



# City and County of San Francisco

## Meeting Minutes

### Land Use and Economic Development Committee

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

*Members: Sophie Maxwell, Eric Mar, David Chiu*

*Clerk: Alisa Somera (415) 554-4447*

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Monday, November 15, 2010

1:00 PM

City Hall, Committee Room 263

### Regular Meeting

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**Present:** 3 - Sophie Maxwell, Eric Mar and David Chiu

## MEETING CONVENED

*The meeting convened at 1:08 p.m.*

## REGULAR AGENDA

### 101075 [Building Code - Development Fee Collection Procedure and Administrative Fee]

#### **Sponsor: Mayor**

Ordinance amending the San Francisco Building Code by amending Section 107A.13 to modify the method of calculating the development fee deferral surcharge rate and to clarify when a project sponsor may elect to defer the payment of development impact and in-lieu fees, adopting environmental finding.

08/03/10; ASSIGNED UNDER 30 DAY RULE to Budget and Finance Committee, expires on 9/2/2010.  
10/31/10 - 14-Day Fee Ad published and posted.

08/09/10; REFERRED TO DEPARTMENT. Referred to Planning Department for environmental review.

08/10/10; RESPONSE RECEIVED. Planning Department advises that proposed legislation is exempt from environmental review.

08/12/10; REFERRED TO DEPARTMENT. Referred to Building Inspection Commission for public hearing.

10/21/10; RESPONSE RECEIVED. The Building Inspection Commission recommends approval of the legislation.

10/28/10; TRANSFERRED to Land Use and Economic Development Committee.

*Heard in Committee. Speaker: Michael Yarne, Office of Economic Development.*

#### **RECOMMENDED by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

**101057 [Planning Code - Health Care Services Master Plan]****Sponsors: Campos; Mar, Maxwell, Mirkarimi, Avalos, Chiu and Daly**

Ordinance amending the San Francisco Planning Code by adding Sections 342 to 342.10 requiring the preparation of a Health Care Services Master Plan identifying the current and projected needs for, and locations of, health care services within San Francisco and recommending how to achieve and maintain appropriate distribution of, and equitable access to, such services; requiring that any change of use to a Medical Use, as defined, that will occupy a space exceeding 10,000 gross square feet of floor area, or an expansion of any existing Medical Use by at least 5,000 gross square feet of floor area obtain a Consistency Determination from the Planning Commission or the Planning Department determining that the proposed use or expansion promotes the goals recommended in the Master Plan; providing fees for time and material costs incurred to prepare the Consistency Determination, and making findings, including findings of consistency with the General Plan and the eight priority policies of Planning Code Section 101.1 and environmental findings.

08/03/10; ASSIGNED UNDER 30 DAY RULE to Land Use and Economic Development Committee, expires on 9/2/2010. 10/17/10 - 14-Day Fee Ad published and posted.

08/27/10; REFERRED TO DEPARTMENT. Referred to the Planning Commission for public hearing and recommendation. Referred to the Planning Department for environmental review. Referred to Department of Public Health, Health Commission and the Board of Appeals for informational purposes.

09/20/10; RESPONSE RECEIVED. Non-physical per CEQA Guidelines Section 15060 (c)(2).

10/29/10; RESPONSE RECEIVED. On October 28, 2010 the Planning Commission conducted a public hearing and adopted Resolution No. 18202 recommending approval with modifications.

11/01/10; CONTINUED. Heard in Committee. Speakers: Supervisor David Campos, Board of Supervisors; John Rahaim, Director, Planning Department; Bonnie Lew, Linda Liu, Diane Liu, Sam Lee, Jimmy Nguyen, Michelle Xiong, Un Un Che, Natalie Gee, and Alex Tom, Chinese Progressive Association; Linda Chapman; Nato Green, California Nurses Association; Marlayne Morgan, Neighborhood Network; Ron Smith, Hospital Council; Rob Black, SF Chamber of Commerce; Gerry Crowley, Neighborhood Network; Randy Winthrop, Kaiser Permanente; Abbie Yant, St. Frances/St. Mary's Hospitals; Elizabeth Ortega, Operations Manager, and Hamaseh Kianfar, Director of Senior Services, Bernal Heights Senior Center; Le Tim Ly and Emily Lee, Chinese Progressive Association; Joseph Smooke, Executive Director, and Kevin Kitchingham, Housing Director, Bernal Heights Neighborhood Center; Sue Hestor; Leon Chow.

Continued to November 15, 2010.

*Heard in Committee. Speakers: Supervisor David Campos, Board of Supervisors; John Rahaim, Planning Department; Christina Olague, Ron Miguel, and Hisashi Sugaya, Planning Commission; Lucy Johns; Un Un Che, Chinese Progressive Association; Dean Ancheta, Bernal Heights Neighborhood Center; Ron Smith, Hospital Council; James Tracy, Good Neighbor Coalition; Howard Grayson; Traci Dobronrova, Self-Help for the Elderly; Randy Winthrop, Kaiser Permanente; Dr. Warren Browner, California Pacific Medical Center; Diane Testa, Kindred Healthcare; Abbie Yant, St. Francis/St. Mary's Hospitals; Roma Guy; Alex Muhanoff and William Hestor, SEIU UHW; Nato Green, California Nurses Association; Eileen Prendiville; Kevin Kitchingham, Bernal Heights Neighborhood Center; Linda Schumacher, and Wayne Hu, Chinese Hospital; Jazzie Collins; Brian Webster, Instituto Laboral De La Raza; Steve Woo, Good Neighbor Coalition; Le Tim Ly, Chinese Progressive Association; Yolanda Salazaar, Bernal Heights Neighborhood Center; Emily Lee, Chinese Progressive Association; William Ho and Sigmund Ting, Bernal Heights Neighborhood Center; Alex Tom, Chinese Progressive Association; Joseph Smooke, Faith Kirkpatrick, Elizabeth Ortega, Justine Lauderback, and Rachel Ebor, Bernal Heights Neighborhood Center; Eric Brooks, Our City; Male Speaker; Bruce Hicks, St. Luke's Hospital; Linda Chapman.*

**AMENDED, AN AMENDMENT OF THE WHOLE BEARING NEW TITLE**

Ordinance amending the San Francisco Planning Code by adding Sections 342 to 342.10 requiring the preparation of a Health Care Services Master Plan identifying the current and projected needs for, and locations of, health care services within San Francisco and recommending how to achieve and maintain appropriate distribution of, and equitable access to, such services; requiring that any change of use to a Medical Use, as defined, that will occupy a space exceeding 10,000 gross square feet of floor area, or an expansion of any existing Medical Use by at least 5,000 gross square feet of floor area obtain a Consistency Determination from the Planning Commission or the Planning Department determining that the proposed use or expansion promotes the goals recommended in the Master Plan; providing fees for time and material costs incurred to prepare the Consistency Determination, and making findings, including findings of consistency with the General Plan and the eight priority policies of Planning Code Section 101.1 and environmental findings.

**RECOMMENDED AS AMENDED AS A COMMITTEE REPORT by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

**101193 [Approving General Plan Amendments in Connection with the Better Streets Plan]  
Sponsors: Mayor; Mar and Campos**

Ordinance amending the Urban Design and Transportation Elements of the San Francisco General Plan to incorporate the San Francisco Better Streets Plan by reference, and to make objectives and policies relating to pedestrian transportation consistent with the Better Streets Plan; making environmental findings that the proposed amendments are consistent with the General Plan and the eight priority policies of the Planning Code Section 101.1.

09/21/10; ASSIGNED UNDER 30 DAY RULE to Land Use and Economic Development Committee, expires on 10/21/2010. 11/5/10 - 10-Day General Plan Notice was published, posted and mailed.

09/30/10; REFERRED TO DEPARTMENT. Referred to the Planning Commission for public hearing and recommendation; and the Planning Department for environmental review.

10/04/10; RESPONSE RECEIVED. Environmental review completed, per Mitigated Negative Declaration on the San Francisco Better Streets Plan finalized on September 17, 2010.

*Heard in Committee. Speakers: David Alumbaugh and Adam Varat, Planning Department; Lucy Johns; Tom Radulavich, Livable City.*

**RECOMMENDED by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

**101194 [Administrative Code, Public Works Code and Subdivision Code - Better Streets Plan Implementation]****Sponsors: Mayor; Mar and Campos**

Ordinance adopting the Better Streets Plan; amending Chapter 98.1 of the Administrative Code to require street improvements to conform with the policies and guidance of the San Francisco Better Streets Plan (Better Streets Plan); amending various sections of the Planning Code to consolidate requirements for street improvements; to require street improvements to follow the policies and guidance of the Better Streets Plan; to expand and modify existing requirements for provision of street trees; to require specified projects to submit a streetscape plan with application submission; and to describe additional requirements for certain areas of the City subject to neighborhood streetscape plans, including Downtown and Rincon Hill; amending various sections of the Public Works Code to be consistent with the Better Streets Plan, including waiving public right-of-way occupancy fees for Better Streets Plan elements; amending Sections 1335, 1336, and 1337 of the Subdivision Code to require streetscape, pedestrian, and stormwater improvements consistent with the Better Streets Plan as part of subdivision approvals; and making findings, including environmental findings and findings that the Planning Code amendments and General Plan amendments are consistent, on balance, with the General Plan and Planning Code Section 101.1.

09/21/10; ASSIGNED UNDER 30 DAY RULE to Land Use and Economic Development Committee, expires on 10/21/2010.

09/30/10; REFERRED TO DEPARTMENT. Referred to the Planning Commission for public hearing and recommendation; Planning Department for environmental review; and the Department of Public Works for informational purposes.

10/04/10; RESPONSE RECEIVED. Environmental review completed, per Mitigated Negative Declaration on the San Francisco Better Streets Plan finalized on September 17, 2010.

*Heard in Committee. Speakers: David Alumbaugh and Adam Varat, Planning Department; Lucy Johns; Tom Radulavich, Livable City.*

**RECOMMENDED by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

**101219 [Relocation Impact Study and Last Resort Housing Plan for Central Subway Project]**

Ordinance approving the San Francisco Municipal Transportation Agency's Relocation Impact Study and Last Resort Housing Plan for the Central Subway Project. (Municipal Transportation Agency)

09/20/10; ASSIGNED UNDER 30 DAY RULE to Land Use and Economic Development Committee, expires on 10/28/2010.

*Heard in Committee. Speakers: John Funghi, and Kerstin Magary, Municipal Transportation Agency; Malcolm Young.*

**RECOMMENDED by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

**100495 [Administrative Code - California Environmental Quality Act Procedures, Appeals, and Public Notice]****Sponsor: Alioto-Pier**

Ordinance amending Administrative Code Chapter 31 to provide for appeals to the Board of Supervisors of certain environmental documents and determinations under the California Environmental Quality Act, to clarify procedures and to provide public notice of environmental documents and determinations.

04/20/10; ASSIGNED UNDER 30 DAY RULE to Land Use and Economic Development Committee, expires on 5/21/2010.

04/27/10; REFERRED TO DEPARTMENT. Referred to the Planning Department for review and recommendation.

05/04/10; RESPONSE RECEIVED. Not a project per CEQA Guidelines Section 15060(c)(2).

07/14/10; RESPONSE RECEIVED. Planning Commission Resolution No. 18116 and Historic Preservation Commission Resolution No. 649 recommended approval with modifications.

07/20/10; SUBSTITUTED. Supervisor Alioto-Pier submitted a substitute ordinance bearing new title.

07/20/10; SUBSTITUTED AND ASSIGNED to Land Use and Economic Development Committee.

07/26/10; REFERRED TO DEPARTMENT. Referred the substitute legislation to the Planning Department for review and comment.

09/21/10; SUBSTITUTED AND ASSIGNED to Land Use and Economic Development Committee. Supervisor Alioto-Pier submitted a substitute ordinance bearing same title.

09/23/10; REFERRED TO DEPARTMENT. Referred the substitute legislation (version 3) to the Planning Department for review and comment.

09/27/10; CONTINUED. Heard in Committee. Speakers: Bill Barnes, Legislative Aide to Supervisor Alioto-Pier; AnMarie Rodgers and Bill Wycko, Planning Department; Zach Stewart, Canessa; Sue Vaughan, Sierra Club; David Tornheim; Nan Roth, Telegraph Hill Dwellers; Paul Wermer; Bret Gladstone; Tom Radulavich, Livable City; David Pilpel; David Glover.  
Continued to October 25, 2010.

10/25/10; CONTINUED. Speaker: David Glover.

Continued to November 15, 2010.

*Speaker: Joan Wood.*

**CONTINUED to December 6, 2010 by the following vote:**

Ayes: 3 - Maxwell, Mar, Chiu

## ADJOURNMENT

*The meeting adjourned at 3:40 p.m.*