

File No. 200075

Committee Item No. 1

Board Item No. \_\_\_\_\_

## COMMITTEE/BOARD OF SUPERVISORS

### AGENDA PACKET CONTENTS LIST

Comm: Public Safety & Neighborhood Services

Date: July 23, 2020

Board of Supervisors Meeting:

Date: \_\_\_\_\_

#### Cmte Board

- |                                     |                          |  |
|-------------------------------------|--------------------------|--|
| <input type="checkbox"/>            | <input type="checkbox"/> | Motion                                       |
| <input type="checkbox"/>            | <input type="checkbox"/> | Resolution                                   |
| <input type="checkbox"/>            | <input type="checkbox"/> | Ordinance                                    |
| <input type="checkbox"/>            | <input type="checkbox"/> | Legislative Digest                           |
| <input type="checkbox"/>            | <input type="checkbox"/> | Budget and Legislative Analyst Report        |
| <input type="checkbox"/>            | <input type="checkbox"/> | Youth Commission Report                      |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Introduction Form                            |
| <input type="checkbox"/>            | <input type="checkbox"/> | Department/Agency Cover Letter and/or Report |
| <input type="checkbox"/>            | <input type="checkbox"/> | MOU  |
| <input type="checkbox"/>            | <input type="checkbox"/> | Grant Information Form                       |
| <input type="checkbox"/>            | <input type="checkbox"/> | Grant Budget                                 |
| <input type="checkbox"/>            | <input type="checkbox"/> | Subcontract Budget                           |
| <input type="checkbox"/>            | <input type="checkbox"/> | Contract/Agreement                           |
| <input type="checkbox"/>            | <input type="checkbox"/> | Form 126 – Ethics Commission                 |
| <input type="checkbox"/>            | <input type="checkbox"/> | Award Letter                                 |
| <input type="checkbox"/>            | <input type="checkbox"/> | Application                                  |
| <input type="checkbox"/>            | <input type="checkbox"/> | Public Correspondence                        |

#### OTHER

- |                                     |                          |   |
|-------------------------------------|--------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <u>Police Department Review – March 5, 2020</u>         |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <u>Planning Department Review – February 7, 2020</u>    |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <u>Referral to Planning and SFPD – January 28, 2020</u> |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <u>PC or N Request Letter – January 24, 2020</u>        |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <u>Form ABC-211 – December 6, 2019</u>                  |

Prepared by: John Carroll

Date: July 17, 2020

Prepared by: John Carroll

Date: \_\_\_\_\_

## Carroll, John (BOS)

---

**From:** Carroll, John (BOS)  
**Sent:** Thursday, March 5, 2020 2:50 PM  
**To:** 'Beth Aboulafia'  
**Cc:** 'Meyer, Rose @ABC'; Mundy, Erin (BOS); 'Reyes, Gertie@ABC'; Mahogany, Honey (BOS); RivamonteMesa, Abigail (BOS); Mcdonald, Courtney (BOS); CPC.Referrals; Fahey, Carolyn (CPC); Kirby, Alexandra (CPC); Sawyer, Georgia (POL); Macchi, Patrick (POL); Salmonson, Joel (POL); Wong, Joanne (POL); 'Alabanza, Analyn@ABC'; Carroll, John (BOS)  
**Subject:** RE: Liquor License Issuance - 706 Mission Street - 706 Mission Residences Owners Association  
  
**Categories:** 2020.03.12 - PSNS, 200075

Good afternoon,

The Police Department has completed their review of the subject public convenience or necessity request and has forwarded their recommendations. For your convenience, I have the review available from the link below:

[Police Department Response – March 5, 2020](#)

The Police Department's ALU is recommending approval with no additional conditions.


**The Public Safety and Neighborhood Services Committee will hear this matter on March 12, 2020. Please let me know who to expect present during the hearing on March 12, 2020, to represent the applicant.**

I invite you to review the entire matter on our Legislative Research Center by following the link below:

[Board of Supervisors File No. 200075](#)

Thanks for the review.

**John Carroll**  
**Assistant Clerk**  
Board of Supervisors  
San Francisco City Hall, Room 244  
San Francisco, CA 94102  
(415)554-4445

 Click [here](#) to complete a Board of Supervisors Customer Service Satisfaction form.

The [Legislative Research Center](#) provides 24-hour access to Board of Supervisors legislation and archived matters since August 1998.

*Disclosures: Personal information that is provided in communications to the Board of Supervisors is subject to disclosure under the California Public Records Act and the San Francisco Sunshine Ordinance. Personal information provided will not be redacted. Members of the public are not required to provide personal identifying information when they communicate with the Board of Supervisors and its committees. All written or oral communications that members of the public submit to the Clerk's Office regarding pending legislation or hearings will be made available to all members of the public for inspection and copying. The Clerk's Office does not redact any information from these submissions. This means that personal information—including names, phone numbers, addresses and similar information that a member of the public elects to submit to the Board and its committees—may appear on the Board of Supervisors website or in other public documents that members of the public may inspect or copy.*




San Francisco Police Department  
**ABC Liaison Unit**



Alcoholic Beverage License -  
*Public Convenience or  
Necessity Recommendation*

**To:** The San Francisco Board of Supervisors' Committee on Public Safety  
and Neighborhood Services

**Supervisor Rafael Mandelman**  
**Supervisor Catherine Stefani**  
**Supervisor Shamman Walton**

**From:** Lt. Georgia Sawyer #1565   
Officer in Charge  
ALU/Permits Unit 415-553-9550

**Date:** March 5, 2020

**Subject:** P.C.N. Investigation Regarding: 706 Mission Residences Owners Assoc.  
DBA: TBD  
706 Mission Street, 5<sup>th</sup> Floor  
San Francisco, CA. 94103-3163

706 Mission Residences Owners Association has filed an application with the California Department of Alcoholic Beverage Control seeking a Type 57 (Special On-Sale General) license to be located at 706 Mission Street (located 3rd St. and 4th St.)

**Hours of Operation:**

5:00 p.m. to 11:00 p.m. each day of the week.

**Digest:**

706 Mission Residences Owners Association would like to operate private residents only lounge located on the 5<sup>th</sup> floor at 706 Mission Street. If approved, this license will allow the HOA to sell Special On-sale General (Beer, wine, Spirits).

**Letters of Protest**

0

**Letters of Support**

0

**Police Calls for Service:**

From December 2018 to December 2019

**7 calls for service**

**Police Reports:**

From August 2018 to August 2019

**3 police reports**

**San Francisco Plot Information:**

This premise is located in Plot: **212**

A High Crime area is defined as **101** or more police reports in a plot for the year of **2018**.

This plot had **646** police reports for **2018**, which is **545 more** than the Citywide “**High Crime**” average

**State Census Tract Information:**

This premise is located in Census Tract: **615.00**

Population for this tract is: **11,502**

On-sale license authorized by census tract: **40**

Active on-sale licenses: 226 with 0 pending

Off-sale licenses authorized by census tract: **10**

Active off-sale licenses: 26 with 0 pending

**Departmental Recommendation:**

Points of consideration: 0

No opposition from **Southern Station**.

Applicant premise is located in a “**High Crime**” area.

Applicant premise is located in a “**High Concentration**” area.

0 - Protest.

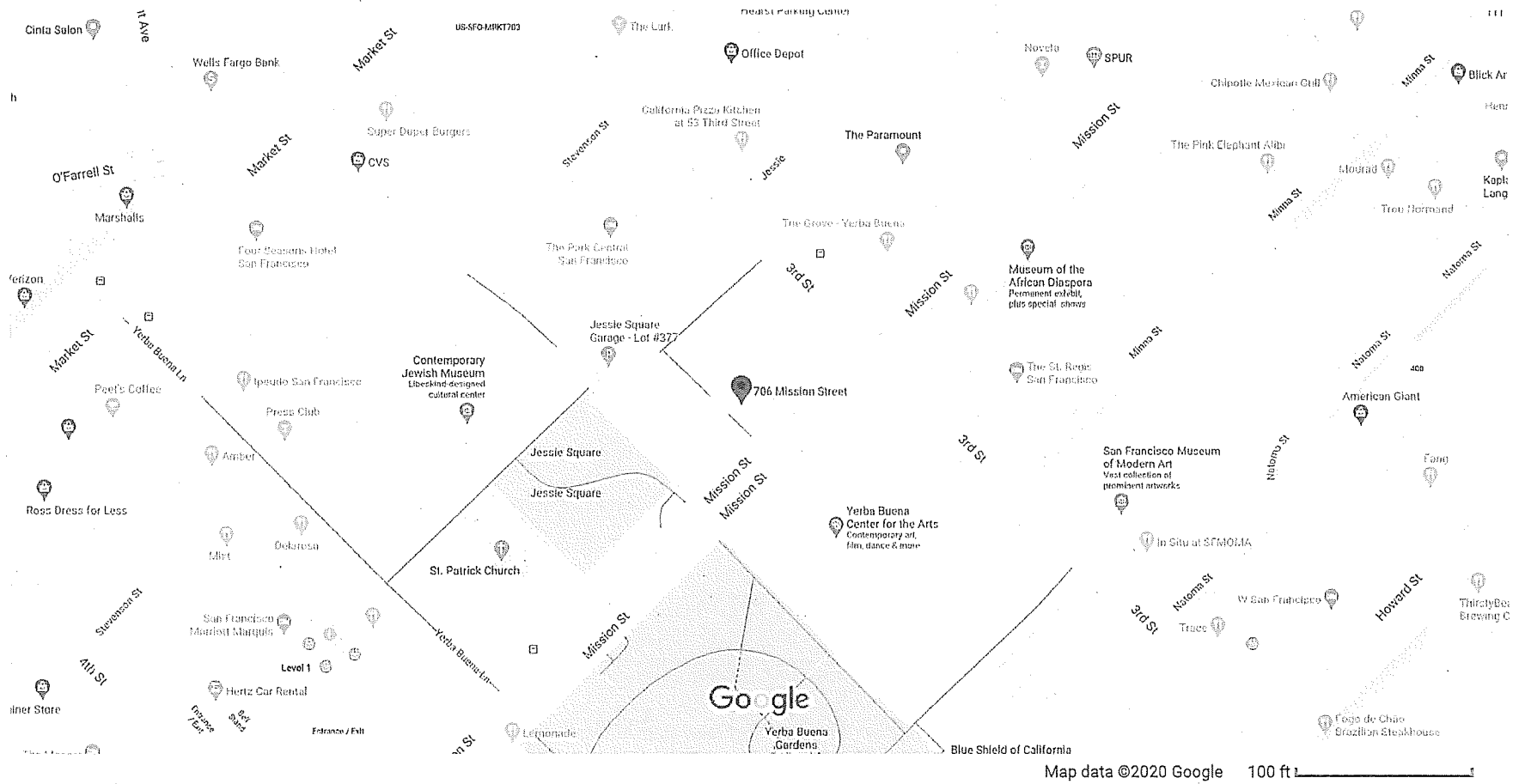
0 - Support

ALU Recommendation:

**Type 57- Special On-Sale General**

ALU approves this license and will not be recommending new conditions.

# Google Maps 706 Mission St



## **Carroll, John (BOS)**

---

**From:** Carroll, John (BOS)  
**Sent:** Friday, February 7, 2020 2:54 PM  
**To:** Sawyer, Georgia (POL); Macchi, Patrick (POL); Salmonson, Joel (POL); Wong, Joanne (POL); Beth Aboulafia  
**Cc:** Meyer, Rose @ABC; Mundy, Erin (BOS); Gebb, Justin@ABC; Reyes, Gertie@ABC; Mahogany, Honey (BOS); RivamonteMesa, Abigail (BOS); Mcdonald, Courtney (BOS); CPC.Referrals; Fahey, Carolyn (CPC); Kirby, Alexandra (CPC)  
**Subject:** RE: Liquor License Issuance - 706 Mission Street - 706 Mission Residences Owners Association  
**Categories:** 200075

Good afternoon,

The Planning Department has completed their review of the subject application, and has forwarded their recommendation for approval. For your convenience, I have the review available from the link below:

[Planning Dept. Response - Received February 7, 2020](#)

The matter is now awaiting review by the Police Department's ALU.


After receiving review from the Police Department, the Public Safety and Neighborhood Services Committee may hear and consider public convenience or necessity findings for the application, to be forwarded to the California Department of Alcoholic Beverage Control for their consideration in the license matter.

I invite you to review the entire matter on our [Legislative Research Center](#) by following the link below:

[Board of Supervisors File No. 200075](#)

Thanks for the review.

**John Carroll**  
**Assistant Clerk**  
Board of Supervisors  
San Francisco City Hall, Room 244  
San Francisco, CA 94102  
(415) 554-4445

 Click [here](#) to complete a Board of Supervisors Customer Service Satisfaction form.

The [Legislative Research Center](#) provides 24-hour access to Board of Supervisors legislation and archived matters since August 1998.

*Disclosures: Personal information that is provided in communications to the Board of Supervisors is subject to disclosure under the California Public Records Act and the San Francisco Sunshine Ordinance. Personal information provided will not be redacted. Members of the public are not required to provide personal identifying information when they communicate with the Board of Supervisors and its committees. All written or oral communications that members of the public submit to the Clerk's Office regarding pending legislation or hearings will be made available to all members of the public for inspection and copying. The Clerk's Office does not redact any information from these submissions. This means that personal information—including names, phone numbers, addresses and similar information that a member of the public elects to submit to the Board and its committees—may appear on the Board of Supervisors website or in other public documents that members of the public may inspect or copy.*

RECEIVED

JAN 28 2020

CITY & COUNTY OF SAN FRANCISCO

**LIQUOR LICENSE  
PUBLIC CONVENIENCE OR  
NECESSITY REFERRAL**

Block/Lot: 3706/093<sup>123</sup>  
Zoning: C-3-R  
Quadrant: NE  
Record No: 2020-00123

M15

TO: Planning Department  
Phone No. (415) 558-6371

DATE: January 28, 2020

AP Block/Lot Nos.: 3706/093  
Zoning: C-3-R  
Quad: NE Planning Team  
Record No.: \_\_\_\_\_

RECEIVED

TO: Police Department  
Inspector Georgia Sawyer  
Phone No. (415) 553-9550

JAN 28 2020

CITY & COUNTY OF SAN FRANCISCO  
PLANNING DEPARTMENT  
NEIGHBORHOOD SERVICES COMMITTEE

Please submit your response within three weeks; the Public Safety and Neighborhood Services Committee will tentatively schedule the PC or N hearing for a regular meeting in March of 2020.

**PLEASE EMAIL YOUR RESPONSE BY:** February 14, 2020, to John Carroll, Public Safety and Neighborhood Services Committee Clerk.  
**john.carroll@sfgov.org - Phone No: 554-4445**

**Applicant name:** 706 Mission Residence Owners Association

**Business name:**

**Application address:** 706 Mission Street, 5<sup>th</sup> Floor  
San Francisco, CA 94103

**Applicant contact info:** Beth Aboulafia  
Hinman and Carmichael, LLP  
415-713-8182  
[Aboulafia@Beveragelaw.com](mailto:Aboulafia@Beveragelaw.com)

**PLANNING REVIEW:**  Approval  Denial

Planning Staff Contact: Alexandra Kirby

**Please print review comments on a trailing page.**

**POLICE REVIEW:**  Approval  Denial

**Please print review comments in a trailing report.**





# SAN FRANCISCO PLANNING DEPARTMENT

---

February 7, 2020

John Carroll  
Public Safety and Neighborhood Services Committee Clerk  
Via email: [John.Carroll@sfgov.org](mailto:John.Carroll@sfgov.org)

**Planning Record No.:** 2020-001255MIS  
**Property Address:** 706 Mission Street  
**Block and Lot** 3706/123  
**Zoning District:** C-3-R Downtown – Retail/400-I  
**Staff Contact:** Alexandra Kirby – (415) 575-9133  
[alexandra.kirby@sfgov.org](mailto:alexandra.kirby@sfgov.org)

1650 Mission St.  
Suite 400  
San Francisco,  
CA 94103-2479

Reception:  
**415.558.6378**

Fax:  
**415.558.6409**

Planning  
Information:  
**415.558.6377**

Dear Mr. Carroll,

This letter is to recommend approval of the Liquor License Public Convenience or Necessity Referral dated January 28, 2020, regarding 706 Mission Street (3706/123). Per the Planning Department's prior recommendation of approval for the ABC referral for a Type 57 Liquor License dated December 18, 2019 (see attached), the proposed Bar use is principally permitted as accessory to the Retail Sales and Service use at the 5<sup>th</sup> floor (Four Seasons private residence lounge) in the C-3-R Zoning District per Planning Code Section 210.2.

Sincerely,

A handwritten signature in black ink, appearing to read "Alexandra Kirby", enclosed within a large, hand-drawn oval.

Alexandra Kirby  
Senior Planner, Northeast Quadrant

APPLICATION FOR ALCOHOLIC BEVERAGE LICENSE(S)

ABC 211 (6/99)

Ms. HPA CAROLAN,  
Hinman & Carmichael  
LLP  
(415) 362-1215

TO: Department of Alcoholic Beverage Control  
33 NEW MONTGOMERY STREET  
STE 1230  
SAN FRANCISCO, CA 94105  
(415) 356-6500

File Number: 613202  
Receipt Number: 2615232  
Geographical Code: 3800  
Copies Mailed Date: December 3, 2019  
Issued Date:

DISTRICT SERVING LOCATION: SAN FRANCISCO

First Owner: RECORDED 706 MISSION RESIDENCES OWNERS ASSOCIATION

Name of Business:

Block/Lot: 3706/093

Location of Business: DEC 06 2019 706 MISSION ST  
5TH FL  
SAN FRANCISCO, CA 94103-3163

Zoning: C-3-R

Quadrant: NE

County: CITY & COUNTY OF SAN FRANCISCO SAN FRANCISCO

Record No: 249-02210/1115

Is Premises inside city limits?

Yes

Census Tract: 0615.00

Mailing Address:(If different from premises address)

735 MARKET ST  
STE 602  
SAN FRANCISCO, CA 94103-2026

Type of license(s):

57

Dropping Partner: Yes  No

Transferor's license/name:

199357 / SRISOPA, APINUN

License Type	Transaction Type	Master	Secondary LT And Count		
57 - Special On-Sale General	EXC/PER/PRM	Y			
License Type	Transaction Description	Fee Code	Dup	Date	Fee
Application Fee	STATE FINGERPRINTS	NA	1	12/03/19	\$39.00
Application Fee	DBL TRF- PREMISES AND PERSON	NA	0	12/03/19	\$1,250.00
Application Fee	LICENSE TYPE EXCHANGE	NA	0	12/03/19	\$100.00
Application Fee	FEDERAL FINGERPRINTS	NA	1	12/03/19	\$24.00
57 - Special On-Sale General	ANNUAL FEE	P40	1	12/03/19	\$1,235.00
Total					\$2,648.00

Have you ever been convicted of a felony? No

Have you ever violated any provisions of the Alcoholic Beverage Control Act, or regulations of the Department pertaining to the Act? No

STATE OF CALIFORNIA County of SAN FRANCISCO

Date: December 3, 2019

Applicant Name(s)

706 MISSION RESIDENCES OWNERS ASSOCIATION

Recommend approval; Establish Accessory use as Beer as Retail Sales and Service use (dba 706 Mission Residences Owners Association) on 5th Floor as principally permitted within the C-3-R Zoning District per Planning Code Section 210.2.

*Carolyne Fahey*  
Approved Planning Dept. Carolyn Fahey

designed self-serve coffee/espresso station where residents and their guests may enjoy complimentary assorted coffee beverages.

Issuance of the proposed license will be a convenience to both residents and guests of the building. Enabling 706 Mission to sell alcoholic beverages on the club level will allow residents of the Tower the convenience of enjoying an alcoholic beverage while relaxing or visiting with their guests and neighbors. This amenity will be especially convenient for residents who would like to meet for a drink before heading out to dinner, the theater or shopping or who prefer to enjoy a social experience without leaving the building.

Four Seasons is one of the most recognized brands in ultra-luxury hotels and resorts. By providing 5-star hotel services and amenities, 706 Mission will recreate the Four Seasons resort experience for all residents. Permitting the sale of alcoholic beverages will complete the Four Seasons experience, enabling residents to enjoy alcoholic beverages in their club lounge and dining areas.

For the above reasons, we believe that the issuance of the Type 57 license to 706 Mission Residences Owners Association will serve public convenience and necessity.

Sincerely,



James Marquez Escarzega, Director  
706 Mission Residences Owners Association

Department of Alcoholic Beverage Control  
**APPLICATION FOR ALCOHOLIC BEVERAGE LICENSE(S)**  
 ABC 211 (6/99)

State of California

*Ms. WEA CAROLAN*  
*Hinman & Carmichael*  
*LLP*  
*(415) 362-1215*

TO: Department of Alcoholic Beverage Control  
 33 NEW MONTGOMERY STREET  
 STE 1230  
 SAN FRANCISCO, CA 94105  
 (415) 356-6500

File Number: 613202  
 Receipt Number: 2615232  
 Geographical Code: 3800  
 Copies Mailed Date: December 3, 2019  
 Issued Date:

DISTRICT SERVING LOCATION: SAN FRANCISCO

First Owner: 706 MISSION RESIDENCES OWNERS ASSOCIATION

Name of Business:

Location of Business: 706 MISSION ST  
 5TH FL  
 SAN FRANCISCO, CA 94103-3163

County: SAN FRANCISCO

Is Premises inside city limits? Yes

Census Tract: 0615.00

Mailing Address:(If different from premises address)  
 735 MARKET ST  
 STE 602  
 SAN FRANCISCO, CA 94103-2026

Type of license(s): 57

Dropping Partner: Yes

Transferor's license/name: 199357 / SRISOPA, APINUN

RECEIVED  
 BOARD OF SUPERVISORS  
 SAN FRANCISCO  
 2019 DEC - 6 PM 4: 32Z

License Type	Transaction Type	Master	Secondary LT And Count
57 - Special On-Sale General	EXC/PER/PRM	Y	

License Type	Transaction Description	Fee Code	Dup	Date	Fee
Application Fee	STATE FINGERPRINTS	NA	1	12/03/19	\$39.00
Application Fee	DBL TRF: PREMISES AND PERSON	NA	0	12/03/19	\$1,250.00
Application Fee	LICENSE TYPE EXCHANGE	NA	0	12/03/19	\$100.00
Application Fee	FEDERAL FINGERPRINTS	NA	1	12/03/19	\$24.00
57 - Special On-Sale General	ANNUAL FEE	P40	1	12/03/19	\$1,235.00
Total					\$2,648.00

Have you ever been convicted of a felony? No

Have you ever violated any provisions of the Alcoholic Beverage Control Act, or regulations of the Department pertaining to the Act? No

STATE OF CALIFORNIA County of SAN FRANCISCO

Date: December 3, 2019

Applicant Name(s)

706 MISSION RESIDENCES OWNERS ASSOCIATION

## **Carroll, John (BOS)**

---

**From:** Carroll, John (BOS)  
**Sent:** Tuesday, January 28, 2020 11:50 AM  
**To:** CPC.Referrals; Sawyer, Georgia (POL); Fahey, Carolyn (CPC)  
**Cc:** Meyer, Rose @ABC; Macchi, Patrick (POL); Salmonson, Joel (POL); Wong, Joanne (POL); Mundy, Erin (BOS); Beth Aboulafia; Gebb, Justin@ABC; Reyes, Gertie@ABC; Mahogany, Honey (BOS); RivamonteMesa, Abigail (BOS); Mcdonald, Courtney (BOS)  
**Subject:** Liquor License Issuance - 706 Mission Street - 706 Mission Residences Owners Association  
  
**Categories:** 200075

Greetings,

The office of the Clerk of the Board has received a letter requesting public convenience or necessity findings for a liquor license. This matter is being referred to you for response via the following linked document:

[Referral Letter - Planning and Police Departments – January 28, 2020](#)

You may review the entire matter on our [Legislative Research Center](#) by following the link below:

[Board of Supervisors File No. 200075](#)

After receiving review from the Planning and Police Departments, the Public Safety and Neighborhood Services Committee may hear and consider public convenience or necessity findings for the application, to be forwarded to the California Department of Alcoholic Beverage Control for consideration in the license matter.

**The Public Safety and Neighborhood Services Committee will tentatively schedule this hearing for a regular meeting in March of 2019.**


**I request the Planning Department's response before February 14, 2020. Please confirm receipt of this message.**

You may review the fact sheet for public convenience or necessity requests from the San Francisco Board of Supervisors via the following link:

[Liquor License Public Convenience or Necessity Request](#)

Thanks for the review.

**John Carroll**  
**Assistant Clerk**  
Board of Supervisors  
San Francisco City Hall, Room 244  
San Francisco, CA 94102  
(415) 554-4445

 Click [here](#) to complete a Board of Supervisors Customer Service Satisfaction form.

The [Legislative Research Center](#) provides 24-hour access to Board of Supervisors legislation and archived matters since August 1998.

**LIQUOR LICENSE  
PUBLIC CONVENIENCE OR  
NECESSITY REFERRAL**

**TO:** Planning Department  
Phone No. (415) 558-6371

**DATE:** January 28, 2020

**TO:** Police Department  
Inspector Georgia Sawyer  
Phone No. (415) 553-9550

**AP Block/Lot Nos.:** 3706/093  
**Zoning:** C-3-R  
**Quad:** NE Planning Team  
**Record No.:** \_\_\_\_\_

---

Please submit your response within three weeks; the Public Safety and Neighborhood Services Committee will tentatively schedule the PC or N hearing for a regular meeting in March of 2020.

**PLEASE EMAIL YOUR RESPONSE BY:** February 14, 2020, to John Carroll, Public Safety and Neighborhood Services Committee Clerk.

**john.carroll@sfgov.org - Phone No: 554-4445**

---

**Applicant name:** 706 Mission Residence Owners Association

**Business name:**

**Application address:** 706 Mission Street, 5<sup>th</sup> Floor  
San Francisco, CA 94103

**Applicant contact info:** Beth Aboulafia  
Hinman and Carmichael, LLP  
415-713-8182  
Aboulafia@Beveragelaw.com

**PLANNING REVIEW:**     Approval     Denial

Planning Staff Contact: \_\_\_\_\_

**Please print review comments on a trailing page.**

**POLICE REVIEW:**     Approval     Denial

**Please print review comments in a trailing report.**

RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

2020 JAN 24 AM 10:36

January 23, 2020

Angela Calvillo  
Clerk of the Board  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, California 94102

Re: Request for Resolution of Public Convenience or Necessity  
706 Mission Residences Owners Association  
706 Mission St., San Francisco, California 94103

Dear Ms. Calvillo:

706 Mission Residences Owners Association has applied to the Department of Alcoholic Beverage Control for a person-to-person, premises-to-premises transfer of a Type 47 license which, upon transfer, will be converted to a Type 57 Special On-Sale General license, for the residents' club at the Four Seasons Private Residences at 706 Mission ("706 Mission"). We are requesting a determination by the Board of Supervisors that issuance of the license will serve public convenience or necessity.

706 Mission is located in downtown San Francisco at the corner of Third and Mission Streets. The site prominently anchors the southeast corner of Jessie Square, and is the last remaining parcel of the Yerba Buena master plan to be developed. Located across from Yerba Buena Gardens and just steps away from San Francisco's art, culture and museum district, 706 Mission is an address unlike any seen before in San Francisco.

The new 43-story Tower, currently in progress, will adjoin the historic, completely renovated, 10-story Aronson Building. The property will feature 146 spacious luxury residences and an approximate 11,000 sq. ft. private amenities floor. It will be one of only four residential-only Four Seasons properties world-wide. The property also includes a new home for The Mexican Museum that will be located on a portion of the ground floor, and the second through fourth floors, of the project, spanning both the Tower and the Aronson Building facing Mission Street, Third Street, and Jessie Square Plaza, with the main lobby entrance from the Jessie Square Plaza. The two adjoining towers will artfully blend historic and contemporary design to create a backdrop for the one-of-a-kind residential experience.

The residential amenity club, located on the fifth floor of the Tower, is approximately 11,000 square feet and includes a lounge, dining area, bar, game room and fitness center. Included in the overall square footage, there will be approximately 2,000 square feet of landscaped outdoor terrace space furnished with comfortable seating and three cozy fire-pits. The lounge is an exclusive 1,200 square foot area providing elegant and comfortable seating. The lounge is designed as an area for the residents and their guests to relax, read, meet with friends and to provide a change of scenery from their units. Seating areas are designed and arranged to provide individuals with distinct areas to have a drink, talk and or read. Areas of the club will directly overlook the beautiful Yerba Buena Gardens, the 19<sup>th</sup> century St Patrick Church and the iconic Contemporary Jewish Museum. A tasteful and elegant bar completes the lounge and will be staffed from 5:30 pm to 11 pm daily. The lounge as well as the entire club will have complimentary wireless internet access. The club will provide a thoughtfully

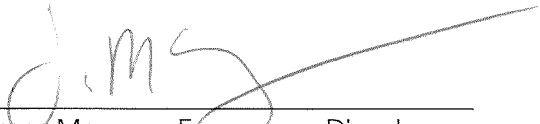
designed self-serve coffee/espresso station where residents and their guests may enjoy complimentary assorted coffee beverages.

Issuance of the proposed license will be a convenience to both residents and guests of the building. Enabling 706 Mission to sell alcoholic beverages on the club level will allow residents of the Tower the convenience of enjoying an alcoholic beverage while relaxing or visiting with their guests and neighbors. This amenity will be especially convenient for residents who would like to meet for a drink before heading out to dinner, the theater or shopping or who prefer to enjoy a social experience without leaving the building.

Four Seasons is one of the most recognized brands in ultra-luxury hotels and resorts. By providing 5-star hotel services and amenities, 706 Mission will recreate the Four Seasons resort experience for all residents. Permitting the sale of alcoholic beverages will complete the Four Seasons experience, enabling residents to enjoy alcoholic beverages in their club lounge and dining areas.

For the above reasons, we believe that the issuance of the Type 57 license to 706 Mission Residences Owners Association will serve public convenience and necessity.

Sincerely,

A handwritten signature in black ink, appearing to read 'J. Marquez', is written over a horizontal line. The signature is stylized and extends to the right of the line.

James Marquez Escarzéga, Director  
706 Mission Residences Owners Association



RECEIVED  
BOARD OF SUPERVISORS  
SAN FRANCISCO

260 CALIFORNIA STREET, SUITE 700 SAN FRANCISCO, CA 94111 TEL: 415.362.1215 FAX: 415.362.1494

2020 JAN 24 AM 10:34



January 24, 2020

BT \_\_\_\_\_ *[Handwritten signature]*

By Hand-Delivery

John Carroll  
Office of the Clerk of the Board  
San Francisco Board of Supervisors  
1 Dr. Carlton B. Goodlett Place, Room 244  
San Francisco, California 94102

Re: Request for Resolution of Public Convenience or Necessity  
706 Mission Residences Owners Association  
706 Mission St., San Francisco, California 94103

Dear Mr. Carroll,

Enclosed please find a request for a resolution of public convenience or necessity on behalf 706 Mission Residences Owners Association.

Sincerely,

*Beth Aboulafia*

Beth Aboulafia, Partner  
Hinman & Carmichael LLP

Encl.

**APPLICATION FOR ALCOHOLIC BEVERAGE LICENSE(S)**

ABC 211 (6/99)

*Ms. HIR CAROLAN,  
Hinman & Carmichael  
LLP  
(415) 362-1215*

**TO:** Department of Alcoholic Beverage Control  
33 NEW MONTGOMERY STREET  
STE 1230  
SAN FRANCISCO, CA 94105  
(415) 356-6500

File Number: **613202**  
Receipt Number: **2615232**  
Geographical Code: **3800**  
Copies Mailed Date: **December 3, 2019**  
Issued Date:

DISTRICT SERVING LOCATION: **SAN FRANCISCO**

First Owner: **706 MISSION RESIDENCES OWNERS ASSOCIATION**

Name of Business:

Location of Business: **706 MISSION ST  
5TH FL  
SAN FRANCISCO, CA 94103-3163**

County: **SAN FRANCISCO**

Is Premises inside city limits? **Yes** Census Tract: **0615.00**

Mailing Address:(If different from premises address) **735 MARKET ST  
STE 602  
SAN FRANCISCO, CA 94103-2026**

Type of license(s): **57** Dropping Partner: **Yes**

Transferor's license/name: **199357 / SRISOPA, APINUN**

RECEIVED  
 BOARD OF SUPERVISORS  
 SAN FRANCISCO  
 2019 DEC -6 PM 4:32  
 BY *[Signature]*

<u>License Type</u>	<u>Transaction Type</u>	<u>Master</u>	<u>Secondary LT And Count</u>		
57 - Special On-Sale General	EXC/PER/PRM	Y			

<u>License Type</u>	<u>Transaction Description</u>	<u>Fee Code</u>	<u>Dup</u>	<u>Date</u>	<u>Fee</u>
Application Fee	STATE FINGERPRINTS	NA	1	12/03/19	\$39.00
Application Fee	DBL TRF: PREMISES AND PERSON	NA	0	12/03/19	\$1,250.00
Application Fee	LICENSE TYPE EXCHANGE	NA	0	12/03/19	\$100.00
Application Fee	FEDERAL FINGERPRINTS	NA	1	12/03/19	\$24.00
57 - Special On-Sale General	ANNUAL FEE	P40	1	12/03/19	\$1,235.00
<b>Total</b>					<b>\$2,648.00</b>

Have you ever been convicted of a felony? **No**  
 Have you ever violated any provisions of the Alcoholic Beverage Control Act, or regulations of the Department pertaining to the Act? **No**

STATE OF CALIFORNIA County of SAN FRANCISCO Date: December 3, 2019

Applicant Name(s)  
**706 MISSION RESIDENCES OWNERS ASSOCIATION**

Print Form

# Introduction Form

By a Member of the Board of Supervisors or the Mayor

Time stamp  
or meeting date

I hereby submit the following item for introduction (select only one):

- 1. For reference to Committee. (An Ordinance, Resolution, Motion, or Charter Amendment)
- 2. Request for next printed agenda Without Reference to Committee.
- 3. Request for hearing on a subject matter at Committee.
- 4. Request for letter beginning "Supervisor [ ] inquires"
- 5. City Attorney request.
- 6. Call File No. [ ] from Committee.
- 7. Budget Analyst request (attach written motion).
- 8. Substitute Legislation File No. [ ]
- 9. Reactivate File No. [ ]
- 10. Question(s) submitted for Mayoral Appearance before the BOS on [ ]

Please check the appropriate boxes. The proposed legislation should be forwarded to the following:

- Small Business Commission       Youth Commission       Ethics Commission
- Planning Commission       Building Inspection Commission

**Note: For the Imperative Agenda (a resolution not on the printed agenda), use a Imperative Form.**

**Sponsor(s):**

Clerk of the Board

**Subject:**

Liquor License Issuance - 706 Mission Street - 706 Mission Residences Owners Association

**The text is listed below or attached:**

Hearing to consider that the issuance of a Type-57 special on-sale general beer, wine, and distilled spirits liquor license to 706 Mission Residences Owners Association, to do business as the Four Seasons Private Residences on the 5th floor of 706 Mission Street (District 6), will serve the public convenience or necessity of the City and County of San Francisco.

Signature of Sponsoring Supervisor: Alisa Jomera

For Clerk's Use Only: