

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Ajello Hoagland, Linda \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** 2918 Mission  
**Date:** Thursday, October 11, 2018 11:33:37 AM  
**Attachments:** [Opposition to 2918 Mission Street.msg](#)  
[I oppose 2918 Mission.msg](#)  
[Attention Opposition to 2918 Mission Street.msg](#)

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**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Opposition to 2918 Mission Street  
**Date:** Thursday, October 11, 2018 11:33:14 AM

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*Jonas P. Ionin,  
Director of Commission Affairs*

Planning Department|City & County of San Francisco  
1650 Mission Street, Suite 400, San Francisco, CA 94103  
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**From:** Susan Cervantes [<mailto:susan@precitaeyes.org>]  
**Sent:** Thursday, October 11, 2018 10:55 AM  
**To:** Secretary, Commissions (CPC)  
**Subject:** Opposition to 2918 Mission Street

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioners,

I am concerned that the children's playground next to the proposed development at 2918 Mission Street is shaded up to 63 percent. Its a significant negative impact and must be disapproved or a creative solution to allow more light through the proposed development. Our children are important. This impact will have a life long effect on their future. Sun is important for a child's development to grow and learn.

Sincerely,

Susan Cervantes  
Council member  
Calle 24 Latino Cultural District

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**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* PRESS RELEASE \*\*\* MAYOR LONDON BREED ANNOUNCES RISING UP CAMPAIGN TO HOUSE AND SECURE EMPLOYMENT FOR HOMELESS YOUTH  
**Date:** Thursday, October 11, 2018 11:32:14 AM  
**Attachments:** [10.11.18 Rising Up.pdf](#)

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**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Thursday, October 11, 2018 11:18 AM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* PRESS RELEASE \*\*\* MAYOR LONDON BREED ANNOUNCES RISING UP CAMPAIGN TO HOUSE AND SECURE EMPLOYMENT FOR HOMELESS YOUTH

**FOR IMMEDIATE RELEASE:**

Thursday, October 11, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* PRESS RELEASE \*\*\***

**MAYOR LONDON BREED ANNOUNCES RISING UP  
CAMPAIGN TO HOUSE AND SECURE EMPLOYMENT FOR  
HOMELESS YOUTH**

*New public-private partnership aims to provide housing and jobs for 500 homeless youth and prevent homelessness for an additional 450 at-risk youth*

**San Francisco, CA** — Mayor London N. Breed today announced the launch of the Rising Up Campaign, which aims to provide housing and jobs for homeless youth.

The campaign will serve 500 Transition Age Youth (TAY) who are experiencing homelessness, as well as prevent homelessness for another 450 at-risk TAY, as part of San Francisco's efforts to cut youth homelessness in half by 2022. The City has made an initial investment of \$6 million to the campaign, and the non-profit Tipping Point Community has committed an additional \$3 million.

“Early intervention to help our youth homeless population off the streets and into housing is key to preventing long-term homelessness,” said Mayor Breed. “The Rising Up Campaign brings together City resources and our non-profit partners to provide services to connect these

folks with housing and employment to set them on the right track for the future.”

Rising Up will utilize a combination of services and subsidies known as Rapid Rehousing, which is nationally recognized as a best practice for addressing homelessness. Participants will receive support to find a home in the private market and be provided with move-in assistance, such as a security deposit and home furnishing. They will be provided with an average monthly rent subsidy of \$750 for up to three years and receive personal case management services to help them find and maintain employment. As participants’ income increases, the rent subsidy will decrease until it is no longer required.

“50 percent of all chronic homeless individuals become homeless before their 25th birthday,” said Daniel Lurie, CEO and Founder of Tipping Point Community. “It’s critical to support programs that provide interventions earlier in life. We are proud to help kickstart this initiative and deepen our partnership with Larkin Street and the City of San Francisco to cut homelessness for transitional aged youth in half.”

The Department of Homelessness and Supportive Housing will work to identify and refer eligible youth participants to non-profit service providers, track progress and coordinate and support work with other City departments, including the Office of Economic and Workforce Development, the Department of Youth Children and their Families, the Human Services Agency, the Department of Public Health and the San Francisco Unified School District. Each department will bring their specific expertise and resources to the Rising Up Campaign to empower youth with access to jobs, training opportunities, and health and educational resources. The Human Services Agency will also work to identify eligible youth currently in foster care.

“I would like to thank all of the City departments, non-profit youth providers, funders and key private sector partners who are coming together in service of our youth,” said Jeff Kositsky, director of the Department of Homelessness and Supportive Housing. “We know that our youth are resilient and capable; working together we will meet their grit and determination with housing and job opportunities.”

The Golden Gate Restaurant Association and Hotel Council have committed to help identify jobs for youth in the City’s thriving hospitality sector. REDF, a venture-philanthropy organization, has also committed to placing Rising Up youth in supported employment opportunities in social enterprises throughout the City. Larkin Street Youth Services will serve as the fiscal sponsor for Rising Up and work with a network of youth providers, including Huckleberry Youth Services, First Place for Youth, 3<sup>rd</sup> Street Youth Center and Clinic, SF LGBT Center, New Door Ventures, Lyric, Young Community Developers and Young Women’s Freedom Center, to help ensure that eligible participants are being connected to housing and jobs. San Francisco is currently seeking an additional \$21 million in governmental and philanthropic support as well as additional funding, jobs and apartments from the private sector.

“No young person should have to sleep on the street,” said Sherilyn Adams, Executive Director of Larkin Street Youth Services. “We are beyond excited that the City is taking this huge stand by investing significant resources on proven, sustainable strategies to reduce youth homelessness at least 50% over the next three years. This is also an investment in preventing chronic homelessness because we know that half of homeless people in San Francisco first experienced homelessness before the age of 25. Rising Up will make a difference in the long

term and today."

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**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Opposed to 2918 Mission - State Density Bonus  
**Date:** Thursday, October 11, 2018 10:24:49 AM

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**From:** Gus Hernandez [mailto:gushernandez1@gmail.com]  
**Sent:** Thursday, October 11, 2018 10:10 AM  
**To:** richhillissf@yahoo.com; Melgar, Myrna (CPC); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); planning@rodneyfong.com; Secretary, Commissions (CPC); Ajello Hoagland, Linda (CPC)  
**Cc:** Ronen, Hillary; Beinart, Amy (BOS)  
**Subject:** Opposed to 2918 Mission - State Density Bonus

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioners,

Where is the base density calculation for 2918 Mission?

After some research, I found that 2918 Mission is relying on Planning Code Section 206.6 (C) (1) (D) to override the base density formula, which is supposed to determine the project's base density and its density bonus limit.

206.6 (C) (1) (D) The Density Bonus Units shall not be included when determining the number of Restricted Affordable Units required to qualify for a Density Bonus. **Density bonuses shall be calculated as a percentage of the Maximum Allowable Gross Residential Density.**

However, if you go back to SEC. 206.2. DEFINITIONS.

...The following definitions shall also apply, **and shall prevail** if there is a conflict with other sections of the Planning Code....

“Base Density” is lot area divided by the maximum lot area per unit permitted under existing density regulations (e.g. 1 unit per 200, 400, 600, 800, or 1000 square feet of lot area). Calculations that result in a decimal point of 0.5 and above are rounded to the next whole number.

It is plainly stated in Planning Code Section 206.2.

**Bonus Density Limit**

This project claims that their base density project would be 55 units. The bonus density limit should then be calculated:

$$55 \times 1.35 = 74.25$$

Since .25 is not above 0.5, this calculation does not get rounded to the next whole number. The total maximum allowable units would be 74, not 75 units as proposed.

**Reverse Engineering Density**

Recently, a similar project at 1355 Fulton filed their application for a 77-unit building with a base density of 55. After feedback from the Planning Department, they presented a 75-unit building with a base density of 57.

At a base density of 55 units, these projects cannot achieve 77 units using the density bonus limit formula.

Density bonuses should not be implemented by reverse engineering. These NCT projects should be put on hold until there is a correction to this error.

The Planning Code must be applied consistently to these projects.

Thank you,

Gus Hernandez  
Co-Chair  
Affordable Divis

----- Forwarded message -----

From: Ajello Hoagland, Linda (CPC) <[linda.ajellohoagland@sfgov.org](mailto:linda.ajellohoagland@sfgov.org)>  
Date: Tue, Oct 2, 2018 at 5:19 PM  
Subject: Re: 2918 Mission  
To: Gus Hernandez <[gushernandez1@gmail.com](mailto:gushernandez1@gmail.com)>

There is no calculation for the base project. It just has to comply with the zoning.

Sent from my iPhone

On Oct 2, 2018, at 3:50 PM, Gus Hernandez <[gushernandez1@gmail.com](mailto:gushernandez1@gmail.com)> wrote:

Thank you Linda.

I want to know the calculation for arriving at 55 units (base density for the base project) and then the calculation for arriving at 75 units (bonus density limit).

Base Density is lot area divided by the maximum lot area per unit permitted under existing

density regulations, per the Planning Code.

Base Density:  $\text{LOT\_AREA} / \text{DENSITY\_REG} = 55$  (how did they arrive at this number?)  
Bonus Density LIMIT: BASE DENSITY times 1.XX (where XX is the bonus requested)

Is XX = 20%? 35%?

Thank you,  
Gus

From: Gus <[gushernandez1@gmail.com](mailto:gushernandez1@gmail.com)>  
Sent: Friday, September 28, 2018 8:42 AM  
To: Ajello Hoagland, Linda (CPC) <[linda.ajellohoagland@sfgov.org](mailto:linda.ajellohoagland@sfgov.org)>; [erick@calle24sf.org](mailto:erick@calle24sf.org)  
Subject: 2918 Mission

Hi Linda,

I was at the hearing yesterday requesting the calculation for base density for 2918 Mission, since they used the state density bonus. Can you share the formula (calculation) that was used to arrive at the base density?

Thank you,

Gus



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Thursday, October 11, 2018 10:08:22 AM

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*Jonas P. Ionin,  
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**From:** Onyx Boutique SF [mailto:onyxboutique@gmail.com]  
**Sent:** Wednesday, October 10, 2018 5:14 PM  
**To:** affordabledivis@gmail.com; Secretary, Commissions (CPC); Weissglass, David (CPC); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); planning@rodneymong.com; richhillissf@yahoo.com  
**Subject:** The community opposes CorePower Yoga on Divisadero

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission, I am a neighbor concerned with the proposed CorePower Yoga on Divisadero. CorePower Yoga does not reflect the values of our community. We want a community-oriented business with integrity, one that values diversity and inclusion. CorePower Yoga has a history of employee issues: -Low pay for their workforce that is 85% women. -Labor issues including settlement for backwages and minimum wage -\$189 per month membership is unaffordable to our diverse community -We want a business where we will feel welcome! We don't need or want this chain in our neighborhood. The community says NO to CorePower Yoga on Divisadero. It is neither necessary or desirable for this neighborhood!

Thank you,  
Shannon Murphy  
ONYX  
289 Divisadero Street  
San Francisco CA  
94117

--

@OnyxBoutiqueSF  
415.431.6699

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Campbell, Cathleen \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Supporting conversion of 2420 Taraval St  
**Date:** Thursday, October 11, 2018 10:08:17 AM

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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Brendan [mailto:[bwendan@gmail.com](mailto:bwendan@gmail.com)]  
**Sent:** Wednesday, October 10, 2018 5:16 PM  
**To:** [richhillissf@gmail.com](mailto:richhillissf@gmail.com); Melgar, Myrna (CPC); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Johnson, Milicent (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Richards, Dennis (CPC)  
**Cc:** Tang, Katy (BOS); Secretary, Commissions (CPC); [westsidebestsidesf@gmail.com](mailto:westsidebestsidesf@gmail.com); [spud814@gmail.com](mailto:spud814@gmail.com)  
**Subject:** Supporting conversion of 2420 Taraval St

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commissioners,

My name is [Brendan Duong](#) and I live on the Taraval commercial corridor, on 16th Ave.

I am writing you today to support the proposal to convert a single family home to a triplex at [2420 Taraval St.](#)

If anything, this project is not going big or tall enough. It's on the L-Taraval, which makes it transit-oriented housing.

Thanks for your consideration,

Brendan Duong,  
Parkside resident

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Please oppose Core Power Yoga  
**Date:** Thursday, October 11, 2018 10:07:53 AM

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*Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Renee Curran [mailto:sfmeancat@yahoo.com]  
**Sent:** Wednesday, October 10, 2018 5:24 PM  
**To:** Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [richhillissf@yahoo.com](mailto:richhillissf@yahoo.com); Weissglass, David (CPC); [affordabledivis@gmail.com](mailto:affordabledivis@gmail.com); Secretary, Commissions (CPC)  
**Subject:** Please oppose Core Power Yoga

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission,

I am writing as a community member to ask you to vote against approval of Core Power Yoga on Divisadero Street. Their labor practices do not fit with SF values, and the cost for classes and membership are out of reach to the residents in the Western Addition. The neighborhood deserves better than this.

Renee Curran

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: 2420 Taraval St (2017-004301DRP-02 & 2017-004301DRP)  
**Date:** Thursday, October 11, 2018 10:07:05 AM  
**Attachments:** [2420 Taraval St DR.pdf](#)

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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Westside = best side! [mailto:westsidebestsidesf@gmail.com]  
**Sent:** Wednesday, October 10, 2018 6:53 PM  
**To:** Rich Hillis; Melgar, Myrna (CPC); [planning@rodneymfong.com](mailto:planning@rodneymfong.com); Johnson, Milicent (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Richards, Dennis (CPC)  
**Cc:** Tang, Katy (BOS); Secretary, Commissions (CPC); [spud814@gmail.com](mailto:spud814@gmail.com); Campbell, Cathleen (CPC); [amir@siaconsult.com](mailto:amir@siaconsult.com)  
**Subject:** 2420 Taraval St (2017-004301DRP-02 & 2017-004301DRP)

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioners,

Please find attached our letter of SUPPORT for the conversion of a single-family home to a triplex at 2420 Taraval St (Item #19 on the October 11 Planning Commission).

We ask that you do not take the DR and approve this project as it is presented to you.

You should also receive a few emails of support for this project from some of our members who live in the Taraval commercial corridor.

Thanks for your consideration.

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Campbell, Cathleen \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Sunset Resident Supporting 2420 Taraval Street triplex project  
**Date:** Thursday, October 11, 2018 10:06:29 AM

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*Jonas P. Ionin,  
Director of Commission Affairs*

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**From:** Patrick Hennigan [mailto:pshennigan@gmail.com]  
**Sent:** Wednesday, October 10, 2018 10:22 PM  
**To:** richhillissf@gmail.com; Melgar, Myrna (CPC); planning@rodneyfong.com; Johnson, Milicent (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Richards, Dennis (CPC)  
**Cc:** Tang, Katy (BOS); Secretary, Commissions (CPC); westsidebestsidesf@gmail.com; spud814@gmail.com  
**Subject:** Sunset Resident Supporting 2420 Taraval Street triplex project

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commissioners,

My name is Patrick Hennigan and I live on the Taraval commercial corridor (Taraval and 15th Ave.), not far from Taraval and 34th Ave.

I am writing you today to support the proposal to convert a single family home to a triplex at 2420 Taraval St.

If anything, this project is not going big or tall enough. It's on the L-Taraval, which makes it transit-oriented housing.

I care deeply about seeing more housing in San Francisco and therefore urge you to support this project and others like it that may come before you in the future.

Thanks for your consideration,

Patrick Hennigan

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Ajello Hoagland, Linda \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Opposition to 2918 Mission Street  
**Date:** Thursday, October 11, 2018 10:05:57 AM

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*Jonas P. Ionin,  
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**From:** Erick Arguello [mailto:[erick@calle24sf.org](mailto:erick@calle24sf.org)]  
**Sent:** Thursday, October 11, 2018 1:23 AM  
**To:** Rodney Fong; Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); Rich Hills; Secretary, Commissions (CPC)  
**Subject:** Opposition to 2918 Mission Street

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioner,

Its wrong to cover a children's playground up to 63 percent. Its a significant negative impact and must be disapproved. Our children are important and this impact will have a life long effect on their future. Low income communities of color never get the protections they need. Our kids and Mission community deserve better. Zaida T. Rodriguez school deserves better. Children need sun to grow and learn to be have a healthy life.

Sincerely,

--

Erick Arguello  
Founder, Council President  
Calle 24 Latino Cultural District  
2958 24th St.  
San Francisco, Ca 94110  
[www.calle24sf.org](http://www.calle24sf.org)



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Comment on Balboa Reservoir NOP re: "Summary of Potential Environmental Issues"  
**Date:** Thursday, October 11, 2018 10:05:52 AM  
**Attachments:** [2018-7-2 Comment on Transportation.docx](#)  
[2018-7-7 additional comment on Transportation.docx](#)

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*Jonas P. Ionin,  
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**From:** aj [mailto:ajahjah@att.net]  
**Sent:** Thursday, October 11, 2018 1:26 AM  
**To:** Poling, Jeanie (CPC)  
**Cc:** BRCAC (ECN); Shanahan, Thomas (ECN); Yee, Norman (BOS); Board of Supervisors, (BOS); Hood, Donna (PUC); Secretary, Commissions (CPC); Rafael Mandelman  
**Subject:** Comment on Balboa Reservoir NOP re: "Summary of Potential Environmental Issues"

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Ms. Poling:

The NOP's "Summary of Potential Environmental Issues" states:

*The proposed project and project variants meet all of the requirements of a transit-oriented infill development project under California Public Resources Code section 21099; therefore, the subsequent EIR shall not consider aesthetics and parking in determining if the project has the potential to result in significant environmental effects.*

The main idea behind PRC 21099 is changing the evaluation of transportation & circulation impacts from Level of Service (LOS) to Vehicle Miles Travelled (VMT). In reference to parking, the NOP cites 21099 states:

*The methodology established by these guidelines shall not create a presumption that a project will not result in significant impacts related to air quality, noise, safety, or any other impact associated with transportation. Notwithstanding the foregoing, the adequacy of parking for a project shall not support a finding of significance pursuant to this section.*



Although 21099 exempts parking adequacy as a CEQA impact "**for the** (Reservoir Project itself) **project**", 21099 does not exempt the secondary parking impact on CCSF's public educational service to students from assessment and consideration.

Student parking, **being the existing condition and setting**, cannot be bypassed by extending 21099's parking exemption onto the elimination of the public benefit of providing access to a commuter college.

The proposed Reservoir development has forced City College to include in its Facilities Master Plan 2-3 new parking structures to make up for the loss of existing parking in the PUC Reservoir. This is the secondary impact that must be addressed in the Subsequent EIR.

Please also enter into your administrative record the following two attachments that relate to this subject:

- 7/2/2018 comment on Transportation to BRCAC and Reservoir Community Partners
- 7/7/2018 additional comment on Transportation

Sincerely,  
Alvin Ja

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#); [Ajello Hoagland, Linda \(CPC\)](#)  
**Subject:** FW: Subject: Opposition to 2918 Mission Street  
**Date:** Thursday, October 11, 2018 10:05:37 AM

---

*Jonas P. Ionin,  
Director of Commission Affairs*

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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Rafael Picazo [<mailto:picazor24@gmail.com>]  
**Sent:** Thursday, October 11, 2018 8:04 AM  
**To:** Secretary, Commissions (CPC)  
**Subject:** Subject: Opposition to 2918 Mission Street

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Its wrong to cover a children's playground up to 63 percent. Its a significant negative impact and must be disapproved. Our children are important. This impact will have a life long effect on their future. Low income communities of color never get the protections they need. Sun is important for a childs development to grow and learn.

Sincerely,

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Ajello Hoagland, Linda \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** 2918 Mission  
**Date:** Thursday, October 11, 2018 10:05:27 AM  
**Attachments:** [2918 Mission Street.msg](#)  
[Opposition to 2918 Mission Street.msg](#)  
[Opposition to 2918 Mission Street.msg](#)

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**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Demolition Calculations Adjustment and List of Projects from 10/4 General Public Comment  
**Date:** Thursday, October 11, 2018 9:45:16 AM  
**Attachments:** [LIST copy.pdf](#)

---

Jonas P. Ionin,  
Director of Commission Affairs

Planning Department|City & County of San Francisco  
1650 Mission Street, Suite 400, San Francisco, CA 94103  
Direct: 415-558-6309|Fax: 415-558-6409

[jonas.ionin@sfgov.org](mailto:jonas.ionin@sfgov.org)  
[www.sfplanning.org](http://www.sfplanning.org)

-----Original Message-----

From: Thomas Schuttish [<mailto:schuttishtr@sbeglobal.net>]  
Sent: Wednesday, October 10, 2018 5:04 PM  
To: richhillissf@yahoo.com; Melgar, Myrna (CPC); mooreurban@aol.com; Koppel, Joel (CPC); Johnson, Milicent (CPC); Richards, Dennis (CPC); [planning@rodneymfong.com](mailto:planning@rodneymfong.com)  
Cc: Rahaim, John (CPC); Sanchez, Scott (CPC); Watty, Elizabeth (CPC); Starr, Aaron (CPC); Tam, Tina (CPC); Winslow, David (CPC); Ionin, Jonas (CPC)  
Subject: Demolition Calculations Adjustment and List of Projects from 10/4 General Public Comment

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear President Hillis and Vice President Melgar, and Commissioners Moore, Koppel, Johnson, Richards and Fong:

Good evening to you all.

Attached is the corrected list I submitted during the October 4th General Public Comment. (Which is on the reverse side of the letter submitted at the same time.)

In going over the list again, I caught an error I made regarding the five-project sample.

One of the five in the sample was not 90 Jersey, but 4028 25th Street.

I am sorry about that confusion.

As you know, Staff apparently determined back in 2015/2016 that 40% of this sample should have been reviewed as Demolitions. (The five correct sample addresses are in red type) I have no idea which of the five were Demos, only that it was 40% of the sample.

Also, I want to respond to Commissioner Richards October 4th request for highlighting projects on this list that were subject to some enforcement action, either by DBI or Planning or both.

As noted on the list (pdf attachment above), 1071 Alabama did have Planning Enforcement.

Some of these listed are apparently under review now by Planning Enforcement. (i.e. 1369 Sanchez, 1559 Church)

Two that I am aware of had actions taken by the ZA (310 Duncan and 376 San Carlos).

One had to put the wall back up on the stairway and put back the second door to the flats per Planning Enforcement. (4055-57 Cesar Chavez).

Some had NOV's issued by DBI (i.e. 276 Duncan and 255 28th Street) but were found to comply with Section 317.

One apparently took out a new permit recently for demo work due to rot (235 Jersey).

Others were found to comply with Section 317 (b) (7) and were not unit mergers, even though they were sold as single family homes and did not have a "real" refrigerator or a "real" stove in the second kitchen. (i.e. 1163 Shotwell and 1161 York). Projects in this category and the one on Cesar Chavez Street were obviously prior to the Residential Flat Policy.\*\*\*\*

I have not had a chance to research all the addresses listed by going on the SFPIM to read the "complaints". Frankly it seems a waste of time. The projects on this list are not like the Willis Polk house on Russian Hill or even like the houses on Alvarado or States. The work done at the sites may just be a little bit more "careful" than that. Or they have not been inspected at the right time out in the field. I am sure most of them would be cleared and found to NOT have any violations....primarily because they can skate on through due to not exceeding the current Demo Calcs.

Technically they may not be breaking the rules of the Planning Code, but their outcome, their impact on the price of housing, once they are resold goes against the Housing Element and the Master Plan.

The question still remains for these and other\* projects. That question is: Are these projects "reasonable alterations" and do they protect "the relative affordability" of housing???

Keeping just side walls should not be sufficient to qualify as an alteration when the rest of the original structure is gone as is the usual case when the alteration involves a vertical expansion. As I tried to make the point last week in my October 4th letter to you and the Staff, they are all on a continuum....some of these on the list seem very close to illegal and if they are not, they should be illegal. They are not as dramatic as Alvarado or States or the ones in the JK Dineen article, but their outcome is fundamentally the same and their impact on the rising cost of housing is real.

That was the major intent of Section 317, to have "reasonable alterations" and to maintain "relative affordability" when the legislation was passed in 2007. And that is why since the RET was jettisoned late last year I have urged the Commission to use Section 317 (b) (2) (D) and adjust the Demo Calcs per the Planning Code.

It seems much more imperative that the "enforcement" work happen on the front end of a project. Enforcement at the back end of the project, is a lot of effort. The reward is meager. And the damage is done to housing supply and affordability by the spiral of speculation that finds and uses the loopholes.

Thank you.

Sincerely,

Georgia Schuttish

\*\*\*\*Since this is now the one-year anniversary of the Residential Flat Policy, perhaps it would be helpful to write a letter to Mr. Hui advising that when the CFC's are given out by DBI, that the second kitchens in alterations be equipped with a real refrigerator with a freezer compartment, not merely a wine fridge and be equipped with a stove that has both a cook top and an real oven, not just a microwave, in order to be considered a truly functioning kitchen for the second unit, and in order make sure this Policy is fully implemented. Thanks!

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Wednesday, October 10, 2018 2:29:35 PM

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Jonas P. Ionin,  
Director of Commission Affairs

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[www.sfplanning.org](http://www.sfplanning.org)

-----Original Message-----

From: Jessica Lettween [<mailto:jessica.lettween@gmail.com>]  
Sent: Wednesday, October 10, 2018 2:24 PM  
To: [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); [richhillissf@yahoo.com](mailto:richhillissf@yahoo.com); Weissglass, David (CPC); Secretary, Commissions (CPC); [affordabledivis@gmail.com](mailto:affordabledivis@gmail.com)  
Cc: [gushernandez1@gmail.com](mailto:gushernandez1@gmail.com); [jasonjervis@gmail.com](mailto:jasonjervis@gmail.com)  
Subject: The community opposes CorePower Yoga on Divisadero

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission,

I am a neighbor concerned with the proposed CorePower Yoga on Divisadero.

I was at the July 24 Alamo Square Neighborhood Association meeting where I heard the whole pitch by CorePower, along with the concerns of my neighbors, and I echo all those who were opposed. The CorePower representative was disingenuous in how he portrayed the company, and it was frustrating that only until he was pressed did he admit they're the biggest yoga chain in the country with 150 locations. I've attended classes at a location of theirs in Minneapolis and there is absolutely nothing unique or more desirable about their teaching method or facilities nor is there anything they can do to not make them what they are: a big corporate chain. They are a yoga factory, packing people like sardines (way over room capacity) into class after class. It's not about the student's experience for them like it is for smaller, locally-owned studios, it's all about the bottom line. CorePower Yoga does not reflect the values of our community. We want a community-oriented business with integrity, and one that values diversity and inclusion.

My family has lived in Alamo Square for many years. We adore this

neighborhood - its historic nature, character, community orientation, and unique business offerings. A CorePower would detract from all that is great and valuable about this section of Divis and put it on a slippery slope to looking like every other generic strip across the country. (Not to mention the traffic mess I'd anticipate it'd create.)

I'm further troubled to learn that CorePower Yoga has a history of employee issues:

- Low pay for their workforce that is 85% women.
- Labor issues including settlement for backwages and minimum wage
- \$189 per month membership is unaffordable to our diverse community
- We want a business where we will feel welcome!

I was sad to see Health Haven, a family-owned and operated business, close, and care about the owners' need to find a tenant. I hope another solution to filling that vacancy can be found that works for both the owners and the residents who strongly value the formula retail restrictions in our neighborhood. CorePower Yoga is neither necessary nor desirable for this neighborhood!

Thank you,  
Jessica Lettween

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Foster, Nicholas \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: 2013-000378CUA  
**Date:** Wednesday, October 10, 2018 2:16:58 PM  
**Attachments:** [Letter to Planning Commission re 1600 Jackson project.pdf](#)

---

Jonas P. Ionin,  
Director of Commission Affairs

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[www.sfplanning.org](http://www.sfplanning.org)

-----Original Message-----

From: Suzanne Markel-Fox [<mailto:foxsm7212@icloud.com>]  
Sent: Wednesday, October 10, 2018 1:17 PM  
To: Rich Hillis; Rodney Fong; Moore, Kathrin (CPC); Johnson, Milicent (CPC); Koppel, Joel (CPC); Melgar, Myrna (CPC); Richards, Dennis (CPC)  
Cc: Secretary, Commissions (CPC)  
Subject: 2013-000378CUA

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

President Hillis and Commissioners,

Please see the attached letter in opposition to the proposed conditional use of 1600-1616 Jackson Street.

I am grateful for the opportunity to express my concerns, and I thank you.

Kind regards,

Suzanne Markel-Fox



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: 2016-015987PRJ- 1750 Van Ness Avenue Project  
**Date:** Wednesday, October 10, 2018 2:16:39 PM  
**Attachments:** [Letter to Planning Commission re ABCS project.pdf](#)

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Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

-----Original Message-----

From: Suzanne Markel-Fox [<mailto:foxsm7212@icloud.com>]  
Sent: Wednesday, October 10, 2018 1:52 PM  
To: Rich Hillis; Rodney Fong; Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); Richards, Dennis (CPC); Koppel, Joel (CPC)  
Cc: Secretary, Commissions (CPC); May, Christopher (CPC); Miao Zhong; Craig Hartman; [mas@reubenlaw.com](mailto:mas@reubenlaw.com)  
Subject: 2016-015987PRJ- 1750 Van Ness Avenue Project

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear President Hillis and Commissioners,

Attached please find my letter in strong support of the proposed project at 1750 Van Ness Avenue. The new American Buddhist Cultural Society Temple and cultural space will be a discreet jewel along the avenue and will provide a haven for multiple community activities.

Thank you for the opportunity to speak in favor of such a worthy project.

Kind regards,

Suzanne Markel-Fox

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Wednesday, October 10, 2018 2:16:22 PM

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*Jonas P. Ionin,  
Director of Commission Affairs*

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---

**From:** Giselle Gyalzen [mailto:[giselle@raredevice.net](mailto:giselle@raredevice.net)]  
**Sent:** Wednesday, October 10, 2018 2:14 PM  
**To:** [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); [richhillissf@yahoo.com](mailto:richhillissf@yahoo.com); Weissglass, David (CPC); Secretary, Commissions (CPC)  
**Cc:** [affordabledivis@gmail.com](mailto:affordabledivis@gmail.com)  
**Subject:** The community opposes CorePower Yoga on Divisadero

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission,

I am a merchant concerned with the proposed CorePower Yoga on Divisadero.

CorePower Yoga does not reflect the values of our community. We want a community-oriented business with integrity, one that values diversity and inclusion.

CorePower Yoga has a history of employment issues:

- Low pay for their workforce that is 85% women.
- Labor issues including settlement for backwages and minimum wage
- \$189 per month membership is unaffordable to our diverse community
- We want a business where we will feel welcome!

As a merchant, I am not opposed to all formula retail businesses who want to open on Divisadero. However, it has to be the right fit for our community. I believe that CPY is a tipping point on Divis. We value inclusion, diversity and the uniqueness that we provide to San Francisco. We do not need a chain that will also have multiple other locations within our city. We do not want to look like any other business corridor in SF.

Thank you,  
Giselle Gyalzen

--

**Giselle Gyalzen | Owner and Buyer**

**[WE'RE HIRING!](#)**

|  
600 Divisadero Street San Francisco, CA 94117  
Phone: 415-863-3969

4071 24th Street San Francisco CA 94114  
Phone: 415-374-7412  
[raredevice.net](http://raredevice.net)  
@raredevice

**In the gallery: [A Year of Color & Form by Kelly Carámbula](#)**

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Item #18, 60 Clifford Terrace Discretionary Review  
**Date:** Wednesday, October 10, 2018 12:34:49 PM  
**Attachments:** [Missing p.7 for DR App. \(Restated.Amended\) re 60 Clifford Terrace \(9.201....pdf\)](#)

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*Jonas P. Ionin,  
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**From:** Horn, Jeffrey (CPC)  
**Sent:** Wednesday, October 10, 2018 11:55 AM  
**To:** richhillissf@gmail.com; planning@rodneyfong.com; Melgar, Myrna (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Richards, Dennis (CPC); Johnson, Milicent (CPC)  
**Cc:** Secretary, Commissions (CPC); Winslow, David (CPC)  
**Subject:** Item #18, 60 Clifford Terrace Discretionary Review

Good morning Commissioners,

Attached is a missing page from the DR Requestor's supplemental application materials for Item 18 on tomorrow's Discretionary Review calendar. The page contains additional responses to the DR application question #2, "How This Project Would Cause Unreasonable Impacts" and responses to the DR application question #3, "What alternative or changes would respond to the reasons for DR."

Hard copies of the page will be provided at the start of today's hearing presentation for this item.

Thank you!

**Jeff Horn, Senior Planner**  
**Southwest Team, Current Planning Division**  
San Francisco Planning Department  
1650 Mission Street, Suite 400, San Francisco, CA 94103  
**Direct:** 415-575-6925 | **Email:** [jeffrey.horn@sfgov.org](mailto:jeffrey.horn@sfgov.org)  
[www.sfplanning.org](http://www.sfplanning.org) | [San Francisco Property Information Map](#)

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: 2025 15th Ave DR. Postpone the DR hearing  
**Date:** Wednesday, October 10, 2018 10:46:58 AM

---

Commissioners,  
Please be advised that we received a request to continue the above referenced DR from tomorrow's Agenda.

*Jonas P. Ionin,  
Director of Commission Affairs*

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1650 Mission Street, Suite 400, San Francisco, CA 94103  
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---

**From:** Ryan Patterson [<mailto:ryan@zfplaw.com>]  
**Sent:** Wednesday, October 10, 2018 10:37 AM  
**To:** Winslow, David (CPC)  
**Cc:** Autumn Skerski; Reza Khoshnevisan; Amir Afifi; Secretary, Commissions (CPC)  
**Subject:** RE: 2025 15th Ave DR. Postpone the DR hearing

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Hi David,

Further to the below emails, we would like to continue the hearing to December 20. Can you please kindly confirm that this will be proposed during the "items proposed for continuance" section of tomorrow's agenda?

Thank you very much,

Ryan

Ryan J. Patterson  
Zacks, Freedman & Patterson, PC  
235 Montgomery Street, Suite 400  
San Francisco, CA 94104  
Telephone: (415) 956-8100  
Facsimile: (415) 288-9755  
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---

**From:** Amir Afifi [mailto:amir@siaconsult.com]  
**Sent:** Wednesday, October 10, 2018 8:58 AM  
**To:** Reza Khoshnevisan; Autumn Skerski  
**Cc:** Mark Tsang; Ryan Patterson  
**Subject:** FW: 2025 15th Ave DR. Postpone the DR hearing

- Amir

415.741.1292 x 104

---

**From:** Jimmy Ho <jxhl@sbcglobal.net>  
**Reply-To:** Jimmy Ho <jxhl@sbcglobal.net>  
**Date:** Wednesday, October 10, 2018 at 8:29 AM  
**To:** David Winslow <david.winslow@sfgov.org>  
**Cc:** "Cathleen.campbell@sfgov.org" <Cathleen.campbell@sfgov.org>, "lemaitrelau2017@gmail.com" <lemaitrelau2017@gmail.com>, "delvin.washington@sfgov.org" <delvin.washington@sfgov.org>, Amir Afifi <amir@siaconsult.com>  
**Subject:** Re: 2025 15th Ave DR. Postpone the DR hearing

Hi David,

Mr. Lau and I agree with the Project Sponsor's offer to postpone the DR hearing for 8-10 weeks. Please confirm the exact date as soon as possible and to include in the public record for all our neighbors to know.

Please note, I will be out of town and unavailable 10/16/2018 to 11/23/2018 per my email to you on 8/28/2018. Thank you for your time.

Jimmy Ho (415-350-7523) (this is my correct phone #. I might have typo on last email)

2031 15<sup>th</sup>

Avenue, San Francisco

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**From:** "Winslow, David (CPC)" <david.winslow@sfgov.org>  
**To:** Jimmy Ho <jxhl@sbcglobal.net>; "lemaitrelau2017@gmail.com" <lemaitrelau2017@gmail.com>  
**Sent:** Tuesday, October 9, 2018 6:34 PM  
**Subject:** 2025 15th Ave DR

Mr Ho,

I was on another phone call until 6:10. I tried calling you repeatedly, but got no answer. I am afraid I have no clearer idea as to the time of the DR on Thursday.

On another note the Project Sponsor called to inquire whether you would accept an request to postpone (or continue) the DR hearing for 8- 10 weeks to allow the project sponsor time to look at some of the design issues and redesign the project with you concerns in mind.

David Winslow  
Principal Architect  
Design Review | Citywide and Current Planning  
San Francisco Planning Department  
1650 Mission Street, Suite 400 | San Francisco, California, 94103  
T: (415) 575-9159

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](mailto:andrew@tefarch.com); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* PRESS RELEASE \*\*\* MAYOR LONDON BREED ANNOUNCES PLAN TO SPEED UP DELIVERY OF NEW HOUSING  
**Date:** Wednesday, October 10, 2018 9:55:46 AM  
**Attachments:** [10.10.18 Streamlining Housing Approval.pdf](#)

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*Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

---

**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Wednesday, October 10, 2018 9:52 AM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* PRESS RELEASE \*\*\* MAYOR LONDON BREED ANNOUNCES PLAN TO SPEED UP DELIVERY OF NEW HOUSING

**FOR IMMEDIATE RELEASE:**

Wednesday, October 10, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* PRESS RELEASE \*\*\***

**MAYOR LONDON BREED ANNOUNCES PLAN TO SPEED UP  
DELIVERY OF NEW HOUSING**

*Newly created position of Director of Housing Delivery to be tasked with working with  
Housing Delivery Team to cut permitting time for new housing projects in half*

**San Francisco, CA** – Mayor London N. Breed today announced the creation of the position of Director of Housing Delivery, who will be charged with managing a Housing Delivery Team to move housing projects forward faster. Reporting directly to the Mayor, the Director of Housing Delivery will also be tasked with implementing necessary administrative changes to streamline the permitting process. Mayor Breed has set a goal of cutting the permitting time after Planning Commission approval for large and mid-sized projects in half.

“We are in desperate need of new housing, but our current permitting process is too slow as projects are bounced back and forth between City departments instead of moving forward,” said Mayor Breed. “Once the Planning Commission approves these projects, the City must move more quickly to get these housing units permitted so we can create more homes for people. My Director of Housing Delivery’s sole job will be to work with our City departments to streamline the permitting process and work with departments to get housing built quickly.”



After a project is approved by the Planning Commission, the permitting process to move the project forward can involve as many as eight different departments, which each have unique schedules and processes. As a result, affordable housing and market-rate housing proposals are often delayed in the planning process without clear guidance on how to proceed or how to resolve conflicting requirements from departments. These delays can jeopardize the financing of new projects, make that financing more expensive, and result in them being abandoned altogether.

In addition to working to move individual projects through the process, the Director of Housing Delivery will take immediate steps to streamline the entitlement process, including using common schedules to track large projects and a master schedule to provide a holistic view of development in the City. Furthermore, the Director will be tasked with implementing Electronic Plan Review to digitize applications so multiple departments can review them simultaneously.

“As a local affordable housing developer, I welcome the Mayor’s efforts to make San Francisco’s approval and permitting processes move quickly and efficiently,” said Doug Shoemaker, President of Mercy Housing California. “Too often, projects can get entangled in conflicts that delay housing that we need right now, and these changes will help projects like ours avoid problems and get directly into the hands of working families.”

Additionally, the Director of Housing Delivery will be tasked with establishing a clear system to track whether housing goals are being met, and ensuring a proper mix of permanent and temporary City staff are retained where needed so applications do not become backlogged.

The Housing Delivery Team will work under the Director to move projects through the permitting process quickly and provide recommendations on process reform. The Team will be comprised of Housing Coordinators, which currently serve as the point person on housing projects from each Department. The Director of Housing Delivery and Housing Delivery Team will be located together.

###

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Core Power  
**Date:** Wednesday, October 10, 2018 9:34:58 AM  
**Attachments:** [The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)

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**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Core Power  
**Date:** Wednesday, October 10, 2018 9:34:40 AM  
**Attachments:** [Please no CorePower Yoga on Diviadero!.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)

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**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Meeting of 10.11.2018 need your support  
**Date:** Wednesday, October 10, 2018 9:31:23 AM

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*Jonas P. Ionin,  
Director of Commission Affairs*

Planning Department|City & County of San Francisco  
1650 Mission Street, Suite 400, San Francisco, CA 94103  
Direct: 415-558-6309|Fax: 415-558-6409

[jonas.ionin@sfgov.org](mailto:jonas.ionin@sfgov.org)  
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**From:** Dennis Hong [mailto:dennisj.gov88@yahoo.com]  
**Sent:** Tuesday, October 09, 2018 4:33 PM  
**To:** Secretary, Commissions (CPC); Kim, Jane (BOS); Breed, London (MYR); Rahaim, John (CPC); Sucre, Richard (CPC)  
**Cc:** Gibson, Lisa (CPC); Board of Supervisors, (BOS); David Chiu; Moore, Julie (CPC-PUC); Ionin, Jonas (CPC)  
**Subject:** Meeting of 10.11.2018 need your support

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Good evening and hello honorable members of the San Francisco Planning Commission and everyone. I'm sorry that I will be unable to attend your Oct 11, 2018 meeting. My name is Dennis Hong; a long time resident and Native of San Francisco for over seventy Plus years. Living in District 7, before that, it was in district 3 and worked mostly in District 6 for 35 plus years.

As requested and as a follow up to several DEIR's I wanted to go on record and as part of my comments to the following two items on your 10/11/2018 Agenda - below. These are my personal comments as a resident of San Francisco.

I have submitted my original comments in full support of the 1629 Market Street project on 10/18/2017 for your 10/19/2017 meeting. Wow, as you can see it's been almost one year that the DEIR-IS was out. Since then I've been tracking this Project with both the Planning Department, the Planning Commission and several of the Board of Supervisors hearings. And I still continue to support this wonderful and exciting project. I would continue to like your support too. The Board of Supervisors has done a lot to accommodate this Project. Especially Supervisor Jane Kim.

This is great project for this semi-blighted area and HUB. At the same time it will compliment with all the other ongoing projects in this HUB, especially the 10 South Van Ness., 30 Otis, 1500 Mission and then some.

Personally, I feel that any further delays of this Project and like many others we just may lose them too. We already lost One Oak. My Honorable Commissioners, there has to be a better way to come to a compromise with these projects. We need to make them work. For real, we have sponsors/developers to make all this happen. Since the City does not have funds or the process to provide all the required housing, office space that it needs. The cost of construction is also driving the developers away, other Cities are taking them away. Like I said, we need as many of these projects to happen to fill all these missing gaps.

This was one of our late Honorable Edwin Lee's key visions. So, please let's not lose sight of that.

**With all that said, here are the items on your agenda for October 11, 2018:**

15a. 2015-005848DVA-02 (R. SUCRE: (415) 575-9108) 1629 MARKET STREET – located on the south side of Market Street between 12th and Brady Streets.

15b. 2015-005848PCA-02 (R. SUCRE: (415) 575-9108) 1629 MARKET STREET – Planning Code Amendment introduced by Supervisor Jane Kim to amend Section 249.81 and modify the 1629 Market Street Special Use District (SUD) to reflect amendments to the affordable housing component.

**Can I too have your support on this 1629 Market Street Project?**

In closing; these projects 1. bring the additional jobs, 2. revenue, taxes and 3. more to the City that we so desperately need. We need to also apply the recent legislation that was approved to help expedite this process'.

OK, think I have said enough, should anyone have any questions to my rambling email/s, please get back to me with your opinion/s?

I'm looking forward to your approval/certification of this DEIR.

I would like my mail to be added to the Project file?

Best, Dennis

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](mailto:andrew@tefarch.com); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON TRUMP ADMINISTRATION'S ATTACK ON IMMIGRANT COMMUNITIES  
**Date:** Wednesday, October 10, 2018 9:27:44 AM  
**Attachments:** [10.10.18 Public Charge.pdf](#)

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**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Wednesday, October 10, 2018 9:12 AM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON TRUMP ADMINISTRATION'S ATTACK ON IMMIGRANT COMMUNITIES

**FOR IMMEDIATE RELEASE:**

Wednesday, October 10, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* STATEMENT \*\*\***  
**MAYOR LONDON BREED ON TRUMP ADMINISTRATION'S  
ATTACK ON IMMIGRANT COMMUNITIES**

*The Trump administration recently released a proposal to change the so-called "Public Charge" rule, which allows the federal government to weigh an individual's use of certain public benefits as a negative factor in evaluating an application for permanent residency and admission to the United States.*

"President Trump's 'Public Charge' proposal is an abusive attack on our immigrant communities designed to make our most vulnerable residents forego critical services, food, and medical care that they lawfully receive or risk the opportunity to remain in the United States in the future. It is unconscionable.

As Mayor, I will continue to defend our values as a Sanctuary City. San Francisco stands with our immigrant communities against proposed decisions that jeopardize public health and safety and close the door on people who are working hard to achieve a better life.

This proposal does not take immediate effect. There is still time to fight back and hold our nation's leaders accountable to do the right thing. San Francisco will continue to defend

immigrants' access to benefits that create stronger, safer, and healthier communities.”

###

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Tuesday, October 09, 2018 2:25:49 PM

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*Jonas P. Ionin,  
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**From:** Stanley Moore [mailto:[amonduul@sbcglobal.net](mailto:amonduul@sbcglobal.net)]  
**Sent:** Tuesday, October 09, 2018 2:21 PM  
**To:** [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); [richhillissf@yahoo.com](mailto:richhillissf@yahoo.com); Weissglass, David (CPC); Secretary, Commissions (CPC); [affordabledivis@gmail.com](mailto:affordabledivis@gmail.com)  
**Subject:** The community opposes CorePower Yoga on Divisadero

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission, I am a neighbor concerned with the proposed CorePower Yoga on Divisadero. CorePower Yoga does not reflect the values of our community. We want a community-oriented business with integrity, one that values diversity and inclusion. CorePower Yoga has a history of employee issues: -Low pay for their workforce that is 85% women. -Labor issues including settlement for backwages and minimum wage -\$189 per month membership is unaffordable to our diverse community -We want a business where we will feel welcome! We don't need or want this chain in our neighborhood. The community says NO to CorePower Yoga on Divisadero. It is neither necessary or desirable for this neighborhood! Thank you,

[Sent from Yahoo Mail on Android](#)



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Tuesday, October 09, 2018 2:11:49 PM

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**From:** Jessie flo Mcdonald [mailto:jessieflo@gmail.com]  
**Sent:** Tuesday, October 09, 2018 2:08 PM  
**To:** affordabledivis@gmail.com; Secretary, Commissions (CPC); Weissglass, David (CPC); Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); planning@rodneyfong.com; richhillissf@yahoo.com  
**Subject:** The community opposes CorePower Yoga on Divisadero

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Planning Commission,

I am a neighbor concerned with the proposed CorePower Yoga on Divisadero. CorePower Yoga does not reflect the values of our community.

We want a community-oriented business with integrity, one that values diversity and inclusion. CorePower Yoga has a history of employee issues:

- Low pay for their workforce that is 85% women.
- Labor issues including settlement for backwages and minimum wage
- \$189 per month membership is unaffordable to our diverse community
- We want a business where we will feel welcome!

We don't need or want this chain in our neighborhood. The community says NO to CorePower Yoga on Divisadero.

It is neither necessary or desirable for this neighborhood! We look forward to a great business moving in to this space - and look forward to your help making that happen!

Thank you,  
Jessie flo

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Jessica Flo McDonald  
[www.subtlepeach.com](http://www.subtlepeach.com)  
301-523-7495

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](mailto:andrew@tefarch.com); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* STATEMENT \*\*\* MAYORS BREED, LICCARDO AND SCHAAF CONDEMN CALIFORNIA PUBLIC UTILITIES COMMISSION PROPOSAL THAT COULD HURT RATEPAYERS, CLEAN ENERGY PROGRAMS; MAYORS SAY VOTE SHOULD BE DELAYED  
**Date:** Tuesday, October 09, 2018 1:51:03 PM  
**Attachments:** [10.9.18 Mayors Breed, Schaaf, Liccardo Statement on CPUC exit fee.pdf](#)

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**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Tuesday, October 09, 2018 1:45 PM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* STATEMENT \*\*\* MAYORS BREED, LICCARDO AND SCHAAF CONDEMN CALIFORNIA PUBLIC UTILITIES COMMISSION PROPOSAL THAT COULD HURT RATEPAYERS, CLEAN ENERGY PROGRAMS; MAYORS SAY VOTE SHOULD BE DELAYED

**FOR IMMEDIATE RELEASE:**

Tuesday, October 9, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* STATEMENT \*\*\***

**MAYORS BREED, LICCARDO AND SCHAAF CONDEMN  
CALIFORNIA PUBLIC UTILITIES COMMISSION PROPOSAL  
THAT COULD HURT RATEPAYERS, CLEAN ENERGY  
PROGRAMS; MAYORS SAY VOTE SHOULD BE DELAYED**

**San Francisco, CA—** *The Mayors of the Bay Area's three largest cities have issued the following joint statement regarding the Thursday vote at the California Public Utilities Commission that could harm the state's clean energy plans.*

“On Thursday, the California Public Utilities Commission (CPUC) is scheduled to take action on an issue that could significantly disrupt the state's clean energy programs and increase energy fees for utility customers. We strongly believe the CPUC should delay this process to allow for a more transparent public review of these critical issues.

Our cities are working to fight climate change by developing clean power programs that are affordable to customers. San Francisco has started CleanPowerSF which has already enrolled more than 108,000 customers in renewable energy programs, with 360,000 set to be enrolled

by 2019. East Bay Community Energy, which includes the city of Oakland, is set to enroll **555,000** customers by 2019. San Jose Clean Energy just launched in September and will begin offering 100 percent renewable energy options to all residents and businesses in Spring 2019.

These programs and the 16 other operating Community Choice Aggregation (CCA) programs play a fundamental role in California's aim of reaching 100 percent renewable energy by 2045. But this progress could be disrupted by a proposal under consideration by the CPUC.

The CPUC will consider a proposal to drastically change the state's Power Charge Indifference Adjustment (PCIA), an exit fee that is paid to large, corporate utilities by energy customers when they switch to community-based clean power program providers in lieu of investor-owned utilities. Significantly raising exits fees will create price volatility and uncertainty and could threaten the future of our clean power programs.

This proposal could impact millions of California ratepayers, and affect California's ability to meet its ambitious climate goals. But the CPUC is poised to act, despite offering little opportunity for public input and less than a week for local entities to review the full scope of the revised version of the plan, which was issued on Friday, October 5 with a vote scheduled for October 11.

The process has been rushed, opaque and with little concern for rate-paying customers. Jamming through this proposal without a robust oversight process is ill-advised, unnecessary and could have grave consequences for millions of Californians.

On behalf of the 2.5 million Bay Area residents that we represent, we strongly believe that the CPUC should delay this vote and allow for a true public review process. This issue is too important to rush through haphazardly. California's clean energy future depends on this vital decision."

**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: opposition to CorePower Yoga on Divisadero Street  
**Date:** Tuesday, October 09, 2018 1:03:01 PM

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*Jonas P. Ionin,  
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**From:** Scott Bravmann [mailto:[het.pakhuis@yahoo.com](mailto:het.pakhuis@yahoo.com)]  
**Sent:** Tuesday, October 09, 2018 1:01 PM  
**To:** Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [richhillissf@yahoo.com](mailto:richhillissf@yahoo.com); Weissglass, David (CPC); Secretary, Commissions (CPC)  
**Cc:** Affordable Divis  
**Subject:** opposition to CorePower Yoga on Divisadero Street

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioners:

At last month's Planning Commission hearing I spoke against granting Core Power Yoga a conditional use permit to open a facility on Divisadero Street. At the time, I argued the proposed project is unnecessary and undesirable. There are already yoga studios in the area, including a yet-to-be-opened CorePower Yoga studio nearby, and the Divisadero corridor does not need or want another formula retail business.

I will be unable to attend the month's hearing, but I want to stress an even more powerful reason to deny the application: over the course of several years, CorePower Yoga engaged in wage theft from its employees with the result that many were paid less than minimum wage. In February 2017, CorePower Yoga settled the \$1.65 million class action lawsuit (*Walsh v. CorePower Yoga LLC*, Case No. 16-cv-05610 in the U.S. District Court for the Northern District of California).

Wage theft and mistreatment of workers is wrong, and no company with a history of violating the Fair Labor Standards Act should be granted special favors, such as a conditional use permit to open a formula retail business. It would be a mistake to reward this venture-capital backed chain by allowing it to open yet another facility.

Thank you for your attention.

Scott Bravmann, Ph.D.  
1305 Buchanan Street  
San Francisco, CA 94115



**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Core Power  
**Date:** Tuesday, October 09, 2018 12:44:34 PM  
**Attachments:** [re the Commission's definition of formula retail.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[CorePower Yoga on Divisadero.msg](#)

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**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: The community opposes CorePower Yoga on Divisadero  
**Date:** Tuesday, October 09, 2018 10:22:43 AM

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*Jonas P. Ionin,  
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**From:** Heike Hiss [mailto:heikehissf@gmail.com]  
**Sent:** Saturday, October 06, 2018 10:24 AM  
**To:** planning@rodneyfong.com; Richards, Dennis (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Johnson, Milicent (CPC); Melgar, Myrna (CPC); richhillissf@yahoo.com; Weissglass, David (CPC); Secretary, Commissions (CPC); affordabledivis@gmail.com  
**Subject:** The community opposes CorePower Yoga on Divisadero

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Dear Planning Commission,

I am a neighbor concerned with the proposed CorePower Yoga on Divisadero.

CorePower Yoga does not reflect the values of our community. We want a community-oriented business with integrity, one that values diversity and inclusion.

CorePower Yoga has a history of employee issues:

- Low pay for their workforce that is 85% women.
- Labor issues including settlement for backwages and minimum wage
- \$189 per month membership is unaffordable to our diverse community
- We want a business where we will feel welcome!

We don't need or want this chain in our neighborhood. The community says NO to CorePower Yoga on Divisadero. It is neither necessary or desirable for this neighborhood!

Thank you,  
Heike Hiss & family



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: 1600 Jackson Street CU  
**Date:** Tuesday, October 09, 2018 10:22:39 AM

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*Jonas P. Ionin,  
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**From:** Chris Gembinski [mailto:chrisgembinski@gmail.com]  
**Sent:** Monday, October 08, 2018 2:30 PM  
**To:** Asbagh, Claudine (CPC)  
**Cc:** Foster, Nicholas (CPC); Secretary, Commissions (CPC)  
**Subject:** RE: 1600 Jackson Street CU

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

If the sponsor is planning to continue to pursue this application as opposed to withdrawing, we wanted to just confirm what we heard from the commissioners at last night's hearing.

As we understand it the Commission would like the sponsor to submit plans and the department to analyze for code and environmental compliance that do the following prior to coming back to the next hearing:

- (1) 50 percent of the second floor to be used for residential uses
- (2) Condition of Approval - No Deliveries
- (3) Condition of Approval - No Alcohol to be sold on premises

We believe these changes are significant enough that further CEQA review will be required as well review for Planning Code compliance given the change of use.

Given the the amount of resources that such task will require is hard to imagine such tasks being able to be completed in one month?

-Chris Gembinski  
MPNA Chair  
916-300-5704

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Core Power  
**Date:** Tuesday, October 09, 2018 10:22:03 AM  
**Attachments:** [The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)

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**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneymong.com](mailto:planning@rodneymong.com); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](mailto:andrew@tefarch.com); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON FEDERAL COURT UPHOLDING SAN FRANCISCO'S SANCTUARY CITY ORDINANCE  
**Date:** Tuesday, October 09, 2018 10:18:23 AM  
**Attachments:** [10.5.18 Sanctuary Ordinance Ruling.pdf](#)

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*Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Friday, October 05, 2018 4:15 PM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON FEDERAL COURT UPHOLDING SAN FRANCISCO'S SANCTUARY CITY ORDINANCE

**FOR IMMEDIATE RELEASE:**

Friday, October 5, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* STATEMENT \*\*\***  
**MAYOR LONDON BREED ON FEDERAL COURT**  
**UPHOLDING SAN FRANCISCO'S SANCTUARY CITY**  
**ORDINANCE**

**San Francisco, CA** — Today, the U.S. District Court for the Northern District of California ruled that San Francisco's sanctuary ordinance is lawful and concluded that the Trump administration's attempt to deny federal funding to the City is unconstitutional.

"San Francisco will always be a sanctuary city that stands up for our immigrant communities. The court ruling today validates what we already knew—the Trump administration's attempt to bully San Francisco into abandoning our values and complying with unfair, unjust immigration enforcement laws is unconstitutional.

Our sanctuary ordinance makes us safer. Our residents should not live in fear of calling the police to report crimes or working with law enforcement to strengthen our communities. We are better off today for standing up for our core values and I want to thank City Attorney Dennis Herrera for his work on this important case."

###

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneymong.com](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Andrew Wolfram \(andrew@tefarch.com\)](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Ellen Johnck - HPC](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON THE CONFIRMATION OF BRETT KAVANAUGH TO THE SUPREME COURT  
**Date:** Tuesday, October 09, 2018 10:16:14 AM  
**Attachments:** [10.6.18 Kavanaugh Confirmation.pdf](#)

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*Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

---

**From:** MayorsPressOffice, MYR (MYR)  
**Sent:** Saturday, October 06, 2018 3:25 PM  
**To:** MayorsPressOffice, MYR (MYR)  
**Subject:** \*\*\* STATEMENT \*\*\* MAYOR LONDON BREED ON THE CONFIRMATION OF BRETT KAVANAUGH TO THE SUPREME COURT

**FOR IMMEDIATE RELEASE:**

Saturday, October 6, 2018

Contact: Mayor's Office of Communications, 415-554-6131

**\*\*\* STATEMENT \*\*\***  
**MAYOR LONDON BREED ON THE CONFIRMATION OF  
BRETT KAVANAUGH TO THE SUPREME COURT**

“The confirmation of Brett Kavanaugh to the Supreme Court is an insult to women and survivors of sexual assault. We should believe victims when they come forward and their stories must always be more important than any political goals.

This is a sad day for our country and a reminder of how much work remains ahead of us if we are to make our society a safe, welcoming, and just place for all citizens.”

###

**From:** [Butkus, Audrey \(CPC\)](#)  
**To:** [CTYPLN - COMMISSION SECRETARY](#)  
**Subject:** Comments to Commissioners for Oct 11 CPC, Agenda Items 12a&b  
**Date:** Friday, October 05, 2018 4:50:26 PM

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**From:** ckewinjones <ckewinjones@yahoo.com>  
**Sent:** Thursday, October 04, 2018 10:46 PM  
**To:** Butkus, Audrey (CPC) <audrey.butkus@sfgov.org>  
**Subject:** Got the info

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Hi,

Aaron Rasey, my tenant forwarded your emails and I was then able to see the proposed ordinance. Thank you for the information!

We do have concerns about the project as the church has not always proven to be either a responsible or responsive neighbor. From the time of the Loma Prieta Earthquake in 1989, the back building (subject of the variance) was left to the elements. The paint was peeling, most of the windows broken. Visitors speculated that "squatters" had taken over. I had extensively remodeled my house (434, next door) but it was difficult to find a tenant willing to live next to what came to be known as "the eyesore". Finally, at the end of 2017, repairs began on the building. But in the process, contractors hired by St. Peters continually gained access to the backyard of my property without asking permission, in other words, trespassing. This resulted in a series of emails between myself and the Senior Warden of St. Peters, with the final result that I gave limited permission for workers to come in to complete the project. So imagine my surprise when my tenants announced this week that workers once again had been taking over the back yard. We don't know if they climbed over a fence or crossed through the garage. They caused some damage and much concern for my tenants. When informed, the pastor did not seem to take the situation seriously! Her response was, "Oh the man who oversees the workers is out of town,"

The original 2009 variance approval resulted in attractive buildings facing the street, but a dilapidated ruin of a building hidden in the back, where only the neighbors could see. So, I fear, this organization presents an attractive and civic-minded appearance to the public, but privately only cares about its own entitlement.

I hope that there is some way of remediating this problem.

Thank you,

Iris Jones

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Whole Foods  
**Date:** Friday, October 05, 2018 11:58:44 AM  
**Attachments:** [Russian Hill Polk St Whole Foods 365.msg](#)  
[Slides From MPNA RE Housing at 1600 Jackson.msg](#)

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**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Richards, Dennis \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); [Rich Hillis \(CPC\)](#)  
**Cc:** [Foster, Nicholas \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Public Comment 10-4-18 Agenda Item #18  
**Date:** Friday, October 05, 2018 11:58:24 AM  
**Attachments:** [AAGA - Public Comment 10-4-18 Agenda Item 18.pdf](#)

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*Jonas P. Ionin,  
Director of Commission Affairs*

Planning Department|City & County of San Francisco  
1650 Mission Street, Suite 400, San Francisco, CA 94103  
Direct: 415-558-6309|Fax: 415-558-6409

[jonas.ionin@sfgov.org](mailto:jonas.ionin@sfgov.org)  
[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Arab American Grocers Association (AAGA) [<mailto:ArabGrocersAssn@gmail.com>]  
**Sent:** Thursday, October 04, 2018 2:31 PM  
**To:** Secretary, Commissions (CPC)  
**Subject:** Public Comment 10-4-18 Agenda Item #18

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

See Attached,  
Thank you



**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Sanchez, Diego \(CPC\)](#)  
**Cc:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: THD ORDINANCE SUPPORT - Case No. 2018-012268PCA  
**Date:** Friday, October 05, 2018 11:57:46 AM

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*Jonas P. Ionin,  
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[www.sfplanning.org](http://www.sfplanning.org)

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**From:** Stan Hayes [mailto:stanhayes1967@gmail.com]  
**Sent:** Thursday, October 04, 2018 3:58 PM  
**To:** Rich Hillis; Melgar, Myrna (CPC); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Johnson, Milicent (CPC); Koppel, Joel (CPC); Kathrin Moore; Richards, Dennis (CPC)  
**Cc:** Secretary, Commissions (CPC)  
**Subject:** THD ORDINANCE SUPPORT - Case No. 2018-012268PCA

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

President Hillis and Planning Commissioners -

For the record, on behalf of the Telegraph Hill Dwellers, we express our strong **SUPPORT** for the above-referenced proposed ordinance.

We understand that this ordinance would amend the Planning Code to provide that temporary closure of a liquor store in the North Beach Neighborhood Commercial District (NCD) as a result of a fire would not be deemed an abandonment of its use, and that relocation to another temporary location in the North Beach NCD would not require a new Conditional Use permit.

We believe that the proposed ordinance would provide fair and equitable treatment of a business, Coit Liquors, that was temporarily displaced from its long-time location (over 50 years) by the March 17, 2018 four-alarm fire at 659 Union Street.

We urge approval of this proposed ordinance.

Sincerely,

Stan Hayes

Co-Chair, Planning & Zoning Committee  
Telegraph Hill Dwellers

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** Core Power  
**Date:** Friday, October 05, 2018 11:57:26 AM  
**Attachments:** [Opposing Core Power Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)  
[The community opposes CorePower Yoga on Divisadero.msg](#)

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**From:** [Secretary, Commissions \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Former LOMBARDI's on Polk  
**Date:** Friday, October 05, 2018 11:57:03 AM

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*Jonas P. Ionin,  
Director of Commission Affairs*

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**From:** Gary Gach [mailto:gary.gach@gmail.com]  
**Sent:** Friday, October 05, 2018 8:59 AM  
**To:** Secretary, Commissions (CPC)  
**Cc:** Rahaim, John (CPC); Foster, Nicholas (CPC); Richhillissf@gmail.com; Myrna.meigar@sfgov.org; Planning@rodneymfong.com; Koppel, Joel (CPC); kathrin.moore@sfgov.org; Johnson, Milicent (CPC); Stefani, Catherine (BOS); Peskin, Aaron (BOS)  
**Subject:** Former LOMBARDI's on Polk

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Honorable Planners, Commissioners, and Supervisors:

I hope this finds you well in this present moment. I'd intended to attend last night's hearing but unavoidable circumstances got in the way. I hope my testimony herein is acceptable.

I have been a citizen in San Francisco for the majority of my life, and am a tax-paying property owner here. I wish to express my concern about the former site operated by the Lombardi family, for several generations.

San Francisco needs more housing. The plan for 82 units submitted a couple years ago should be re-examined and reactivated.

San Francisco does not need more food merchants – and certainly not from the largest merchant in America, Amazon. Amazon extracts local capital, which could be put to use for community prosperity. At the initial hearing I asked the representative of Whole Foods if they had any intention of featuring local farmers, local food producers, and they had none. Now that Amazon has taken over Whole Foods, the policy is against local farmers and producers unless they can scale to a national level. Local food producers are already suffering enough from this shift of policy.

That Amazon is already paying \$1,300,000.000 per year in rent, gives the landlord no

incentive to provide housing. I also note that while it may seem a victory that Amazon is now paying minimum wage, that will be undercut by their opening stores without human employees. They already have an outpost nearby on California. Enough is enough.

I am not clear if the environmental impact has been fully evaluated or studied.

For these reasons, I am opposed to the space being given to Amazon.

Respectfully submitted,

Gary Gach  
1243 Broadway 4  
San Francisco CA 94109  
1.415.771.7793

**From:** [Ionin, Jonas \(CPC\)](#)  
**To:** [Feliciano, Josephine \(CPC\)](#)  
**Subject:** FW: Slides From MPNA RE: Housing at 1600 Jackson  
**Date:** Friday, October 05, 2018 11:54:10 AM  
**Attachments:** [MPNA slides RE: 1600 Jackson.pptx](#)

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*Jonas P. Ionin,  
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**From:** Chris Gembinski [mailto:chrisgembinski@gmail.com]  
**Sent:** Thursday, October 04, 2018 12:05 PM  
**To:** cc: Rich Hillis; Ionin, Jonas (CPC); Melgar, Myrna (CPC); [planning@rodneyfong.com](mailto:planning@rodneyfong.com); Johnson, Milicent (CPC); Koppel, Joel (CPC); Moore, Kathrin (CPC); Richards, Dennis (CPC)  
**Cc:** Foster, Nicholas (CPC); Rahaim, John (CPC); Secretary, Commissions (CPC)  
**Subject:** Slides From MPNA RE: Housing at 1600 Jackson

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

Dear Commissioners,

Please the attached slides which demonstrate how housing at 1600 Jackson Street economically feasible.

Thank you,

--Chris Gembinski  
MPNA Chair

**From:** [Starr, Aaron \(CPC\)](#)  
**To:** [Planning@RodneyFong.com](#); [richhillissf@gmail.com](#); [mooreurban@aol.com](#); [Richards, Dennis \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Johnson, Milicent \(CPC\)](#)  
**Cc:** [CTYPLN - COMMISSION SECRETARY](#)  
**Subject:** Board Report  
**Date:** Thursday, October 04, 2018 12:18:36 PM  
**Attachments:** [2018 10 04.pdf](#)  
[image001.png](#)  
[image002.png](#)  
[image003.png](#)  
[image004.png](#)  
[image005.png](#)

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Commissioners,

Attached, please find this week's Board Report.

Sincerely,

**Aaron Starr, MA**  
**Manager of Legislative Affairs**

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1650 Mission Street, Suite 400, San Francisco, CA 94103

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**Web:** [www.sfplanning.org](http://www.sfplanning.org)



Deborah McIntyre  
1159 Union Street  
San Francisco CA 94109  
dmacsf@gmail.com

**RECEIVED**

**October 1st, 2018**

**OCT - 4 2018**

CITY & COUNTY OF S.F.  
PLANNING DEPARTMENT  
CPC/HPC

SAN FRANCISCO PLANNING COMMISSIONERS  
1650 Mission Street, Suite 400  
San Francisco CA 94103

Dear Commissioners:

I've lived in this neighborhood for 2 decades. I walk that stretch of Polk Street about 5 times a week and although there are many nice little shops, I still have to leave the neighborhood to get to a full-service grocery store.

And it's a hassle. I do NOT have a car, and MUNI is unreliable and requires several buses to get to and back from Trader Joe's, Whole Foods on California & Franklin, or Safeway on Bay Street. Which is a struggle with heavy shopping bags.

A Whole Foods in the former Lombardi sports shop space would be ideal! I've been dreaming of it for the past couple of years. :-) It would be a boon to the hundreds of neighborhood residents...and don't we count?

Enough with the delays --pPlease PLEASE vote YES to APPROVE the Whole Foods!

Thank you in advance,

Deborah McIntyre  
1159 Union Street

