by law, a copy of which is in Board File No. 171286, and available  
17 on the Board's website and is incorporated into this resolution by this reference; and

18 WHEREAS, The FEIR files and other Project-related Department files have been  
19 available for review by this Board of Supervisors and the public, and those files are part of the  
20 record before this Board of Supervisors; and

21 WHEREAS, On October 5, 2017, the Planning Commission reviewed and considered  
22 the FEIR and, by Motion No. 20017, found that the contents of said report and the procedures  
23 through which the FEIR was prepared, publicized and reviewed complied with the provisions  
24 of the California Environmental Quality Act ("CEQA") and the CEQA Guidelines and Chapter  
25 31 of the San Francisco Administrative Code; and

1           WHEREAS, By Motion No. 20017, found that the FEIR was adequate, accurate and  
2 objective, reflected the independent judgment and analysis of Commission and that the  
3 summary of Comments and Responses contained no significant revisions to the Draft  
4 Environmental Impact Report; and

5           WHEREAS, By Motion No. 20017, adopted findings that the Project will have  
6 significant and unavoidable project impacts and make a considerable contribution to  
7 cumulative impacts in the areas of transportation, noise, air quality and wind; and

8           WHEREAS, By Motion No. 20017, certified the completion of the Final Environmental  
9 Impact Report for the Project in compliance with CEQA and the CEQA Guidelines; and

10          WHEREAS, On October 5, 2017, by Motion No. 20018, the Planning Commission  
11 adopted Findings, as required by CEQA, regarding the alternatives, mitigation measures,  
12 significant environmental impacts analyzed in the FEIR, and a statement of overriding  
13 considerations, for approving the Project, including all of the actions listed in Attachment A.  
14 The Planning Commission also adopted a mitigation monitoring and reporting program,  
15 denoted as Attachment B, a copy of which is in Board File No. 171286, which material was  
16 made available to the public and this Board of Supervisors for its review, consideration and  
17 actions; now, therefore, be it

18          RESOLVED, That the Board of Supervisors has reviewed and considered Planning  
19 Commission Motion No. 20017 certifying the FEIR and finding the FEIR adequate, accurate  
20 and objective, and reflecting the independent judgment and analysis of the Planning  
21 Commission, and hereby affirms the Planning Commission's certification of the FEIR; and be  
22 it

23          FURTHER RESOLVED, That the Board of Supervisors finds that (1) modifications  
24 incorporated into the Project and reflected in the Actions will not require important revisions to  
25 the FEIR due to the involvement of new significant environmental effects or a substantial

1 increase in the severity of previously identified significant effects; (2) no substantial changes  
2 have occurred with respect to the circumstances under which the Project or the Actions are  
3 undertaken that would require major revisions to the FEIR due to the involvement of new  
4 significant environmental effects, or a substantial increase in the severity of effects identified  
5 in the FEIR; and (3) no new information of substantial importance to the Project or the Actions  
6 has become available that would indicate (a) the Project or the Actions will have significant  
7 effects not discussed in the FEIR; (b) significant environmental effects will be substantially  
8 more severe; (c) mitigation measures or alternatives found not feasible, which would reduce  
9 one or more significant effects, have become feasible; or (d) mitigation measures or  
10 alternatives, which are considerably different from those in the FEIR, would substantially  
11 reduce one or more significant effects on the environment; and, be it

12 FURTHER RESOLVED, That the Board of Supervisors has reviewed and considered  
13 the FEIR and hereby adopts the CEQA Findings contained in Planning Commission Motion  
14 No. 20018, including the Findings in Attachment A, and the mitigation monitoring and  
15 reporting program contained in Attachment B, on file in Board File No. 171286, and  
16 incorporates the same into this resolution by this reference.

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