

SAN FRANCISCO PLANNING COMMISSION NOTICE OF HEARINGS

Notice is hereby given to the general public that applications involving the properties/and or issues described below have been filed with the Planning Department for review as set forth in the City Planning Code. The Planning Commission will hold a PUBLIC HEARING on these items and on other matters on **Thursday, January 10, 2019**, beginning at 1:00 p.m. or later, in City Hall, 1 Dr. Carlton B. Goodlett Place, Room 400.

Case No. 2018-007888PCA [Board File No. TBD] - Ordinance amending the Planning Code to reference the Polk/Pacific Special Area Design Guidelines; affirming the Planning Department's determination under the California Environmental Quality Act; adopting findings of public necessity, convenience, and welfare under Planning Code, Section 302; and making findings of consistency with the General Plan and the eight priority policies of Planning Code Section 101.1. and findings of public necessity, convenience, and welfare under Planning Code, Section 302. For further information, call David Winslow at (415) 575-9159, or e-mail at david.winslow@sfgov.org and ask about Case Number 2018-007888PCA.

Case No. 2016-007467CUA: 360 West Portal Avenue Suite A – north side of West Portal Avenue between 14th and 15th Avenues, Lot 009 of Assessor's Block 2483 (District 14) - Request for a Conditional Use Authorization pursuant to Planning Code Sections 303 and 729.53 to legalize an existing use as a Retail Professional Service (dba West Portal Financial Group, LLC). The subject property is located within the NCD (West Portal Avenue Neighborhood Commercial) Zoning District and 26-X Height and Bulk District. A Planning Commission approval at the public hearing would constitute the Approval Action for the project for the purposes of CEQA, pursuant to San Francisco Administrative Code Section 31.04(h). For further information, call Bridget Hicks at (415) 575-9054, or via email at bridget.hicks@sfgov.org and ask about Case No. 2016-007467CUA.

Case No. 2018-012050CUA: 927 Irving Street – south side between 10th and 11th Avenues, Lot 040 in Assessor's Block 1765 (District 5) - The proposal is for Conditional Use Authorization pursuant to Planning Code Sections 303 and 730 to establish a 3,325 square foot Health Service Use (dba Ohlhoff Recovery Programs) at a ground floor tenant space within the Inner Sunset Neighborhood Commercial Zoning District and a 40-X Height and Bulk district. No interior or exterior modifications are proposed under this request. This project was reviewed under the Community Business Priority Processing Program (CB3P). This action constitutes the Approval Action for the project for the purposes of CEQA, pursuant to Section 31.04(h) of the San Francisco Administrative Code. For further information, call Mathew Chandler at (415) 575-9048 or email at Mathew.chandler@sfgov.org and ask about Record Number 2018-012050CUA

Case No. 2018-007259CUA: 88 Museum Way – Southwest Side of Museum Way between Roosevelt Way and the Randall Museum; Lot 097 in Assessor's Block 2620 (District 8). – The proposal is for Conditional Use Authorization pursuant to Planning Code Sections 249.77 and 303 to construct a garage structure and accessory space located on the rear property line of a through lot, resulting in a rear yard that is less than 45% of entire lot area within the RH-2 (Residential-House, Two Family) Zoning and a 40-X Height and Bulk District. This action constitutes the Approval Action for the project for the purposes of CEQA, pursuant to San Francisco Administrative Code Section 31.04(h). For further information, call Jeff Horn at (415) 575-6925 or email jeffrey.horn@sfgov.org , and ask about Case No. 2017-016050CUA.

Case No. 2018-009178CUA: 2909 Webster Street – west side of Webster Street between Union and Filbert Streets; Lot 036 in Assessor's Block 0533 (District 2). The proposal is for Conditional

Use Authorization pursuant to Planning Code Sections 303, 303.1, and 725 to establish a Formula Retail use (CorePower Yoga) at the ground floor of the subject property, which is located within the Union Street Neighborhood Commercial District (NCD), and a 40-X Height and Bulk District. This action constitutes the Approval Action for the project for the purposes of CEQA, pursuant to Section 31.04(h) of the San Francisco Administrative Code. For further information, call Matthew Dito at (415) 575-9164, or email at Matthew.Dito@sfgov.org, and ask about Case Number 2018-009178CUA.

Case No. 2018-001936CUA: **799 Van Ness Avenue** – west side of Van Ness Avenue between Larch and Eddy Streets; Lot 001 in Assessor's Block 0743 (District 5). The proposal is for Conditional Use Authorization pursuant to Planning Code Sections 178, 209.3, and 303, to establish a Gym (Retail Sales and Service) use exceeding 6,000 square feet, and for a retail use located on the second floor. No expansion of the existing three-story, approximately 40,000 square foot building is proposed. The subject property is located within an RC-4 Zoning District and a 130-V Height and Bulk District. This action constitutes the Approval Action for the project for the purposes of CEQA, pursuant to Section 31.04(h) of the San Francisco Administrative Code. For further information, call Matthew Dito at (415) 575-9164, or email at Matthew.Dito@sfgov.org, and ask about Case Number 2018-001936CUA.

Persons who are unable to attend the scheduled Planning Commission hearing may submit written comments regarding these cases to the individuals listed for each case above at the Planning Department, 1650 Mission Street, 4th Floor, San Francisco, CA 94103. Comments received by 9:30 a.m. on the day of the hearing will be made a part of the official record and will be brought to the attention of the Planning Commission.

Pursuant to Government Code § 65009, if you challenge, in court, the approval of a conditional use, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

Zoning Administrator
Planning Department
1650 Mission Street, 4th Floor
San Francisco, CA 94103

12/19/2018