



# SAN FRANCISCO PLANNING DEPARTMENT

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## Letter of Determination

August 4, 2016

Michael/Grace Bacigalupi  
1363 San Bruno Avenue  
San Francisco, CA 94110

<b>Site Addresses:</b>	<b>1361-1363 and 1367 San Bruno Avenue</b>
<b>Assessor's Block/Lots:</b>	<b>4262 / 017 &amp; 016</b>
<b>Zoning District:</b>	<b>RH-2 / 40-X</b>
<b>Staff Contact:</b>	<b>Daniel Sirois, (415) 575-8714 or <a href="mailto:daniel.sirois@sfgov.org">daniel.sirois@sfgov.org</a></b>
<b>Record No.:</b>	<b>2016-009339ZAD</b>

Dear Ms. Bacigalupi:

This letter is in response to your request for a Letter of Determination regarding the properties at 1361-1363 and 1367 San Bruno Avenue. These parcels are located within an RH-2 (Residential House, Two-Family) Zoning District and 40-X Height and Bulk District. Your request seeks a determination stating the legal number of dwelling units on the property and the legality of the structure that straddles property lines (Lots 016 and 017).

The Planning Department relies on the Report of Residential Building Record (3R) that is prepared by the Department of Building Inspection (DBI) to determine the legal number of dwelling units for a building. Based upon the most recent 3R Report for the property (dated August 2, 2016), the subject building contains three (3) dwelling units.

The Planning Department relies on DBI (through review of permit/plan histories) and historic Sanborn Fire Insurance Maps to determine the legality of structures. In this case, a review of the 1919 Sanborn Fire Insurance Maps confirmed the existence of a building in the same general configuration as the existing building on the lot. As such, it is my determination that based upon available information, the existing building siting appears to be legal under the Planning Code.

**Please note that a Letter of Determination is a determination regarding the classification of uses and interpretation and applicability of the provisions of the Planning Code. This Letter of Determination is not a permit to commence any work or change occupancy. Permits from appropriate Departments must be secured before work is started or occupancy is changed.**

1650 Mission St.  
Suite 400  
San Francisco,  
CA 94103-2479

Reception:  
**415.558.6378**

Fax:  
**415.558.6409**

Planning  
Information:  
**415.558.6377**

Michael/Grace Bacigalupi  
1363 San Bruno Avenue  
San Francisco, CA 94110

August 4, 2016  
Letter of Determination  
1361-1363 San Bruno Avenue

**APPEAL:** If you believe this determination represents an error in interpretation of the Planning Code or abuse in discretion by the Zoning Administrator, an appeal may be filed with the Board of Appeals within 15 days of the date of this letter. For information regarding the appeals process, please contact the Board of Appeals located at 1650 Mission Street, Room 304, San Francisco, or call (415) 575-6880.

Sincerely,



Scott F. Sanchez  
Zoning Administrator

cc: Property Owner  
Neighborhood Groups  
Daniel Sirois, Planner

DATA SHEET FOR LEGALIZING DWELLING UNITS CONSTRUCTED WITHOUT BUILDING PERMIT IN OTHER THAN FIRST RESIDENTIAL DISTRICTS PRIOR TO MAY 2, 1960

BUILDING PERMIT APPLICATION NO. 261125

1. Address 1361 San Bruno Block 4262 Lot 17

Existing Zoning R-3 Pre May 2, 1960 Zoning 2nd Res

2. Latest authorized occupancy (# of dwelling units) 2  
(From building application or certificate of occupancy)

3. Proposed occupancy (# of dwelling units) 3  
(Indicated on this application)

4. Number of units to be legalized by this application 1  
(Subtract line 2 from line 3)

5. Assessed value of improvements \_\_\_\_\_  
(As currently listed at Assessor's Office)

6. Date units (line 4) were constructed 1941

Type of proof submitted Inspector says before 1955  
Owner says 1941

7. Cost of bringing units (line 4) into conformity with Building, Housing, Health & Fire Codes applicable at date specified on Line 6 \$2500  
Inspector Jones said that the \$2500 includes \$1000 of maintenance work

8. Is date entered on line 6 after December 26, 1955 (Not Legalized) AD (8)

9. Does the work required to bring the units into conformity require addition of 1-hour fire resistant material throughout or substantially throughout the building? No ~~Yes~~ (9)

10. Does the work required to bring the units into conformity require other physical change or alteration of the building that is comparable to line 9 in scope or degree? If so, explain. No (10)

11. Is line 7 greater than line 5? No (11)

12. Conclusion: \_\_\_\_\_

Minor: Pre 12/26/55 (answers to #'s 8, 9, 10 & 11 are all "No")  
Application therefore approved

Minor: Between 12/25/55 & 5/2/60 (answers to #8 is "Yes" & to #'s 9, 10 & 11 is "No")

Therefore \_\_\_\_\_ parking spaces are required

Application approved 3/19/62

Application disapproved because \_\_\_\_\_

Major: (Answer to one or more of #'s 8, 9, 10 & 11 is "Yes"); application must therefore be reviewed under current Planning Code provisions.

Application approved

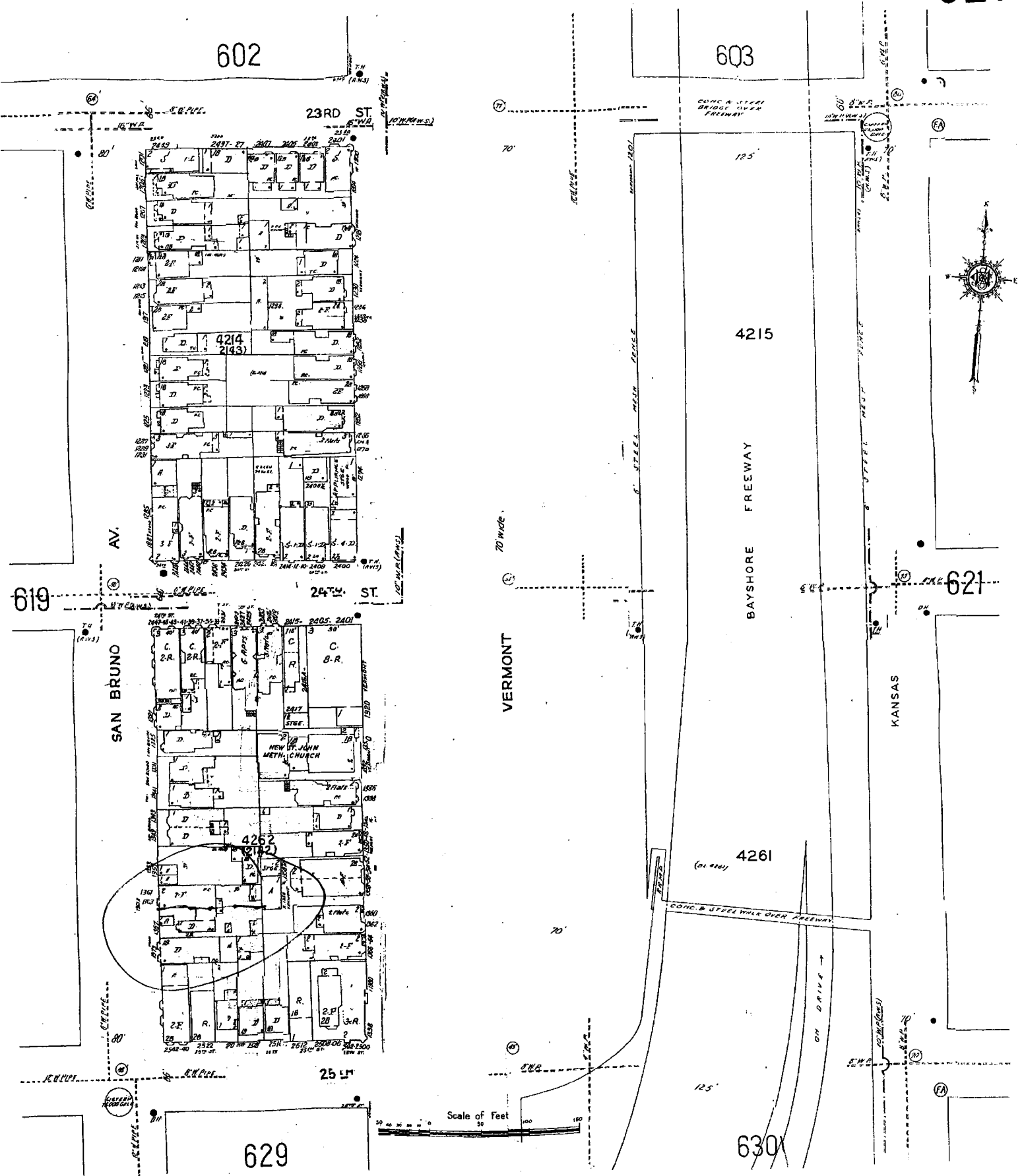
Application disapproved because \_\_\_\_\_

1361 SAN BRUNO

Date: 3/19/62 Signed: Wayne R. Rieck

THESE SANBORN MAPS ARE DATED TO THE MID 1990'S  
USE ONLY FOR HISTORICAL CONTEXT

620



602

603

23RD ST

4215

BAYSHORE FREEWAY

621

619

24TH ST

VERMONT

SAN BRUNO AV.

KANSAS

4261

25TH ST

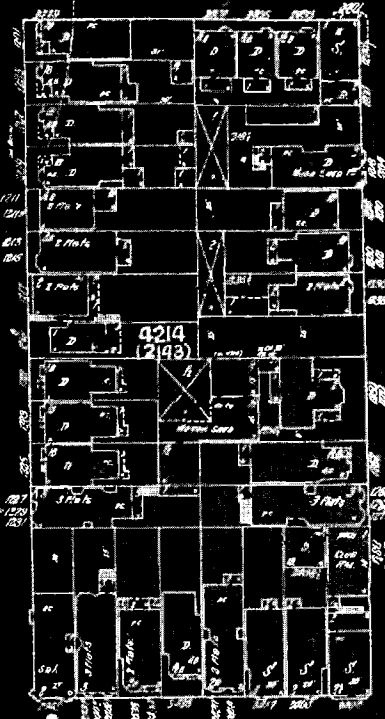
Scale of Feet

629

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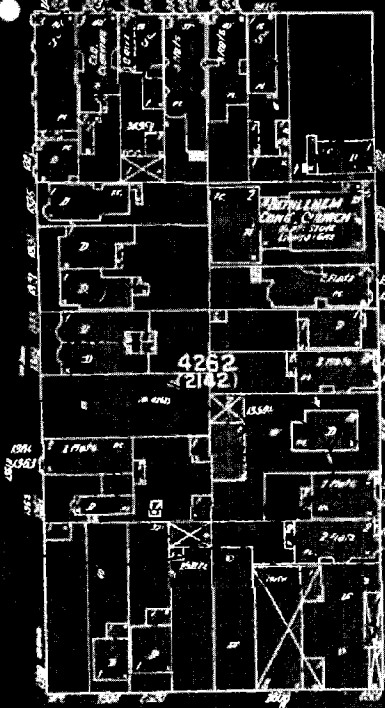
23RD



4214  
(2143)

24TH

SAN BRUNO



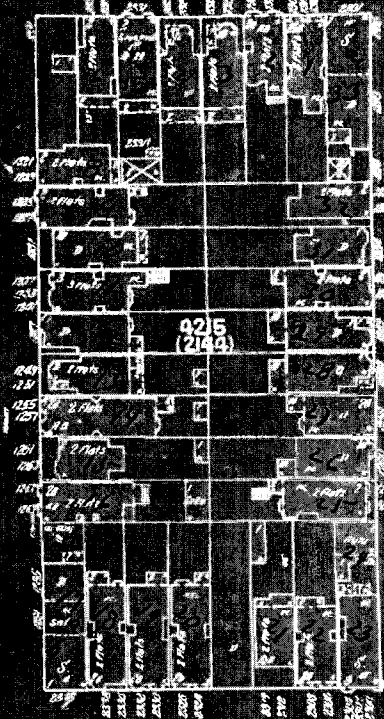
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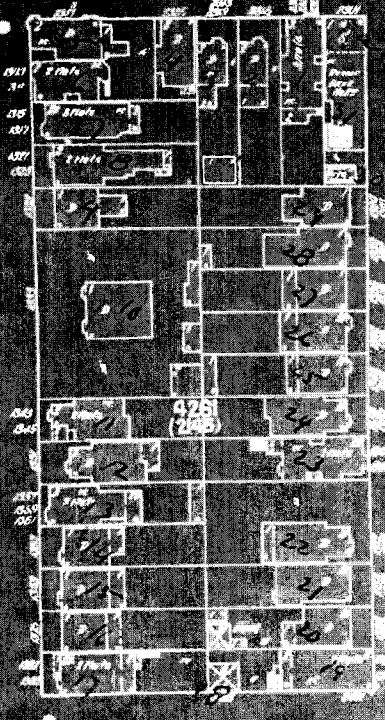
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4215  
(2144)

ST.

VERMONT



4263  
(2143)

ST.

KANSAS

630

Scale of Feet



DEPARTMENT OF PUBLIC HEALTH

104 GROVE STREET  
Telephone UNDERhill 1-4701  
SAN FRANCISCO 2, CALIFORNIA

COPY

NOTICE

Jan. 10, 1962

Anna Thieler  
2612 - 25th Street  
San Francisco, California

The premises owned, controlled or occupied by you and located at 1361-63 San Bruno Avenue, are in violation of the

law, and you are hereby ordered to comply with the following requirements:

- 1 - Obtain the required Building Permit to restore the building to its original use as a two family dwelling or submit plans and obtain permits to convert building to lawful multiple use.
- 2 - Disconnect and remove gas fired cooking appliances except in two original kitchens.
- 3 - Remove and cap illegal gas lines at the source of supply.
- 4 - Provide proper means of egress as required by the Bureau of Fire Prevention and Safety.
- 5 - Replace all broken window glass and/or window sash cords.
- 6 - Obtain a Building Permit from Room 286, City Hall, and make any additional repairs as required by the Bureau of Building Inspection.
- 7 - Remove all electric cord wiring that is stapled to woodwork, walls, etc., and that which is extended through walls for fixture appliances and plug receptacles.
- 8 - Obtain an Electrical Permit from Room 275, City Hall, and comply with any additional requirements of the Bureau of Electrical Inspection.
- 9 - Upon completion of all required work you are to obtain a Certificate of Final Completion from the Bureau of Building Inspection.

The above orders must be complied with within FIFTEEN (15) days.

*William Wong*  
William Wong  
Inspector

ELLIS D. SOX  
Director of Public Health

OFFICE HOURS — 8:00 TO 8:30 A.M., 4:00 TO 5:00 P.M.

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

Write in Ink—File Two Copies

CITY AND COUNTY OF SAN FRANCISCO

DEPARTMENT OF PUBLIC WORKS  
BLDG. FORM

RECEIVED  
DEPT. OF PUBLIC WORKS  
CENTRAL PERMIT BUREAU  
1962 FEB 13 PM 4:07  
BUILDING INSPECTION

3

APPLICATION FOR BUILDING PERMIT  
ADDITIONS, ALTERATIONS OR REPAIRS

2/13

Application is hereby made to the Department of Public Works of San Francisco for permission to build in accordance with the plans and specifications submitted herewith and according to the description and for the purpose hereinafter set forth:

- (1) Location 1361 San Bruno
- (2) Total Cost (\$) 2500 (3) No. of Stories 2 (4) Basement or Cellar No
- (5) Present Use of building 4 Units (6) No. of families 4
- (7) Proposed Use of building 3 Units (8) No. of families 3
- (9) Type of construction 5 (10) Proposed Building Code Classification 18-1
- (11) Any other building on lot No (must be shown on plot plan if answer is yes.)
- (12) Does this alteration create an additional story to the building? No
- (13) Does this alteration create a horizontal extension to the building? No
- (14) Does this alteration constitute a change of occupancy? No
- (15) Electrical work to be performed Yes (16) Plumbing work to be performed Yes
- (17) Automobile runway to be altered or installed No
- (18) Sidewalk over sub-sidewalk space to be repaired or altered No

(19) Write in description of all work to be performed under this application:  
(Reference to plans is not sufficient)  
Install Public Hall to Rear of Bldg. with 5/8" steel work  
remove partitions to Enlarge Kitchen + Bed Room  
Install 1/2" steelwork on building + walls (A.I.)

- (20) Supervision of construction by Bill Venter Address 861 Alvarado St
- (21) General Contractor B + T California License No. 136584  
Address 3268 San Jose Ave
- (22) Architect or Engineer (for design) California Certificate No. \_\_\_\_\_  
Address \_\_\_\_\_
- (23) Architect or Engineer (for construction) California Certificate No. \_\_\_\_\_  
Address \_\_\_\_\_

(24) I hereby certify and agree that if a permit is issued for the construction described in this application, all the provisions of the permit and all laws and ordinances applicable thereto will be complied with. I further agree to save San Francisco and its officials and employees harmless from all costs and damages which may accrue from use or occupancy of the sidewalk, street or sub-sidewalk space or from anything else in connection with the work included in the permit. The foregoing covenant shall be binding upon the owner of said property, the applicant, their heirs, successors and assignees.

- (25) Owner Anna Thiel (Phone PL 56881)  
Address 2612 - 25th St  
By Bill Venter Address 861 Alvarado St

CERTIFICATE OF FINAL COMPLETION AND/OR PERMIT OF OCCUPANCY MUST BE OBTAINED ON COMPLETION OF WORK OR ALTERATION INVOLVING AN ENLARGEMENT OF THE BUILDING OR A CHANGE OF OCCUPANCY PURSUANT TO SEC. 805 AND 809, SAN FRANCISCO BUILDING CODE, BEFORE BUILDING IS OCCUPIED.  
Pursuant to Sec. 304, San Francisco Building Code, the building permit shall be posted on lot. Owner is responsible for approved plans and application being kept at building site.

APPROVAL OF THIS APPLICATION DOES NOT CONSTITUTE AN APPROVAL FOR THE ELECTRICAL WIRING OR PLUMBING INSTALLATIONS. A SEPARATE PERMIT FOR THE WIRING AND PLUMBING MUST BE OBTAINED.

THIS IS NOT A BUILDING PERMIT. NO WORK SHALL BE STARTED UNTIL A BUILDING PERMIT IS ISSUED.

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

BLDG. FORM

3 APPLICATION OF

NO. 261125

*Anna Shaker* License Owner

FOR PERMIT TO MAKE  
ADDITIONS, ALTERATIONS or REPAIRS  
TO BUILDING

Location *136/138th Ave. S.F.*

*25000 Rls.*

Total Cost *\$148750*

Filed *2/13* 1962

APPROVED:

**APPROVED**  
Dep. Public Works  
MAR 8 1962

*Robert C. Long*  
Superintendent, Bureau of Building Inspection

Superintendent, Bureau of Building Inspection

Permit No. *234925*

Issued *3/23/62*

REFER TO:

- Bureau of Engineering
- FBI Street Engineer
- Boiler Inspector
- Art Commission
- Dept. of Public Health
- Dept. of Electricity
- Redevelopment Agency
- Parking Authority

Approved *2-16* 1962

Provided the following conditions are complied with:

- Repair rear stairs.*
- Call Insp. at job start.*
- 2 Means eiff - squares from front top apt.*
- In my opinion Sundry excavations are OK with*

*Robert C. Long*  
Building Inspector, Bureau of Building Inspection

I agree to comply with all conditions or stipulations of the various Bureaus or Departments noted herein.

*Bill Denton*  
Owner or Owner's Authorized Agent

Approved: *2-23-62* *Geo. Per*  
*Health Dept. 20 page &*  
*Require Ventilation from all*  
*rooms - Robert Shaker*  
Department of Public Health

Approved:

Department of Electricity

Approved:

Art Commission

Approved:

Boiler Inspector

Approved:

Redevelopment Agency

Approved:

Parking Authority

No portion of building on structure or scaffolding used during construction to be closer than 8' to any wire containing more than 750 volts. See Sec. 885 California Penal Code.

Approved:

Zone *R-3*

CPC Setbacks *none*

*3/17/62* *W. James Shaker*  
Department of City Planning

Approved:

*Same requirements as Bldg. Dept.*

*V. J. ...*  
Bureau of Fire Prevention & Public Safety

Approved:

Civil Engineer, Bureau of Building Inspection

Approved:

Bureau of Engineering





**Report of Residential Building Record (3R)**  
(Housing Code Section 351(a))

**BEWARE:** This report describes the current legal use of this property as compiled from records of City Departments. There has been no physical examination of the property itself. This record contains no history of any plumbing or electrical permits. The report makes no representation that the property is in compliance with the law. Any occupancy or use of the property other than that listed as authorized in this report may be illegal and subject to removal or abatement, and should be reviewed with the Planning Department and the Department of Building Inspection. Errors or omissions in this report shall not bind or stop the City from enforcing any and all building and zoning codes against the seller, buyer and any subsequent owner. The preparation or delivery of this report shall not impose any liability on the City for any errors or omissions contained in said report, nor shall the City bear any liability not otherwise imposed by law.

Address of Building *1361 - 1363 SAN BRUNO AV* Block *4262* Lot *017*

Other Addresses *1361 1363 SAN BRUNO AV*

1. A. Present authorized Occupancy or use: **THREE FAMILY DWELLING**
- B. Is this building classified as a residential condominium? Yes No
- C. Does this building contain any Residential Hotel Guest Rooms as defined in Chap. 41, S.F. Admin. Code? Yes No
2. Zoning district in which located: **RH-2** 3. Building Code Occupancy Classification: **R-2**
4. Do Records of the Planning Department reveal an expiration date for any non-conforming use of this property? Yes No   
If Yes, what date? **The zoning for this property may have changed. Call Planning Department, (415) 558-6377, for the current status.**
5. Building Construction Date (Completed Date): **UNKNOWN**
6. Original Occupancy or Use: **UNKNOWN**
7. Construction, conversion or alteration permits issued, if any:

<u>Application #</u>	<u>Permit #</u>	<u>Issue Date</u>	<u>Type of Work Done</u>	<u>Status</u>
261125	234925	Mar 23, 1962	UNIT 1361: INSTALL PUBLIC HALL TO REAR OF BUILDING WITH SHEETROCK; MOVE PARTITIONS TO ENLARGE KITCHEN AND BEDROOM; INSTALL SHEETROCK ON CEILING AND WALLS; COMPLY WITH DPH NOTICE 1-10-62	N
264857	237164	May 15, 1962	RAISE FOUNDATION TWELVE INCHES ABOVE GROUND LEVEL; THE REAR TWENTY FIVE FEET OF NORTH WALL AND REPLACE JOIST AND FLOOR OF REAR STORAGE ROOM' CEMENT UNDER REAR AREA	C
461420	412701	Jul 23, 1976	INSTALL FIVE ALUMINUM WINDOWS IN FRONT OF BUILDING	N
461421	415167	Oct 04, 1976	TO BRING BUILDING INTO FULL COMPIANCE WITH THE PROVISIONS OF THE MUNICIPAL CODE AS REQUIRED BY DIVISION OF APARTMENT AND HOTEL INSPECTION REPORT - CFC 3FD	C
8916797	622322	Sep 11, 1989	REMOVE DRY ROT MEMBERS OF PORCH AND STAIRS; REPLACE AND REPAIR WORK	C
9321515	735661	Dec 07, 1993	REROOFING	X
201510291182	1373996	Oct 29, 2015	COMPLY WITH NOTICE OF VIOLATION #201574451; THREE POSTS DRY ROT; WORK IN REAR	C

8. A. Is there an active Franchise Tax Board Referral on file? Yes No
- B. Is this property currently under abatement proceedings for code violations? Yes No
9. Number of residential structures on property? **1**
10. A. Has an energy inspection been completed? Yes No  B. If yes, has a proof of compliance been issued? Yes No
11. A. Is the building in the Mandatory Earthquake Retrofit of Wood-Frame Building Program? Yes No   
B. If yes, has the required upgrade work been completed? Yes No

Address of Building *1361 - 1363 SAN BRUNO AV*

Block *4262*

Lot *017*

Other Addresses *1361 1363 SAN BRUNO AV*

Date of Issuance: 02 AUG 2016

Date of Expiration: 02 AUG 2017

By: DWAYNE FARRELL

Report No: *201607269370*

**Patty Herrera, Manager**  
**Records Management Division**

**THIS REPORT IS VALID FOR ONE YEAR ONLY.**

The law requires that, prior to the consummation of the sale or exchange of this property, the seller must deliver this report to the buyer and the buyer must sign it.

**(For Explanation of terminology, see attached)**

PROPERTY OWNER'S REQUEST

MICHAEL/GRACE BACIGALUPI  
1363 SAN BRUNO AVE.  
SF. CA, 94110 (415) 282-1277

RECEIVED

JUL 06 2016

CITY & COUNTY OF S.F.  
PLANNING DEPARTMENT  
RECEPTION DESK

R#2016-009339 ZAD  
CK# 1119 \$ 645.-  
R. SUCRE (SE)

HI, TO WHOM IT MAY CONCERN,

I AM REQUESTING A LETTER OF  
DETERMINATION  
~~OR VERIFICATION~~ FOR THE RENT BOARD  
(4262/017)  
STATING THAT 1363 SAN BRUNO AVE  
IS A 3 UNIT APARTMENT BUILDING WITH  
A NON CONFORMING OVERHANG <sup>USE.</sup> LOT 017  
BLOCK 4262

I AM IN A GREAT RUSH FOR THIS LETTER  
AS THE RENT BOARD HAS GIVEN A TIME  
STAMP OF JULY 11, 2016

SORRY FOR ANY INCONVENIENCE;

THANK YOU, GRACE BACIGALUPI



City and County of San Francisco  
**DEPARTMENT OF PUBLIC HEALTH**  
**ENVIRONMENTAL HEALTH**

Edwin M. Lee, Mayor  
 Barbara A. Garcia, MPA, Director of Health  
 Richard J. Lee, MPH, CIH, REHS  
 Acting Environmental Health Director

**Healthy Housing & Vector Control Program Fee**

Español –ver al otro lado

中文 - 背面

Valid from: January 1, 2016 to December 31, 2016

Billing Date: 12/31/2015

To Property Owner of Record:

**BACIGALUPI MICHAEL ROBERT SR**  
**1363 SAN BRUNO AVE**  
**SAN FRANCISCO CA, 94110**

Invoice No.:	48972-16
Due Date:	2/1/2016
Amount Due:	\$70.00
Payment not received by 2/1/2016:	\$80.00
Payment not received by 3/1/2016:	\$100.00

This is your annual Vector (Pest) Control fee invoice for 2016 pursuant to the San Francisco City Ordinance 159-08 that became effective September 1, 2008. The Ordinance mandates the Department of Public Health to implement a program to ensure that apartment buildings are in compliance with vector control, sanitation and health standards.

Please pay you vector control fees promptly upon receipt of this invoice to avoid penalties.

In order for our Inspectors to contact you for mandatory routine inspections or send necessary notices, please provide a telephone number and email for yourself and/or your property manager. The Residential Building Owner/Operator Guidelines for Vector Control is attached for your information. Copy of the Ordinance can be found at: <http://www.sfdph.org/dph/EH/> under "Apartment Program."

**Number of Apartments at this location:**

Property Address	Block	Lot	Number of Apartments	Healthy Housing Fee Due
1361 SAN BRUNO Ave	4262	017	3	\$70.00

Delinquent accounts will be referred to the Bureau of Delinquent Revenue if not paid as specified and additional collection costs will be added to the principal charge to include a lien on the property and interest at the rate of one and one half percent (1-1/2%) per month.

**If you have any questions, please call our office at 415-252-3805.**

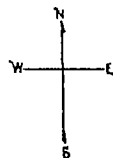
Please issue a separate check for the apartment and the hotel if a mixed used building.

Detach and return to:

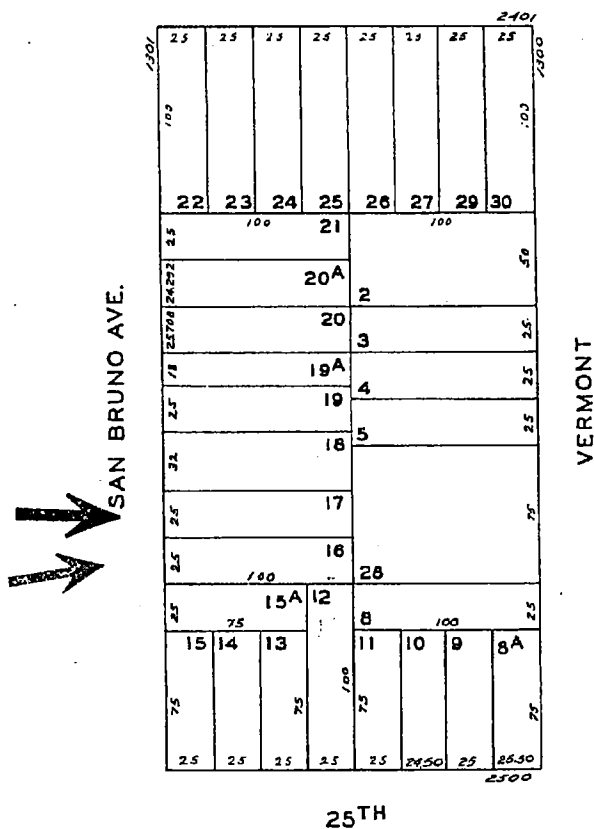
4262

NEW POTRERO BLK. III

REVISED 1970  
REVISED 1979



24TH



THIS MAP IS FOR LOCATION PURPOSES ONLY. LOT BOUNDARIES AND  
 DIMENSIONS SHOWN THEREON ARE APPROXIMATE. THE CITY ENGINEER  
 HAS REVIEWED THIS MAP AND HAS DEEMED IT TO BE  
 A TRUE AND CORRECT REPRESENTATION OF THE REALITY. THE CITY ENGINEER  
 DOES NOT ASSUME LIABILITY FOR ANY  
 LOSS OCCURRING BY REASON OF RELIANCE THEREON.

FIDELITY NATIONAL TITLE INSURANCE COMPANY.



# San Francisco Property Information

Public Access to Useful Property Information & Resources

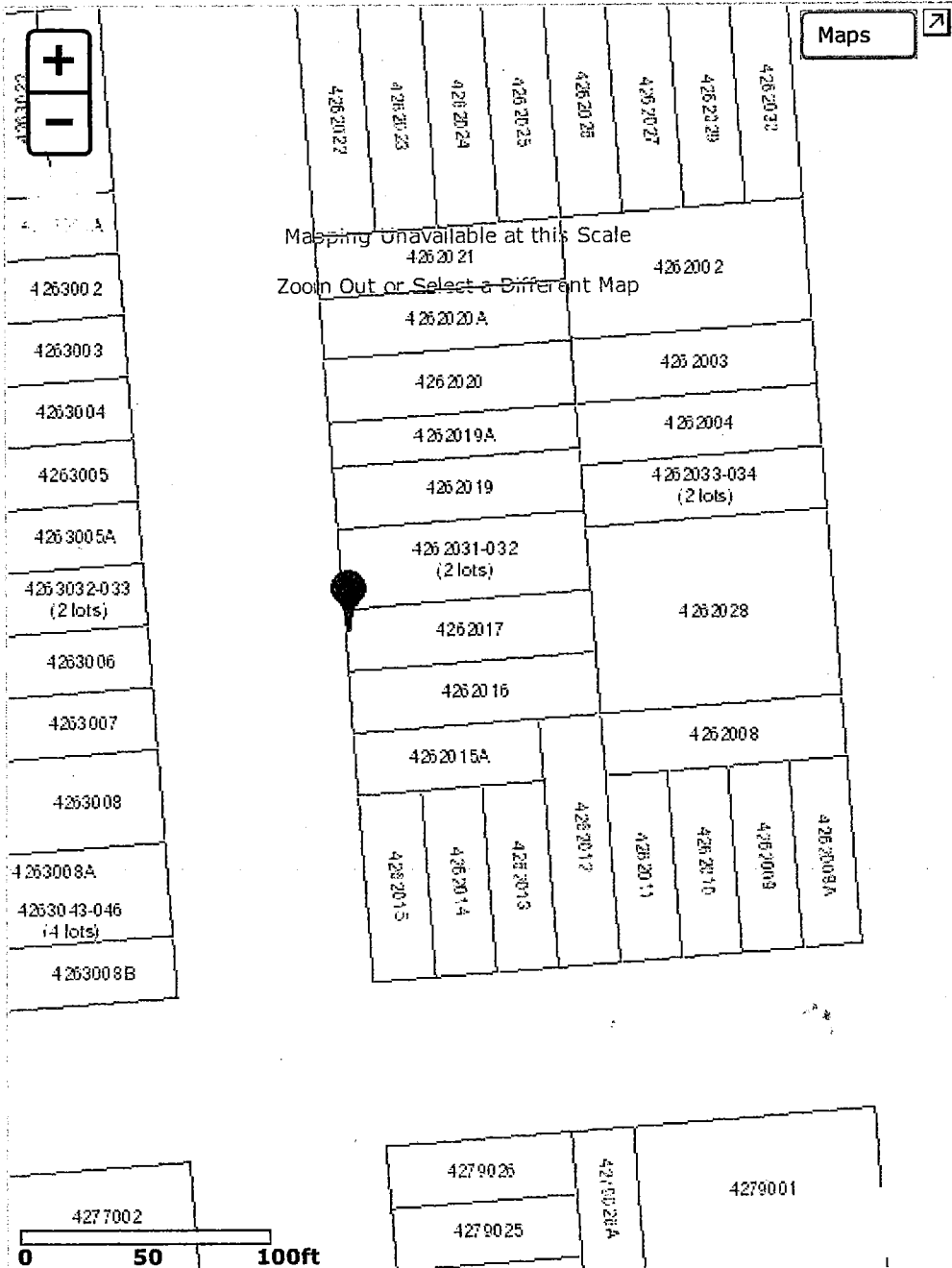
## Step 1: Search or Click on the Map

Search Examples: 400 Van Ness Ave 0787/001  
 Mission and Van Ness 2015-005040PRJ  
 Ferry Building

**1 Dr Carlton B Goodlett Pl**



[Measure Distance](#) | [Street View](#) | [Map Legend](#) | [Clear Map](#)



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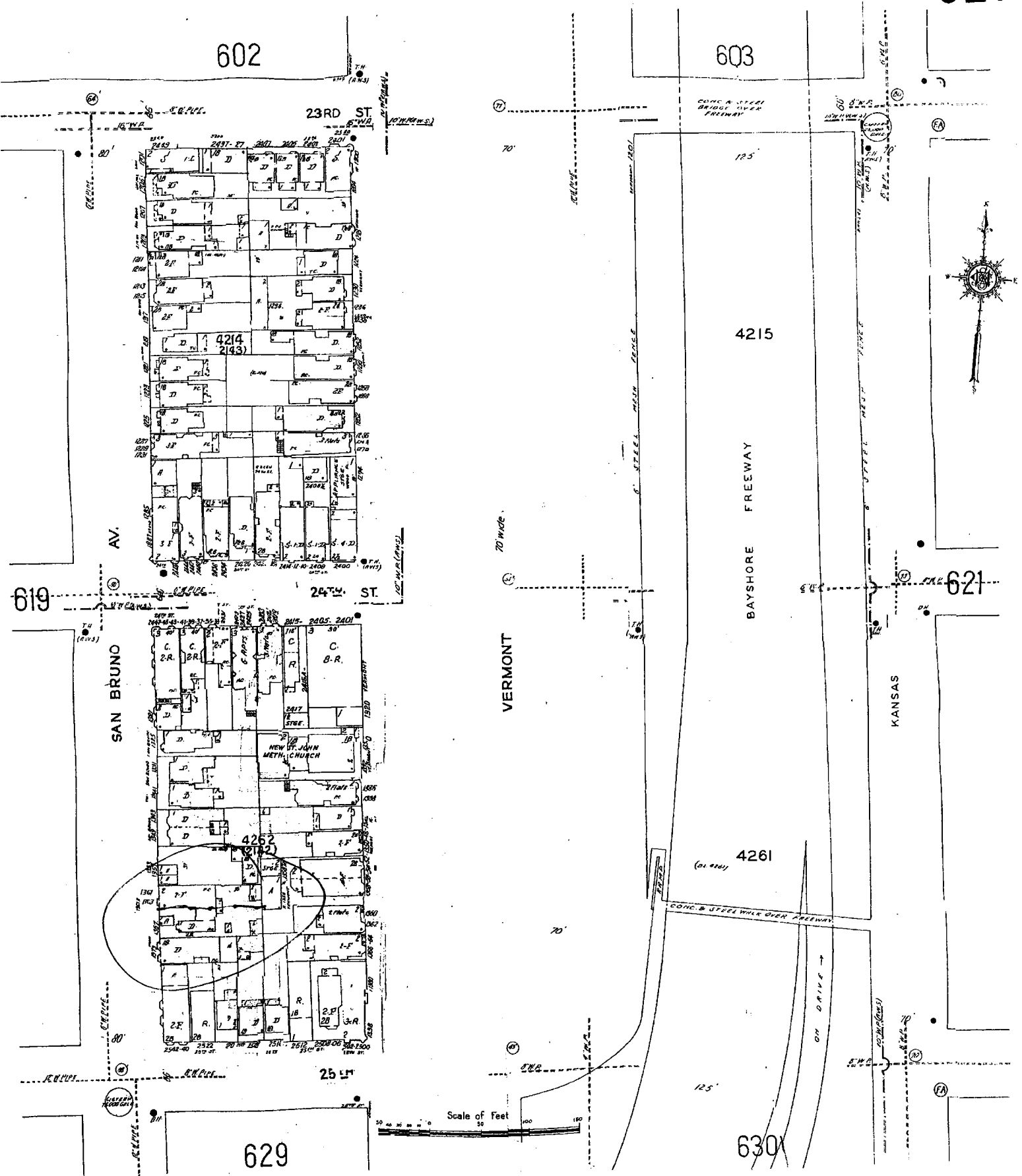
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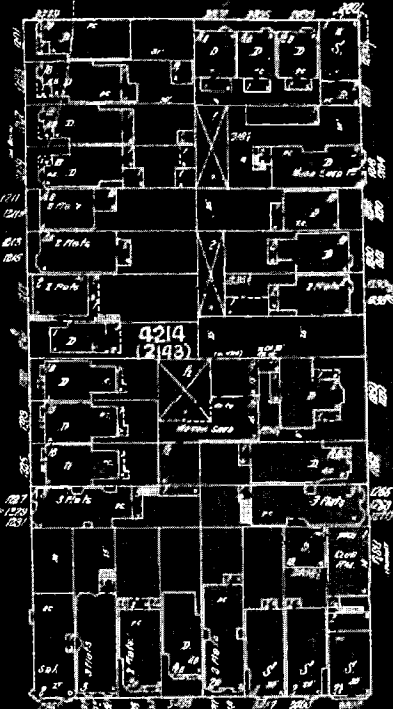
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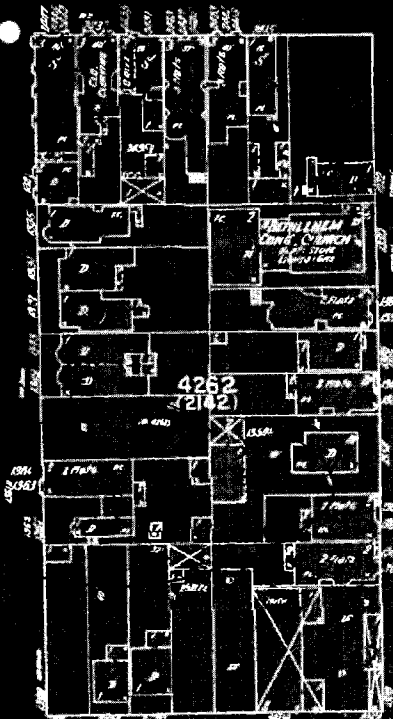
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23RD



24TH

SAN BRUNO

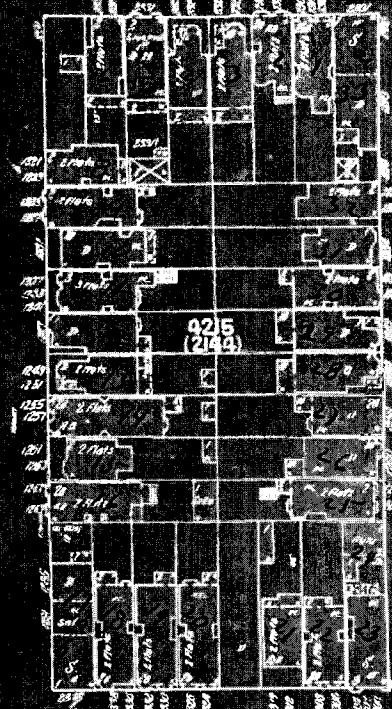


25TH

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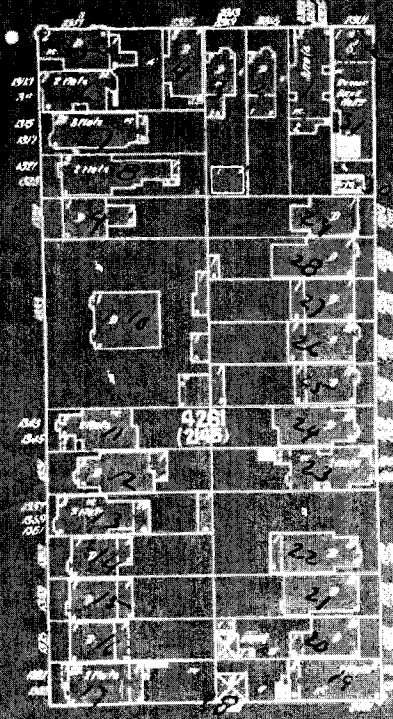
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Scale of Feet



DEPARTMENT OF PUBLIC HEALTH

104 GROVE STREET  
Telephone UNDERhill 1-4701  
SAN FRANCISCO 2, CALIFORNIA

COPY

NOTICE

Jan. 10, 1962

Anna Thieler  
2612 - 25th Street  
San Francisco, California

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law, and you are hereby ordered to comply with the following requirements:

- 1 - Obtain the required Building Permit to restore the building to its original use as a two family dwelling or submit plans and obtain permits to convert building to lawful multiple use.
- 2 - Disconnect and remove gas fired cooking appliances except in two original kitchens.
- 3 - Remove and cap illegal gas lines at the source of supply.
- 4 - Provide proper means of egress as required by the Bureau of Fire Prevention and Safety.
- 5 - Replace all broken window glass and/or window sash cords.
- 6 - Obtain a Building Permit from Room 286, City Hall, and make any additional repairs as required by the Bureau of Building Inspection.
- 7 - Remove all electric cord wiring that is stapled to woodwork, walls, etc., and that which is extended through walls for fixture appliances and plug receptacles.
- 8 - Obtain an Electrical Permit from Room 275, City Hall, and comply with any additional requirements of the Bureau of Electrical Inspection.
- 9 - Upon completion of all required work you are to obtain a Certificate of Final Completion from the Bureau of Building Inspection.

The above orders must be complied with within FIFTEEN (15) days.

*William Wong*  
William Wong  
Inspector

ELLIS D. SOX  
Director of Public Health

OFFICE HOURS — 8:00 TO 8:30 A.M., 4:00 TO 5:00 P.M.

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

Write in Ink—File Two Copies

CITY AND COUNTY OF SAN FRANCISCO

DEPARTMENT OF PUBLIC WORKS  
BLDG. FORM

RECEIVED  
DEPT. OF PUBLIC WORKS  
CENTRAL PERMIT BUREAU  
1962 FEB 13 PM 4:07  
BUILDING INSPECTION

3

APPLICATION FOR BUILDING PERMIT  
ADDITIONS, ALTERATIONS OR REPAIRS

2/13

Application is hereby made to the Department of Public Works of San Francisco for permission to build in accordance with the plans and specifications submitted herewith and according to the description and for the purpose hereinafter set forth:

- (1) Location 1361 San Bruno
- (2) Total Cost (\$) 2500 (3) No. of Stories 2 (4) Basement or Cellar No
- (5) Present Use of building 4 Units (6) No. of families 4
- (7) Proposed Use of building 3 Units (8) No. of families 3
- (9) Type of construction 5 (10) Proposed Building Code Classification 12-1
- (11) Any other building on lot No (must be shown on plot plan if answer is yes.)
- (12) Does this alteration create an additional story to the building? No
- (13) Does this alteration create a horizontal extension to the building? No
- (14) Does this alteration constitute a change of occupancy? No
- (15) Electrical work to be performed Yes (16) Plumbing work to be performed Yes
- (17) Automobile runway to be altered or installed No
- (18) Sidewalk over sub-sidewalk space to be repaired or altered No

(19) Write in description of all work to be performed under this application:  
(Reference to plans is not sufficient)  
Install Public Hall to Rear of Bldg. with 5/8" steel work  
remove partitions to Enlarge Kitchen + Bed Room  
Install 1/2" steelwork on building + walls (A.I.)

- (20) Supervision of construction by Bill Venter Address 861 Alvarado St
- (21) General Contractor B + T California License No. 136584  
Address 3268 San Jose Ave
- (22) Architect or Engineer (for design) California Certificate No. \_\_\_\_\_  
Address \_\_\_\_\_
- (23) Architect or Engineer (for construction) California Certificate No. \_\_\_\_\_  
Address \_\_\_\_\_

(24) I hereby certify and agree that if a permit is issued for the construction described in this application, all the provisions of the permit and all laws and ordinances applicable thereto will be complied with. I further agree to save San Francisco and its officials and employees harmless from all costs and damages which may accrue from use or occupancy of the sidewalk, street or sub-sidewalk space or from anything else in connection with the work included in the permit. The foregoing covenant shall be binding upon the owner of said property, the applicant, their heirs, successors and assignees.

- (25) Owner Anna Thiel (Phone PL 56881)  
Address 2612 - 25th St  
By Bill Venter Address 861 Alvarado St

CERTIFICATE OF FINAL COMPLETION AND/OR PERMIT OF OCCUPANCY MUST BE OBTAINED ON COMPLETION OF WORK OR ALTERATION INVOLVING AN ENLARGEMENT OF THE BUILDING OR A CHANGE OF OCCUPANCY PURSUANT TO SEC. 805 AND 809, SAN FRANCISCO BUILDING CODE, BEFORE BUILDING IS OCCUPIED.  
Pursuant to Sec. 304, San Francisco Building Code, the building permit shall be posted on lot. Owner is responsible for approved plans and application being kept at building site.

APPROVAL OF THIS APPLICATION DOES NOT CONSTITUTE AN APPROVAL FOR THE ELECTRICAL WIRING OR PLUMBING INSTALLATIONS. A SEPARATE PERMIT FOR THE WIRING AND PLUMBING MUST BE OBTAINED.

THIS IS NOT A BUILDING PERMIT. NO WORK SHALL BE STARTED UNTIL A BUILDING PERMIT IS ISSUED.

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

SAN FRANCISCO  
PLANNING  
DEPARTMENT

FOR INTERNAL USE ONLY

BLDG. FORM

3 APPLICATION OF

NO. 261125

*Gina Shaker* License Owner

FOR PERMIT TO MAKE  
ADDITIONS, ALTERATIONS or REPAIRS  
TO BUILDING

Location *136/138th Ave. No.*

*25000 Rls.*

Total Cost *\$148750*

Filed *2/13* 1962

APPROVED:

**APPROVED**  
Dep. Public Works  
MAR 8 1962

*Robert C. Long*  
Superintendent, Bureau of Building Inspection

Superintendent, Bureau of Building Inspection

Permit No. *234925*

Issued *3/23/62*

REFER TO:

- Bureau of Engineering
- FBI Street Engineer
- Boiler Inspector
- Art Commission
- Dept. of Public Health
- Dept. of Electricity
- Redevelopment Agency
- Parking Authority

Approved *2-16* 1962

Provided the following conditions are complied with:

- Repair rear stairs.*
- Call Insp. at job start.*
- 2 Means egress - signs from front top apt.*
- In my opinion Sundry exterior before ASD*
- CPH*

*Robert C. Long*  
Building Inspector, Bureau of Building Inspection

I agree to comply with all conditions or stipulations of the various Bureaus or Departments noted herein.

*Bill Denton*  
Owner or Owner's Authorized Agent

Approved: *2-23-62* *Geo. Per*  
*Health Dept. 20 page &*  
*Require Ventilation from all*  
*rooms - Robert Shaker*  
Department of Public Health

Approved:

Department of Electricity

Approved:

Art Commission

Approved:

Boiler Inspector

Approved:

Redevelopment Agency

Approved:

Parking Authority

No portion of building on structure or scaffolding used during construction to be closer than 8' to any wire containing more than 750 volts. See Sec. 885 California Penal Code.

Approved:

Zone *R-3*

CPC Setbacks *none*

*3/17/62* *W. James Shaker*  
Department of City Planning

Approved:

*Same requirements as Bldg. Dept.*

*V. J. ...*  
Bureau of Fire Prevention & Public Safety

Approved:

Civil Engineer, Bureau of Building Inspection

Approved:

Bureau of Engineering



**Report of Residential Building Record (3R)**  
(Housing Code Section 351(a))

**BEWARE:** This report describes the current legal use of this property as compiled from records of City Departments. There has been no physical examination of the property itself. This record contains no history of any plumbing or electrical permits. The report makes no representation that the property is in compliance with the law. Any occupancy or use of the property other than that listed as authorized in this report may be illegal and subject to removal or abatement, and should be reviewed with the Planning Department and the Department of Building Inspection. Errors or omissions in this report shall not bind or stop the City from enforcing any and all building and zoning codes against the seller, buyer and any subsequent owner. The preparation or delivery of this report shall not impose any liability on the City for any errors or omissions contained in said report, nor shall the City bear any liability not otherwise imposed by law.

Address of Building *1361 - 1363 SAN BRUNO AV* Block *4262* Lot *017*

Other Addresses *1361 1363 SAN BRUNO AV*

1. A. Present authorized Occupancy or use: **THREE FAMILY DWELLING**
- B. Is this building classified as a residential condominium? Yes No
- C. Does this building contain any Residential Hotel Guest Rooms as defined in Chap. 41, S.F. Admin. Code? Yes No
2. Zoning district in which located: **RH-2** 3. Building Code Occupancy Classification: **R-2**
4. Do Records of the Planning Department reveal an expiration date for any non-conforming use of this property? Yes No   
If Yes, what date? **The zoning for this property may have changed. Call Planning Department, (415) 558-6377, for the current status.**
5. Building Construction Date (Completed Date): **UNKNOWN**
6. Original Occupancy or Use: **UNKNOWN**
7. Construction, conversion or alteration permits issued, if any:

<u>Application #</u>	<u>Permit #</u>	<u>Issue Date</u>	<u>Type of Work Done</u>	<u>Status</u>
261125	234925	Mar 23, 1962	UNIT 1361: INSTALL PUBLIC HALL TO REAR OF BUILDING WITH SHEETROCK; MOVE PARTITIONS TO ENLARGE KITCHEN AND BEDROOM; INSTALL SHEETROCK ON CEILING AND WALLS; COMPLY WITH DPH NOTICE 1-10-62	N
264857	237164	May 15, 1962	RAISE FOUNDATION TWELVE INCHES ABOVE GROUND LEVEL; THE REAR TWENTY FIVE FEET OF NORTH WALL AND REPLACE JOIST AND FLOOR OF REAR STORAGE ROOM' CEMENT UNDER REAR AREA	C
461420	412701	Jul 23, 1976	INSTALL FIVE ALUMINUM WINDOWS IN FRONT OF BUILDING	N
461421	415167	Oct 04, 1976	TO BRING BUILDING INTO FULL COMPLIANCE WITH THE PROVISIONS OF THE MUNICIPAL CODE AS REQUIRED BY DIVISION OF APARTMENT AND HOTEL INSPECTION REPORT - CFC 3FD	C
8916797	622322	Sep 11, 1989	REMOVE DRY ROT MEMBERS OF PORCH AND STAIRS; REPLACE AND REPAIR WORK	C
9321515	735661	Dec 07, 1993	REROOFING	X
201510291182	1373996	Oct 29, 2015	COMPLY WITH NOTICE OF VIOLATION #201574451; THREE POSTS DRY ROT; WORK IN REAR	C

8. A. Is there an active Franchise Tax Board Referral on file? Yes No
- B. Is this property currently under abatement proceedings for code violations? Yes No
9. Number of residential structures on property? **1**
10. A. Has an energy inspection been completed? Yes No  B. If yes, has a proof of compliance been issued? Yes No
11. A. Is the building in the Mandatory Earthquake Retrofit of Wood-Frame Building Program? Yes No
- B. If yes, has the required upgrade work been completed? Yes No

**Address of Building**    *1361 - 1363 SAN BRUNO AV*

**Block** *4262*

**Lot** *017*

**Other Addresses**    *1361 1363 SAN BRUNO AV*

Date of Issuance:    02 AUG 2016

Date of Expiration:    02 AUG 2017

By:    DWAYNE FARRELL

Report No:    *201607269370*

**Patty Herrera, Manager**  
**Records Management Division**

**THIS REPORT IS VALID FOR ONE YEAR ONLY.**

The law requires that, prior to the consummation of the sale or exchange of this property, the seller must deliver this report to the buyer and the buyer must sign it.

**(For Explanation of terminology, see attached)**