

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Thursday, September 05, 2019 11:15:36 AM

*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
www.sfplanning.org

From: Lara Korta <larakorta@gmail.com>
Sent: Thursday, September 05, 2019 11:10 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillssf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

As a Laurel Hill resident for nearly 15 years that met my wife and started a family right in this neighborhood (Sacramento and Walnut), I know first hand how desperately we need more housing. I would like not to get pushed out of this part of the city, but without options for new resident as well as the current ones it will inevitably happen.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should be built without further delay. Please

take this into consideration with your vote on Thursday.

Thank you for your attention to this matter and for all of your efforts.

Lara Korta
916.768.6226

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: AC still down in City Hall
Date: Thursday, September 05, 2019 11:15:17 AM

Please be advised.

*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
www.sfplanning.org

From: [CPC-Commissions Secretary](#)
To: [Francis, John \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Power Station - General Plan Initiation today at Commission
Date: Thursday, September 05, 2019 11:04:22 AM

*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
www.sfplanning.org

From: Enrique Landa <e5@associatecapital.com>
Sent: Thursday, September 05, 2019 10:51 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Francis, John (CPC) <john.francis@sfgov.org>; Lau, Jon (ECN) <jon.lau@sfgov.org>; JR Eppler <jreppler1@gmail.com>; Bruce Kin Huie <brucehuie@me.com>; Compliance, PPS (ECN) <pps_compliance.ecn@sfgov.org>; Rich, Ken (ECN) <ken.rich@sfgov.org>; Tina Chang <tc@associatecapital.com>; David Noyola <david@npgsf.com>
Subject: Power Station - General Plan Initiation today at Commission

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

Commissioners,

Proposed General Plan Amendments for the Power Station Project will be initiated by Planning Staff this afternoon. We will take the opportunity during that hearing to provide you with recent project updates in response community concerns and your feedback from our April informational hearing. Specifically, the project has been updated to both allow for the preservation of Station A, and also maintain 2600 residential units on the site – feedback we heard from you loud and clear. We will also provide an overview of the community benefits package that the project will deliver.

The project will be before you next on October 10th, for EIR Certification and Approval.

If you would like an individual briefing on any aspect of the project or would like to visit the Power Station, my colleague Tina Chang and I would be happy to meet with you at any time.

We look forward to seeing you later this afternoon and continuing the conversation on the Power Station.

Enrique

Enrique Landa

Partner

Associate Capital

e5@associatecapital.com

415-713-3699 Direct

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Millicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Foster, Nicholas \(CPC\)](#)
Subject: FW: Constituent Message
Date: Thursday, September 05, 2019 10:39:43 AM

*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
www.sfplanning.org

From: Countable on behalf of Vincent Korta <reps@countable.us>
Sent: Thursday, September 05, 2019 10:35 AM
To: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Subject: Constituent Message

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

The following message was sent via Countable from one of your constituents.

Our city needs more housing for everyone. That is why, as a resident of San Francisco, I am writing to you in support of the proposed mixed-use development at 3333 California Street. I am proud to have lived in San Francisco for the past number of years. But it pains me to live in a city with such expensive housing costs. Our housing crisis stems from a shortage of housing. One proven strategy to address the cost of housing is to build more of it. The proposed 3333 California mixed-use development in Laurel Heights answers these needs by providing 744 new housing units. These units are not just studios - approx. 58 percent of total homes are family friendly: two, three, and four-bedroom homes. The City has set an important goal of producing 5,000 new housing units annually for the next 20-years. The 3333 California project alone can help the city meet almost 20 percent of that important annual goal. The 3333 California project has been guided by strong public policy and is balanced by community input. Throughout the development process, the Prado Group held over one hundred and sixty community meetings, engaged with the community, city leaders, and collaborated with two design-focused community advisory groups. These community leaders all provided helpful suggestions that will improve the project and enhance the neighborhood while providing much needed new housing. Based

on Community and District Supervisor feedback, the development team changed the design multiple times and has now added 186 new, on-site affordable housing units, a quarter of all project housing, for low-income seniors. In the long term, 3333 California represents the types of solutions our city needs. In the short term, it is an opportunity for more families to stay and thrive in our incredible city. I urge you to support this project.

This message was sent by Vincent Korta powered by Countable, from the following page:
<http://tellyourreps.com/3333calsf/>

***** About Countable *****

Countable's mission is to make it easy for people to connect with their Representatives in new ways - like using their smartphones or recording a personal video message. Countable is a great way for your constituents to let you know what they think.

To learn more about us, visit <http://www.countable.us/about/>. We can also be contacted directly at contact@countable.us. We welcome your feedback and we are eager to work with you to improve communication between you and your constituents.

Countable makes it easy for your constituents to learn about the issues they care about and let you know how they feel. [Learn more](#) or [get in touch](#).

Countable is located at: 540 Howard Street, San Francisco, CA 94105. (530) 426-8253

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Thursday, September 05, 2019 10:29:54 AM

*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
www.sfplanning.org

From: Vincent Korta <vincent.korta@gmail.com>
Sent: Thursday, September 05, 2019 10:14 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillssf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

As a Laurel Hill resident for nearly 15 years that met my wife and started a family right in this neighborhood (Sacramento and Walnut), I know first hand how desperately we need more housing. I would like not to get pushed out of this part of the city, but without options for new resident as well as the current ones it will inevitably happen.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should be built without further delay. Please

take this into consideration with your vote on Thursday.

Thank you for your attention to this matter and for all of your efforts.

--

Vincent Korta
415-999-3906

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR BREED ANNOUNCES APPOINTMENT OF KEN NIM AS DIRECTOR OF CITYBUILD
Date: Thursday, September 05, 2019 10:13:42 AM
Attachments: [09.05.19 CityBuild Director.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
www.sfplanning.org

From: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Sent: Thursday, September 05, 2019 10:13 AM
To: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR BREED ANNOUNCES APPOINTMENT OF KEN NIM AS DIRECTOR OF CITYBUILD

FOR IMMEDIATE RELEASE:

Thursday, September 5, 2019

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

***** PRESS RELEASE *****

**MAYOR BREED ANNOUNCES APPOINTMENT OF KEN NIM
AS DIRECTOR OF CITYBUILD**

Nim, who currently serves as the Acting Director of CityBuild, is the first Asian American Pacific Islander to be appointed in the role

San Francisco, CA — Mayor London N. Breed today announced the appointment of Ken Nim to serve as Director of CityBuild, a nationally recognized training program that provide pathways for underserved residents into the building and construction trades. Nim will serve as CityBuild's fifth Director and first Asian American Pacific Islander to lead in the role.

Working under the Mayoral-appointed Director of the Office of Economic and Workforce Development (OEWD), the Director of CityBuild is responsible for recruiting, training, and placing residents in construction jobs.

“As someone who grew up in this City and has deep roots in the community, Ken understands that a path to employment is not just about a paycheck. It's about an opportunity to lift up our residents so no one gets left behind,” said Mayor Breed. “CityBuild creates good union jobs that help address employment inequality, prevent violence in our neighborhoods, and build

much needed housing for our City. I'm confident that under Ken's leadership, this program will continue to thrive for years to come."

"I wake up every day grateful for the opportunity to serve this great City. As an immigrant who grew up through the various social services, I understand firsthand the struggles people face to make ends meet," said Nim. "I am honored to have this opportunity to elevate my passion toward shaping impactful workforce development programs. Thank you, Mayor Breed for this tremendous opportunity to give back to a city that has given me so much. I will not let you down or the people of San Francisco."

Nim has been serving as the Acting CityBuild Director for the past 12 months, delivering on the program's local hiring goals in partnership with community-based organizations, building trade unions, and contractors while maintaining CityBuild Academy's nationally recognized 95% placement rate. Prior to joining CityBuild, Nim worked at Goodwill, Housing Authority, and the Visitacion Valley Jobs Education and Training in various roles organizing and connecting formerly incarcerated and homeless individuals, youth, and immigrants to training programs and jobs.

CityBuild Academy aims to meet the demands of the construction industry by providing comprehensive pre-apprenticeship and construction administration training to San Francisco residents. CityBuild began in 2005 as an effort to coordinate citywide construction training and employment programs and is administered by OEWD in partnership with City College of San Francisco and Mission Hiring Hall, various community non-profit organizations, labor unions, industry employers, and City agencies. CityBuild trainees represent neighborhoods from across the City, including Bayview Hunters Point, Visitacion Valley, Mission, Excelsior, Ingleside, Bernal Heights and Western Addition.

CityBuild has evolved into a network of training programs, employment services and policy administration. With its dual-service approach to training and job placement, CityBuild has taken advantage of the growing pipeline of workers to become the main point of contact for contractors and employers while continuing to monitor local hiring compliance on all major construction projects within the City.

"Impactful, proven initiatives like CityBuild are critical to securing equity and shared prosperity for all of our residents so that every San Franciscan has the opportunity to succeed in this vibrant economy," said Joaquín Torres, Director of the Office of Economic and Workforce Development. "Ken's personal and professional experience makes him the best person to lead the CityBuild team, strengthen our community partnerships, and grow a diverse and skilled construction workforce with access to good pay and long-term careers."

"Ken Nim has been with CityBuild from the beginning of the program's nationally-recognized community and labor partnership. He grew up organizing in the disadvantaged communities that CityBuild serves, working with the Building Trades to create Union apprenticeship opportunities that truly change lives for the better," said Joshua Arce, Director of Workforce with the Office of Economic and Workforce Development. "Mayor Breed has selected a tremendously qualified Director to help advance her vision that no San Franciscan should be left behind when it comes to the opportunity to go to work."

CityBuild includes 18-week academies in construction and in Construction Administration and Professional Services Academy (CAPSA). Approximately 200 CAPSA graduates have

become construction professionals since 2009 and more than 1,200 CityBuild graduates have entered the construction industry and are certified in various trades such as ironwork, carpentry, cement masonry, and many others. Since the program began graduates have worked on projects such as the Chase Center Arena, Moscone Center, Transbay Transit Center, and many capital improvement projects from bond programs including the Earthquake Safety and Emergency Response Bond.

“For nearly a decade, I’ve had the privilege and pleasure of working with Ken Nim to put hundreds of SF residents to work. For Ken, thousands of San Franciscans have jobs because of his public service. I can’t think of a better leader for this program who’s done so much to reach folks who are left behind,” said Padraic Ryan, Vice-President and Chief Operating Officer of San Francisco-based Eco Bay Services. “Ken has been an integral part of the evolution of CityBuild from upstarting the community hiring program to the juggernaut it is today, with a proven ability to bring local labor unions, contractors, and communities together for our CityBuild students. Ken is firm, fair and balanced, and uniquely qualified to serve CityBuild and as a true native son, he understands the struggle that birthed the movement we call local hiring.”

Nim immigrated to the United States as a refugee and grew up in San Francisco public housing, attended public schools including Galileo High School, and graduated from U.C. Berkeley with a Bachelor of Arts Degree in Globalization and Technology on a full scholarship. He also has a Master of Science in Organization Development from the University of San Francisco.

###

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 550 10th ave
Date: Thursday, September 05, 2019 10:08:18 AM

Commissioners,

Please be advised that the 10th AV DR has been withdrawn.

*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
www.sfplanning.org

From: Winslow, David (CPC) <david.winslow@sfgov.org>
Sent: Wednesday, September 04, 2019 12:41 PM
To: CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>
Cc: Wilborn, Katherine (CPC) <katherine.wilborn@sfgov.org>
Subject: FW: 550 10th ave

DR withdrawn.

From: Trevor Wright <trevorswright@gmail.com>
Sent: Wednesday, September 04, 2019 12:00 PM
To: Winslow, David (CPC) <david.winslow@sfgov.org>
Cc: Keith L Goodman <keithlgoodman@gmail.com>
Subject: Re: 550 10th ave

thank you. the proposed changes are ok and acceptable. I'm ok to withdrawal the DR.

On Tue, Sep 3, 2019 at 5:12 PM Winslow, David (CPC) <david.winslow@sfgov.org> wrote:

Mr. Wright,
If the proposed changes are acceptable to you and wish to withdraw the DR based on those changes, send me an email stating so, and I will ensure the plans are revised per those conditions.

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: Keith L Goodman <keithlgoodman@gmail.com>
Sent: Tuesday, September 03, 2019 3:17 PM
To: Trevor Wright <trevorswright@gmail.com>
Cc: Winslow, David (CPC) <david.winslow@sfgov.org>
Subject: Re: 550 10th ave

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

I am fine with Winslow's.

Keith Goodman
415-515-4022
Sent from my iPhone

On Sep 3, 2019, at 2:36 PM, Trevor Wright <trevorswright@gmail.com> wrote:

#3 of #4 seem fine to me. #3 is proposed by David.

On Thu, Aug 29, 2019 at 3:36 PM Keith Goodman <keithlgoodman@gmail.com> wrote:

All,

Please find attached the following drawings:

1. Top shows current.
2. Middle shows plans submitted prior to any changes.
3. Bottom left shows my suggestion to Trevor when we discussed the project on June 18th. This shows a 3' set back for the rear 6'.
4. Bottom right shows David's Winslow's suggestion having a 3' set back for the railing along the entire property line.

Please let me know if you have any questions or feedback.

Thank you,

Keith
415-515-4022

From: [Ionin, Jonas \(CPC\)](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Letter of Support for Approval of 3333 California Project
Date: Thursday, September 05, 2019 10:02:26 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[Support of the 3333 California Project.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
www.sfplanning.org

From: Emily Abraham <eabraham@sfchamber.com>
Sent: Thursday, September 05, 2019 9:48 AM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>
Cc: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>; Herzstein, Daniel (BOS) <daniel.herzstein@sfgov.org>; Bennett, Samuel (BOS) <samuel.bennett@sfgov.org>; Mullan, Andrew (BOS) <andrew.mullan@sfgov.org>
Subject: Letter of Support for Approval of 3333 California Project

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

Dear Planning Commissioners,

On behalf of the San Francisco Chamber of Commerce, I would like to offer you my letter of support for the approval of the 3333 California. Please see attached for the letter of support.

Thank you for your time and consideration,

Emily Abraham



Emily Abraham

Public Policy Manager
San Francisco Chamber of Commerce
235 Montgomery St., Ste. 760, San Francisco, CA 94104
(Direct) 916-294-5029 · (E) eabraham@sfchamber.com



From: [Ionin, Jonas \(CPC\)](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 333 El Camino Del Mar Submittal on Behalf of Project Sponsor
Date: Thursday, September 05, 2019 9:35:08 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[2019 09 03 Combined DR Response Materials for 333 ECDM \(4\).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
www.sfplanning.org

From: Thomas P. Tunny <ttunny@reubenlaw.com>
Sent: Wednesday, September 04, 2019 9:58 AM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>; Winslow, David (CPC) <david.winslow@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Deborah Holley <deborah@holleyconsulting.com>; DPH - ttunny <ttunny@reubenlaw.com>
Subject: 333 El Camino Del Mar Submittal on Behalf of Project Sponsor

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

Dear Commissioners,

Please find attached our submittal on behalf of the Project Sponsor at 333 El Camino Del Mar. This is an updated and corrected version of the submittal that should be in your packet. The matter is a DR on your calendar this week, Item No. 9.

The proposed project is a modest, sensitively-designed vertical addition consistent with many others in the neighborhood, widely supported by the neighbors. I'm available for any questions or comments at your convenience. Phone number 415.517.2973.

Thank you,

Tom Tunny

REUBEN, JUNIUS & ROSE LLP

Thomas Tunny

Office: 415 567 9000 · Cell: 415 517 2973

ttunny@reubenlaw.com

www.reubenlaw.com

SF Office:

One Bush Street, Suite 600
San Francisco, CA 94104

Oakland Office:

827 Broadway, 2nd Floor
Oakland, CA 94607

Please consider our environment before printing this email.



PRIVILEGE AND CONFIDENTIALITY NOTICE - Notwithstanding the Uniform Electronic Transactions Act or the applicability of any other law of similar substance or effect, absent an express statement to the contrary hereinabove, this email message, its contents, and any attachments hereto are not intended to represent an offer or acceptance to enter into a contract and are not otherwise intended to bind the sender, Reuben, Junius & Rose, LLP, any of its clients, or any other person or entity. The information and any attachments contained in this email and any subsequent email string may be privileged, confidential, and protected from disclosure. If you are not the intended recipient, any dissemination or copying is strictly prohibited. If you think that you may have received this email message in error, please notify the sender at the email address above. If you have received this email in error, you are instructed to delete all copies and discard any printouts without reading the information contained within.

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Dogpatch Power Station - Letter of Support for the Current Project Plan Direction - Adjacent Dogpatch Neighbor
Date: Thursday, September 05, 2019 9:44:19 AM

*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
www.sfplanning.org

From: Bruce Kin Huie <brucehuie@me.com>
Sent: Tuesday, September 03, 2019 6:56 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>
Cc: Susan Eslick <susan.thebookkeeper@gmail.com>; Enrique Landa <e5@associatecapital.com>; Francis, John (CPC) <john.francis@sfgov.org>; Lau, Jon (ECN) <jon.lau@sfgov.org>
Subject: Dogpatch Power Station - Letter of Support for the Current Project Plan Direction - Adjacent Dogpatch Neighbor

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

SF Planning Commission Members-

The Dogpatch neighborhood community has worked with Associate Capital on the Dogpatch Power Station over a 30-month period between 2017 and 2019.

Associate Capital has spent time to understand our neighborhood community, meeting multiple times with adjacent neighbors on an informal basis as well as in formal community meetings over a 2.5 year period. We appreciate this approachable, open-minded and collaborative style. The project sponsor continues to work diligently on housing equity, historic preservation, open space, community centric services (e.g. YMCA), grocery store and key transportation investment options for land and water. All of these are community asks for a forward thinking developer.

While details of each community ask are under discussion, I support the current direction of the project plan, priority of community ask, commitment by the developer to work

collaboratively on details and confirm each step of the development process. The conversation continues on this important project.

Please do not hesitate to contact me should you have further questions.

Best regards,

BRUCE KIN HUIE

mobile: +1-415-308-5438

skype: brucehuie

twitter: @brucehuie

email: brucehuie@me.com

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Comments of 3333 California Street, Record Number: 2015-014028CUA/PCA/MAP/DUA
Date: Thursday, September 05, 2019 9:43:56 AM
Attachments: [3333 California.docx](#)

*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
www.sfplanning.org

From: Robert Hall <bilgepump100@sbcglobal.net>
Sent: Tuesday, September 03, 2019 10:34 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Son, Chanbory (CPC) <chanbory.son@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; mooreurban@aol.com; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>
Cc: Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>; Zushi, Kei (CPC) <kei.zushi@sfgov.org>; Kathy Devincenzi <LaurelHeights2016@gmail.com>; Richard Frisbie <frfbeagle@gmail.com>
Subject: Comments of 3333 California Street, Record Number: 2015-014028CUA/PCA/MAP/DUA

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

President Myrna Melgar and Commissioners

San Francisco Planning Commission

1650 Mission Street, Suite 400

San Francisco, CA 94103

Re: 3333 California Street, San Francisco, CA
Record Number: 2015-014028CUA/PCA/MAP/DUA
Certification of Final EIR, CUA, etc.
Planning Commission Hearing: September 5, 2019

Please take into account the environmental effects a massive development would have on the grounds of 3333 California Street before moving ahead with the Prado/SKS project.

3333 California Street has the potential to be world-class development project that combines the best practices of green building, healthy community open space design and enriched habitat for local biodiversity.

Instead of a mega-complex, a limited expansion and re-use of the current building would keep tons of building material out of landfills and limit the carbon effects of the cement needed to create multiple giant structures. The cement industry is one of the primary producers of carbon dioxide, a potent greenhouse gas. In addition, concrete dust caused by demolition can be a major source of dangerous air pollution. The world's leading climate scientists have warned there is only a dozen years for global warming to be kept to a maximum of 1.5C, beyond which even half a degree will significantly worsen the risks of drought, floods, extreme heat and poverty for hundreds of millions of people. Please consider the Planning Department's sustainability goals before proceeding with a massive build out: <https://sfplanning.org/project/sustainable-city>

Improving biodiversity on the grounds must also be considered in any approved project. I recently conducted a survey of the flora and fauna (Please refer to my observations on iNaturalist: <https://www.inaturalist.org/calendar/bilgepump100/2019/5/20>) . While the vast open space shows potential for improvement where lawns can be reduced in size and traditional landscaping could be updated with habitat-friendly plantings, there were several species on the property worth protecting. The large historic coast live oaks must be preserved. Science shows that they benefit over 300 different species. Also of note were breeding birds such as song sparrow, Nuttall's white-crowned sparrow and bushtit.

Survey results:

3 Fungi/lichen

2 "Other" animals

12 insect species, including bees and butterflies

9 Bird species

4 CA native plant species

7 San Francisco native plant species

9 Bird species

3 Breeding bird species: Song sparrow, white-crowned sparrow and bushtit

The recent UN Intergovernmental Science-Policy Platform on Biodiversity and Ecosystem Services report stated that the biodiversity crisis may even surpass the climate crisis in severity. Please ensure that any development you undertake doesn't accelerate the catastrophe and also adheres to the San Francisco Board of Supervisors approved Biodiversity Resolution: <https://sfbos.org/sites/default/files/r0107-18.pdf>

My recommendation is to limit the scope of this project and enhance the grounds to benefit wildlife and the health of the community.

Sincerely,

Robert Hall

1946 Grove St. Apt. 6

San Francisco

Comments in Word Doc attached

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA
Date: Thursday, September 05, 2019 9:43:44 AM

*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
www.sfplanning.org

From: conorj@otterbrands.com <conorj@otterbrands.com>
Sent: Wednesday, September 04, 2019 11:56 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Horn, Jeffrey (CPC) <jeffrey.horn@sfgov.org>
Cc: MandelmanStaff, [BOS] <mandelmanstaff@sfgov.org>; Office of Cannabis (ADM) <officeofcannabis@sfgov.org>; DPH - terrance <terrance@sequelmedia.com>; 258NoeStore@gmail.com
Subject: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA

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

Commissioners,

I am writing to ask you to **support Terrance Alan and his team in their application for a Conditional Use permit for a cannabis retail store at 258 Noe Street.** It is currently scheduled for hearing on September 19, 2019.

I am the co-owner of the first Social Equity cannabis retailer approved by your commission, the soon-to-open "C" at 1685 Haight St. I am also an advocate for San Francisco's nightlife and cannabis industries as a board member, alongside Terrance, of the CA Music and Culture Association. And I am a former board member of the Alice B. Toklas LGBT Democratic Club and a current advisory board member of Equality California. Through my work in cannabis, nightlife, and LGBT advocacy, I have learned the tremendous debt that all three communities owe to Terrance Alan. The man has been a leader, trailblazer, advocate, volunteer, and guide for decades. He suffered the legal consequences for his commitment to medical cannabis, and he was part of the movement that helped demolish those discriminatory laws.

Social equity in cannabis is directly tied to the LGBT community. Leaders like Terrance, and Dennis

Peron, and Brownie Mary stood up to prohibition so they could provide medicine to people suffering from AIDS. They led the way. They made all this possible.

As a cannabis business owner, I won't forget that legacy. And as a resident of District 8, I ask you to please approve Terrance's store and grant him his rightful place in the heart of our LGBT community.

Thank you.

Conorj

Conor Johnston

Consulting

www.cjohnstonconsulting.com

415-902-0307

From: [CPC-Commissions Secretary](#)
To: [Zushi, Kei \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 3333 California Street EIR Certification Hearing Sept. 5, 2019
Date: Thursday, September 05, 2019 9:43:33 AM
Attachments: [Planning Dept. Letter 9.4.19.docx](#)

*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
www.sfplanning.org

From: Joseph Catalano <joseph.catalano@gmail.com>
Sent: Wednesday, September 04, 2019 12:11 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Zushi, Kei (CPC) <kei.zushi@sfgov.org>
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>; StefaniStaff, (BOS) <stefanistaff@sfgov.org>; Dan Safier <dsafier@pradogroup.com>; Dan Kingsley <DKingsley@sksre.com>; Jing Ng <Jing@pradogroup.com>; Joan Varrone <jvarrone@aol.com>
Subject: 3333 California Street EIR Certification Hearing Sept. 5, 2019

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

Please see attached correspondence.

--

Joe Catalano

From: [CPC-Commissions Secretary](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Letter from Friends of Jackson Park regarding Potrero Power Station
Date: Thursday, September 05, 2019 9:43:06 AM
Attachments: [FoJP_PlanningCommission_PotreroPowerStation_20190904.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
www.sfplanning.org

From: Ayse Hortacsu <benayse@gmail.com>
Sent: Wednesday, September 04, 2019 12:50 PM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Rich Hillis <richhillissf@gmail.com>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; Francis, John (CPC) <john.francis@sfgov.org>; Lau, Jon (ECN) <jon.lau@sfgov.org>; Walton, Shamann (BOS) <shamann.walton@sfgov.org>; Burch, Percy (BOS) <percy.burch@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Cc: FOJP-Board <fojp-board@googlegroups.com>; Jude Deckenbach <judedeckenbach@gmail.com>
Subject: Letter from Friends of Jackson Park regarding Potrero Power Station

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

Dear President Melgar, Planning Commissioners, and Supervisor Shamann,

I am pleased to provide you with the attached letter from Friends of Jackson Park regarding Potrero Power Station project. Please do not hesitate to contact me or Jude Deckenbach copied to this email with any questions.

Regards,
Ayse Hortacsu
President of the Board

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Thursday, September 05, 2019 9:42:18 AM

*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
www.sfplanning.org

From: BERNARD BURKE <bernieburke@comcast.net>
Sent: Wednesday, September 04, 2019 3:17 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

I am a 83 year old native resident and have been to the Fireman's Fund offices often. The lans for the old site seem in line with what the city needs badly. Please approve it.

The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should definitely be built without further delay. Please take this into consideration with your vote on Thursday.

Thank you,

BERNARD BURKE

bernieburke@comcast.net

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Francis, John \(CPC\)](#)
Subject: FW: comment letter - Potrero Power Station 2012-010192CWP
Date: Thursday, September 05, 2019 9:40:33 AM
Attachments: [Potrero Power Station 2015-010192CWP comment letter Joannides.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
www.sfplanning.org

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

From: James Joannides <jamesjoannides@gmail.com>
Sent: Thursday, September 05, 2019 12:32 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: comment letter - Potrero Power Station 2012-010192CWP

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

Dear Commissions Secretary,

Attached is a pdf of a comment letter and attachments for tomorrow's Planning Commission Hearing (Sep 5, 2019). I left 10 copies at the reception desk at 1650 Mission, Room 400 late this afternoon.

thank you,

James Joannides

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Thursday, September 05, 2019 9:39:23 AM

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
www.sfplanning.org

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

From: arielle Moullet <arielmoullet@hotmail.com>
Sent: Thursday, September 05, 2019 2:03 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

Please take this into consideration with your vote on Thursday.

Thank you,

Arielle Moullet

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support for Flore Store on Noe Street
Date: Thursday, September 05, 2019 9:39:14 AM

*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
www.sfplanning.org

From: ray castroplace.com <ray@castroplace.com>
Sent: Thursday, September 05, 2019 9:23 AM
To: Horn, Jeffrey (CPC) <jeffrey.horn@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Office of Cannabis (ADM) <officeofcannabis@sfgov.org>; DPH - terrance <terrance@sequelmedia.com>
Subject: Support for Flore Store on Noe Street

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

Good afternoon,

I wanted to sent a support letter to each of you extending my support to Terrance and his team to open their Cannabis shop on Noe ST.

I've gotten to know Terrance and his team over the years and feel their shop with be a good addition to the neighborhood. I also am opening a shop up further up the street and we need as many new businesses opening in the Castro area as possible.

Terrance personally has a lot for SF over the past 20 years in different capacities and is an asset to the whole Cannabis Community with his current efforts today.

Vote yes for Flore on Sept 19th,

Kind regards,

Ray Connolly
Eureka Sky
3989 17th ST
San Francisco, CA 94114
415 706 7759

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis Feliciano, Josephine \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 3333 California
Date: Thursday, September 05, 2019 9:38:07 AM
Attachments: [image002.png](#)
[Openhouse Support Letter.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
www.sfplanning.org

From: Lisa Congdon <lcongdon@pradogroup.com>
Sent: Tuesday, September 03, 2019 3:03 PM
To: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Cc: Zushi, Kei (CPC) <kei.zushi@sfgov.org>; Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Subject: 3333 California

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

Please find attached a support letter for the proposed project at 3333 California from Openhouse.



LISA CONGDON | Project Manager
Prado Group, Inc.
150 Post Street, Suite 320
San Francisco, CA 94108
lcongdon@pradogroup.com
T: 415.395.0880 | D: 415.857.9303 | C: 415.202.3326
www.pradogroup.com

This message contains information which may be confidential and privileged. Unless you are the addressee (or authorized to receive for the addressee), you may not use, copy or disclose to anyone the message or any information contained in the message. If you have received the message in error, please advise the sender by reply lcongdon@pradogroup.com, and delete the message. Thank you very much.

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis Feliciano, Josephine \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 3333 California
Date: Thursday, September 05, 2019 9:35:42 AM
Attachments: [image001.png](#)
[Institute on Aging.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
www.sfplanning.org

From: Lisa Congdon <lcongdon@pradogroup.com>
Sent: Tuesday, September 03, 2019 6:26 PM
To: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Cc: Zushi, Kei (CPC) <kei.zushi@sfgov.org>; Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Subject: 3333 California

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

Please find attached a support letter for the proposed project at 3333 California from The Institute on Aging.



LISA CONGDON | Project Manager
Prado Group, Inc.
150 Post Street, Suite 320
San Francisco, CA 94108
lcongdon@pradogroup.com
T: 415.395.0880 | D: 415.857.9303 | C: 415.202.3326
www.pradogroup.com

This message contains information which may be confidential and privileged. Unless you are the addressee (or authorized to receive for the addressee), you may not use, copy or disclose to anyone the message or any information contained in the message. If you have received the message in error, please advise the sender by reply lcongdon@pradogroup.com, and delete the message. Thank you very much.

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES PLAN TO HELP THOSE SUFFERING FROM MENTAL ILLNESS & SUBSTANCE USE DISORDERS ON SAN FRANCISCO'S STREETS
Date: Thursday, September 05, 2019 9:34:18 AM
Attachments: [09.04.19 Mental Health Initiative.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
www.sfplanning.org

From: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Sent: Wednesday, September 04, 2019 10:30 AM
To: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES PLAN TO HELP THOSE SUFFERING FROM MENTAL ILLNESS & SUBSTANCE USE DISORDERS ON SAN FRANCISCO'S STREETS

FOR IMMEDIATE RELEASE:

Wednesday, September 4, 2019

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

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES PLAN TO HELP
THOSE SUFFERING FROM MENTAL ILLNESS &
SUBSTANCE USE DISORDERS ON SAN FRANCISCO'S
STREETS**

Initiative will provide evidence-based, comprehensive services and solutions to meet the needs of nearly 4,000 people suffering from severe mental illness and substance use disorders. An in-depth analysis conducted by the Department of Public Health has identified those in greatest need.

San Francisco, CA — Mayor London N. Breed today announced the first steps in a long-term plan to provide care for people who have severe mental illnesses and substance use disorders and who are also experiencing homelessness—with a focus on a population of nearly 4,000 people. The initial steps of the new initiative will provide enhanced care coordination, create a multi-agency pilot to streamline housing and health care for the most vulnerable, and increase access to behavioral health services by expanding hours of the City's Behavioral Health Access Center.

Through in-depth analysis of public health data, San Francisco's Director of Mental Health Reform Dr. Anton Nigussie Bland and the Department of Public Health (DPH) began the reform effort by identifying a select population of nearly 4,000 people who demonstrate the highest level of service needs and vulnerability, and who require specialized solutions to reach stability and wellness. San Francisco is believed to be the first city in the nation to use the behavioral health diagnoses of people experiencing homelessness to identify a population and tailor solutions to its needs.

Of that population of 4,000, the 230 most vulnerable behavioral health clients experiencing homelessness will immediately begin receiving enhanced care coordination. The City will also launch a new multi-department effort to streamline housing and health care for these 230 individuals in order to ensure the City's highest-risk residents can succeed in permanent supportive housing. This pilot will serve as a model to address the larger population of 4,000. The City will also expand hours at its Behavioral Health Access Clinic so that this high-need population will have more access to services when needed.

"Our City is experiencing a mental health and substance use crisis, and thanks to the thoughtful and in-depth analysis done by Dr. Nigussie Bland, we now know exactly who the most vulnerable people are that we need to help," said Mayor Breed. "By developing solutions based on these data, we can get people treatment, get people housing, and get people healthy. We can focus our resources and our efforts on those who need it most, and we can make a difference in these people's lives and in our City."

The analysis done by Dr. Nigussie Bland identifies specific challenges, inequities and needs for this population. For example, of the nearly 4,000 people identified,

- 41% are high users of urgent and emergent psychiatric services. This is compared to just 15% of the overall homeless population who are high users of these services.
- 95% suffer from alcohol use disorder.
- 35% are African-American – despite the fact that African-Americans make up just 5% of the overall City population.

In March 2019, Mayor Breed appointed Dr. Nigussie Bland to serve as Director of Mental Health Reform for DPH. Dr. Nigussie Bland's responsibilities include reviewing San Francisco's approach to behavioral health care and making recommendations for reforms. This includes strengthening programs that are proving effective, reallocating resources away from programs that are not, and finding solutions to gaps in the current continuum of mental health and substance use services. This data analysis and initial recommendations are just the first steps in a multi-year, multi-phase effort to include improved care coordination designed to achieve successful placements in housing; low-barrier access to welcoming, high-quality behavioral health care; and a system of care that is evidence-based, reduces harm and increases recovery.

"It is far too complicated for this population to figure out how to get into care. We need to make our system easier to navigate and more transparent," said Dr. Nigussie Bland. "I've been having extensive conversations with stakeholders to really understand what we need to change so that the system better engages and serves populations most in need. My recommendations will also be driven by evidence that harm reduction works and that persistent racial inequities fuel poor behavioral health outcomes."

In the coming months, Dr. Nigussie Bland will continue gathering community input on his

recommendations for reform and building the partnerships necessary to enact them. Many of DPH's nonprofit partners and care providers are already contributing expertise that will help improve the transparency of our behavioral health care system and advance innovative harm reduction efforts.

"I appreciate Mayor Breed's leadership in bringing this plan forward and tackling the most important issue facing my constituents and the entire city," said Supervisor Rafael Mandelman. "Addressing the street mental health crisis is the moral challenge of our day. By prioritizing the needs of the sickest and most vulnerable among us we can save lives and focus our resources to have the biggest impact."

"The San Francisco Department of Public Health has a legacy of using data-driven practices to prioritize and address seemingly intractable crises such as the HIV epidemic," said Dr. Grant Colfax, Director of Health. "With Dr. Nigusse Bland, DPH is entering a new era of partnership with other agencies and community-based organizations to focus the city's compassion and resources on this population experiencing the intersection of homelessness, mental illness and substance use disorders."

"HSH is honored to collaborate in a meaningful way with DPH to use shared data to prioritize housing and services for those who are most vulnerable in our community," said Jeff Kositsky, Director of the Department of Homelessness and Supportive Housing. "HSH launched this national best practice—called Coordinated Entry—in San Francisco over the last two years and is grateful to DPH for its partnership in effort. We know that housing is key to health, mental health and recovery and so having our systems work together in this way is essential."

INITIAL PROGRAMMATIC STEPS

Enhanced Care Coordination for Most Vulnerable

The initiative will begin by connecting the 230 most vulnerable people in San Francisco with care coordinators who partner with them to navigate unfamiliar services and ensure warm handoffs to service providers and housing. Beginning immediately, DPH will assess each person's health needs and will then develop and implement individualized care plans. This program will be a multi-phased, multi-year approach to enhanced care coordination that will be expanded to other subsets of the 4,000 population.

Streamlining Housing and Healthcare through Multi-Department Collaboration

Starting in October, DPH, in collaboration with the Department of Homelessness and Supportive Housing (HSH), the Department of Aging and Adult Services (DAAS), and the Human Services Agency (HSA), will launch a pilot project to streamline housing and health care for those 230 most vulnerable people. The Departments will assign each person a care coordinator, create individual street-to-home plans, and provide timely access to treatment slots, disability services, housing navigation services and benefits so that the highest-risk and highest-need clients can succeed in permanent supportive housing.

Expanding Access to Services

As part of the initiative, the City will expand hours at the Behavioral Health Access Center (BHAC), located at 1380 Howard St., 1st Floor. BHAC is a standalone facility that provides low-barrier, centralized access to the behavioral health system and helps San Franciscans find the appropriate mental health and substance use care for their needs. Staff triage and assess clients' needs, help them enroll in benefits such as Medi-Cal, find placements in treatment

programs, and connect clients to other services like medical screenings and primary care. Residents of San Francisco are eligible for services at BHAC.

Starting next year, the BHAC will expand operational hours to 65 hours a week, up from 40 hours a week. Additionally, the City will provide on-call transportation to the BHAC. Currently, the facility is open Monday – Friday from 8:00am – 5:00pm. In expanding service hours by over 60%, BHAC will be open on nights and weekends to better meet the growing demand for access to its services outside of regular office hours.

CURRENT INVESTMENTS

Mayor Breed is committed to helping people with behavioral health and substance use issues. The recently signed City budget contains an increased investment of over \$50 million over two years to support the expansion of behavioral health and other health services. This funding will support over 100 additional behavioral health treatment and recovery beds at multiple different levels of treatment, including Dual Open Residential Treatment beds, Behavioral Health Respite beds, and Behavioral Health Assisted Living beds. These beds are in addition to the 100 treatment beds that opened in the last year, which together constitute the largest expansion of behavioral health beds in a generation.

In addition to funding over 230 treatment beds since taking office, Mayor Breed has allocated \$5 million over two years to support behavioral health programs at risk of closure and the City's existing residential care facilities, including funding to support existing Residential Care Facilities for the Critically Ill and continued financial patches to support Board and Care programs.

With support from a \$3.2 million grant from the California Department of Health Care Services, the City has expanded behavioral health outreach through the Healthy Streets Operation Center (HSOC). The grant funds clinicians, social workers and peer navigators at Psychiatric Emergency Services; augments the street-based behavioral health services of the Harm Reduction Therapy Van; and extends hours of operations for programming and services to include more nights and weekends so there is greater coverage for those on the streets.

Mayor Breed has also identified \$1.9 million to expand the San Francisco Fire Department's EMS-6 unit to divert high users of the City's public services. The EMS-6 team launched in January 2016 to work in conjunction with existing services to respond to incidents involving clients with high 911 utilization and refer them to non-emergency resources to stabilize.

The Mayor expects that some of the people served will be stabilized for the long term in Permanent Supportive Housing (PSH). HSH supports the City's approximately 7,809 units of PSH as well as its rapid rehousing program for time-limited rental subsidies and support services. In 2019, the City added funding for 300 new units of PSH with the FY 2017-18 and FY 2018-19 Educational Revenue Augmentation Fund allocations. The FY 2019-20 and FY 2020-21 adopted City budget continues to fund services and operations in those units for an additional year, and adds funding for 520 new units of PSH.

The Behavioral Health Access Center can be accessed by calling (415) 255-3737 or (888) 246-3333, or by visiting 1380 Howard St., 1st Floor. Individuals who are hearing impaired can also use the TDD line at (888) 484-7200. BHAC provides support in accessing services in all languages, free of charge.

###

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED AND PLANNING DIRECTOR JOHN RAHAIM ANNOUNCE DIRECTOR RAHAIM'S RETIREMENT
Date: Thursday, September 05, 2019 9:34:02 AM
Attachments: [09.4.19 Planning Director Rahaim Retirement.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
www.sfplanning.org

From: Press Office, Mayor (MYR) <mayorspressooffice@sfgov.org>
Sent: Wednesday, September 04, 2019 11:37 AM
To: Press Office, Mayor (MYR) <mayorspressooffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED AND PLANNING DIRECTOR JOHN RAHAIM ANNOUNCE DIRECTOR RAHAIM'S RETIREMENT

FOR IMMEDIATE RELEASE:

Wednesday, September 4, 2019

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

***** PRESS RELEASE *****

MAYOR LONDON BREED AND PLANNING DIRECTOR JOHN RAHAIM ANNOUNCE DIRECTOR RAHAIM'S RETIREMENT

Director Rahaim will retire after over a decade heading the San Francisco Planning Department through times of rapid change

San Francisco, CA — Mayor London Breed and Planning Director John Rahaim announced today that Director Rahaim will retire from the San Francisco Planning Department. He will continue to serve while a search for his replacement takes place.

“John oversaw the Department and City through unprecedented times of recession and growth,” said Mayor Breed. “Under his leadership the Planning Department delivered area plans which allowed for new levels of public benefits and much needed housing in transit rich neighborhoods. John will continue to serve the City through this time of transition as we begin the search for new leadership. We thank John for his service to the City of San Francisco and its residents and for being a true public servant.”

During Rahaim's tenure, nine area plans were adopted by the Planning Commission, including

the Eastern Neighborhoods Plan (2009), a plan for future growth, development, and preservation of a number of neighborhoods on San Francisco's east side; the Transit Center District Plan (2012), building on the City's renowned 1985 Downtown Plan that envisioned the area around the Transbay Terminal as the heart of the new downtown; and most recently the Central SoMa Plan (2018), which is expected to deliver nearly 16 million square feet for new housing and jobs, over \$2B in public benefits, including 33 percent affordable housing, \$500M for transit, substantial improvements to open space, streets, and environmental sustainability, and funding for cultural preservation and community services.

"My time serving as San Francisco's Director of Planning has been the greatest honor of my career," said Director Rahaim. "I am grateful to have led this exceptional Department through the growth and change that San Francisco has experienced over the past decade and continues to see today. The Planning Department staff continues to handle an unparalleled volume of work while addressing substantial policy challenges, while we work harder than ever toward neighborhood livability, community development, and for a San Francisco that is accessible to everyone. I am proud of the work we've done together, and I thank the staff for their extraordinary contributions and Mayor Breed for her leadership."

Rahaim also prioritized community development and equity, spearheading the groundbreaking Mission Action Plan 2020, a community-driven effort to identify solutions for the residents, arts organizations, non-profits, and businesses being displaced by rapid changes in the Mission District, and the Racial and Social Equity Action Initiative, establishing racial and social equity as a core principle of Department values, culture, and institutional practices.

"Director Rahaim is to be commended for his tireless service to San Francisco," said Myrna Melgar, President of the Planning Commission. "His work in advancing the City's efforts, particularly toward affordable housing, while prioritizing racial equity and community stabilization has helped ensure our success in moving forward. His dedication has given us a better, stronger San Francisco as we continue to work together in this ever-changing and growing city. I wish him the very best as he begins this new chapter in his life."

Appointed Planning Director by Mayor Gavin Newsom in January 2008, Rahaim was born and raised in Detroit, Michigan, he holds a Bachelor of Science in Architecture from the University of Michigan and a Master's in Architecture from the University of Wisconsin-Milwaukee. He served with the City of Pittsburgh's Planning Department as the Associate Director. Prior to coming to San Francisco Planning, he was the founding Executive Director of CityDesign, Seattle's Office of Urban Design, the Executive Director of the Seattle Design Commission, and as the Planning Director for the City of Seattle's Department of Planning and Development.

###

From: [Ionin, Jonas \(CPC\)](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 3333 California Street
Date: Thursday, September 05, 2019 9:31:05 AM

*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
www.sfplanning.org

From: San Francisco Tree Campaign <sftreecampaign@gmail.com>
Sent: Wednesday, September 04, 2019 1:45 PM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Cc: Foster, Nicholas (CPC) <nicholas.foster@sfgov.org>
Subject: 3333 California Street

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

RE: 2015-014028ENV/CUA/PCA/MAP/DVA

Dear Commissioners,

The San Francisco Tree Campaign is opposed in the plan to remove 200 trees.

We have an online petition:

<https://www.change.org/p/mohammed-nuru-save-34-trees-at-3333-california-street>

Sincerely

Co Chair of San Francisco Tree Campaign
<https://sanfranciscotreecampaign.blogspot.com>

From: [Ionin, Jonas \(CPC\)](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 3333 California Street Save 200 Trees
Date: Thursday, September 05, 2019 9:30:26 AM

*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
www.sfplanning.org

From: San Francisco Tree Campaign <sftreecampaign@gmail.com>
Sent: Wednesday, September 04, 2019 1:51 PM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>
Subject: 3333 California Street Save 200 Trees

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

Dear Commissioners:

Community Leaders Fight to Save 34 Trees at 3333 California Street

[SENEWSFEED.US](#) THURSDAY, AUGUST 29, 2019 3 MINUTES

SAN FRANCISCO, CA (8/29)- Local community leaders are speaking out regarding plans to remove 34 trees along the [UCSF](#) Laurel Heights Campus. According to [John Nulty, Public Figure](#), "The developer of 3333 California wants to remove 15 street Trees and 19 significant trees for total of 34 trees on 10.25 acres. Property bound by California Street, Presidio Avenue, Masonic Avenue, Euclid Avenue and Laurel Street. We want to stop the removal of these trees and protect them for the future generations. Please sign, share and comment on this petition. Removing such a large number of trees runs counter to the City's environmental efforts to reduce global warning...."

See: https://www.change.org/p/mohammed-nuru-save-34-trees-at-3333-california-street?recruiter=698519&recruited_by_id=4909c880-d82e-012f-9ea6-4040d2fbfbf&utm_source=share_petition&utm_medium=copylink&utm_campaign=share_for_starters_p1_view&utm_content=bandit-starter_cl_share_content_en-us%3Av4

Furthermore, "We need people to sign this petition in order to stop the developer from taking 34 trees have a hearing on September 18, 2019 at [City Hall \(San Francisco\)](#) 9AM in the morning most people work and can not come to this hear at DPW. The Same project is in front of Planning Commission on September 5, 2019 at 1PM at city hall room 400. This large project with the project sponsor is asking to excavate 400 feet down in portions of the site for 971 underground parking space and would excavate 40 feet down for 3 levels removing over 2 million cubic feet of soil and rock. The developer want asking for 15 years to construct the project of 13 new building. The for-profit developer would be destroy historical resources demolish the Fireman's Fund Insurance Company Home Office that listed on the California Register of Historical Resources. The community does not want this 10.25 acres property rezoned, conditional use authorizations, and wants to added new commercial spaces were Laurel Village shops and Target center and others all ready meet the need of the residents..."

According to the Draft of the Environmental Impact Report (DEIR) published on November 7, 2018, “The project sponsor, Laurel Heights Partners LLC, proposes a mixed-use project for the 3333 California Street site. The University of California San Francisco (UCSF) Laurel Heights Campus currently occupies the 10.25-acre site, which is owned by the Regents of the University of California, subject to a 99-year pre-paid ground lease to the project sponsor. The campus contains a four-story, 455,000-gross-square-foot (gsf) office building with a three-level, partially below-grade parking garage at the center of the site and two circular garage ramp structures leading to the garage levels; a one-story annex building at the corner of California and Laurel streets; three surface parking lots; and landscaping or landscaped open space. The project site does not include the SF Fire Credit Union building at the southwest corner of California Street and Presidio Avenue. Current uses on the campus are office, research, child care, and parking....”

Furthermore, “There are 210 trees on and adjacent to the project site, including 15 existing street trees along the California Street frontage. Ten mature trees on the site would be retained, if viable, and 185 trees on the site would be removed, including 19 significant trees (i.e., trees within 10 feet of the public right-of-way that meet specific height, trunk diameter, and canopy width requirements). The 15 street trees along California Street would be removed and replaced. Both the street trees and the significant trees are protected under city ordinances; removal requires a permit from San Francisco Public Works. Thus, a total of 34 protected trees on, and adjacent to, the project site would be removed. The 10 mature trees to be retained would require anchored tree-protection fencing and implementation of tree health-related measures such as mulching, pruning, and pest protection during construction....”

- Jose Ricardo G. Bondoc

<https://sanfranciscotreecampaign.blogspot.com>

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Foster, Nicholas \(CPC\)](#); [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Letter from Committee on Jobs re 3333 California
Date: Thursday, September 05, 2019 9:30:00 AM
Attachments: [Letter from Committee on Jobs re 3333 California.pdf](#)
Importance: High

*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
www.sfplanning.org

From: Chris Wright <chris@sfjobs.org>
Sent: Wednesday, September 04, 2019 2:47 PM
To: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Son, Chanbory (CPC) <chanbory.son@sfgov.org>
Subject: Letter from Committee on Jobs re 3333 California
Importance: High

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

Hello SF Planning Commission Staff,

I may not be able to attend tomorrow's meeting in person and was told by the Planning receptionist that I could forward to you a letter from our organization regarding an item on tomorrow's agenda. I apologize for not getting it to you sooner.

Attached is the letter on our official letterhead, and below is the text version. Please share this with the commissioners.

Thank you.

Chris

September 4, 2019

*President Myrna Melgar and Commissioners
San Francisco Planning Commission
1650 Mission Street, 4th Floor
Suite 400
San Francisco, CA 94103*

Dear Commissioners,

On behalf of the Committee on Jobs, an association of many of the City's largest private-sector employers that advocates for a vibrant local economy shared by people working and living in San Francisco, we ask for you to approve the 3333 California project before you on September 5th.

First and foremost, this project will create more than 700 new homes for San Franciscans at a critical time when we are in desperate need of additional housing supply. Please note that a quarter of all these new homes will be earmarked for low-income seniors. This is the kind of responsible development we need to help address our housing crisis for the long term health of our local economy, and to maintain the diversity and inclusiveness that is at the core of who we are as a City.

However, this is not just a housing project. The proposal will also bring 35,000 sq. ft. of new retail space that will add to the vitality of the area and generate new economic activity and new employment. Also, the project provides a new childcare center for working families and dedicates five acres of land to open space that will be more easily accessed than the current site allows.

In terms of immediate economic impact, the overall construction budget of \$732 million will support an estimated 250 jobs, of which 206 will be direct at the project site. Construction of the project will also generate approximately 3,000 job-years on-site and 1,500 job-years elsewhere in the City as a result of indirect and induced spending effects.

Long term, the new development is estimated to generate approximately \$8.7 million in local Prop 13 property tax each year, of which \$5 million will go to the City's General Fund. The project will also generate an additional \$1.4 million in charges, for a total annual property tax revenue of \$10.2 million, in addition to other impact fees. Keep in mind that the property is not currently generating property tax revenue because of UCSF's property tax exemption as a public institution.

Also, those living there are expected to generate approximately \$21 million in taxable retail spending in the City, which will generate \$210,000 in local sales tax revenue annually.

Given the tremendous importance of providing a new supply of housing and the substantial economic benefits resulting from the project itself and those that will live and conduct business there once it is complete, we urge you to approve the 3333 California project.

Sincerely,

*Chris Wright
Executive Director*

From: [Ionin, Jonas \(CPC\)](#)
To: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Planning Department Response to LHIA Aug 28, 2019 Letters: 3333 California Street Mixed-Use Project
Date: Thursday, September 05, 2019 9:27:55 AM
Attachments: [3333 California St Response Memo Final.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
www.sfplanning.org

From: Zushi, Kei (CPC) <kei.zushi@sfgov.org>
Sent: Wednesday, September 04, 2019 7:04 PM
To: CTYPLN - COMMISSION SECRETARY <CPC.COMMISSIONSECRETARY@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillissf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>
Cc: ECN, 3333CalCompliance (ECN) <3333calcompliance.ecn@sfgov.org>; Jain, Devyani (CPC) <devyani.jain@sfgov.org>; Dwyer, Debra (CPC) <debra.dwyer@sfgov.org>; Wietgreffe, Wade (CPC) <wade.wietgreffe@sfgov.org>; Greving, Justin (CPC) <justin.greving@sfgov.org>
Subject: Planning Department Response to LHIA Aug 28, 2019 Letters: 3333 California Street Mixed-Use Project

To Planning Commission Secretary:

Attached is the Department's responses to issues raised in the August 28, 2019 letters submitted by the Laurel Heights Improvement Association of San Francisco, Inc. (LHIA) regarding the 3333 California Street Mixed-Use Project, Case No. 2015-014028ENV. A hearing before the Planning Commission to consider the certification of the Final EIR for this project will be held tomorrow (September 5).

Please contact me if you have any questions.

Thank you,

Kei Zushi, Senior Planner
Environmental Planning Division
San Francisco Planning Department
1650 Mission Street, Suite 400 San Francisco, CA 94103
Direct: 415.575.9038 | www.sfplanning.org

From: [Zushi, Kei \(CPC\)](#)
To: [CTYPLN - COMMISSION SECRETARY](#); [Melgar, Myrna \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Fung, Frank \(CPC\)](#); [richhillissf@gmail.com](#); [Johnson, Millicent \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Richards, Dennis \(CPC\)](#)
Cc: [ECN, 3333CalCompliance \(ECN\)](#); [Jain, Devyani \(CPC\)](#); [Dwyer, Debra \(CPC\)](#); [Wietgreffe, Wade \(CPC\)](#); [Greving, Justin \(CPC\)](#)
Subject: Planning Department Response to LHIA Aug 28, 2019 Letters: 3333 California Street Mixed-Use Project
Date: Wednesday, September 04, 2019 7:04:13 PM
Attachments: [3333 California St. Response Memo_Final.pdf](#)

To Planning Commission Secretary:

Attached is the Department's responses to issues raised in the August 28, 2019 letters submitted by the Laurel Heights Improvement Association of San Francisco, Inc. (LHIA) regarding the 3333 California Street Mixed-Use Project, Case No. 2015-014028ENV. A hearing before the Planning Commission to consider the certification of the Final EIR for this project will be held tomorrow (September 5).

Please contact me if you have any questions.

Thank you,

Kei Zushi, Senior Planner
Environmental Planning Division
San Francisco Planning Department
1650 Mission Street, Suite 400 San Francisco, CA 94103
Direct: 415.575.9038 | www.sfplanning.org

From: [Winslow, David \(CPC\)](#)
To: [CTYPLN - COMMISSION SECRETARY](#)
Subject: FW: 333 El Camino Del Mar
Date: Tuesday, September 03, 2019 1:38:49 PM
Attachments: [2018-013317DRP Addenda.pdf](#)

From: Winslow, David (CPC)
Sent: Tuesday, September 03, 2019 12:26 PM
To: Melgar, Myrna (CPC) <Myrna.Melgar@sfgov.org>; Koppel, Joel (CPC) <Joel.Koppel@sfgov.org>; 'richhillissf@gmail.com' <richhillissf@gmail.com>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Johnson, Milicent (CPC) <Milicent.Johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Fung, Frank (CPC) <Frank.Fung@sfgov.org>
Cc: Deborah Holley <deborah@holleyconsulting.com>
Subject: 333 El Camino Del Mar

Commissioners,

The attached documents were inadvertently omitted from you packets for the above-mentioned project.

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: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA
Date: Tuesday, September 03, 2019 1:34:53 PM

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
www.sfplanning.org

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

From: Barry Synoground <barry@dnalounge.com>
Sent: Tuesday, September 03, 2019 12:54 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Horn, Jeffrey (CPC) <jeffrey.horn@sfgov.org>; MandelmanStaff, [BOS] <mandelmanstaff@sfgov.org>; Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>; Office of Cannabis (ADM) <officeofcannabis@sfgov.org>
Subject: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA

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

Dear SF Planning Department and District Supervisor Mandelman,

I am a resident who lives one block from the proposed location in the Upper Market area. I chose the neighborhood for its amazing diversity and culture and I absolutely support Terrance and his proposed business. The neighborhood has changed greatly since I have been here and a number of retail locations have gone the way of the Dodo, Tower Records, Harvest Market, Books Inc, and Radio Shack. Our changing times mean we need changing businesses to cater to both a new clientele and old timers like myself. This new business promises to serve both the existing neighbors and help bring more people in to experience all the wonders we have to offer.

Not only do I support the type of business proposed, but I'd like to take a little time to express my direct support for Terrance. I've known him for more than 20 years and we have been directly and indirectly involved in myriad things over the years. Terrance is an honest, hard working, positive force here in San Francisco. His entrepreneurial spirit has had him involved in incredibly artistic, creative, and edgy projects and his sense of fairness and community involvement has had him sitting on governmental boards and commissions. He absolutely understands the balance of running a cutting edge establishment and keeping within the lines of regulation. He has proven that over and over throughout the years. Terrance knows our neighborhood and knows he can continue to contribute to the betterment of it with this new project.

Let's make this neighborhood even more attractive and vibrant than it already is. Please vote yes.

—

Barry Synoground

<https://www.dnalounge.com/>

<https://www.dnapizza.com/>

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA
Date: Tuesday, September 03, 2019 11:46:55 AM

*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
www.sfplanning.org

From: Aashish Karkhanis <aashish.karkhanis@tedpsf.org>
Sent: Tuesday, September 03, 2019 11:14 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Horn, Jeffrey (CPC) <jeffrey.horn@sfgov.org>; MandelmanStaff, [BOS] <mandelmanstaff@sfgov.org>; Board of Supervisors, (BOS) <board.of.supervisors@sfgov.org>; Office of Cannabis (ADM) <officeofcannabis@sfgov.org>
Cc: Flore Store <258NoeStore@gmail.com>
Subject: Support 258 Noe Street Retail Cannabis Case # 2018-002060CUA

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

Dear SF Planning Department and District Supervisor Mandelman,

I am writing to ask for your yes vote on the Conditional Use request for a cannabis retail store at 258 Noe Street scheduled for hearing on September 19, 2019. Cannabis retail at 258 Noe will be a positive impact on the surrounding businesses, bringing new and much needed shoppers, add heightened security, offer good paying jobs and give a boost to the commercial diversity of the Upper Market and Castro areas.

My name is Aashish Karkhanis, a resident of San Francisco and board president of the Tenderloin Equitable Development Project ("TEDP"), a San Francisco nonprofit focused on supporting community businesses in the Tenderloin with counseling and direct investment. I know Terrance from TEDP, a founder of that organization and a true leader and forward thinker on inclusive community building through vibrant local business corridors that serve people from many backgrounds. I want more cannabis retail in Upper Market for patients and adult users, and I specifically want to see 258 Noe Street cannabis retail open because Terrance is leading the project. Terrance's team is uniquely suited, under his leadership, to create a cannabis retail experience that complements the community, strengthens the community business ecosystem across Upper Market,

and further beautifies a major commercial corridor.

My support for this project comes from my personal experience with Terrance. I've seen his commitment to an inclusive family, diverse community and City, his hands-on knowledge of operating a small business in San Francisco and positive role in the three-year civic conversation that resulted in the establishment of the Office of Cannabis and the Equity Program of San Francisco.

The store is owned by the equity applicant, Terrance Alan and Focus 415 Capital Investments Group, a small group of investors each with a long history in cannabis, social advocacy, business. The renovations proposed will sensitively house a modern retail operation inside a tastefully updated Victorian era storefront.

Please register my support and I urge your vote "Yes."

Sincerely,
Aashish
9/3/2019

--

Aashish R. Karkhanis

Tenderloin Equitable Development Project | President

25 Taylor Street, San Francisco, CA 94102 | Main (415) 498-0956 | Mobile (415) 815-8641 | www.tedpsf.org

CONFIDENTIALITY NOTICE This communication and any files or materials transmitted herewith are confidential and intended solely for recipients addressed/stated herewith. If you are not an intended recipient of this communication, you may not view, record, retain, copy, disclose, distribute, or disseminate this communication in whole or in part. If you have received this communication in error, notify the sender immediately and destroy any and all copies without viewing.

From: [CPC-Commissions Secretary](#)
To: [Poling, Jeanie \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Inadequacy of Balboa Reservoir Initial Study/PEIR
Date: Tuesday, September 03, 2019 10:03:20 AM
Attachments: [2017-10-5 ROAD TO RESERVOIR PROJECT--THE BALBOA PARK STATION AREA PLAN IN RELATION TO THE RESERVOIR 2017 update.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
www.sfplanning.org

From: aj <ajahjah@att.net>
Sent: Friday, August 30, 2019 4:01 PM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Fung, Frank (CPC) <frank.fung@sfgov.org>; richhillssf@gmail.com; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Inadequacy of Balboa Reservoir Initial Study/PEIR

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

Planning Commission:

Comment on Balboa Reservoir Initial Study

The Initial Study discounts almost all environmental factors as needing assessment except for Transportation, Air Quality, and Noise.

The Initial Study erroneously carries over the program-level determinations of the Balboa Park Station FEIR/PEIR to the project-level Balboa Reservoir SEIR.

I had already written about this several years ago in "The Road to the Balboa Reservoir Project: The Balboa Park Station Area Plan in Relation to the Reservoir Project".

"The Road to the Balboa Reservoir Project: The Balboa Park Station Area Plan in Relation to the Reservoir Project" has been submitted at multiple stages throughout the Project's "public engagement process." It has been submitted to the Reservoir CAC, the Reservoir City Team (Planning, OEWD, PUC), Reservoir Community

Partners, Environmental Planning Scoping.

Here it is again (also attached as pdf):

**THE ROAD TO THE BALBOA RESERVOIR PROJECT:
THE BALBOA PARK STATION AREA PLAN IN RELATION TO THE RESERVOIR
(updated 10/5/2017)**

The Balboa Park Station Area Plan is one of the foundational justifications for the Balboa Reservoir Project.

The City Team commissioned AECOM to do a 2014 preliminary study for the Balboa Reservoir Project. The AECOM study for the Reservoir used the Balboa Park Station Area Plan in making their findings. Yet there are substantial shortcomings contained in the Balboa Park Station Area Plan as it relates to the Reservoir.

In addition to the shortcomings, AECOM further complicates the matter by misinterpreting the contents of the Balboa Park Station Area Plan.

LAND USE: BEST USE OF THE RESERVOIR

The First Element of the Balboa Park Station Area Plan contains:

***OBJECTIVE 1.4 DEVELOP THE RESERVOIRS IN A MANNER THAT WILL
BEST BENEFIT THE NEIGHBORHOOD, THE CITY, AND THE REGION AS A
WHOLE.***

Despite this “best benefit” objective, no discussion or analysis has been made regarding what constitutes the best use of the western Reservoir.

Then drilling down further:

***POLICY 1.3.2 [sic--This should more correctly read Policy 1.4.2—aj] Develop
the west basin of the reservoir [for] the greatest benefit of the city as a whole as
well as for the surrounding neighborhoods. If the PUC should decide that the
west basin is not needed for water storage, it should consider facilitating the
development of a mixed-use residential neighborhood on part of the site to
address the city-wide demand for housing.***

Policy 1.3.2 [sic] suggests that PUC “consider” developing the site for housing. There is no documentation or evidence presented in the 2004 BPS Initial Study or in the Balboa Park Station Area Plan itself to arrive at a conclusion that 425-500 housing units would be the best use of the property.

The Fourth Element of the BPS Area Plan contains:

***OBJECTIVE 4.4 CONSIDER HOUSING AS A PRIMARY COMPONENT TO
ANY DEVELOPMENT ON THE RESERVOIR.***

The Balboa Reservoir represents one of the largest remaining undeveloped sites in San Francisco and currently forms an unpleasant void in the neighborhood. Developing housing on this site would help fill this void in two ways. First, housing here would add more people to the area; enlivening the commercial district and increasing ridership levels on the nearby public transportation services.

Objective 4.4, just like Policy 1.3.2 [sic] asks PUC to “consider” using the Reservoir for housing. It does not mandate that it do so. Despite this, the City has made Reservoir housing appear to be a mandate.

Furthermore the arguments used in support for housing at the Reservoir are weak:

- *“currently forms an unpleasant void in the neighborhood”*

This characterization is totally subjective. In reality it serves an important public purpose of providing student parking that enables community access to education. It also keeps students away from parking in the neighborhoods, blocking residential driveways. It is also objectively open space that allows for vistas of the Pacific Ocean to the Farallones from the CCSF Science Building.

- *“increasing ridership levels on the nearby public transportation services”*

Both MUNI and BART have problems with capacity. They have more riders than they can handle. Regular riders of the 43 and 29 will be able to recount stories of crowded conditions and being passed up by buses. New Reservoir residents will only aggravate unreliable service on public transit.

PUC RESERVOIR AS OPEN SPACE IS ALSO PROPOSED IN THE BPS AREA PLAN; HOUSING WAS NOT THE SOLE PROPOSAL

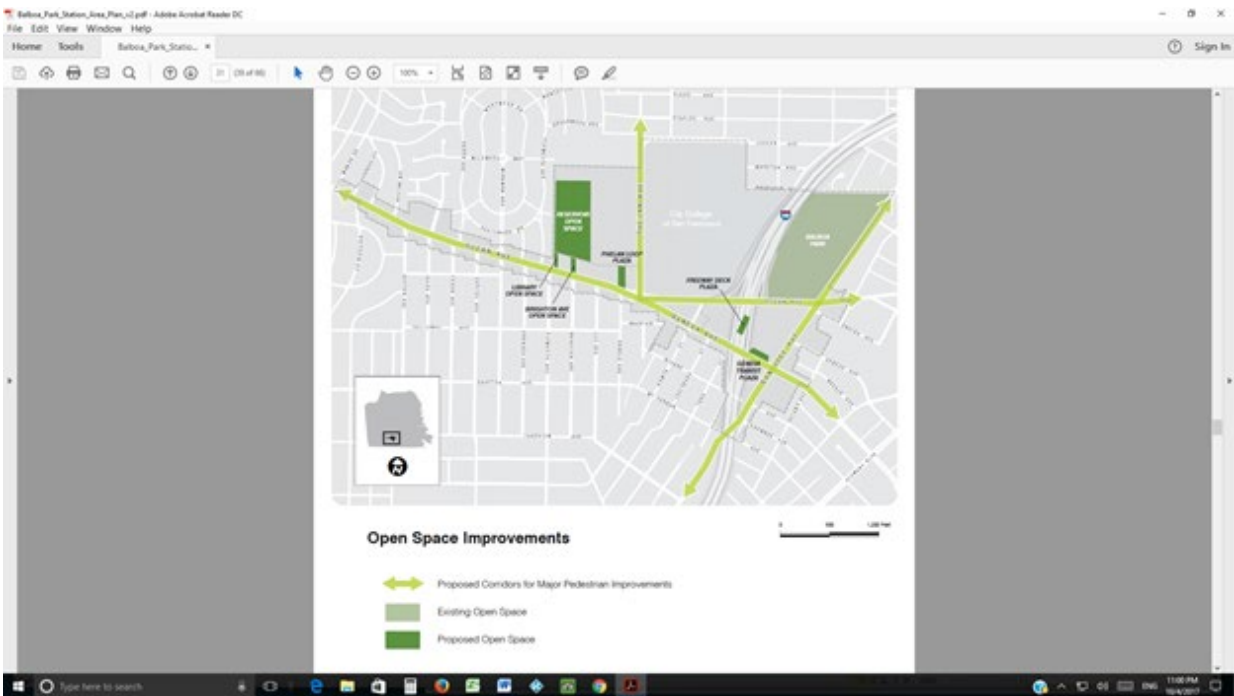
The Balboa Reservoir Project is frequently misrepresented as being called for by Balboa Park Station Area Plan. In reality, the BPS Area Plan actually calls for housing to “be considered” as a use for the PUC Reservoir. This is contained in the Housing Element of the Area Plan.

In addition to the Housing Element, the BPS Area Plan also contains a Streets and Open Space Element.

The Streets and Open Space Element contains this:

*A number of open spaces are proposed in the plan area, including the Phelan Loop Plaza, the Geneva Plaza, open space associated with the proposed freeway deck, Brighton Avenue, the Library playground, and the **proposed Balboa Reservoir open space**.* (page 30)

Page 31 of the BPS Area Plan shows this map:



What this shows is that housing was not the sole possibility offered by the BPS Area Plan for the use of the Reservoir. This BPS Area Plan map shows the entire PUC Reservoir as open space.

THE AECOM STUDY’S MISINTERPRETATION OF BPS AREA PLAN

The Balboa Reservoir Project is a project-level sub-section of the Balboa Park Station Area Plan’s program-level Final EIR.

Analysis of a Balboa Reservoir project is minimal within the Balboa Park Station Area Plan. The Reservoir is relegated to Tier 2 (long-term, up to year 2025) development and lacks detail.

The program-level EIR allows for early consideration of possible area-wide impacts. This would minimize reinventing the wheel for every project within the BPS Area.

The Balboa Park Station Area plan, as a program-level plan, is unable to address the specifics and particularities of impacts on the project-level, except in the most general sense.

The fatal flaw of the current Balboa Reservoir Project is that it relies on the foundation of a very general determination contained in the BPS Final EIR.

ROOT OF THE PROBLEM: “EFFECT ON PUBLIC SERVICES LESS THAN SIGNIFICANT”

The Final BPS EIR determined that the Area Plan’s effect on public services would be

insignificant or less-than-significant:

“An Initial Study, published in July 2006, determined that implementation of the proposed Area

Plan and its associated public improvements and development projects may result in potentially

significant environmental impacts; therefore, preparation of an EIR was required. The Initial

Study determined that the following effects of the Area Plan would either be insignificant or

would be reduced to a less-than-significant level by mitigation measures included in the Area

Plan and, thus, required no further analysis: land use; visual quality; climate (wind); utilities/public services (except hydrology and water quality); biology; geology/topography; water; energy/natural resources; and hazards (see Appendix A for a copy of the Initial Study).

“With the exception of land use, which is included in the EIR for informational purposes and to

orient the reader to the Project Area, the EIR does not discuss the environmental topics listed

above.”

Here is the section in Appendix A of the FEIR which discusses public schools. No reference whatsoever is made to CCSF. The Initial Study and FEIR is not specific enough to deal with impacts of the project-level scale of the Balboa Reservoir Public Lands for Housing Project:

AECOM BALBOA RESERVOIR INITIAL STUDY STANDS ON THE SHAKY FOUNDATION OF THE BPS FEIR

The AECOM Study's sections on Existing Conditions and Surrounding Development takes note of the many educational institutions near the Reservoir. Yet the AECOM Initial Study fails to assess the impact of the BR Project on the Bay area-wide public service that CCSF and other schools provide.

The AECOM Study's failure to assess the impact of the BR Project on the public service provided by CCSF and other schools is based on an incorrect interpretation of the BPS FEIR.

The AECOM Study states:

“The [BPS FEIR] finds that speculative development of 500 residential units on Balboa Reservoir would not result in significant land use impacts...Although any future proposed projects would require individual environmental review, development on Balboa Reservoir has received programmatic environmental

clearance through the Balboa Park Plan FEIR."

This AECOM interpretation is wrong. Contrary to the quoted AECOM passage, the BPS FEIR did not refer specifically to Balboa Reservoir. The "less-than-significant" determination was for the program-level BPS Area Plan and for the specific project-level Kragen (Mercy housing) and Phelan Loop Projects.

There was insufficient detail contained in the FEIR for the Tier 2 Reservoir project to merit extension of the "less-than-significant" determination for the program-level FEIR to the project-level Balboa Reservoir.

CALL FOR RESET

The fundamental assumptions for the BR Project rests on the shaky foundation of a generalized program-level determination of non-significance for the category of "Public Service" contained in the BPS FEIR.

OEWD/Planning's Principles & Parameters similarly rests on a shaky foundation because of its failure to address the fundamental environmental review concept of assessing "immediate and long-range specific and cumulative impacts of a proposed project on its surrounding physical environment."

So instead of continuing to call for CCSF and the neighborhood to accommodate the BR Project, OEWD/Planning needs to reset its MO to adhere to its own Initial Study Checklist guidelines to include "Public Services."

OEWD/Planning needs to adhere to its own 3/17/2011 Environmental Review Process Summary document instead of pushing on with its inversion of environmental review principles.

Submitted by:

Alvin Ja

Ratepayer

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Tuesday, September 03, 2019 10:02:55 AM

*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
www.sfplanning.org

From: Jane Natoli <wafoli@gmail.com>
Sent: Monday, September 02, 2019 8:18 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

Hello, my name is Jane Natoli, an organizer with Grow the Richmond and a board member at YIMBY Action. I am writing today to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

As someone in the neighboring Richmond who goes there frequently and has friends who live over there, Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and much of the city has not built its fair share of housing. Adding housing in this quantity is especially rare on the west side of San Francisco, where we have long lagged in doing our part to support the housing needs of San Francisco.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should be built without further delay. Please take this into consideration with your vote on Thursday. We don't get opportunities to add 744 new homes for our

current and future members often.

Thank you,
Jane Natoli

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [Foster, Nicholas \(CPC\)](#)
Subject: FW: 3333 California Street
Date: Tuesday, September 03, 2019 10:02:48 AM

*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
www.sfplanning.org

From: Sylvia Melikian <sylviamelikian@gmail.com>
Sent: Monday, September 02, 2019 8:57 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: 3333 California Street

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

Dear Commissioners:

As a 24 year resident of Jordan Park, I am writing this letter in support of the proposed project located at 3333 California St. This is a well thought out and beautifully designed development that will provide approximately 744 units of needed housing, along with office, retail and child care space in a location that has many transit options.

The lack of housing is one of the most critical issues facing the City today and the City has rightfully made this one of its top priorities. This project provides housing for many income levels and yet retains a significant amount of open space where people can actually walk and enjoy the gardens and the outdoors. Most importantly, it is designed to be accessible to the surrounding neighborhoods.

The retail and office component complements uses that are already found in the neighborhood, but will meet the standards of today as well as serve the new residents.

This is an important project for the continued health of the City and I believe that it will be viewed as a model for other cities.

I regret that I can not be at the September 5th meeting in order to speak in favor of the project in

person.

Respectfully Yours,
Sylvia Melikian
503 Euclid Ave.
San Francisco, CA. 94118

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Tuesday, September 03, 2019 10:02:37 AM

*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
www.sfplanning.org

From: Yann B-D <yannbd@hotmail.com>
Sent: Monday, September 02, 2019 9:21 PM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. I wish that my newborn could grow up in this neighborhood and enjoy nearby small shops that will close down if we don't build more housing *quickly*. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

There is a vocal minority that would like to see this delayed indefinitely. As I community member who lives on Euclid Ave and Heather, just a few blocks away from the 3333 California site, I would like to say YES this housing should be built without further delay. Please take this into consideration with your vote on Thursday.

Thank you,
Yann Benetreau, Laurel Heights resident

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: I support 3333 California - please move it forward to the Board of Supervisors
Date: Tuesday, September 03, 2019 10:02:28 AM

*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
www.sfplanning.org

From: Molly Alarcon <mollyalarcon@gmail.com>
Sent: Tuesday, September 03, 2019 7:23 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: I support 3333 California - please move it forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should be built without further delay. Please take this into consideration with your vote on Thursday.

Thank you,
Molly Alarcon
District 2 resident

From: [CPC-Commissions Secretary](#)
To: [Foster, Nicholas \(CPC\)](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Please move 3333 California forward to the Board of Supervisors
Date: Tuesday, September 03, 2019 10:02:20 AM

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
www.sfplanning.org

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

From: Chris Patrick <csp629@yahoo.com>
Sent: Tuesday, September 03, 2019 7:34 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>; Richards, Dennis (CPC) <dennis.richards@sfgov.org>; Koppel, Joel (CPC) <joel.koppel@sfgov.org>; Moore, Kathrin (CPC) <kathrin.moore@sfgov.org>; Johnson, Milicent (CPC) <milicent.johnson@sfgov.org>; Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>; richhillissf@gmail.com
Cc: Stefani, Catherine (BOS) <catherine.stefani@sfgov.org>
Subject: Please move 3333 California forward to the Board of Supervisors

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

Dear Members of the Planning Commission,

I am writing to express my support for the 3333 California development proposal. I request that you approve the conditional use permit, the planning code and zoning map amendments, and certify the EIR.

Laurel Heights is a wonderful community that needs more density and neighbors in order to thrive. The development will bring much needed family-sized apartments, senior housing, and child care. We are in a housing crisis and the Northern part of the city has not built its fair share of housing.

There is a vocal minority that would like to see this delayed indefinitely. As I community member I would like to say, YES, this housing should be built without further delay. Please take this into consideration with your vote on Thursday.

Thank you,

Chris Patrick

From: [CPC-Commissions Secretary](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#); [White, Elizabeth \(CPC\)](#)
Subject: FW: Planning Commissioners and SFBOS - loop the south Van Ness line around cesar chavez... T-Line and F-Line on Van Ness and connect to Geneva Harney...
Date: Tuesday, September 03, 2019 10:02:06 AM
Attachments: [TF line hospital link 0.pdf](#)
[T Line GENEVA HARNEY 0.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
www.sfplanning.org

From: Aaron Goodman <amgodman@yahoo.com>
Sent: Tuesday, September 03, 2019 9:55 AM
To: CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: Planning Commissioners and SFBOS - loop the south Van Ness line around cesar chavez... T-Line and F-Line on Van Ness and connect to Geneva Harney...

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

See attached pdf

shows the route.... for the HUB

Would link the CPMC, St.Luke's and SFGH with a reconnect to the T-Line... or shoot it up Potrero and south to Bayshore to provide a secondary north south link to San Bruno ave and Brisbane....

think it out, its not rocket science, and the links/loops/connections will get people out of cars and onto public transit lines....

Tax Uber/Lyft and development to pay for it...

ag D11

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [CTYPLN - COMMISSION SECRETARY](#); [CTYPLN - SENIOR MANAGERS](#); [STACY, KATE \(CAT\)](#); [YANG, AUSTIN \(CAT\)](#); [JENSEN, KRISTEN \(CAT\)](#)
Subject: CPC Calendars for September 5, 2019
Date: Friday, August 30, 2019 2:31:14 PM
Attachments: [20190905_cal.docx](#)
[20190905_cal.pdf](#)
[Advance Calendar - 20190905.xlsx](#)
[CPC Hearing Results 2019.docx](#)

Commissioners,
Attached are your Calendars for September 5, 2019.

Enjoy the Labor Day weekend,

*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
www.sfplanning.org

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 1 & 3 Winter Place --DR Hearing Sept. 5, 2019
Date: Friday, August 30, 2019 11:18:01 AM
Attachments: [Supp Statement from DR Requestor 1 & 3 Winter Place w Exhibits.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
www.sfplanning.org

From: Stephen M. Williams <smw@stevewilliamsllaw.com>
Sent: Friday, August 30, 2019 11:17 AM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>
Cc: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Winslow, David (CPC) <david.winslow@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: RE: 1 & 3 Winter Place --DR Hearing Sept. 5, 2019

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

Please forgive the second email, but the exhibits were omitted from the first Supplemental Statement. The first Exhibit shows the website where the Sponsor offered the building as a short term rental on HotPads.com until October 4, 2018. The second exhibit is the Assessor's Map of the Block.

Steve Williams

Stephen M. Williams
1934 Divisadero St.
San Francisco, CA 94115
Ph: (415) 292-3656
Fax: (415) 776-8047

The information transmitted is intended only for the person or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon this information by persons or entities other than the intended recipient is prohibited. If you received this in error, please contact sender and delete the material from any computer.

From: Stephen M. Williams <smw@stevewilliamsllaw.com>

Sent: Friday, August 30, 2019 10:46 AM

To: 'myrna.melgar@sfgov.org' <myrna.melgar@sfgov.org>

Cc: 'jonas.ionin@sfgov.org' <jonas.ionin@sfgov.org>; 'Winslow, David (CPC)' <david.winslow@sfgov.org>; 'commissions.secretary@sfgov.org' <commissions.secretary@sfgov.org>

Subject: 1 & 3 Winter Place --DR Hearing Sept. 5, 2019

President Melgar:

I represent Mitzi Johnson in a Discretionary Review (one of four on the Project) on the Commission's Calendar for September 5, 2019. Attached is a Supplemental Statement and Executive Summary I am submitting to the Commission on her behalf. We would also like to invite you to visit Ms. Johnson's home and garden which is truly unique ...I also attach a San Francisco Chronicle Article on her home from August 1, 2004.

Thank you for your time and consideration. Please let me know if you have time in the next week for a visit to the site.

Steve Williams

Stephen M. Williams

1934 Divisadero St.

San Francisco, CA 94115

Ph: (415) 292-3656

Fax: (415) 776-8047

The information transmitted is intended only for the person or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon this information by persons or entities other than the intended recipient is prohibited. If you received this in error, please contact sender and delete the material from any computer.

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES PUBLIC SAFETY CAMERAS IN CHINATOWN ARE NOW OPERATIONAL
Date: Friday, August 30, 2019 11:13:10 AM
Attachments: [8.29.19 Chinatown Public Safety Cameras.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
www.sfplanning.org

From: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Sent: Thursday, August 29, 2019 4:01 PM
To: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES PUBLIC SAFETY CAMERAS IN CHINATOWN ARE NOW OPERATIONAL

FOR IMMEDIATE RELEASE:

Thursday, August 29, 2019

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

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES PUBLIC SAFETY
CAMERAS IN CHINATOWN ARE NOW OPERATIONAL**

18 new cameras installed along Stockton Street to increase public safety

San Francisco, CA — Mayor London Breed, Supervisor Aaron Peskin, and the Office of Economic and Workforce Development (OEWD) have announced that the 18 new public safety cameras installed along Stockton Street in Chinatown are now operational. The cameras are intended to create a safe and inviting public realm experience in the community for residents, merchants, and visitors and were funded in partnership with the Northeast Community Federal Credit Union and SF SAFE.

“I am pleased that these public safety cameras are now installed,” said Mayor Breed. “They are part of our broader efforts to help Chinatown continue to be an incredible community that is welcoming for both residents and visitors—including expanding the number of police officers walking beats and creating a drop-in center for people to be able to report crimes. By working together with the community, we can continue to keep Chinatown safe.”

These 18 high definition security cameras in Chinatown cover Stockton Street starting from

the tunnel at Sacramento Street to Washington Streets. Footage from the public safety cameras will be used to assist the community and the San Francisco Police Department, should a criminal activity take place. Additionally, the visibility of the cameras should create a deterrent effect on potential perpetrators of crime.

“I am pleased to see the City moved forward with this camera program. Two years ago, I funded increased public safety resources at the Ping Yuen housing projects, including security cameras,” said Supervisor Peskin. “Building on the success of that camera program, I allocated \$45,000 from the Chinatown Central Subway Mitigation Fund to outfit the Stockton corridor with state-of-the-art security cameras. Central Station has also committed an increased police presence on Stockton Street. We know that the best way to ensure the public feels safe in their neighborhoods is to listen to the feedback from residents and merchants.”

“SF SAFE is proud to be a partner in this important project. We believe that improving the safety of a community starts within that community. As Chinatown’s safety partner, we’re grateful for our deep ties there and for the valuable feedback we received that prompted the installation of these new security cameras. With this initiative, together we are enhancing safety throughout one of our city’s crown jewel neighborhoods, and ultimately forging a safer San Francisco,” said Kyra Worthy, Executive Director of SF SAFE.

“I am glad to be a community partner working to improve Chinatown’s public safety. With OEWD’s funding and SF SAFE’s assistance, we can show everyone that Chinatown is a safe environment for shopping, working and living. I encourage our local merchant’s participation, both technically and financially, to expand the safety camera projects to more areas in our neighborhood,” said Lily Lo, Chief Executive Officer at the Northeast Community Federal Credit Union.

This project, led by OEWD, is part of a comprehensive strategy to support diverse small-scale investments aimed at enhancing the visitor and resident experience. Other projects include the installation of ambient light in targeted alleyways to keep the Chinatown neighborhood feeling safe. In partnership with the Portsmouth Square Garage, a discounted parking program is offered during the evenings and weekends to not only attract customers to Chinatown but also to prevent car break-ins and theft. OEWD, in partnership with Self-Help for the Elderly, funds a bilingual and bicultural corridor manager to oversee the day-to-day field activities in Chinatown. The manager regularly works with local businesses to ensure the needs of the corridor are met and that community services are accessible.

“These cameras will support Stockton Street merchants and strengthen the resiliency, safety and vibrancy of Chinatown,” said Joaquín Torres, Director of OEWD. “Community feedback directly shaped this investment, and we look forward to continued partnership with local merchants and residents to ensure that Chinatown and our commercial districts citywide are safe, clean and welcoming for all.”

Northeast Community Federal Credit Union is a nonprofit, member owned, community development credit union that promotes grass-roots community development through financial stability, economic literacy, small business development, and home ownership in the Chinatown, Tenderloin, and SoMa neighborhoods.

SF SAFE engages, educates, and empowers San Franciscans to build safer neighborhoods through crime prevention, education, and public safety services that result in stronger, more vibrant and resilient communities.

###

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: Fall 2019 Pictorial / Face Sheet
Date: Friday, August 30, 2019 11:13:00 AM
Attachments: [SFPlanning_Fall2019_Pictorial_Final.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
www.sfplanning.org

From: SooHoo, Candace (CPC) <candace.soofoo@sfgov.org>
Sent: Thursday, August 29, 2019 6:08 PM
To: CTYPLN - CITY PLANNING EVERYONE <CPC.CityPlanningEveryone@sfgov.org>
Subject: Fall 2019 Pictorial / Face Sheet

Hi all –

The updated staff pictorial / face sheet is now available.

For future reference, you can download the pictorial from the Plan-Net Portal's homepage

Thanks,
Candace

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: 1 & 3 Winter Place --DR Hearing Sept. 5, 2019
Date: Friday, August 30, 2019 11:11:51 AM
Attachments: [DR Requestor's Supp Statement Planning Commission 083019.pdf](#)
[Executive Summary 1 & 3 Winter Place DR.pdf](#)
[San Francisco Chronicle Article on 11 August Alley 08.01.04.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
www.sfplanning.org

From: Stephen M. Williams <smw@stevewilliamsllaw.com>
Sent: Friday, August 30, 2019 10:46 AM
To: Melgar, Myrna (CPC) <myrna.melgar@sfgov.org>
Cc: Ionin, Jonas (CPC) <jonas.ionin@sfgov.org>; Winslow, David (CPC) <david.winslow@sfgov.org>; CPC-Commissions Secretary <commissions.secretary@sfgov.org>
Subject: 1 & 3 Winter Place --DR Hearing Sept. 5, 2019

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

President Melgar:

I represent Mitzi Johnson in a Discretionary Review (one of four on the Project) on the Commission's Calendar for September 5, 2019. Attached is a Supplemental Statement and Executive Summary I am submitting to the Commission on her behalf. We would also like to invite you to visit Ms. Johnson's home and garden which is truly unique ...I also attach a San Francisco Chronicle Article on her home from August 1, 2004.

Thank you for your time and consideration. Please let me know if you have time in the next week for a visit to the site.

Steve Williams

Stephen M. Williams

1934 Divisadero St.
San Francisco, CA 94115
Ph: (415) 292-3656
Fax: (415) 776-8047

The information transmitted is intended only for the person or entity to which it is addressed and may contain confidential and/or privileged material. Any review, retransmission, dissemination or other use of, or taking of any action in reliance upon this information by persons or entities other than the intended recipient is prohibited. If you received this in error, please contact sender and delete the material from any computer.

From: [Ionin, Jonas \(CPC\)](#)
To: [Richards, Dennis \(CPC\)](#); [Fung, Frank \(CPC\)](#); [Johnson, Milicent \(CPC\)](#); [Koppel, Joel \(CPC\)](#); [Moore, Kathrin \(CPC\)](#); [Melgar, Myrna \(CPC\)](#); [Rich Hillis](#); [Aaron Jon Hyland - HPC](#); [Black, Kate \(CPC\)](#); [Diane Matsuda](#); [Jonathan Pearlman](#); [Richard S. E. Johns](#)
Cc: [Feliciano, Josephine \(CPC\)](#)
Subject: FW: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES NEW VISION ZERO INITIATIVES TO IMPROVE SAFETY AT INTERSECTIONS
Date: Friday, August 30, 2019 11:11:16 AM
Attachments: [8.29.19 Pedestrian Safety Improvements.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
www.sfplanning.org

From: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Sent: Thursday, August 29, 2019 1:00 PM
To: Press Office, Mayor (MYR) <mayorspressoffice@sfgov.org>
Subject: *** PRESS RELEASE *** MAYOR LONDON BREED ANNOUNCES NEW VISION ZERO INITIATIVES TO IMPROVE SAFETY AT INTERSECTIONS

FOR IMMEDIATE RELEASE:

Thursday, August 29, 2019

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

***** PRESS RELEASE *****

**MAYOR LONDON BREED ANNOUNCES NEW VISION ZERO
INITIATIVES TO IMPROVE SAFETY AT INTERSECTIONS**

Building on Mayor Breed's quick-build policy and push to create 20 miles of new protected bike lanes, a package of steps to address safety at dangerous intersections will improve pedestrian safety

San Francisco, CA — Mayor London N. Breed today announced a package of Vision Zero projects to increase street safety at intersections throughout San Francisco. The projects include expanded enforcement, piloting left-turn traffic calming to reduce turn speeds, analyzing and developing policy recommendations to restrict right turns at red lights, updating walk signals to extend time for pedestrians to cross the street, and adding new diagonal pedestrian crossings at busy intersections.

The package of safety improvements, which will be presented on Tuesday, September 3 at the San Francisco Municipal Transportation Agency (SFMTA) Board of Directors meeting, is a

continuation of Mayor Breed's commitment to increasing street safety for pedestrians and bicyclists by moving forward the City's Vision Zero goals. Over the past five years, 60% of fatal crashes have occurred at intersections, highlighting the need for these safety improvements.

"This year we have been reminded far too often that we have so much more work to do to reduce traffic fatalities in our City and make our streets safe," said Mayor Breed. "That's why we instituted our new 'quick-build' policy to make immediate changes to dangerous corridors, and why we're creating 20 miles of new protected bike lanes in the next two years. But until our streets are safe we need to keep doing more, and this package of safety improvements is going to make a number of important improvements at dangerous intersections to keep people safe."

Over the past five years, 27% of severe and fatal crashes involved a turning vehicle, with the majority of these involving a left turn. To help address this, the SFMTA will begin piloting left-turn traffic calming designed to reduce turning speed. These pilots will be installed and evaluated at eight intersections by early 2020. Furthermore, the SFMTA and the Department of Public Health (DPH) will be analyzing and developing policy recommendations on limiting right turns at red lights by Spring 2020. SFMTA currently restricts rights turns on red at over 200 intersection locations.

Additionally, SFMTA is continuing to make progress on a number of important changes to put pedestrians first. By the end of the year they will have completed:

- 260 signal updates to extend walking time for pedestrians,
- 165 leading pedestrian intervals, which change signals for pedestrians to walk before changing signals to green for drivers in order to increase visibility,
- Nine new diagonal pedestrian crossings, also known as pedestrian scrambles,
- Seven new signalized intersections,
- 25 new pedestrian countdown signals,
- 46 new corner red zones (daylighting), which increase visibility of pedestrians to drivers.

"To achieve Vision Zero, we need to use tools that work," said Tom Maguire, SFMTA Interim Director of Transportation. "The SFMTA has adopted a safe systems, data-driven approach to eliminating fatalities, including engineering improvements, enforcement and education, all of which work together to create safer streets and change behavior."

The San Francisco Police Department has also been stepping up their enforcement on the five most dangerous traffic behaviors: speeding, violating pedestrian right-of-way in a crosswalk, running red lights, running stop signs, and failing to yield while turning. In June, the Department created a new pilot program of traffic company officers to exclusively work on enforcing these violations. Early feedback indicates positive results with the team issuing over

400 citations, with 99% being “Focus on the Five” violations. As a result, they will be doubling the size of this program to eight traffic company officers. In addition, District Stations will bring a renewed focus to traffic safety violations, including regular updates to the Police Commission associated with “Focus on the Five” citations.

Finally, Mayor Breed has directed City departments to model safe habits on our street and has established guidelines that, unless responding to an emergency, City vehicles should never block the pedestrian right-of-way or bicycle lanes.

###

August 26, 2019

City Of San Francisco - Planning Commission
Commission Chambers,
Room 400, City Hall,
1 Dr. Carlton B. Goodlett Place,
San Francisco, CA 94102-4689

RECEIVED
SEP 03 2019
CITY & COUNTY OF S.F.
PLANNING DEPARTMENT
CPC/HPC

Re: Property: 3333 California Street
Record No. 2015-014028CUA/PCA/MAP/DVA
September 5, 2019 - Planning Commission Hearing

Dear Planning Commissioners:

At our last commission meeting with you, LHIA urged this Commission to require the Developer's proposed project plans to be redesigned to include, in the alternative, a Lookalike Variant according to the Community Preservation or Community Full Preservation Alternative Variant 2 plan.

Based on what I have read the August 15, 2019 S.F. Public Works Independent Peer Review submitted to Senior Environmental Planner, Kei Zushi, of the San Francisco Planning Department, it states that the incomplete LHIA Community Alternative Plan won't meet the requirements that are set in the Developer's Plan.

The Submittal of the LHIS Community Alternative Plan was created to show that the Developer doesn't need to build 13 buildings on the site with needless destruction of natural green spaces and removal of a multitude of mature trees and the historically significant Ecko Terrace. The LHIA has not invested in full and complete, dimensional, architectural code compliant plans and specifications as they are not the developer of the project. The drawings and any renderings presented were only to show that the Developer should create a plan utilizing the LHIA plan as its base design for an alternative to achieving additional housing at this site without taking 10 to 15 years to complete it and without decimating local businesses and disrupting nearby residents for that same period. We have been asking the Developer to put forth a project design plan similar to the LHIA Community Alternative. Such a plan would complete the affordable housing requirement and would do so in less time, have less impact on the environment, local residences and businesses, and bring much needed housing; including senior and affordable housing online sooner. And, if I'm not mistaken, it

seems to me the LHIA is asking you to order the Developer to do that so that you have a true alternative faster construction plan upon which to make a choice.

Recent experiences of the Central Underground to Chinatown, the Van Ness Improvement Corridor Project, and others undoubtedly end up delayed and over budget. The bigger the project, the more moving parts. The Developer's proposed project will just be another huge project. We've been forewarned based on these projects including the City's recent Street and Sidewalk Improvement Project at Laurel Village. It was difficult facing the noise and the dust and many found themselves shopping elsewhere. Fortunately for the businesses it was for the short term. However, their neighborhoods were encroached as contractors took over and blocked neighboring streets disallowing access and eliminated parking as well as using entire blocks as their staging area during this time period. Small scaled to what the Developer's proposed project will do to us; residents and businesses alike.

The City has negotiated a development agreement with the Developer for a term of 15 years which has not yet been approved. I believe it should include language that disallows the Developer from reneging on its responsibility to build affordable senior housing by transferring the "Walnut Land" to the City instead. Also, no "in lieu of fees" when it comes to affordable housing. This is an economically diverse neighborhood and we would like it to remain that way.

Additionally, our District Supervisor, Catherine Stefani, has gone out of the realm of current zoning by introducing extensive rezoning language that will have far reaching impact in our neighborhood if allowed to be approved. The zoning changes she is proposing for the 3333 California site are inconsistent with the housing to be built on the site. The zoning changes only seem serve to benefit the developer and are not in the interest of local businesses, residents in the site or in the surrounding neighborhoods that the proposed project is ultimately to serve.

We were surprise that Supervisor Stefani would propose "Flexible Retail" when Flexible Retail is not allowed anywhere else in District 2 or in either the Sacramento or the Fillmore Street commercial districts. The EIR also didn't evaluate "Social Services" or "Philanthropic Facilities" which include public uses that she has introduced either. So, I'm asking that Flexible Retail be removed.

I'm asking that Retail Operations be strictly limited to the hours of 6 a.m. until 10:00 p.m.

Prohibit all outdoor amplified sound. And, any interior amplification must be made acoustically soundproof so it cannot be heard outside the interior walls..

Prohibit the following Non-Residential uses:

Entertainment, Nighttime

Adult Business

Massage Establishment

Massage, Foot, Chair

Internet gambling or other gaming

Amusement Game Arcade

Restaurant, Fast Food

Public Facilities

Service, Fringe Financial

Student Housing

Tattoo Parlors

Motel

Short term residential occupancy of 60 days or less,

Such as Air B&B

Shared working spaces such as, by way of example, "WeWork"

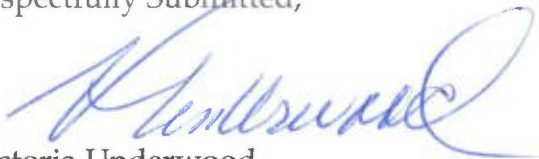
Homeless navigation center

I respectfully request that this hearing be continued for thirty (30) days in order to allow time to review the impacts of the new information on Flexible Retail and the Final EIR.

When considering the future, please remember the neighborhoods that currently thrive and exist around this site.

Thank you for your time and serious consideration.

Respectfully Submitted,



Victoria Underwood

510 Presidio Avenue @ California Street

San Francisco, CA 94115

District 2

Victoria.underwood@att.net

cc:

Commissions.secretary@sfgov.org

Dennis.richards@sfgov.org

Myrna.melgar@sfgov.org

frank.fung@sfgov.org

richhillissf@gmail.com

joel.koppel@sfgov.org

Milicent.johnson@sfgov.org

LaurelHeights2016@gmail.com

September 4, 2019

Planning Commission
City of San Francisco
City Hall

Re: Potrero Power Station Mixed-Use Project
Case Number: 2017-011878GPA

Dear Commissioners,

This response letter is written in support of the preservation and reuse of Station A as an example of the Potrero site's industrial past, as well as a meaningful link to the newly restored industrial buildings at Pier 70 close by.

I also wish to strongly support the preservation of the adjacent Gate House, which would be of little additional financial burden to the project sponsor. Presently the Gate House seems to be slated either for demolition, as a "give-away," or as a utility closet at a distance from its current location.

The Gate House (or "Gate Office") is the last of the Western Sugar Refinery buildings and offers a kind of keyhole peek into the industrial past of the Spreckels factory. It is the lone survivor of buildings it stood alongside such as the Sugar House, the Sack House, the Black Smith Office and the Bone Black Kilns. During the Second World War the Gate House served as a communication center and as a meeting site for labor grievances (see the attached 1942-3 Supervisor's Reports on page 4).

The handsome brickwork of the Gate House seems to be in excellent condition and the generous configuration of its windows and doors might lend it to reuse as a library, an information office, or a coffee kiosk much like the analogous structure at Fort Mason, which has become a well-patronized Equator Coffee counter.

Just as Station A would stand in as a representative of Pacific Gas & Electric's past, the preservation of the adjacent Gate House could be a link to the equally important one of the Spreckels/Western Sugar Refinery operations.

Sincerely,

James Joannides
San Francisco 94109
jjard@yahoo.com

Attachments

RECEIVED

SEP -4 2019

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

The Source of San Francisco's Electricity

By EDWARD STEPHENSON, Engineer of Station A.



Edward Stephenson

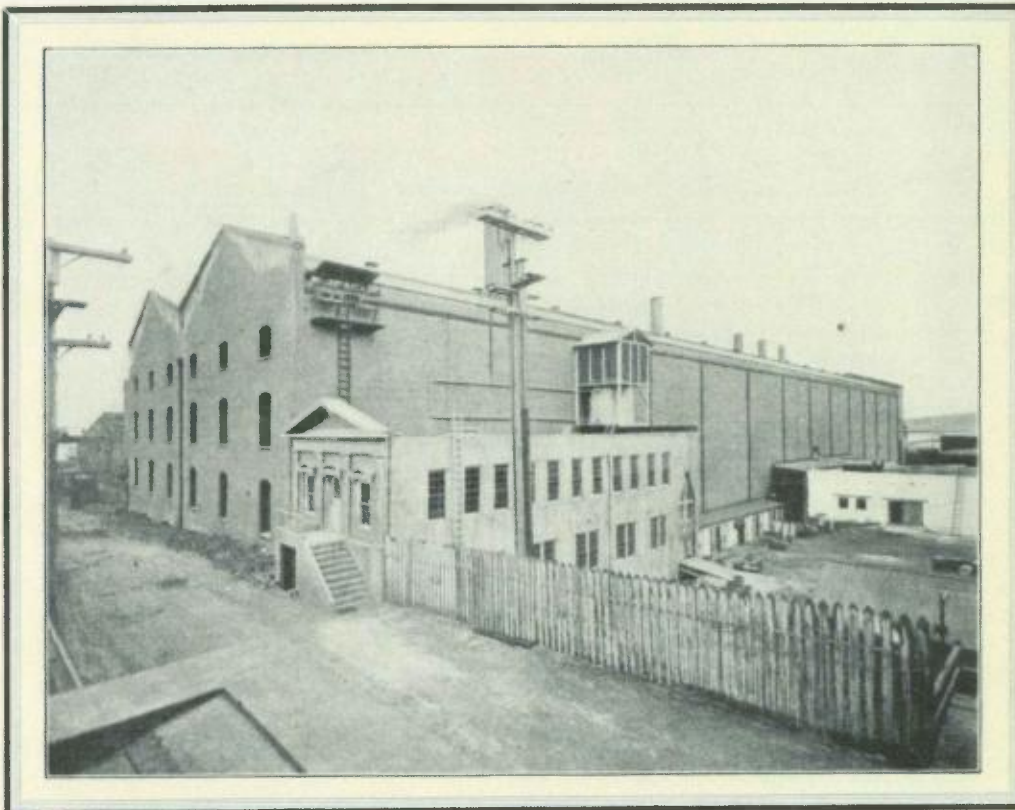
Out beyond the Union Iron Works, in the Potrero district, is a huge steam-driven plant that generates all the electric light and power used in the city and county of San Francisco. The east wall of the building adjoins the great Spreckels Sugar Refinery, because when this electric plant was established about ten years ago it was owned by Claus Spreckels, who also owned the substantially rock-ribbed shore land on which it stands. The natural solidity of the site accounts for the splendid manner in which the building and its founda-

tions have stood earthquake tremors and the constant vibrations of the massive machinery.

As there are eleven water-driven and eight steam-driven electric plants in the system controlled by the Pacific Gas and Electric Company this generating plant is designated as Station A.

In size and output it is the largest plant of its kind west of Chicago, and it requires the expert services of one hundred men to operate its machinery.

The building is an immense brick structure extending from street to street through a big city block. It is 450 feet long, 140 feet . . .



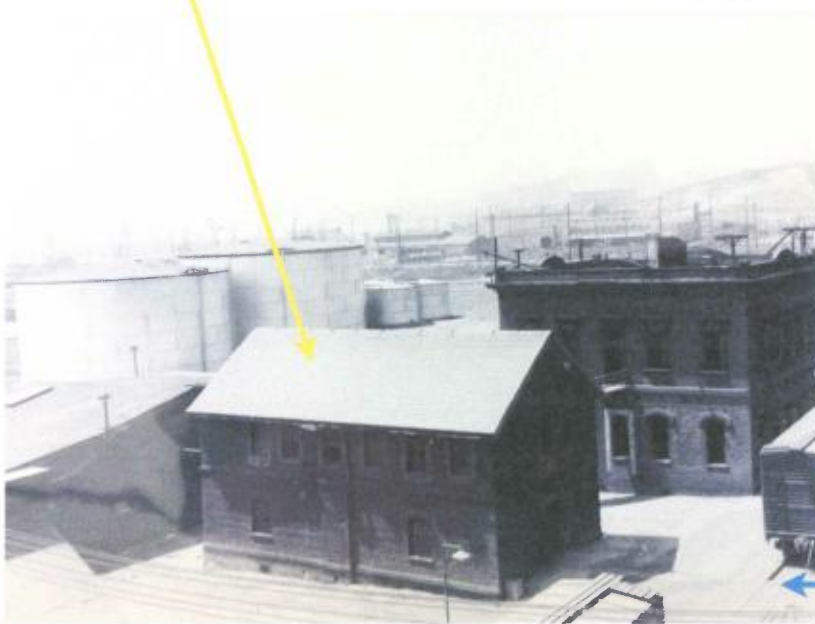
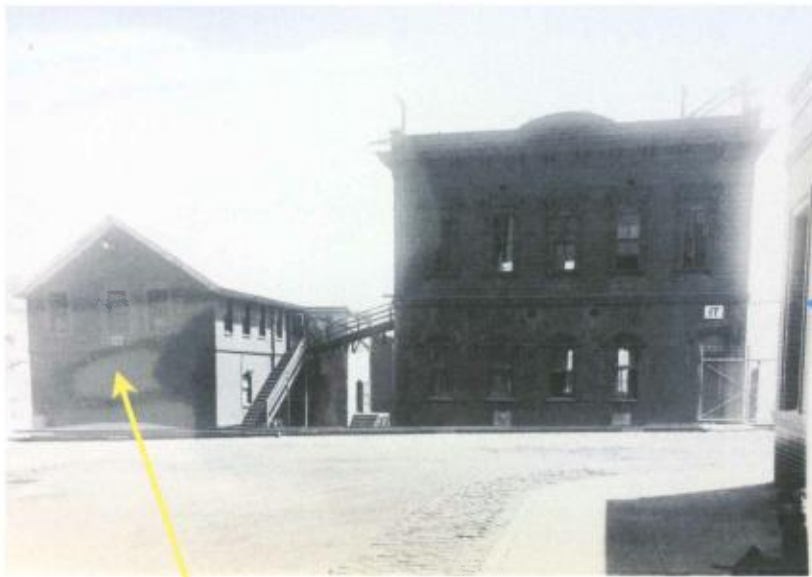
Station A, San Francisco

It is at the corner of Twenty-third and Louisiana streets, and extends from Humboldt street (shown in the foreground) south to Twenty-third street. The smaller building is the office, with its main entrance on Humboldt street. The entire nearer part of the long double building contains the engine-room; the further part, the boiler room.

324

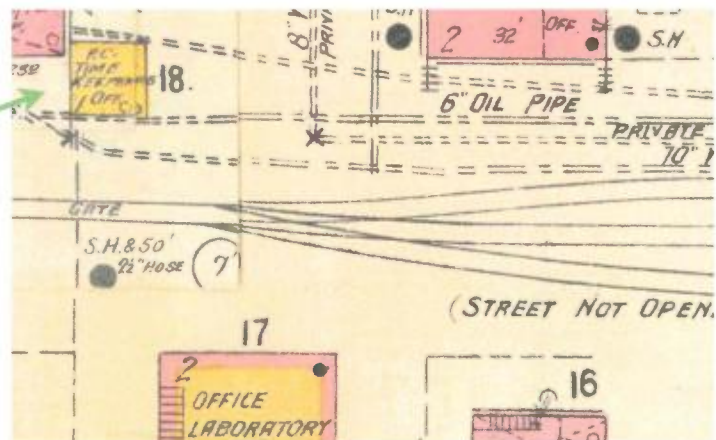


Pacific Gas & Electric Station A and Office, 1909 and 2019



Buildings 18, Gate Office, and 17 and 16 in 1929; in 2019 at right.

Building 18 on 1905 Sanborn Insurance map as Timekeeper's Office.



Western Sugar Refinery Gate Office history views

GATEMAN'S DUTIES

1. GATE MAN WILL FAMILIARIZE HIMSELF WITH OPERATION OF AUTO CALL.
2. SEE THAT EACH WATCHMAN IS ON DUTY AND THAT NO MAN LEAVES UNTIL HIS RELIEF COMES IN.
3. TAKE WATCHMAN EACH HOUR UP TO 10TH FLOOR OF REFINERY.
4. LEARN INSTRUCTIONS AS TO HOW TO ACT IN CASE OF FIRE.
5. IF ELECTRICAL TROUBLE OCCURS CALL WATCHMAN ON ROUTE #1 (CALL #13)
6. WATCHMAN WILL REPORT ANY IRREGULARITIES TO GATE OFFICE IF HE CANNOT CORRECT THEM HIMSELF.
7. NOTIFY WATCHMAN ON ROUTE #2 IF PIPE LEAKS DEVELOP. (CALL #12)
8. IN CASE OF TROUBLE NOTIFY SHIFT SUPERINTENDENT BY AUTO CALL #3.
9. IN CASES OF SERIOUS TROUBLE CALL MASTER MECHANIC, CHIEF ENGINEER, AND REFINERY MANAGER.

C. J. Morone
Refinery Manager.

Western Sugar Refinery: Gateman's Duties, 12/16/21

1942

Shift Supts.: L. A. Miller, C. A. Holmes, C. O. Dodge.

Asst. Shift Supt.: G. Baldwin, days only.

Packing Foremen: W. R. Boor, W. J. McLean, C.J. Forsmann, E.J. Barwick.

Jan. 3rd: At 6:55 P.M. the "Blackout" alarm sounded. Plant 100% dark within a few seconds. All clear signal sounded at 7:38 P.M. P.G. & E. alarm whistle could not be heard on either the "Blackout" or "All Clear" signals. Station "A" operator stated that whistle was sounded, also that our Gateman was contacted by phone.

Jan. 5th: So that there may be no misunderstanding among Gatemen, the P.G.&E. telephone operator can be reached by dialing #29 on P.G.& E. house phone located in brass box on corner of brick building west of Gate Office.

1942

Feb. 9th: Melting runs for the campaign of 1942 started at 8:00 A.M. 500 tons per 24 hours. Two shifts 8:00 A.M. to 4:30 P.M. and 8:00 P.M. to 4:30 A.M. Each shift to organize a "Mobile" unit of at least six men who will answer to fire calls, air raid warnings and blackouts. These men are to have knowledge of fire fighting and first aid work; for the present in event of the named emergencies, they will report at once to the communication center (Gate Office) and thence to point of trouble. Each shift will also designate three men to act as "Roof Watchers" who will report to their posts in time of emergency or for drill.

Feb. 10th: Color limits on refined sugars slightly raised due to rationing of sugar by the Government.

1943

May 27th: All I.L.W.U. employees except about 50 coming to work at 7:00 A.M. stopped at gate by union steward and told to report at union hall. No runs melted and house started "sweetening off". House made ready for shutdown with available help.

June 1st: Most of employees who were ordered out by union action returned to work and melting of runs resumed.

June 4th: Meeting held outside the gate office from noon until 12:10 P.M. between C.I.O. employees and officials of the Union. The company has decided to place refinery operations on a 48 hour per week basis. This will probably start next week. (Signed C. L. Morse).

Jane & Richard Leider
1523 Baker Street
San Francisco, CA 94115

RECEIVED

SEP 05 2019

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

August 29, 2019

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

RE: Support for Project on 3333 California Street

Dear Supervisor and/or Planning Commissioners:

I am writing this letter in support of the park-like community housing project to be developed at 3333 California Street. My family and I have been homeowners since 1981 in the immediate neighborhood. We now live in the Western Addition Neighborhood near the intersection of Bush and Baker Streets with our daughters.

As a member of the Board of Directors of the San Francisco Chamber of Commerce, I have been impressed the extensive outreach the Prado Group and SKS have engaged in. This development will be an exciting and positive addition to the neighborhood.

The housing crisis in our City affects us all. This strategic development will help alleviate this shortage. My hope is that all developers are as conscientious of the surrounding community as the Prado Group and SKS. Please provide your unanimous support for 3333 California Street!

Thank you!

Sincerely,



Richard J. Leider

RLeider@leidergroup.com
415-285-5000