

PASOLINI

CASTRO
THEATRE

9.10.22

100

HOMAGE TO PIER PAOLO PASOLINI

PASOLINI 100

HOMAGE TO PIER PAOLO PASOLINI

Saturday, September 10, 2022

The Castro Theatre
429 Castro Street
San Francisco

For our 11th program, we are proud to present an homage to a great filmmaker, author and poet with a small selection of his most acclaimed works.

This special series of films follows the premiere of the complete retrospective Cinecittà recently presented at the Academy Museum of Motion Pictures in Los Angeles on the 100th anniversary of Pasolini's birth.

Tickets & Details - CinemaltiaSF.com

Single screenings: \$15

Seniors and IIC members: \$12

Festival pass (all films + reception): \$80

Reception: \$35

Proof of vaccination and ID are required.

All foreign-language films will be shown in the original language with English subtitles.



10:30 am - **Pasolini** (2014)
dir. Abel Ferrara, 84 min
Kino Lorber, DCP



12:30 pm - **Mamma Roma** (1962)
dir. Pier Paolo Pasolini, 107 min
Cinecittà, 35mm, Janus



3:00 pm - **Accattone** (1961)
dir. Pier Paolo Pasolini, 117 min, 4K
restored by Cinecittà and Cineteca di
Bologna, DCP, Janus



6:00 pm - **Medea** (1969)
dir. Pier Paolo Pasolini, 110 min
Cinecittà, 35mm, Unzero



8:00 to 10:00 pm
La Roma di Pasolini Reception



10:00 pm - **Salò** (1976)
dir. Pier Paolo Pasolini, 116 min
Cinecittà, 35mm, Park Circus

CINECITTÀ

ISTITUTO
italiano
di CULTURA
SAN FRANCISCO



ASSOCIAZIONE ARTISTIC SOUL

MINISTERO
DELLA
CULTURA

Consulate General of Italy
San Francisco

jan shrem and maria
manetti shrem
museum of art

THE
BARBER
OSHER
PRO SUEDIA
FOUNDATION

General Public Comment submitted for the Minutes September 8, 2022 from G.
Schuttish 150 words

Please see email sent on August 29th to Commission that includes forwarded email from October 2018.

Please watch General Public Comment on SFGOVTV for October 4, 2018 and October 11, 2018.

Please watch Commissioner's query to Staff on October 4, 2018 on SFGOVTV starting @ 26 minutes.

Submitted "Lists" of projects are not comprehensive, but suggest extent of problem and need for Commission to use Legislative Authority granted in Planning Code Section 317 (b) (2) (D).

Since 2009, Demo Calcs should have been adjusted at least twice if not thrice.

Still imperative to do in light of speculation that could occur post-Pandemic and during proposed rezoning of Residential neighborhoods.

Enforcement not a panacea.

Since ZA and Enforcement Staff are now folded into Current Planning, this Enforcement's expertise is available to be implemented on "front-end", not-post construction when damage is done and policy has been thwarted by developers/speculators.

TO: San Francisco Planning Commission
From: Georgia Schuttish
RE: Follow Up for Email Sent on August 29, 2022 @ 10:43 am

Attached is the original "List" of Alterations to be considered Demolitions that was sent with an October 2018 email and was forwarded with the August 29, 2022 email.

Also attached are two updates to that "List" as discussed in the current August email.

Please read both emails *or* if the Commission prefers watch the General Public Comment on SFGOVTV for October 4, 2018 and October 11, 2018.

Additionally at approximately 26 minutes on SFGOVTV at the October 4, 2018 Commission hearing, President Hillis asks Ms. Watty about the Demo Calcs. (These caption notes from SFGOVTV are also attached.). Following Ms. Watty's answer, Commissioner Richards makes a further comment.

This attached handout is four pages, back to back. Below is a commentary from the funny pages that struck me as appropriate to the issue.

Thank you.

GS.
9/8/2022



SENT TO COMMISSION ON 10/10/2018 →

ADDRESSES TO CONSIDER AS POTENTIAL DEMOLITIONS SINCE JANUARY 2015 EMAILS

2149 Castro
2430 Castro
2025 Castro
4055 Cesar Chavez * ^ L
4068 Cesar Chavez L
4173 Cesar Chavez. L
4326 Cesar Chavez. L
1559 Church*
41 Clipper
33 Day L
118 Day
1188 Diamond \$ L
1608 Dolores *
1156 Dolores *
1408 Douglass. L
310 Duncan*^
276 Duncan * L
844 Duncan
725 Duncan L
752 Duncan. L
55 Homestead L
235 Jersey * L
290 Jersey ^ * L
481 Jersey L
143 Laidley \$ L
537 Laidley L
130 Randall
548 Rhode Island L
1235 Sanchez
1163 Shotwell * ^
1110 York**
1161 York *^ L
171 Valley
3790 21st Street * \$ L
4028 25th Street \$ L
4186 25th Street * L
3855 26th Street L
709 27th Street
739 27th Street L
450 27th Street
255 28th Street L
386 28th Street ^
556 28th Street L
159 7th Avenue * ^ L
138 8th Avenue * ^
1540 17th Avenue
2829 Baker * L
2321 Bush * ^
150 Vicksburg*^ L
376 San Carlos * ^ L
17 Temple L

January 2015 Addresses in Emails to Commission

2220 Castro L
1612 Church
1433 Diamond
865 Duncan
90 Jersey \$
168 Jersey. L
1375 Noe \$
50 Oakwood * L

4218 24th Street
4318 26th Street L
4365 26th Street. L
525 28th Street

New Addresses Since April 2018 Joint BIC/Planning Meeting

1369 Sanchez ^
139 Grand View L
4466 24th Street ** \$
4061 Cesar Chavez ** \$ L
322 Chattanooga * L
350 Jersey L
245 Euclid

1071 Alabama ^ L (Planning Enforcement Action restored this Pioneer District house)

Key to Symbols

* Originally pair of flats

** Added a second condo unit

\$ Extensive Excavation

^ Did not have vertical addition sold as single family (unit merger?)

L Permits issued under LLC ownership

**RED Addresses are December 2015 Noe Valley Five Project Sample
40% are Demolitions per Staff**

At least 48 are completed projects that were resold in a range > \$3.5 to \$5 million plus. Others are on the market either for sale or pending. Others are not complete. At least 3 never appeared on the market. At least 1 had violations corrected with new permits.

COMPILED JULY 2021 (UPDATED ADDITIONS TO LIST)

Additional Alteration Projects to Consider Since 2019 as Potential Demolitions

Some of these projects have been completed and sold. Some of these projects have been completed and have not yet sold. Some of these projects have been approved. Some of these projects have construction underway. Some of these projects have been approved and either sold their entitlements or are attempting to sell the entitlement. Some of these projects were two legal units but marketed as one unit. Some of these projects have had enforcement actions and had their Calcs adjusted, including *one project* that was found to be TTD and had a CUA. Some of these projects have extremely close to the threshold Demo Calcs. Some have no published Demo Calcs. Some would exceed the Demo Calcs if the Calcs had been adjusted per Section 317 (b) (2) (D). The four projects that were "flipped" and sold after the CFC had an increase in sales price of \$3.9 Million to \$7.4 Million compared with the price prior to permits.

1647 Sanchez/290 Day Street

1132-1134 Sanchez Street

1363 Sanchez Street

1369-1371 Sanchez Street

147 29th Street

438 29th Street

565 29th Street

489 30th Street

578 Elizabeth Street

752 Elizabeth Street

464-468 Elizabeth Street

403 28th Street - ALSO TTD

3880-3882 19th Street

~~3757 21st Street~~ - PERMIT APPLICATION FOR HORIZ + VERTICAL EXPANSION W/D 12/2021 / CUA

3766 21st Street

4363 26th Street

4227 24th Street

4441 25th Street

4449 25th Street

292 Eureka Street - ALSO TTD

340 Jersey Street

250 Jersey Street

1029 Douglass Street

579 Clipper Street

428 Collingwood Street

1621 Diamond Street

333 Diamond Street

335 Diamond Street

368 Diamond Street

1068-1070 Noe Street

FILED
12/2021

ALTERATION PROJECTS TO CONSIDER AS DEMOLITIONS
SINCE JULY 2021 Updated September 2022 Unless Noted all sales
prices are within the last two years 2020 to present; during the Pandemic

56 Clipper Street (Currently Under Construction)

533 Elizabeth Street (Originally 2 Legal Units) **\$9.5 million**

939 Sanchez Street **\$8 million**

271 Fair Oaks Street (Possible UDU in Original Bldg) **\$6.625 million**

4072 Cesar Chavez Street (Currently Under Construction)

258 Cumberland Street (CUA Legalization on Agenda for 10/20/2022)

20 Raycliff Terrace (Demo Calcs revised per Enforcement; A-rated Building)

Earlier Alterations Not On Previous Lists That Should Be Considered

365 Liberty Street **\$9.5 million**

367 Liberty Street **\$8.7 million** (2019 sales price)

561 Clipper Street **\$4.4 million** (2017 sales price)

3749 21st Street (CFC issued March 2015)

4152 24th Street (Permit Issued 2019; *Entitlement for Sale currently asking \$3.675 million*;
proposal to alter single family home into four condo units w/unit in rear yard; subdivision approved)

CAPTION NOTES FROM →

>> President Hillis: thank you , very much we appreciate your testimony.

Thank you. Any additional general public comment?

Seeing none, we will close public comment. Thank you.

Can I just asked a follow-up on the comments on where we are

with the entire follow-up from D.B.I. And the demolition

ordinance. Staff has discussed internally the demo limits.

MS. WATTY'S REPLY TO PRES. HILLIS STARTS HERE

Can you give us a brief update? >> yes. Following our joint hearing it with the department of building inspection several months ago, we worked closely with supervisor peskin's office and they have really taken the lead

in trying to develop a more comprehensive solution to our demolition controls. We have been consulting with

them closely. At this point, there is not a firm proposal that I am aware of

ready to come back with, but I

feel we are progressing and hopefully close to being able to

come back to you guys with a more concrete proposal then where we were if you want -- a few months ago.

As of right now, we have not been discussing adjusting the tantamount demolition controls.

But I know it is something that has been coming up significantly during public comment and that the commissioners have been talking about it a lot. We would look to your direction

to see if that is something you guys would like incorporated in

that effort, as well.

>> President Hillis: ok. thank you.

San Francisco Planning Commission

September 6, 2022

AB 916 as enrolled, Sept. 1, 2002 (*emphasis added*)

SECTION 1. Section 65850.02 is added to the Government Code, immediately following Section 65850.01, to read:

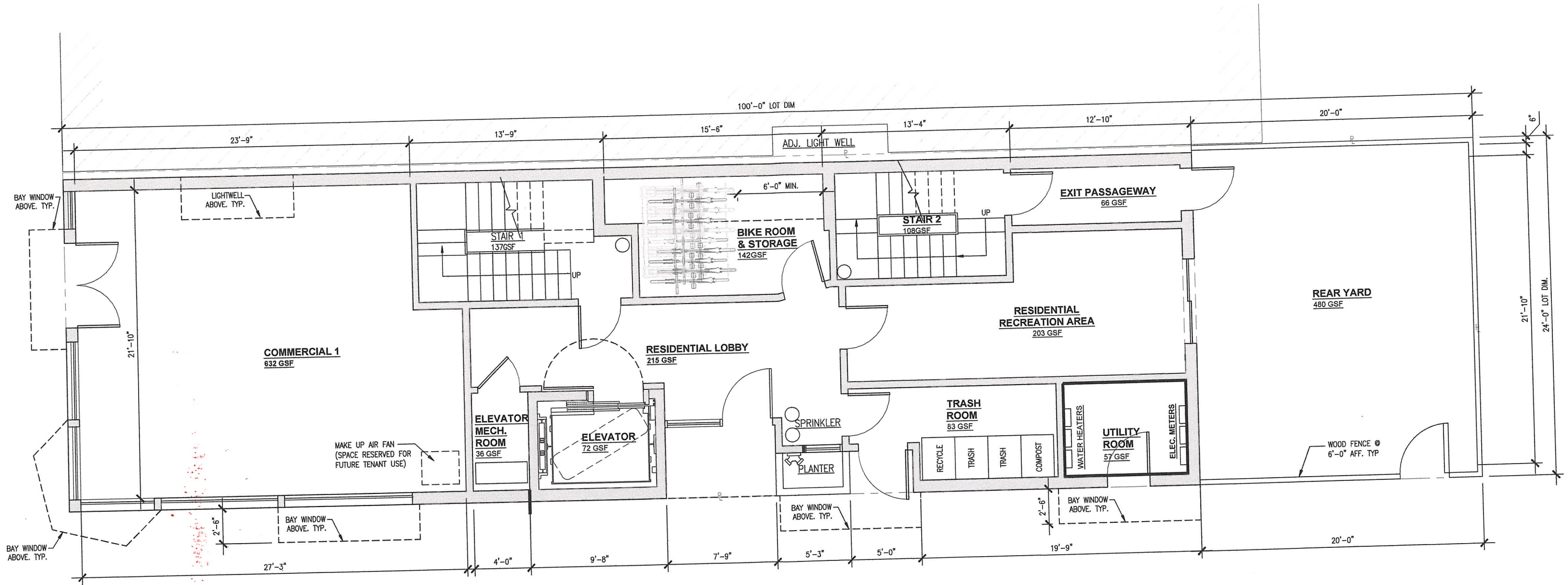
65850.02. (a) *Notwithstanding any other local law, with respect to land zoned for residential use, the legislative body of a city or county shall not adopt or enforce an ordinance requiring a public hearing as a condition of reconfiguring existing space to increase the bedroom count within an existing dwelling unit.*

(b) *This section shall only apply to a permit application for no more than two additional bedrooms within an existing dwelling unit.*

(c) *This section shall not be construed to prohibit a local agency from requiring a public hearing for a proposed project that would increase the number of dwelling units within an existing structure.*

(d) The Legislature finds and declares that ensuring adequate housing is a matter of statewide concern and is not a municipal affair, as that term is used in Section 5 of Article IX of the California Constitution. Therefore, this section applies to all cities, including charter cities.

SEC. 2. No reimbursement is required by this act pursuant to Section 6 of Article XIII B of the California Constitution because a local agency or school district has the authority to levy service charges, fees, or assessments sufficient to pay for the program or level of service mandated by this act, within the meaning of Section 17556 of the Government Code.

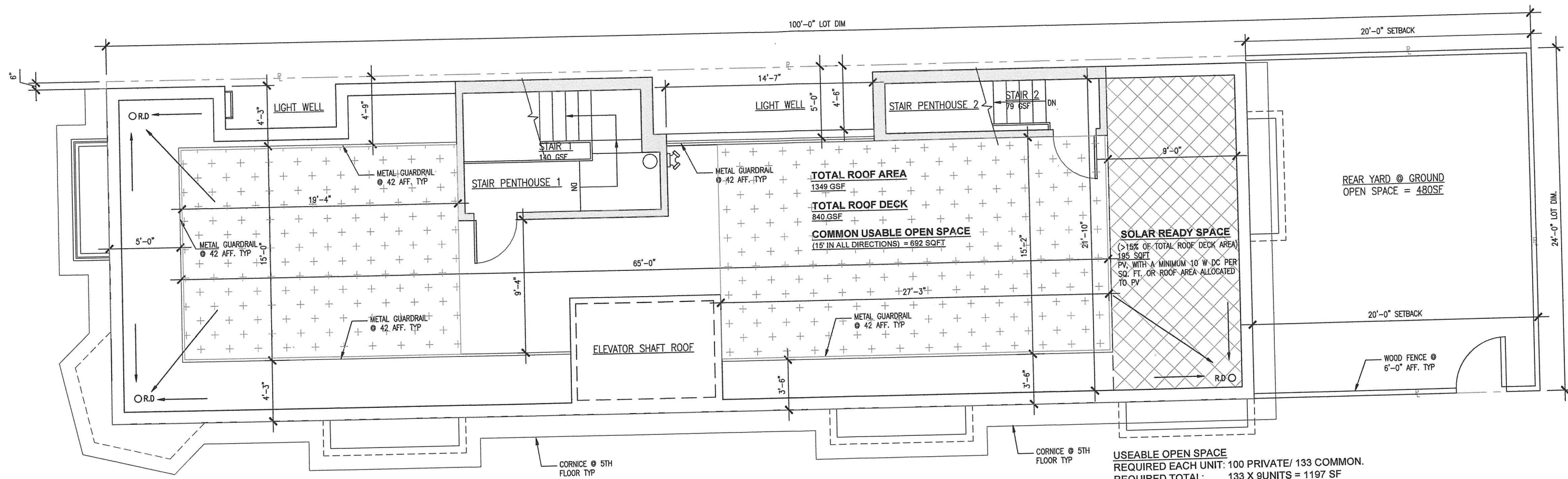


1

PROPOSED 1ST FLOOR PLAN

Scale: 1/4" = 1'-0"





TOTAL ROOF AREA
1349 GSF

TOTAL ROOF DECK
840 GSF

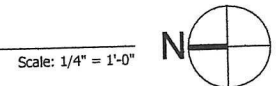
COMMON USABLE OPEN SPACE
(15' IN ALL DIRECTIONS) = 692 SQFT

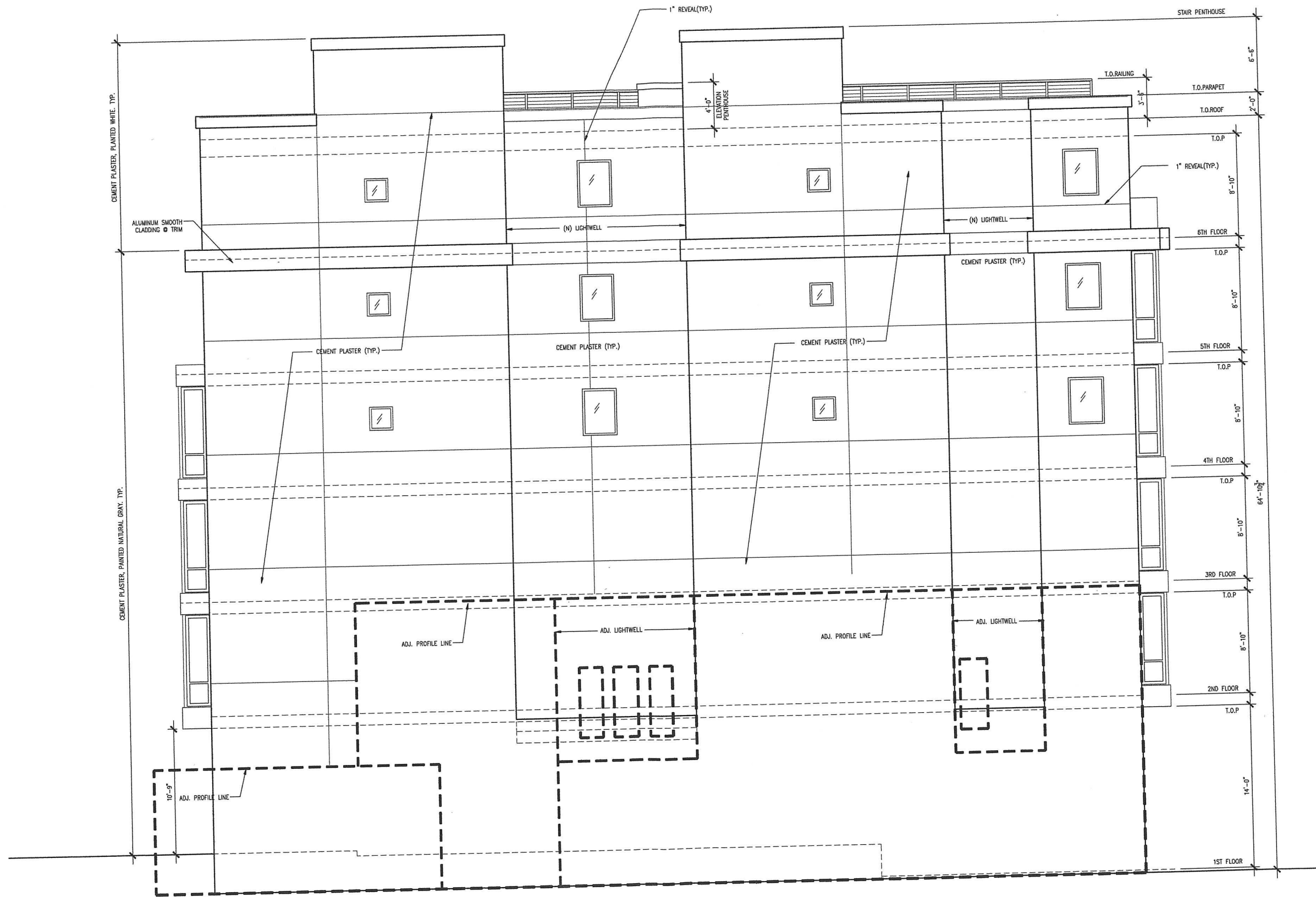
SOLAR READY SPACE
(>15% OF TOTAL ROOF DECK AREA)
195 SQFT
PV, WITH A MINIMUM 10 W DC PER SQ. FT. OR ROOF AREA ALLOCATED TO PV

USEABLE OPEN SPACE
REQUIRED EACH UNIT: 100 PRIVATE/ 133 COMMON.
REQUIRED TOTAL: 133 X 9 UNITS = 1197 SF
10% REDUCTION: 1077 SF

PROVIDED:
REAR YARD @ GROUND LEVEL 480 SF
COMMON ROOF DECK 692 SF
TOTAL = 1172 SF

1 PROPOSED ROOF PLAN





485 DAY STREET

ADDITION AND ALTERATIONS
485 DAY STREET
SAN FRANCISCO, CA.

ADDITION AND
ALTERATIONS
485 DAY STREET
SAN FRANCISCO, CA.

GENERAL NOTES:

INTENT OF DOCUMENTS:

It is the intent of these Contract Documents to establish a high quality of material and workmanship, but not necessarily to note and call for every last item of work to be done. Any item not specifically covered but deemed necessary for satisfactory completion of the work shall be accomplished by the Contractor in a manner consistent with the quality of the work without additional cost to the Owner. All materials and methods of installation shall be in accordance with industry standards and manufacturers recommendations.

A. All materials and workmanship shall conform to the requirements of the following codes and regulations and any other local and state laws and regulations:

CBC and San Francisco Building 2019 Edition
CBC and San Francisco Fire Code 2019 Edition
CBC and San Francisco Plumbing Code 2019 Edition
CBC and San Francisco Electrical Code 2019 Edition
CBC and San Francisco Mechanical Code 2019 Edition

- Verify all existing conditions and dimensions at the project site. Notify the Architect and/or Engineer of any discrepancies before beginning construction.
- B. Provide adequate and proper shoring and bracing to maintain safe conditions at all times. The contractor shall be solely responsible for providing adequate shoring and bracing as required for protection of life and property during the construction of the project.
- C. At all times the Contractor shall be solely and completely responsible for all conditions at the jobsite, including safety of persons and property, and all necessary independent engineering reviews of these conditions. The Architects jobsite reviews are not intended nor shall they be construed to include a review of the adequacy of the contractors safety measures.
- D. Unless otherwise shown or noted, all typical details shall used where applicable.
- E. All details shall be construed typical at similar conditions.
- F. All Drawing conflicts shall be brought to the attention of the Architect and/or Consulting Engineer for clarification before work proceeds.
- G. The Contractor shall supply all labor, materials, equipment and services, including water and power, necessary for the proper execution of the work shown on these drawings. All materials shall be new and workmanship shall be good quality. All workman and subcontractors shall be skilled in their trade. Any inspections, special or otherwise, that are required by the building codes, local builing departments, on these plans shall be done by an independent inspection company.
- H. Finishes: Replace patch, repair and refinish all existing surfaces affected by the new work. All new finishes shall match the adjacent surface. all surfaces shall align.
- I. The General Contractor shall visit the site and familiarize themselves with the existing site conditions prior to finalizing of any proposal to the owner. The general Contractor shall be responsible to inform the owner or Architect of potential existing conditions that need to be addressed and or modified in order to complete the work as herein described in these Drawings.
- J. The General Contractor shall be responsible for all means and methods of construction including but not limited to leveling, shimming, and blocking. The General Contractor shall make specific note of such items that can not be known prior to the commencement of construction.

ABBREVIATIONS:

@	AT	HGT./HT.	HEIGHT
CL	CENTERLINE	INSUL.	INSULATION
Ø	DIAMETER OR ROUND		
(E)	EXISTING	MFG.	MANUFACTURING
(N)	NEW	MAX.	MAXIMUM
(R)	REPLACE	MTL.	METAL
		MIN.	MINIMUM
AFF	ABOVE FINISH FLOOR	O.C.	ON CENTER
BM.	BEAM	PR.	PAIR
BLDG.	BUILDING	PKT.	POCKET
		P.T.	PRESSURE TREATED
CBC	CALIFORNIA BUILDING CODE	REF.	REFRIGERATOR
CLR.	CLEAR	REQ'D	REQUIRED
CLOS.	CLOSET	REQ'T	REQUIREMENT
CONC.	CONCRETE	RTG.	RETAINING
		R & S	ROD AND SHELF
		RM.	ROOM
DECK'G	DECKING	SIM.	SIMILAR
DET.	DETAIL	S.C.	SOLID CORE
DIA.	DIAMETER	SQ. FT.	SQUARE FOOT/FEET
DISP.	DISPOSAL	STOR.	STORAGE
DW.	DISHWASHER	STRUCT.	STRUCTURAL
DR.	DOOR		
DBL.	DOUBLE	TEMP.	TEMPERED
DN.	DOWN	TRANS.	TRANSPARENT
DRWGS.	DRAWINGS	TYP.	TYPICAL
D	DRYER	U.O.N.	UNLESS OTHERWISE NOTED
		V.I.F.	VERIFY IN FIELD
EA.	EACH	W	WASHER
		WH.	WATER HEATER
F	FAHRENHEIT	WP.	WATERPROOF
FIN.	FINISH	WDO.	WINDOW
F.R.	FIRE RATED	W/	WITH
FLR.	FLOOR	WD.	WOOD
FT.	FOOT OR FEET		
FR.	FRENCH		
FURN.	FURNISH		
FURR.	FURRING		
GA.	GAUGE		
GL.	GLAZING		
GYP.	GYPNUM		
GYP.BD.	GYPNUM BOARD		

DRAWING SYMBOLS

	DOOR NUMBER
	WINDOW NUMBER
	SKYLIGHT NUMBER
	DRAWING REVISION
	DETAIL NUMBER AND DRAWING REFERENCE
	ITEM NUMBER
	GRADE
	PROPERTY LINE
	ELEV. NO. DRAWING REFERENCE

DRAWING INDEX:

- A 1.01 GENERAL NOTES, SCOPE OF WORK, AND DRAWING INDEX
- A 1.02 SITE PLAN
- A 1.03 DEMOLITION ANALYSIS
- A 2.01 FLOOR PLANS
- A 2.02 FLOOR PLANS
- A 2.03 FLOOR PLANS
- A 3.01 EXTERIOR ELEVATIONS
- A 3.02 EXTERIOR ELEVATIONS
- A 3.03 EXTERIOR ELEVATIONS
- A 3.04 EXTERIOR ELEVATIONS
- A 4.01 BUILDING SECTION
- PH-1 PHOTOS
- PH-2 PHOTOS
- R.1.01 3D VIEWS
- R.1.02 3D VIEWS

PROJECT INFORMATION:

BLOCK: 1890
LOT: 022

OCCUPANCY:
EXISTING: R-3
PROPOSED: R-3
BUILDING TYPE
EXISTING: 5 B
PROPOSED: 5A
EXISTING: 1 RESIDENTIAL UNIT
PROPOSED: 1 RESIDENTIAL UNIT
WITH AN ADDITIONAL DWELLING UNIT
EXISTING: 1 STORY OVER GARAGE
PROPOSED: 3 STORIES

ZONING: RH-1

SCOPE OF WORK:

HORIZONTAL EXPANSION TO THE REAR
VERTICAL EXPANSION ADD 1 FLOOR
REMODEL INTERIOR INCLUDING BATHROOMS,
KITCHEN, AND GENERAL LAYOUT.
ADD AN ADU BEHIND THE EXISTING
GARAGE

EXISTING				
FLOOR	GARAGE/STORAGE	UNIT 1	UNIT 2	TOTAL
1ST FLOOR	932 SF	0		932 SF
2ND FLOOR	0	1,128 SF		1,128 SF
TOTAL	932 SF	1,128 SF		2,060 SF
PROPOSED				
1ST FLOOR	385 SF	40 SF	1,269 SF	1,654 SF
2ND FLOOR	0	1,367 SF	0	1,367 SF
3RD FLOOR	0	998 SF	0	998 SF
TOTAL	385 SF	2,405 SF	1,269 SF	4,019 SF

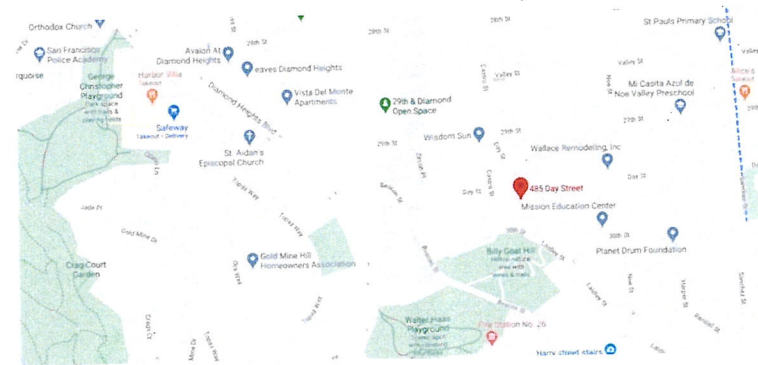
AGREEMENT DRAWINGS 9.6.22

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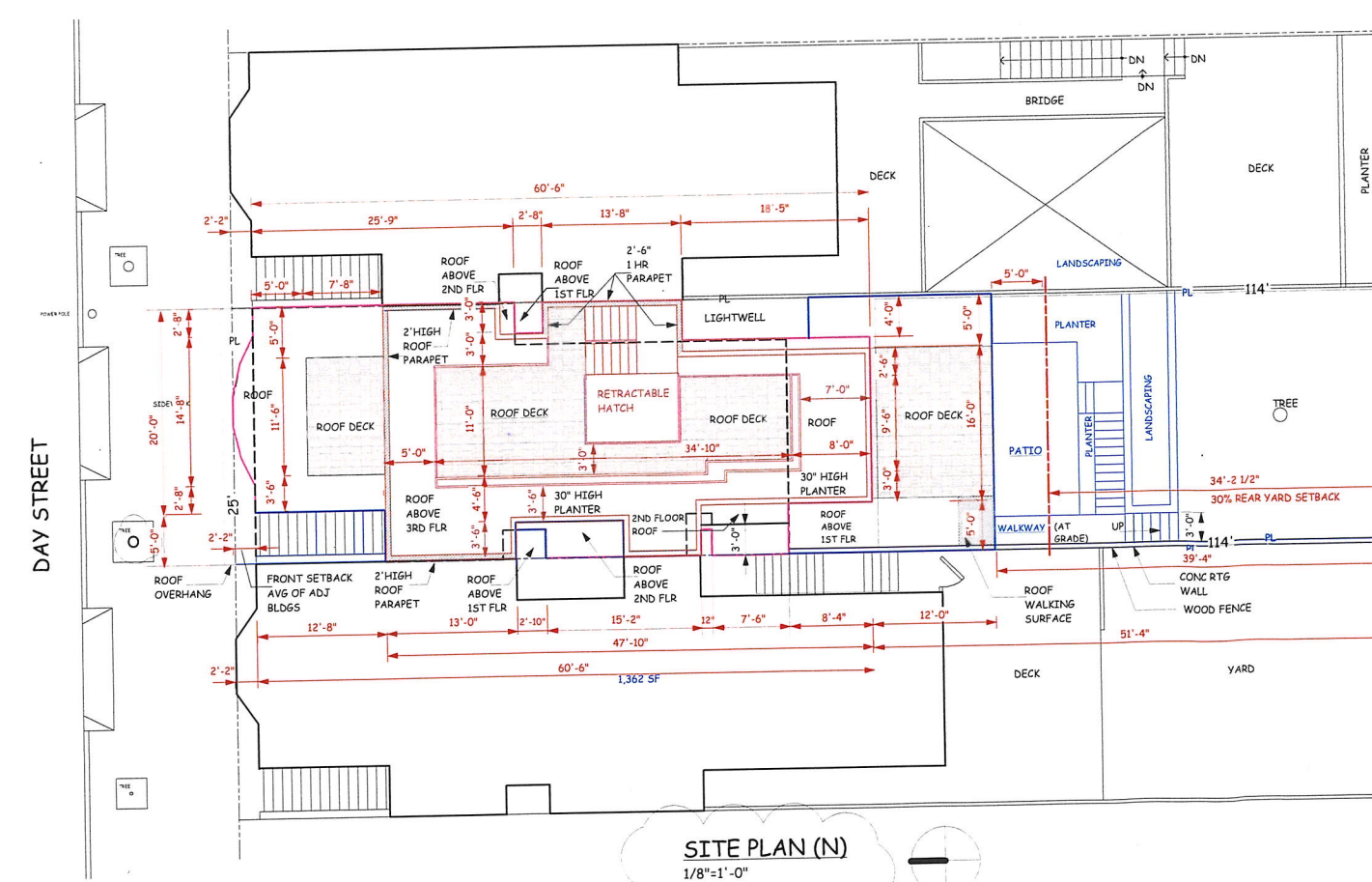
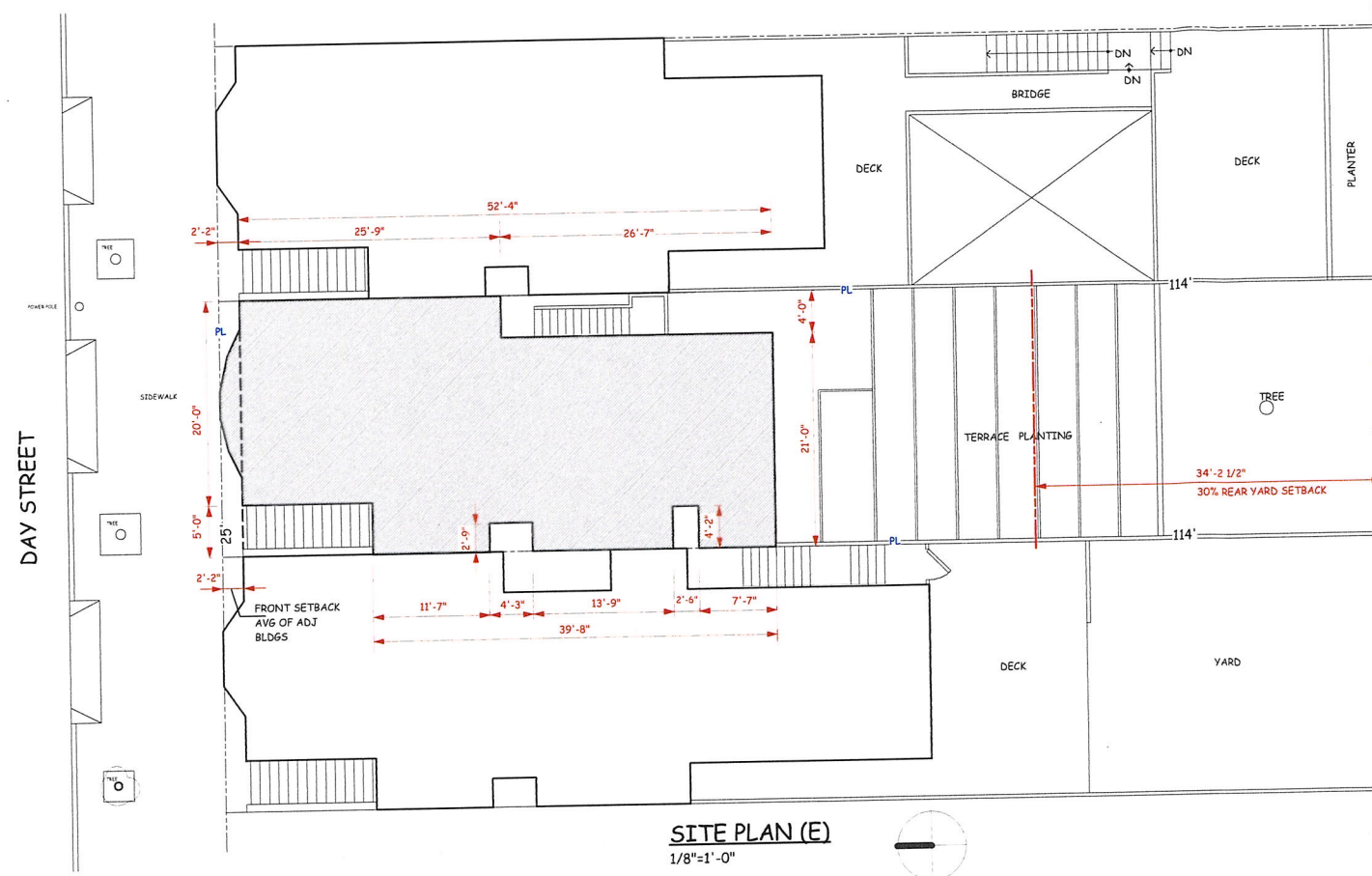
NO.	DATE	DESCRIPTION
1	5.11.21	PLANNING REV
2	9.6.22	PLANNING REV

PROJECT NO. 2020.13
SHEET

A-1.01



VICINITY MAP



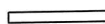
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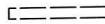
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WALL LEGEND

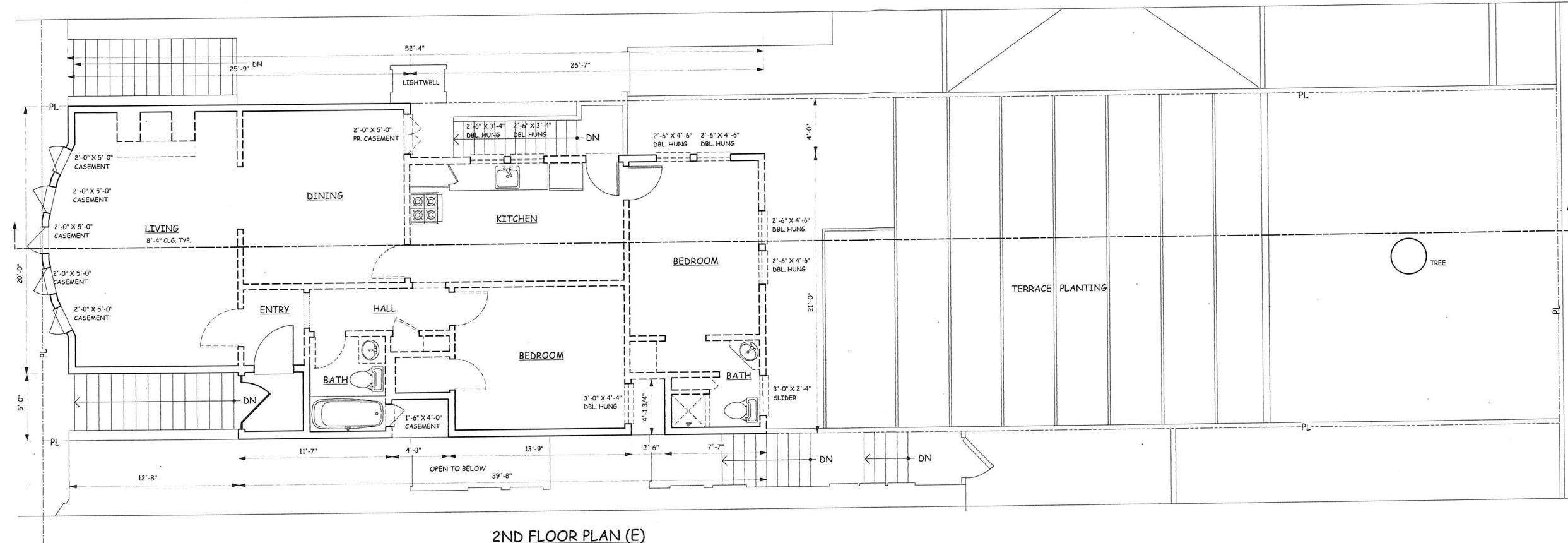
EXISTING: 

DEMOLISH: 

WILLIAM PASHELINSKY ARCHITECT
 1937 HAYES STREET
 SAN FRANCISCO, CA 94117
 415 379 3676

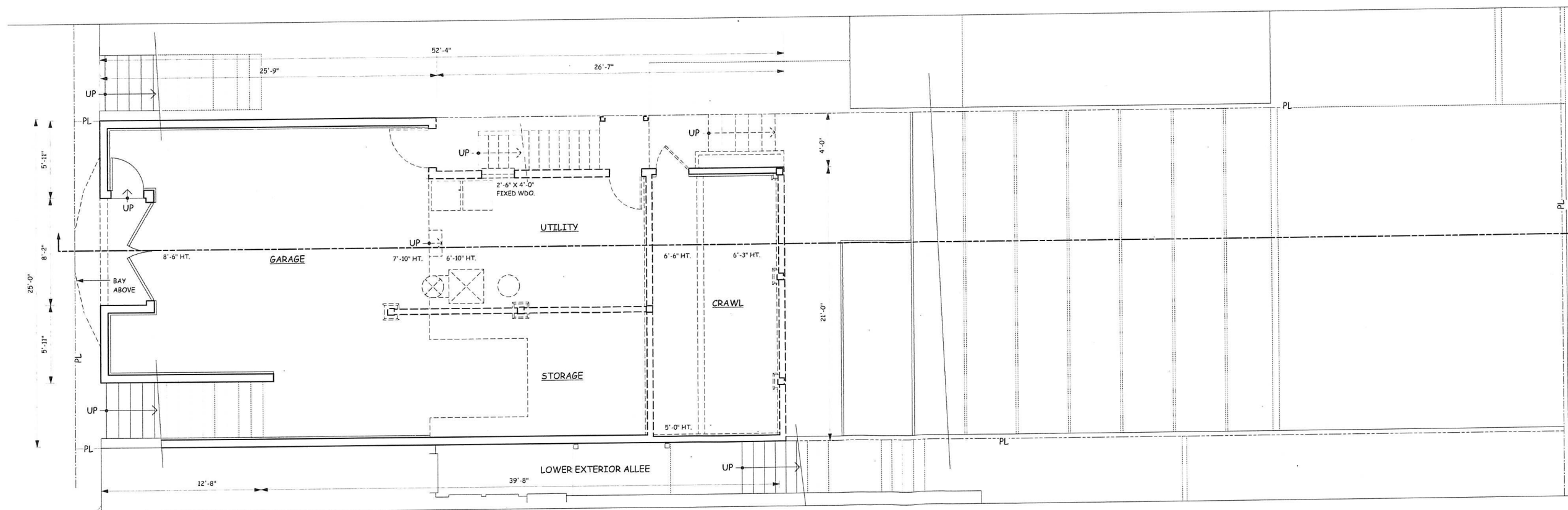
ADDITION AND ALTERATIONS

485 DAY STREET
 SAN FRANCISCO, CA.



2ND FLOOR PLAN (E)

1/4"=1'-0"



1ST FLOOR PLAN (E)

1/4"=1'-0"

AGREEMENT DRAWINGS
 9.6.22

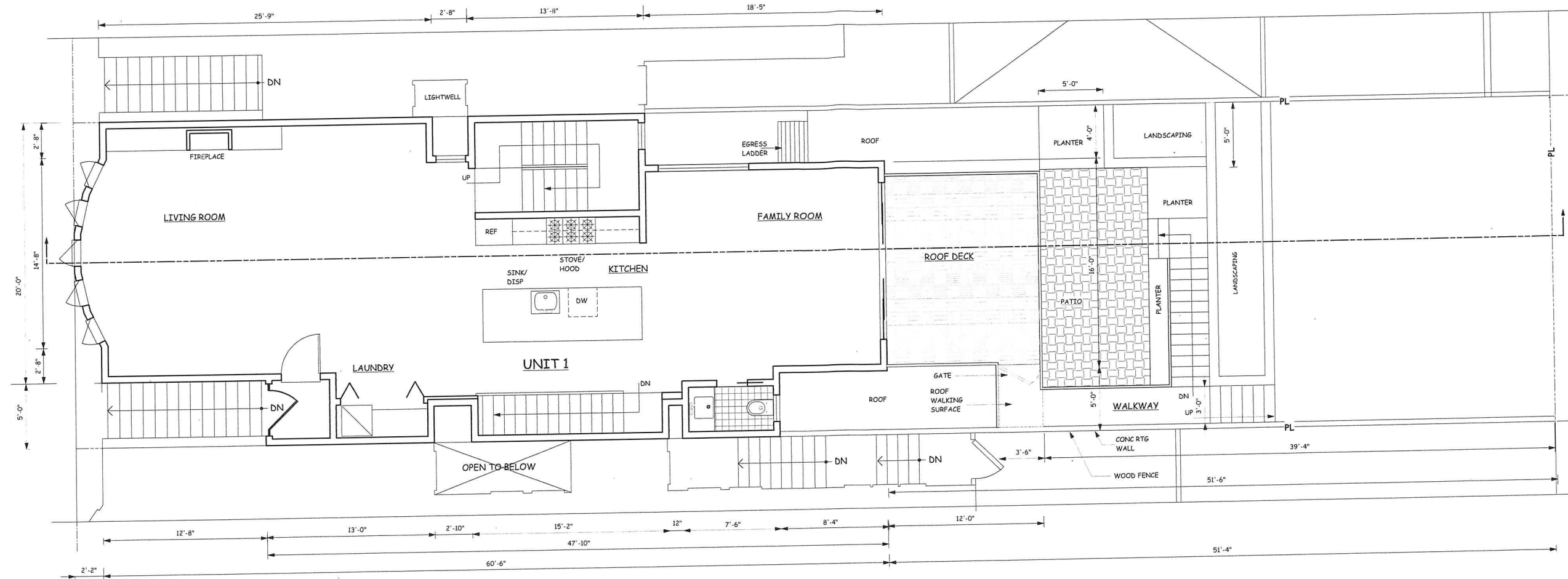
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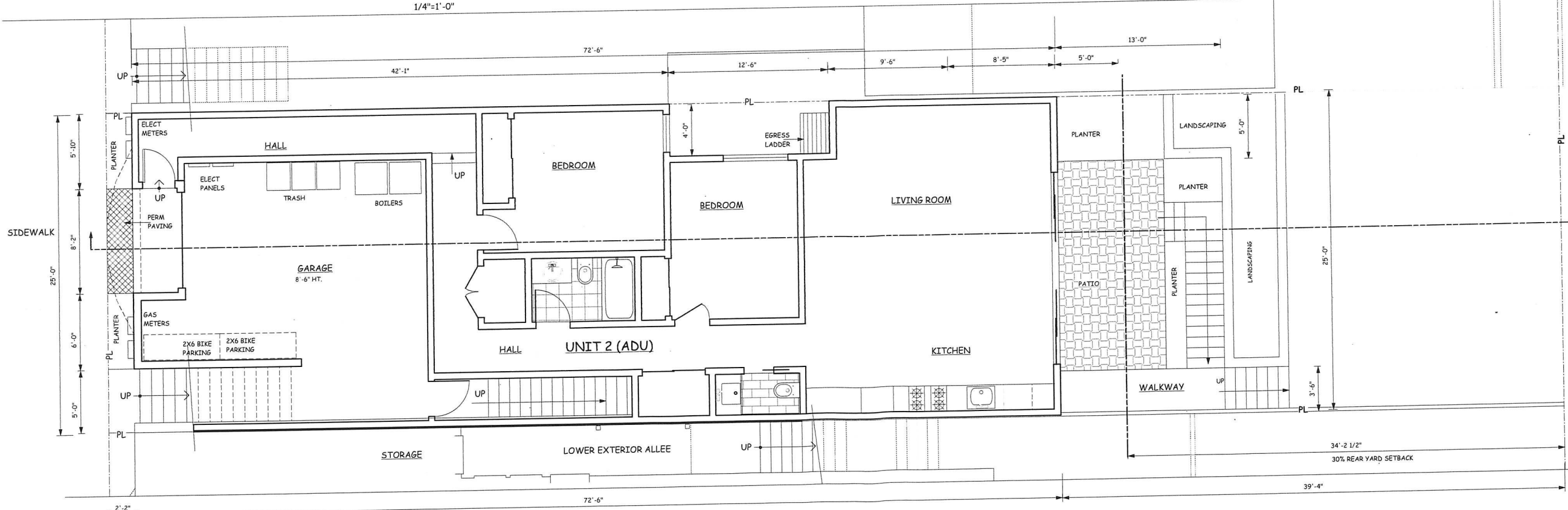
PROJECT NO. 2020.13
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A 2.01

ADDITION AND ALTERATIONS
 485 DAY STREET
 SAN FRANCISCO, CA.



2ND FLOOR PLAN (N)
 1/4"=1'-0"



1ST FLOOR PLAN (N)
 1/4"=1'-0"

AGREEMENT DRAWINGS
 9.6.22

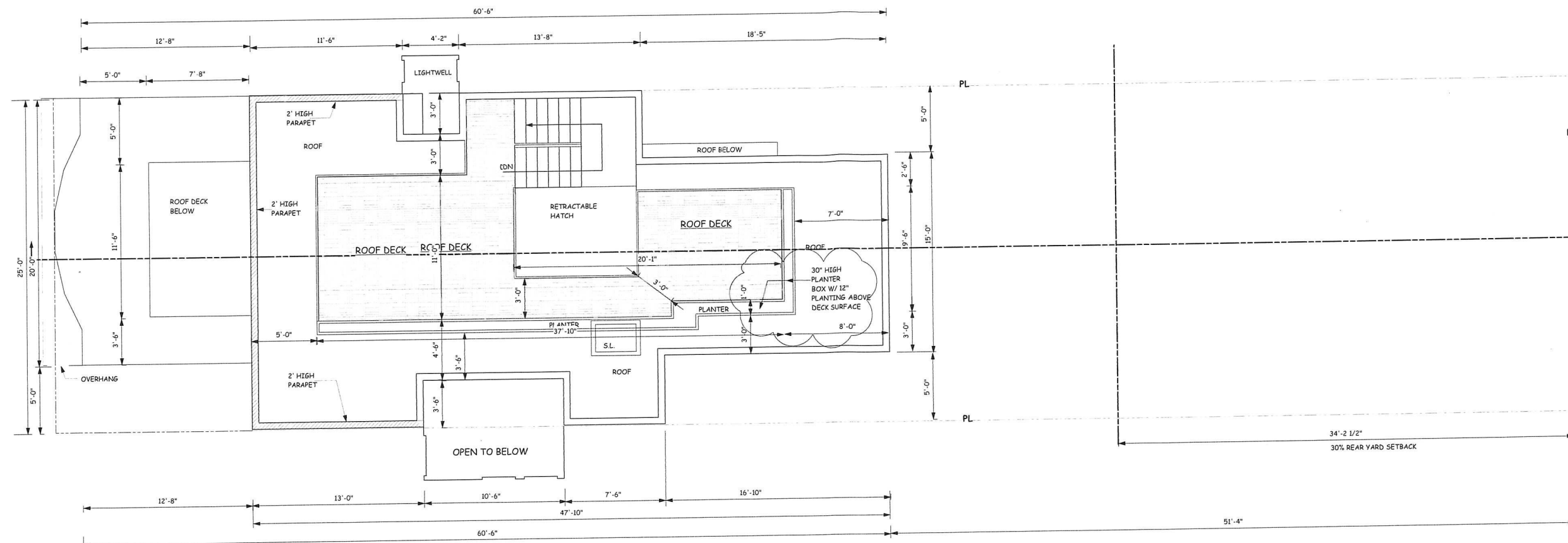
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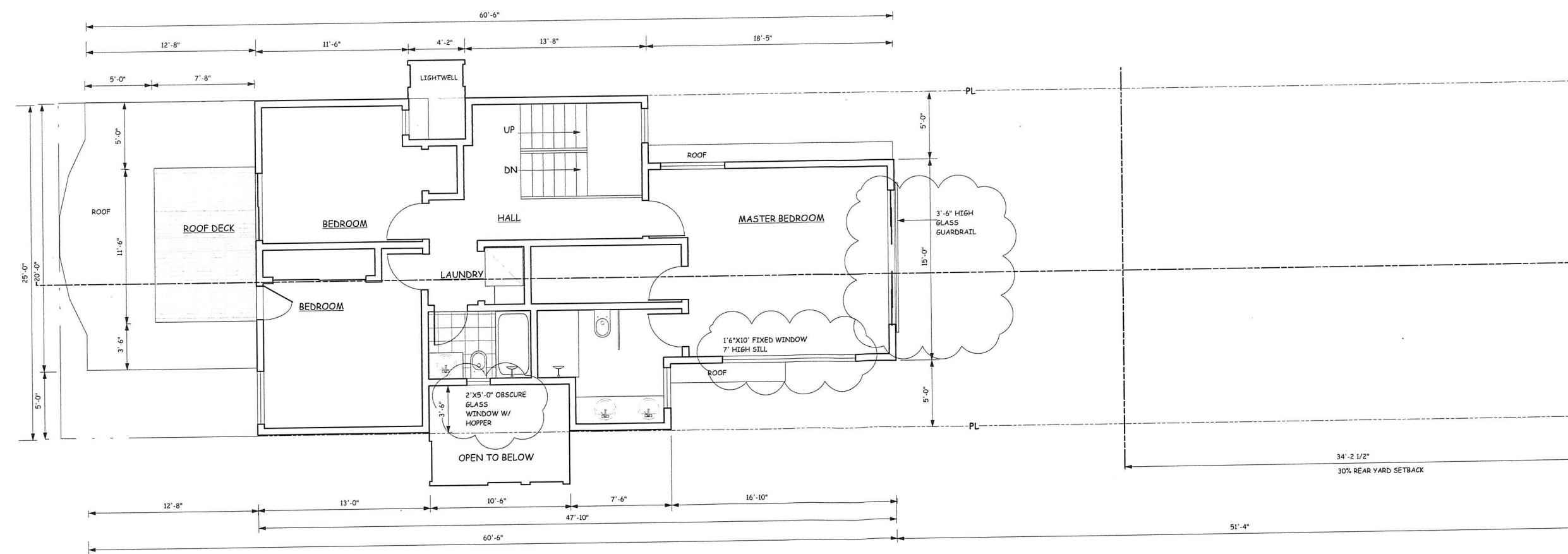
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ADDITION AND ALTERATIONS

485 DAY STREET
 SAN FRANCISCO, CA



ROOF PLAN (N)
 1/4"=1'-0"



3RD FLOOR PLAN (N) 1,003 SF
 1/4"=1'-0"

AGREEMENT DRAWINGS
 9.6.22

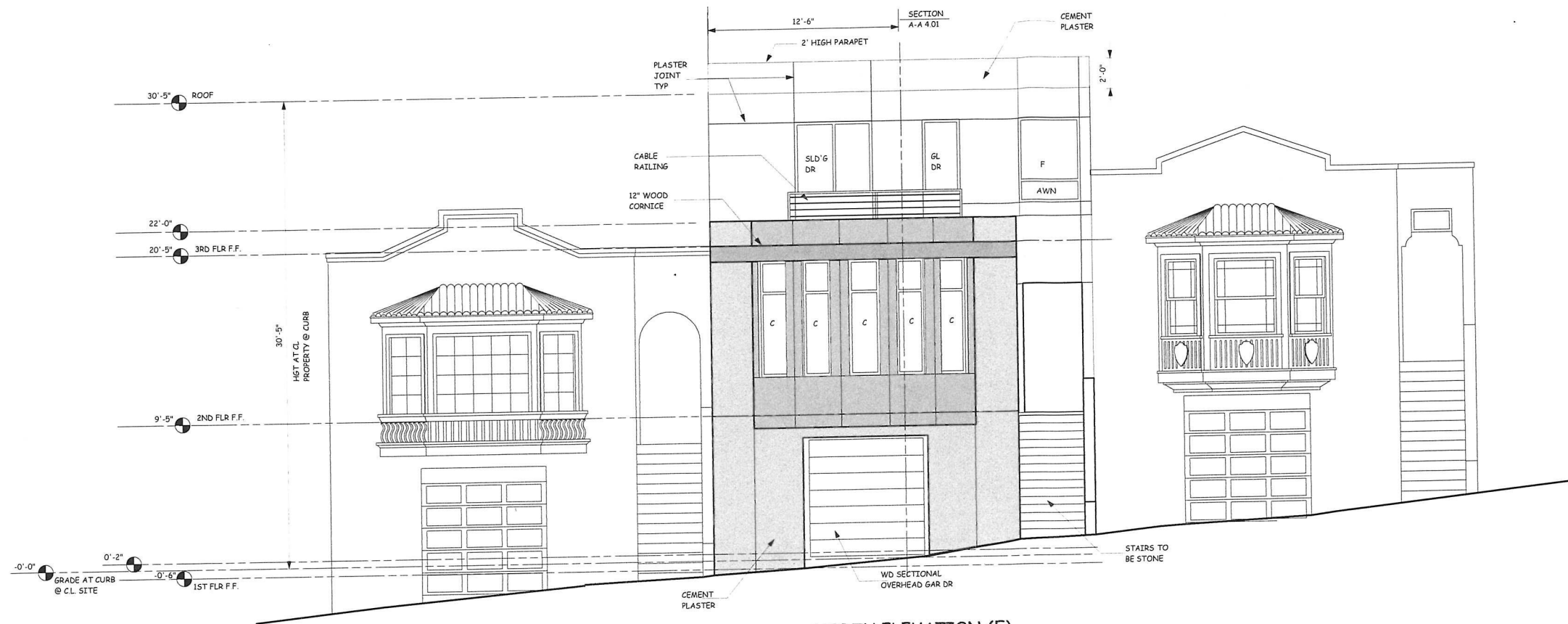
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1	5.11.21	PLANNING REV
2	9.6.22	PLANNING REV

PROJECT NO. 2020.13
 SHEET

ADDITION AND ALTERATIONS

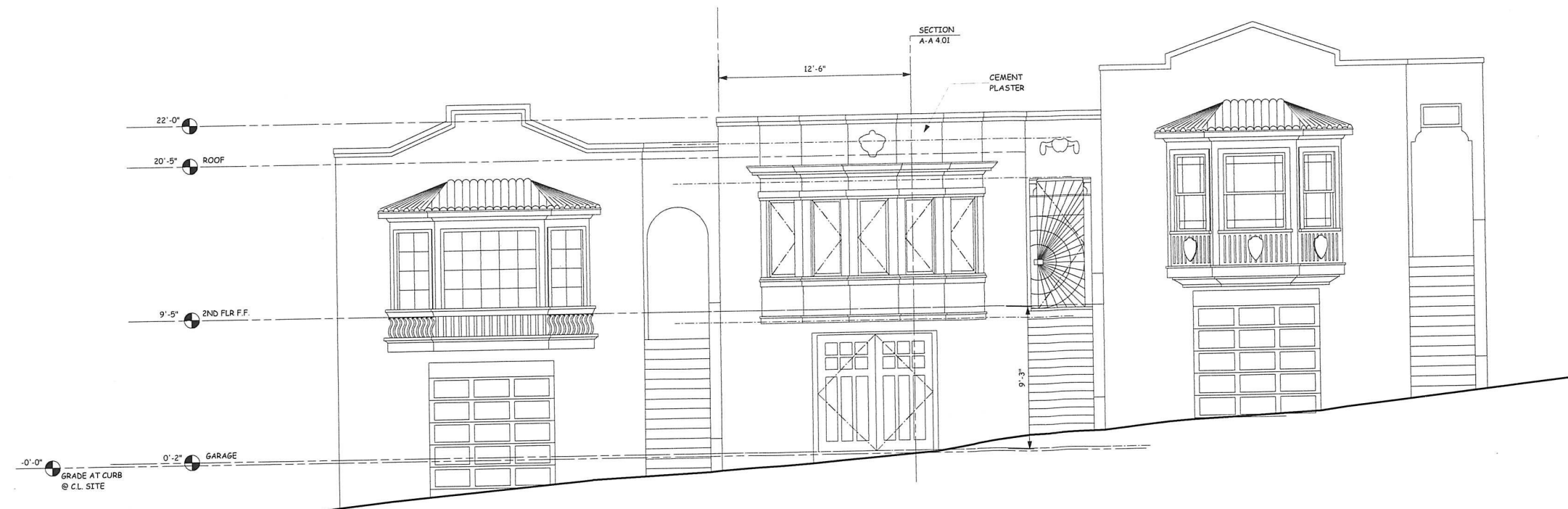
485 DAY STREET
 SAN FRANCISCO, CA



NORTH ELEVATION (E)

1/4"=1'-0"

NOTE: CEMENT PLASTER TO BE SMOOTH FINISH TYPICAL



NORTH ELEVATION (E)

1/4"=1'-0"

AGREEMENT DRAWINGS
 9.6.22

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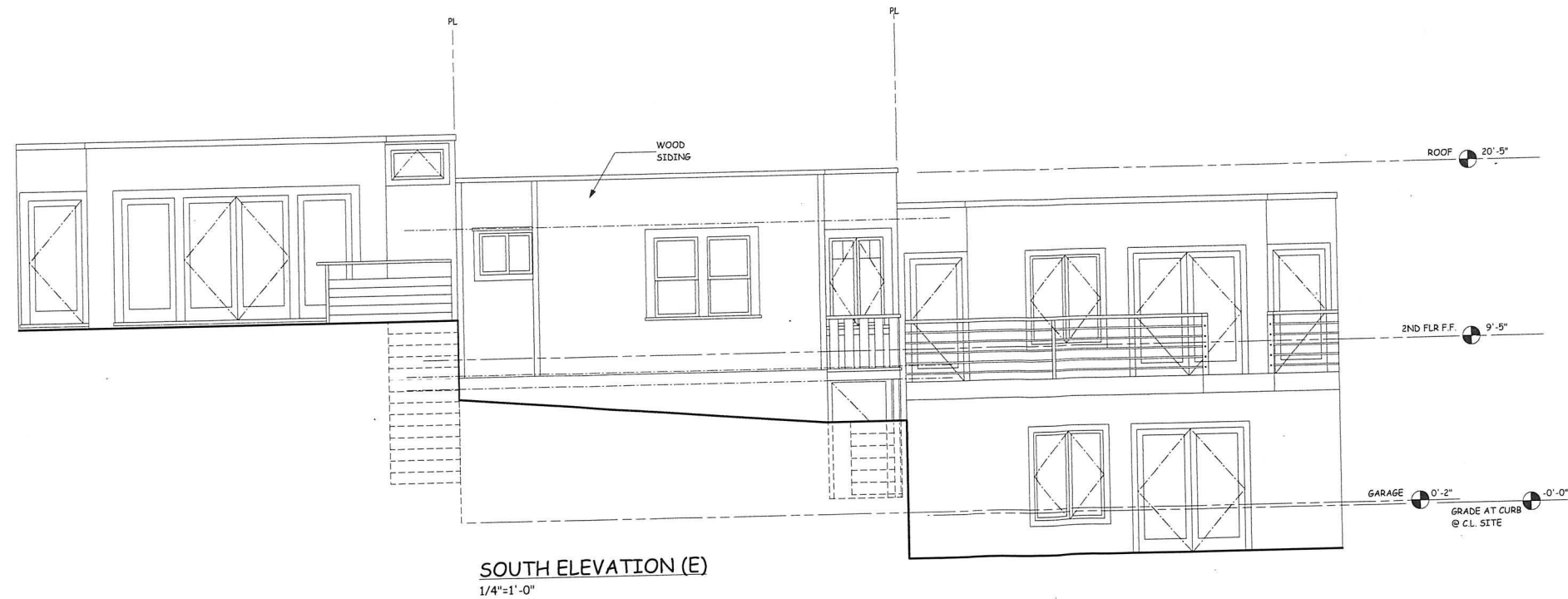
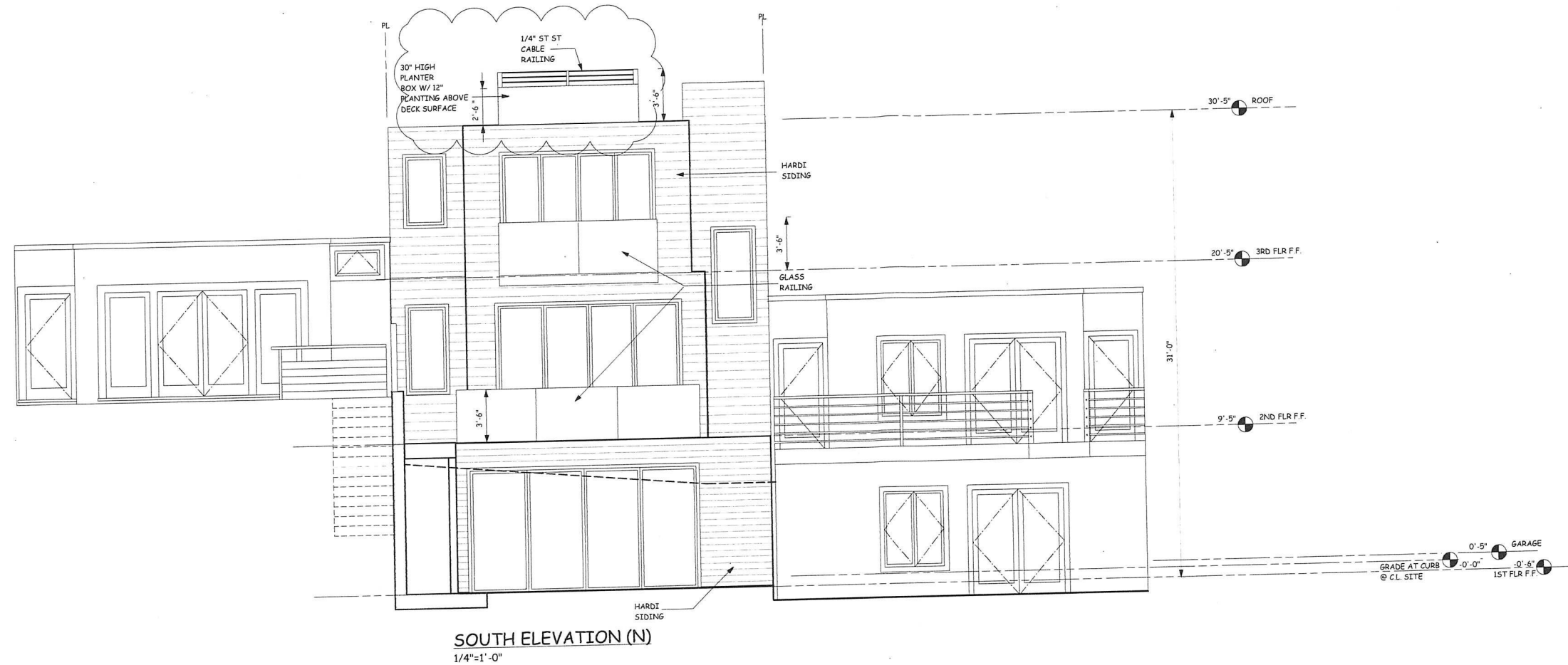
NO.	DATE	DESCRIPTION
1	5.11.21	PLANNING REV
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PROJECT NO. 2020.13
 SHEET

A 3.01

ADDITION AND ALTERATIONS

485 DAY STREET
 SAN FRANCISCO, CA.

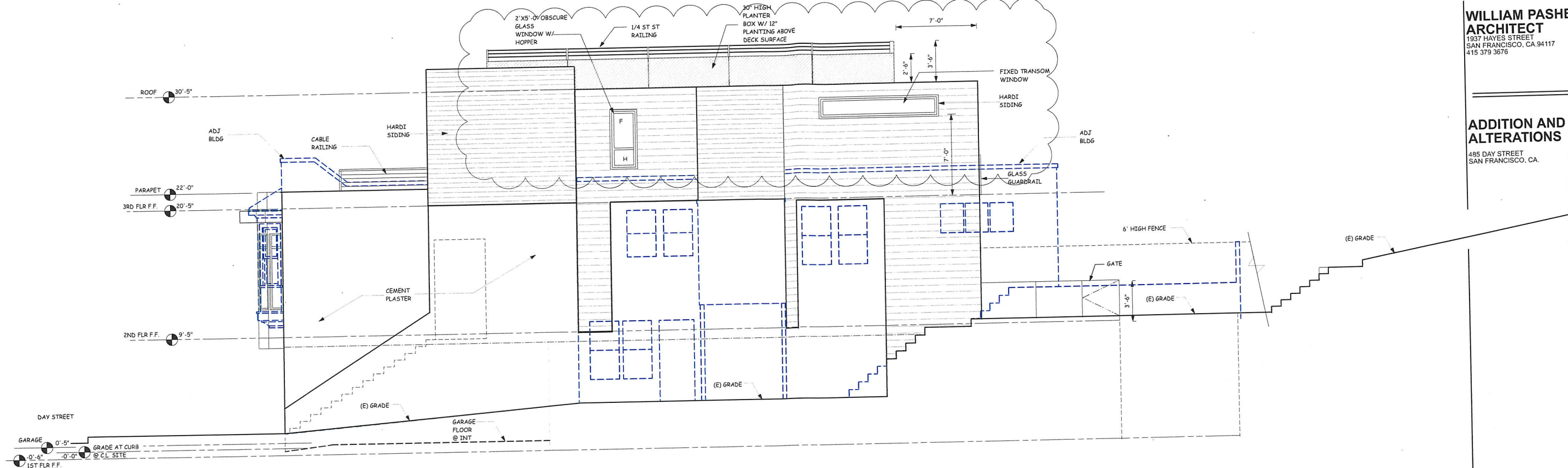


AGREEMENT DRAWINGS
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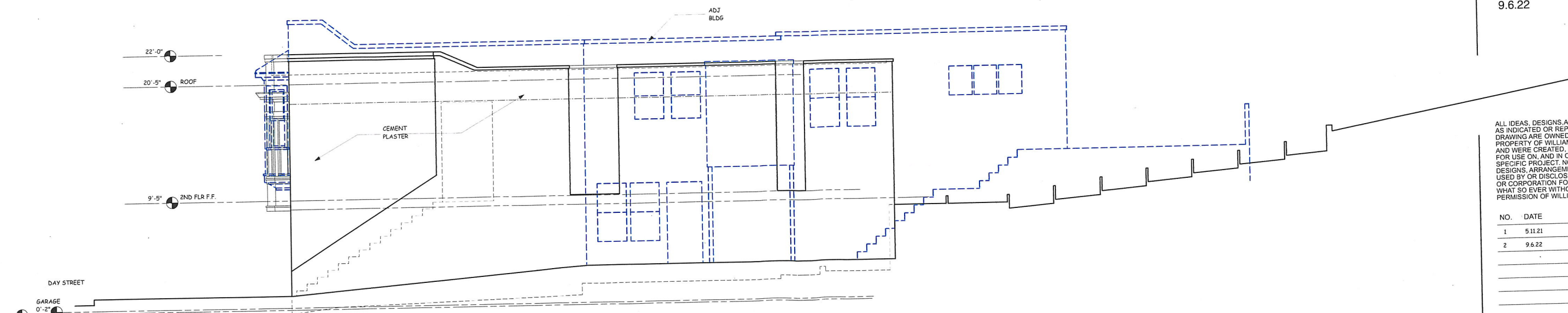
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NO.	DATE	DESCRIPTION
2	9.6.22	PLANNING REV

PROJECT NO. 2020.13
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WEST ELEVATION (N)
 1/4"=1'-0"



WEST ELEVATION (E)
 1/4"=1'-0"

AGREEMENT DRAWINGS
 9.6.22

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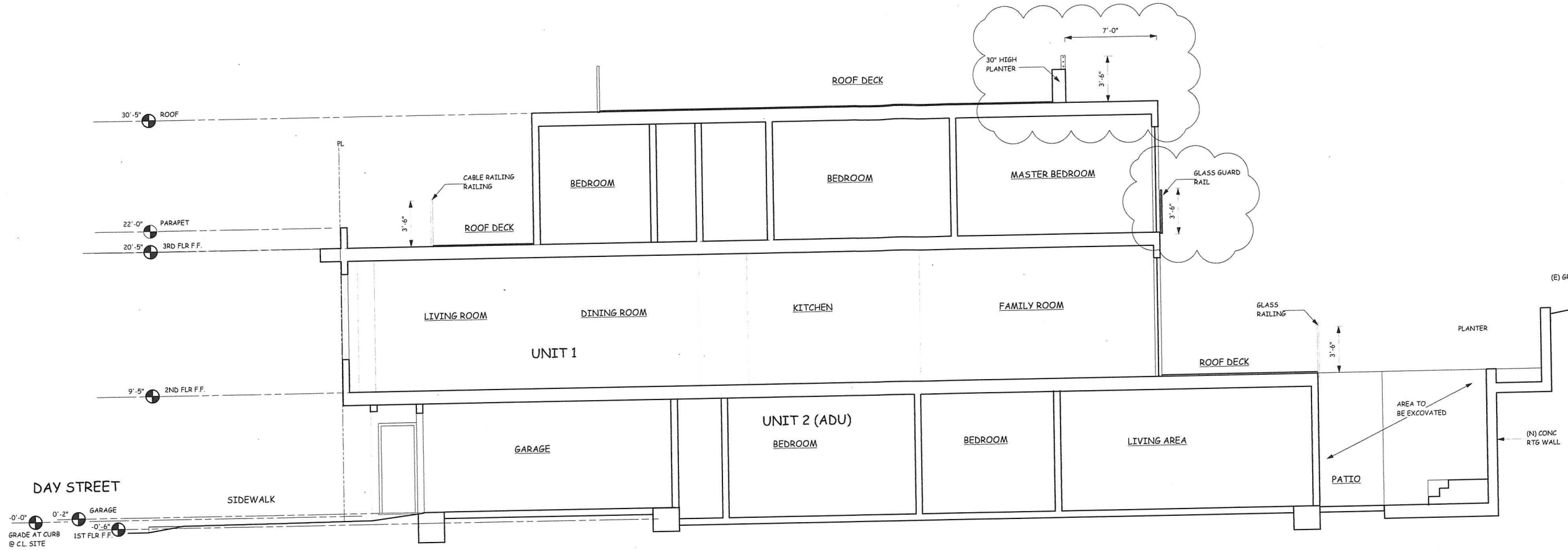
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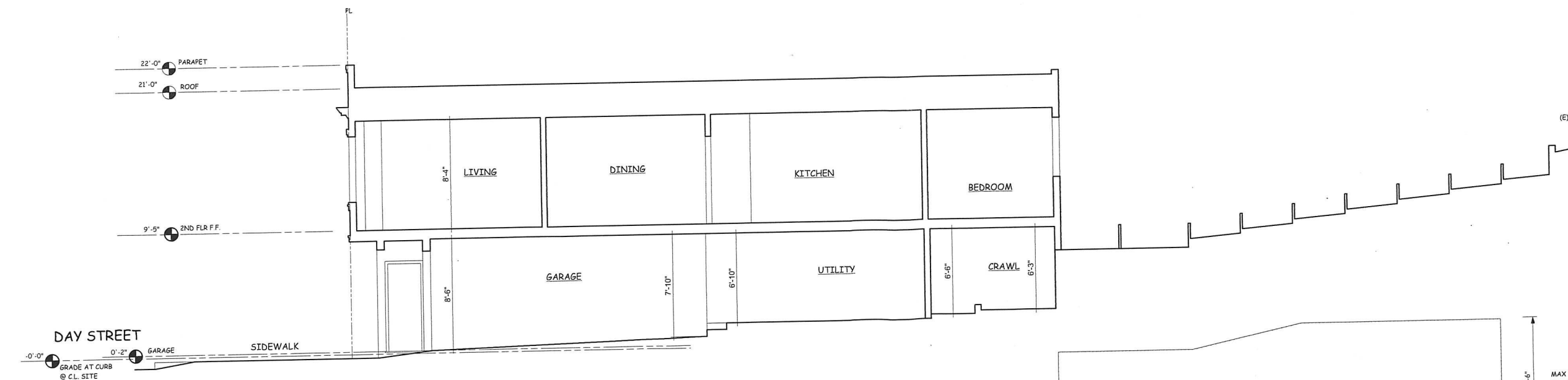
A 3.04

ADDITION AND ALTERATIONS

485 DAY STREET
 SAN FRANCISCO, CA.



SECTION A-A (N)
 1/4"=1'-0"



SECTION A-A (E)
 1/4"=1'-0"

EXCAVATION ANALYSIS

297 CU YD

AGREEMENT DRAWINGS
 9.6.22

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