

BOARD of SUPERVISORS



City Hall
1 Dr. Carlton B. Goodlett Place, Room 244
San Francisco 94102-4689
Tel. No. 554-5184
Fax No. 554-5163
TDD/TTY No. 554-5227

MEMORANDUM

Date: May 8, 2020
To: Carmen Chu, Assessor-Recorder, Office of the Assessor-Recorder
From: *AOC* Angela Calvillo, Clerk of the Board
Subject: Planning Code, Zoning Map - Bayview Industrial Triangle
Redevelopment Area Rezoning (File No. 200086)

On April 21, 2020, the Board of Supervisors finally passed Ordinance No. 072-20, sponsored by Supervisor Walton and approved by Mayor London N. Breed on May 1, 2020.

A certified copy of the Ordinance is being forwarded to you, pursuant to Administrative Code, Section 34.1.

If you have any questions or concerns, please contact Erica Major, Assistant Clerk, at (415) 554-4441 or by email at: Erica.Major@sfgov.org.

c: Douglas Legg, Office of the Assessor-Recorder
Holly Lung, Office of the Assessor-Recorder

1 [Planning Code, Zoning Map - Bayview Industrial Triangle Redevelopment Area Rezoning]
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3 Ordinance amending the Planning Code by amending the Zoning Map to change the
4 use classification of certain parcels in the Bayview Industrial Redevelopment Project
5 Area ("Project Area") from M-1 (Light Industrial), M-2 (Heavy Industrial) and NC-3
6 (Moderate-Scale Neighborhood Commercial) to PDR-1-G (General Production,
7 Distribution, and Repair) and NCT-3 (Moderate-Scale Neighborhood Commercial
8 Transit) Districts, and to change the height and bulk classification of certain parcels in
9 the Project Area from 40-X to 65-X; affirming the Planning Department's determination
10 under the California Environmental Quality Act; and making findings of consistency
11 with the General Plan and the eight priority policies of Planning Code, Section 101.1,
12 and findings of public necessity, convenience, and welfare under Planning Code,
13 Section 302.

14 NOTE: Unchanged Code text and uncodified text are in plain Arial font.
15 Additions to Codes are in single-underline italics Times New Roman font.
16 Deletions to Codes are in ~~strikethrough italics Times New Roman font~~.
17 Board amendment additions are in double-underlined Arial font.
18 Board amendment deletions are in ~~strikethrough Arial font~~.
19 Asterisks (* * * *) indicate the omission of unchanged Code
20 subsections or parts of tables.

21 Be it ordained by the People of the City and County of San Francisco:

22 Section 1. Environmental and Land Use Findings.

23 (a) The Planning Department has determined that the actions contemplated in this
24 ordinance are excluded from review under the California Environmental Quality Act (California
25 Public Resources Code Sections 21000 et seq.) because CEQA applies only to projects
which have the potential for causing a significant effect on the environment under CEQA

1 Guidelines section 15061(b)(3). Said determination is on file with the Clerk of the Board of
2 Supervisors in File No. 200086 and is incorporated herein by reference. The Board affirms
3 this determination.

4 (b) On February 20, 2020, the Planning Commission, in Resolution No. 20661,
5 adopted findings that the actions contemplated in this ordinance are consistent, on balance,
6 with the City's General Plan and eight priority policies of Planning Code Section 101.1. The
7 Board adopts these findings as its own. A copy of said Resolution is on file with the Clerk of
8 the Board of Supervisors in File No. 200086, and is incorporated herein by reference.

9 (c) Pursuant to Planning Code Section 302, the Board finds that this ordinance will
10 serve the public necessity, convenience, and welfare for the reasons set forth in Planning
11 Commission Resolution No. 20661, and incorporates such reasons by this reference thereto.
12 A copy of said resolution is on file with the Clerk of the Board of Supervisors in File No.
13 200086.

14
15 Section 2. The Planning Code is hereby amended by revising Sectional Map ZN10 of
16 the Zoning Map of the City and County of San Francisco, as follows:

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18 Assessor's Parcels Block/Lot Number	Use District to be Superseded	Use District Hereby Approved
19 5235/003	M-1 M-2	PDR-1-G
20 5242/015	M-1	PDR-1-G
21 5242/016	M-1	PDR-1-G
22 5242/020	M-1	PDR-1-G
23 5242/021	M-1	NCT-3
24 5242/022	M-1	NCT-3

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1	5242/023	M-1	NCT-3
2	5242/024	M-1	NCT-3
3	5242/042	M-1	NCT-3
4	5253/008	M-1	NCT-3
5	5253/009	M-1	PDR-1-G
6	5253/013	M-1	PDR-1-G
7	5253/015	M-1	PDR-1-G
8	5253/016	M-1	PDR-1-G
9	5253/017	M-1	PDR-1-G
10	5253/018	M-1	PDR-1-G
11	5253/020	M-1	PDR-1-G
12	5253/028	M-1	PDR-1-G
13	5253/029	M-1	NCT-3
14	5253/030	M-1	NCT-3
15	5253/031	M-1	NCT-3
16	5253/032	M-1	NCT-3
17	5253/033	M-1	NCT-3
18	5253/034	M-1	NCT-3
19	5253/039	M-1	PDR-1-G
20	5260/001	M-1	NCT-3
21	5260/004	M-1	PDR-1-G
22	5260/010	M-1	PDR-1-G
23	5260/019	M-1	PDR-1-G
24	5260/030	M-1	PDR-1-G
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1	5260/031	M-1	PDR-1-G
2	5260/032	M-1	NCT-3
3	5260/034	M-1	NCT-3
4	5260/035	M-1	NCT-3
5	5260/036	M-1	NCT-3
6	5260/037	M-1	PDR-1-G
7	5260/038	M-1	PDR-1-G
8	5260/041	M-1	NCT-3
9	5260/042	M-1	NCT-3
10	5272/011	M-1	PDR-1-G
11	5272/014	M-1	PDR-1-G
12	5272/015	M-1	PDR-1-G
13	5272/016	M-1	PDR-1-G
14	5272/017	M-1	PDR-1-G
15	5272/018	M-1	PDR-1-G
16	5272/019	M-1	PDR-1-G
17	5272/020	M-1	PDR-1-G
18	5272/043	M-1	PDR-1-G
19	5272/044	M-1	PDR-1-G
20	5272/045	M-1	NCT-3
21	5272/048	M-1	NCT-3
22	5278/015	NC-3	NCT-3
23	5279/001	M-1	NCT-3
24	5279/002	M-1	NCT-3
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5279/003	M-1	NCT-3
5279/004	NC-3	NCT-3
5279/033	M-1	PDR-1-G
5279/034	M-1	PDR-1-G
5279/035	M-1	PDR-1-G
5279/036	M-1	PDR-1-G
5279/037	M-1	PDR-1-G
5279/039	M-1	PDR-1-G
5279/041	M-1	PDR-1-G
5279/042	M-1	PDR-1-G
5279/043	M-1	PDR-1-G
5279/044	M-1	PDR-1-G
5279/045	M-1	PDR-1-G
5279/048	M-1	PDR-1-G
5279/049	M-1	PDR-1-G
5279/051	M-1	PDR-1-G
5279/053	M-1	PDR-1-G
5279/054	M-1	PDR-1-G

Section 3. The Planning Code is hereby amended by revising Sectional Map HT10 of the Zoning Map of the City and County of San Francisco, as follows:

Assessor's Parcels Block/Lot Number	Height District to be Superseded	Height District Hereby Approved
5260/001	40-X	65-X

5278/015	40-X	65-X
5279/004	40-X	65-X

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Section 4. Effective and Operative Dates.

(a) This ordinance shall become effective 30 days after enactment. Enactment occurs when the Mayor signs the ordinance, the Mayor returns the ordinance unsigned or does not sign the ordinance within ten days of receiving it, or the Board of Supervisors overrides the Mayor's veto of the ordinance.

(b) This ordinance shall become operative on its effective date stated in subsection (a) or on the effective date of the ordinance in Board of Supervisors File No. 200039 creating the Potrero Power Station Special Use District, whichever is later.

APPROVED AS TO FORM:
DENNIS J. HERRERA, City Attorney

By: /s/
AUDREY WILLIAMS PEARSON
Deputy City Attorney

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City and County of San Francisco

Tails Ordinance

City Hall
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4689

File Number: 200086

Date Passed: April 21, 2020

Ordinance amending the Planning Code by amending the Zoning Map to change the use classification of certain parcels in the Bayview Industrial Redevelopment Project Area ("Project Area") from M-1 (Light Industrial), M-2 (Heavy Industrial) and NC-3 (Moderate-Scale Neighborhood Commercial) to PDR-1-G (General Production, Distribution, and Repair) and NCT-3 (Moderate-Scale Neighborhood Commercial Transit) Districts, and to change the height and bulk classification of certain parcels in the Project Area from 40-X to 65-X; affirming the Planning Department's determination under the California Environmental Quality Act; and making findings of consistency with the General Plan and the eight priority policies of Planning Code, Section 101.1, and findings of public necessity, convenience, and welfare under Planning Code, Section 302.

April 13, 2020 Land Use and Transportation Committee - AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE

April 13, 2020 Land Use and Transportation Committee - RECOMMENDED AS AMENDED AS A COMMITTEE REPORT

April 14, 2020 Board of Supervisors - PASSED ON FIRST READING

Ayes: 11 - Fewer, Haney, Mandelman, Mar, Peskin, Preston, Ronen, Safai, Stefani, Walton and Yee

April 21, 2020 Board of Supervisors - FINALLY PASSED

Ayes: 11 - Fewer, Haney, Mandelman, Mar, Peskin, Preston, Ronen, Safai, Stefani, Walton and Yee

File No. 200086

I hereby certify that the foregoing Ordinance was FINALLY PASSED on 4/21/2020 by the Board of Supervisors of the City and County of San Francisco.



Angela Calvillo
Clerk of the Board



London N. Breed
Mayor

5-1-20

Date Approved