

2018-17

ENDORSED
FILED
SAN FRANCISCO County Clerk

MAY 23, 2018

SAN FRANCISCO PLANNING DEPARTMENT

by: **SONYA YI**
Deputy County Clerk



MAY 23 2018
POSTED TO

Notice of Determination

Approval Date: May 2, 2018
 Case No.: 2014-001272ENV
 State Clearinghouse No: 2015050224
 Project Title: Pier 70 Mixed-Use District Project--Addendum to FEIR
 Zoning: Pier 70 SUD
 40-X, 65-X, and 90-X Height and Bulk Districts
 Block/Lot: 4052/001, 4052/002, 4110/001, 4100/008A, 4111/003, 4111/004, 4120/002
 Lead Agency: San Francisco Planning Department
 Project Sponsors: David Beaupre/Port of San Francisco
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 San Francisco, CA 94102 Sacramento, CA 95812-3044

Pursuant to the California Environmental Quality Act (CEQA), the CEQA Guidelines, and San Francisco requirements, this Notice of Determination is transmitted to you for filing. At the end of the posting period, please return this Notice to the Staff Contact with a notation of the period it was posted.

Attached fee:
 \$64 filing fee AND \$2,216.25 Negative Declaration Fee][\$3,078.25 EIR Fee] OR
 No Effect Determination (From CDFW)
 Not applicable (see Note). The changes to the project resulting in the Addendum would not result in an effect on fish or wildlife not previously addressed in the certified FEIR.

NOTE: Addenda are not considered separate environmental documents, and therefore, fees are not collected if an NOD is filed for an addendum. A copy of the original EIR NOD is attached for reference.

PROJECT DESCRIPTION:

The San Francisco Planning Department has issued an Addendum to the Final Environmental Impact Report (FEIR) for the Pier 70 Mixed-Use District Project. The project sponsors have proposed three changes to the Pier 70 Mixed-Use District Project (Modified Project): phasing assumption revisions, child

care use location, and a phasing change for the construction of the 20th Street Pump Station. These modifications do not change the full buildout analyzed in the FEIR.

Phasing Assumption Revisions

The phasing assumptions changes are shown in Attachment A of the Addendum, and propose an exchange of parcels in EIR Phase 2, as follows:

- Under the Maximum Residential Scenario: Remove Parcel C1 from Phase 2 and move it to Phase 4. Remove Parcel A from Phase 3 and move it to Phase 2.
- Under the Maximum Commercial Scenario: Remove Parcel PKS from Phase 2 and move it to Phase 3. Remove Parcel C2 from Phase 3 and move it to Phase 2.

Child Care Use Location

The Project Sponsors plan to add a child care facility in one of four potential locations on the project site. The child care facility (approximately 2,500 gross square feet with an additional 1,250 gross square feet of outdoor area) is anticipated to accommodate up to 50 children and about 7 employees. The child care facility will be located on Parcel C2, D, E1, or E2, which were parcels designated for residential use and analyzed in the FEIR as such. Only one child care facility is anticipated, and the precise location will be determined as a later date.

20th Street Pump Station Phasing Change

The Project Sponsors also propose a phasing revision concerning construction of the new 20th Street Pump Station, which will be constructed within an approximately 50-by-60-foot area (roughly 3,000 sq. ft.). As described in the FEIR, this new pump station will be constructed to accommodate wastewater flows from the project site, and because the existing pump station will need to be relocated to accommodate construction of the new extension of 20th Street. The FEIR assumes that the pump station would be constructed in Phase 1. Based on discussions with the San Francisco Public Utilities Commission (SFPUC), the Project Sponsors propose moving construction of the pump station to Phase 4.

DETERMINATION:

The Executive Director of the Port of San Francisco decided to carry out or approve the phasing changes for the project on May 2, 2018. A copy of the document(s) may be examined at the Planning Department, 1650 Mission Street, Suite 400, San Francisco, CA 94103 in relation to case number 2014-001272ENV.

1. An FEIR Addendum (dated April 16, 2018) has been prepared pursuant to the provisions of CEQA. It is available to the public and may be examined at the Planning Department at the above address.
2. A determination has been made that the analyses conducted and the conclusions reached in the Pier 70 Mixed-Use District Project FEIR, certified on August 24, 2017, and affirmed by the Board of Supervisors on October 24, 2017, remain valid, and the project modifications in the Addendum

would not cause new significant impacts not identified in the FEIR, in which findings were made and a statement of overriding conditions was adopted.

3. Mitigation measures were made a condition of project approval. The project in the Addendum would not cause new significant impacts not identified in the previously certified FEIR, or result in a substantial increase in the severity of previously identified significant impacts, and no new mitigation measures are necessary to reduce significant impacts.
4. No supplemental environmental review is required for the project in its approved form.

John Rahaim
Planning Director



By Lisa Gibson
Environmental Review Officer

cc: Ricard Sucre, Current Planning
Bulletin Board/Master Decision File
Distribution List