



SAN FRANCISCO PLANNING DEPARTMENT

Notice of Exemption

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

Reception:
415.558.6378

Fax:
415.558.6409

Planning
Information:
415.558.6377

DEC 23 2015
POSTED
TO

Approval Date: November 19, 2015
Case No.: 2013.1511E
Project Title: 360 Spear Street
Zoning: RH DTR (Rincon Hill Downtown Residential Mixed Use District)
 105-X Height and Bulk Districts
Block/Lot: 3745/009
Lot Size: 34,375 square feet
Plan Area: Rincon Hill
Project Sponsor: Gregg Miller Coblentz Patch Duffy & Bass, LLP
 415-391-4800
 gmiller@coblentzlaw.com
Staff Contact: Chris Thomas
 (415) 575-9036
 christopher.thomas@sfgov.org

**ENDORSED
FILED**
SAN FRANCISCO County Clerk

DEC 23, 2015

by: **FALLON LIM**
Deputy County Clerk

To: County Clerk, City and County of San Francisco
City Hall Room 168
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102

Pursuant to the California Environmental Quality Act (CEQA), the Guidelines of the Secretary for Resources, and San Francisco requirements, this Notice of Exemption 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: \$60 filing fee

PROJECT DESCRIPTION:

The project entails conversion of existing internet service exchange use on a portion of the third floor and the entire fourth floor to office use (as defined in Section 890.70 of the Planning Code). Renovations would include conversion of approximately 50,000-gsf of the existing interior space devoted to internet service facilities to office use, replacement of two fourth floor windows with airflow louvers, the installation of a rooftop mechanical equipment to service the converted office floors, and the installation of bicycle lockers and related shower facilities. No new on-site parking would be provided.

DETERMINATION:

The City and County of San Francisco decided to carry out or approve the project on November 19, 2015. The City Planning Commission approved (1) an Office Development Authorization under Planning Code Sections 321, 322 and 827.26 for a change in use from Internet Services Exchange (ISE) to office use, and (2) a Conditional Use Authorization establish a new non-residential use larger than 25,000 gross square

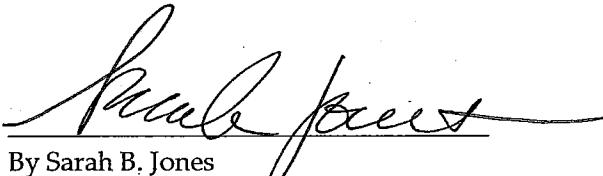
feet per Planning Code Section 827.21. The project will be carried out by Digital Spear Street LLC (Property Owner). A copy of the document(s) may be examined at 1650 Mission Street, Suite 400, San Francisco, CA, 94103 in file no. 2013.1511E.

- 1. An Exemption from Environmental Review has been prepared pursuant to the provisions of CEQA under [CHECK ONE]:

- Ministerial (Sec. 21080(b)(1); 15268)
- Declared Emergency (Sec. 21080(b)(3); 15269(a))
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c))
- Categorical Exemption. State type and section number: _____
- Statutory Exemption. State code number: _____
- Community Plan Exemption (Sec. 21083.3; 15183)

- 2. This project in its approved form has been determined to be exempt from environmental review because the project: (1) is consistent with the development density established for the project site in the Rincon Hill Plan; (2) would not result in effects on the environment that are peculiar to the project or the project site that were not identified as significant effects in the Rincon Hill Plan FEIR; (3) would not result in potentially significant off-site or cumulative impacts that were not identified in the Rincon Hill Plan FEIR; and (4) would not result in significant effects, which, as a result of substantial new information that was not known at the time the Rincon Hill Plan FEIR was certified, would be more severe than were already analyzed and disclosed in the FEIR. Therefore, the proposed project is exempt from further environmental review pursuant to Public Resources Code Section 21083.3 and CEQA Guidelines Section 15183.

John Rahaim
Planning Director


By Sarah B. Jones
Environmental Review Officer

December 23, 2015
Date

cc: Project Sponsor
Other interested parties



State of California—Natural Resources Agency
 CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE
2015 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT #
38-2015-061

STATE CLEARING HOUSE # *(If applicable)*

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY
 SAN FRANCISCO PLANNING DEPARTMENT

DATE
 12/23/2015

COUNTY/STATE AGENCY OF FILING
 SAN FRANCISCO

DOCUMENT NUMBER
 559959

PROJECT TITLE
 360 SPEAR ST

PROJECT APPLICANT NAME
 CHRIS THOMAS

PHONE NUMBER
 (415)575-9036

PROJECT APPLICANT ADDRESS
 1650 MISSION ST STE 400

CITY
 SAN FRANCISCO

STATE
 CA

ZIP CODE
 94103

PROJECT APPLICANT *(Check appropriate box):*

- Local Public Agency School District Other Special District State Agency Private Entity

CHECK APPLICABLE FEES:

- | | | | |
|--|------------|----|-------------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$3,069.75 | \$ | _____ |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,210.00 | \$ | _____ |
| <input type="checkbox"/> Application Fee Water Diversion <i>(State Water Resources Control Board only)</i> | \$850.00 | \$ | _____ |
| <input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP) | \$1,043.75 | \$ | _____ |
| <input checked="" type="checkbox"/> County Administrative Fee | \$60.00 | \$ | _____ 60.00 |
| <input type="checkbox"/> Project that is exempt from fees | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> Other | | \$ | _____ |

PAYMENT METHOD:

- Cash Credit Check Other _____ TOTAL RECEIVED \$ 60.00

SIGNATURE

X

PRINTED NAME AND TITLE

FALLON LIM, Deputy County Clerk

ORIGINAL - PROJECT APPLICANT

COPY - CDFW/ASB

COPY - LEAD AGENCY

COPY - COUNTY CLERK

FG753.5a (Rev. 12/13)