

1 [Final Map 9585 - Pier 70, Phase 1]

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3 **Motion approving Final Subdivision Map 9585, Phase 1 of the Pier 70 project, being a**
4 **subdivision of a portion of the lands as shown on Final Transfer Map 9597, recorded**
5 **February 7, 2019, in Book HH of Survey Maps, pages 89 through 98, in the Official**
6 **Records of the City and County of San Francisco, State of California, and resulting in**
7 **18 lots, and the creation of 306 residential and 70 commercial condominium units;**
8 **approving a Public Improvement Agreement related to Final Map 9585; and**
9 **acknowledging findings pursuant to the General Plan, and the eight priority policies of**
10 **Planning Code, Section 101.1.**

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12 WHEREAS, The Pier 70 project site is approximately 28-acres between Illinois Street,
13 20th Street, and 22nd Street; and

14 WHEREAS, The Pier 70 project is a mixed-use development that will include
15 commercial, retail, office, and residential uses, including on-site residential affordable units;
16 and

17 WHEREAS, Final Map 9585 (the “Final Map”) is the first of several phased final maps
18 intended to be filed in order to subdivide the entirety of the Pier 70 project site;

19 WHEREAS, The Board of Supervisors acknowledges the findings made by the
20 Planning Department, by its letter dated March 18, 2019, that the proposed subdivision
21 complies with the applicable provisions of the Planning Code and, on balance, is consistent
22 with the General Plan, and the eight priority policies of Planning Code, Section 101.1; and

23 WHEREAS, The Planning Department letter is on file with the Clerk of the Board of
24 Supervisors in File No. 201120, and is incorporated herein by reference; and

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1 WHEREAS, Because the Subdivider has not completed the required public
2 improvements associated with this Final Map at the time of the proposed approval of the Final
3 Map, completion of certain improvements will be deferred, and certain conditions have not
4 been fulfilled at the time of the filing of the Final Map, the Subdivision Code requires that the
5 Subdivider and the City enter into a Public Improvement Agreement to address these
6 requirements;

7 WHEREAS, The Public Works Director, in Public Works Order No. 203654, dated
8 September 25, 2020, recommends that the Board of Supervisors approve Final Map 9585 and
9 the Public Improvement Agreement associated with this Final Map; and

10 WHEREAS, The Public Works Order and Public Improvement Agreement are on file
11 with the Clerk of the Board of Supervisors in File No. 201120 and are incorporated herein by
12 reference; and

13 WHEREAS, In said Public Works Order, the Public Works Director recommends that
14 the Board of Supervisors, on behalf of the public, conditionally accept the Offer of
15 Improvement, subject to completion and further Board of Supervisors action; now therefore be
16 it

17 MOVED, That the Board of Supervisors approves that Final Map 9585, a 18 lot
18 subdivision, a 306 residential unit and 70 commercial unit new condominium project, being a
19 subdivision of a portion of the lands as shown on Final Transfer Map 9597, recorded February
20 7, 2019, in Book HH of Survey Maps, pages 89-98, in the Official Records of the City and
21 County of San Francisco, State of California, comprising 10 sheets, subject to the conditions
22 specified in this motion, and said map is adopted as an official Final Map 9585; and, be it

23 FURTHER MOVED, That the Board of Supervisors hereby approves the Public
24 Improvement Agreement associated with this Final Map and authorizes the Director of Public
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1 Works and the City Attorney to execute and file the Public Improvement Agreement in the
2 Official Records of the City and County of San Francisco; and, be it

3 FURTHER MOVED, That the Board of Supervisors, on behalf of the public,
4 conditionally accepts the Offers of Improvements, subject to completion and further Board of
5 Supervisors action; and, be it

6 FURTHER MOVED, That approval of this map is also conditioned upon compliance by
7 the Subdivider with all applicable provisions of the California Subdivision Map Act, California
8 Government Code Sections 66410 et seq., and the San Francisco Subdivision Code, and all
9 amendments thereto; and, be it

10 FURTHER MOVED, That the Board of Supervisors hereby authorizes the Director of
11 Public Works to enter all necessary recording information on Final Map 9585 and authorizes
12 the Clerk of the Board of Supervisors to execute the Clerk’s statement as set forth herein.

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14 DESCRIPTION APPROVED:

RECOMMENDED:

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16 _____ /s/

_____ /s/

17 Bruce R. Storrs, PLS

Alaric Degrafinried

18 City and County Surveyor

Acting Director of Public Works

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