



SAN FRANCISCO PLANNING DEPARTMENT

2015-008
**ENDORSED
FILED**
SAN FRANCISCO County Clerk

MAR 09, 2015

Notice of Exemption

by: **MARIBEL JALDON**
Deputy County Clerk

MAR 09 2015
POSTED TO

Approval Date: February 5, 2015
Case No.: 2014.0703E
Project Title: 400 Alabama Street
Zoning: PDR-1-G (Production, Distribution & Repair -1- General) Use District
68-X Height and Bulk District
Block/Lot: 3968/001
Lot Size: 24,900 square feet
Lead Agency: San Francisco Planning Department
Project Sponsor: Gregg Miller, Coblentz Patch Duffy & Bass LLP
(415) 772-5736
gmiller@coblentzlaw.com
Staff Contact: Erik Jaszewski
(415) 575-6813
erik.jaszewski@sfgov.org

Fax:
415.558.6409

Planning
Information:
415.558.6377

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: \$58 filing fee

PROJECT DESCRIPTION:

The proposed project would convert the existing approximately 10,505-square-foot vacant industrial/commercial space occupying part of the 400 Alabama Street building's ground floor into a neighborhood-serving general grocery store. Approximately 9,975 square feet would be used for the grocery/retail space, with the remainder devoted to back-of-house space. The existing 22-space, 11,024-square-foot parking garage adjacent to the market would be retained for use by customers. Twelve (12) Class I bicycle parking spaces and six (6) Class 2 bicycle parking spaces would be provided. Two curb cuts along the proposed grocery store frontage would be removed. A new 56-foot-long curb-side loading space would be designated along Harrison Street for commercial loading activities.

DETERMINATION:

The City and County of San Francisco decided to carry out or approve the project on February 5, 2015 when a Conditional Use Authorization was approved by the San Francisco Planning Commission under Motion No. 19318. A copy of the document(s) may be examined at 1650 Mission Street, Suite 400, San Francisco, CA, 94103 in file no. 2014.0703C.

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

Ministerial (Sec. 21080(b)(1); 15268)

Declared Emergency (Sec. 21080(b)(3); 15269(a))

Emergency Project (Sec. 21080(b)(4); 15269(b)(c))

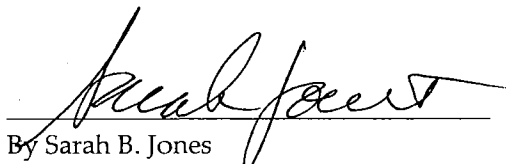
Categorical Exemption. State type and section number: Class 1, PRC Section 15301

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 proposed project would involve interior and exterior alterations, with no excavation, to an existing building that is classified as a Category C—not a historic resource.

John Rahaim
Planning Director



By Sarah B. Jones
Environmental Review Officer

March 9, 2015
Date

cc: Gregg Miller
Michael Wilson
Doug Vu, Current Planner
other interested parties



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

RECEIPT #
38-2015-008

STATE CLEARING HOUSE # *(if applicable)*

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY
 SF PLANNING DEPARTMENT

DATE
 03/9/2015

COUNTY/STATE AGENCY OF FILING
 SAN FRANCISCO

DOCUMENT NUMBER
 528993

PROJECT TITLE
 400 ALABAMA STREET

PROJECT APPLICANT NAME
 ERIK JASZEWSKI

PHONE NUMBER
 (415)5756813

PROJECT APPLICANT ADDRESS
 1650 MISSION ST. STE. 400

CITY
 SF

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	\$58.00	\$	58.00
<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 \$ 58.00

SIGNATURE

X *Maribel Jaldon*

PRINTED NAME AND TITLE

Maribel Jaldon Deputy County Clerk

ORIGINAL - PROJECT APPLICANT

COPY - CDFW/ASB

COPY - LEAD AGENCY

COPY - COUNTY CLERK

FG753.5a (Rev. 12/13)