ERRATA

To correct Page 2, Line 9, by striking ‘and equipment’;
To correct Page 2, Lines 16-17, by replacing ‘federal holidays recognized by the Office of Personnel Management’ with ‘legal holidays recognized by the City and County of San Francisco’; and
To correct Page 3, Lines 22-23, by striking ‘in consultation with the Telegraph Hill Dwellers neighborhood association and nearby neighbors’.

Pursuant to the direction of the Office of the City Attorney, memorandum dated March 4, 2015, to correct the language and accurately reflect the conditions approved by the Board of Supervisors on November 18, 2014.

Angela Calvillo
Clerk of the Board of Supervisors
City and County of San Francisco

March 11, 2015
Motion disapproving the decision of the Planning Commission by its Motion No. 19232, approving a Conditional Use Authorization identified as Planning Case No. 2013.1375EC on property located at 115 Telegraph Hill Boulevard; approving a Conditional Use Authorization for the same Planning Case and property with additional conditions; and adopting findings pursuant to Planning Code, Section 101.1.

MOVED, That the Board hereby disapproves the Planning Commission's approval on September 11, 2014, of a Conditional Use Authorization identified as Planning Case No. 2013.1375EC, by its Motion No. 19232, to allow the construction of three new dwelling units (for a total of four units) with three off-street parking spaces within the RH-3 Zoning District, Telegraph Hill - North Beach Residential Special Use District and a 40-X Height and Bulk District, on property located at: 115 Telegraph Hill Boulevard; Assessor's Block No. 0105, Lot No. 065; and, be it

FURTHER MOVED, That the Board hereby approves a Conditional Use Authorization for the same property with all conditions imposed by the Planning Commission and with the following additional conditions:

- Along the Filbert Street stair frontage of the property, a well-lit and naturally ventilated pedestrian tunnel shall be erected for the duration of the construction period to ensure the safety of persons using the Filbert Steps stairs.
- A flag-person will be stationed at the top of the Filbert stairs at the entry point to the site at all times during the construction period. Additional flag-persons shall be stationed during the excavation and concrete pour phases to ensure the safety of individuals and vehicles in that area. These persons shall be responsible for
monitoring and directing construction trucks and equipment as well as pedestrian and vehicular traffic to minimize potential conflicts.

- All trucks waiting to unload material shall be staged at a location offsite to avoid queuing of construction trucks on Telegraph Hill Boulevard. The off-site truck queuing locations shall be determined in consultation with the neighbors. Deliveries shall be made before 4:00 pm on weekdays to avoid the peak afternoon traffic periods on Columbus Avenue. To the extent feasible, trucks shall be routed to avoid Columbus Avenue.

- Construction vehicles and equipment shall use the staging area provided on site and shall be prohibited from using the Coit Tower parking lot for construction staging or queuing of construction vehicles.

- All applicable weight limits on access roads to and from the site shall be observed and adhered to.

- Until the building is fully enclosed, no construction activity shall be permitted between 5:00 pm and 7:00 am on weekdays or on Saturday. No construction shall be permitted on Sundays and federal holidays recognized by the City and County of San Francisco. All construction activities shall comply with the San Francisco Noise Ordinance (Police Code Article 29).

- No construction workers, trucks, tradespersons, project design professionals, vendors or any other persons involved in any manner with the construction activities, including but not limited to architects and special inspectors, shall utilize the Coit Tower parking lot, but shall instead park at designated parking garages and be shuttled to and from the job site.

- Prior to commencing construction, the contractor and the project sponsor shall provide detailed construction plans including, but not limited to, the truck routes, the
off-site location for truck queuing, phasing of construction, and the estimated number
of truck trips for each phase of the construction, to the Transportation Advisory Staff
Committee (TASC), which includes the San Francisco Municipal Transit Authority,
Police Department, Fire Department, Department of Public Works (DPW) and
Planning Department. In addition to TASC, the project sponsor shall also submit
such plans to and inform the Recreation and Parks Department, the Department of
Building Inspection (DBI) and the construction contractors of any concurrent nearby
projects in order to manage traffic congestion and pedestrian circulation effects and
safety during construction of the project.

- Prior to commencing construction, the project sponsor shall consult with Garfield
  Elementary School, the San Francisco Unified School District, the residents of
  Assessors Blocks 86, 105, and 104, residents within 300 feet of the project site, and
  the Planning Department staff before finalizing the construction staging, traffic and
  truck route plans, including (a) a schedule of delivery times and dates during which
  construction materials are expected to arrive; and (b) methods to be used to monitor
  truck movement onto and out of the building site so as to minimize traffic and
  pedestrian conflicts on Telegraph Hill Boulevard, Filbert Street and Kearny Street.

- Muni access to Coit Tower shall be maintained at all times throughout construction.

- Stewardship of landscape areas in the public domain and the Filbert Street stairs
  along the property frontage shall be maintained by the owners of the subject property,
  subject to the approval and appropriate agreements with the Recreation and Park
  Department, DPW and DBI in consultation with the Telegraph Hill Dwellers-
  neighborhood association and nearby neighbors; and, be it
FURTHER MOVED, That these conditions are consistent with and supported by the Planning Commission's findings of consistency with the General Plan and Planning Code Section 101.1, and the Board hereby incorporates those findings and adopts them as its own.
City and County of San Francisco
Tails
Motion: M14-190

File Number: 141066  Date Passed: November 18, 2014

Motion disapproving the decision of the Planning Commission by its Motion No. 19232, approving a Conditional Use Authorization identified as Planning Case No. 2013.1375EC on property located at 115 Telegraph Hill Boulevard; approving a Conditional Use Authorization for the same Planning Case and property with additional conditions; and adopting findings pursuant to Planning Code, Section 101.1.

November 04, 2014 Board of Supervisors - CONTINUED
   Ayes: 11 - Avalos, Breed, Campos, Chiu, Cohen, Farrell, Kim, Mar, Tang, Wiener and Yee

November 18, 2014 Board of Supervisors - AMENDED
   Ayes: 8 - Breed, Chiu, Cohen, Farrell, Kim, Tang, Wiener and Yee
   Noes: 2 - Avalos and Mar
   Excused: 1 - Campos

November 18, 2014 Board of Supervisors - APPROVED AS AMENDED
   Ayes: 8 - Breed, Chiu, Cohen, Farrell, Kim, Tang, Wiener and Yee
   Noes: 2 - Avalos and Mar
   Excused: 1 - Campos

File No. 141066

I hereby certify that the foregoing Motion was APPROVED AS AMENDED on 11/18/2014 by the Board of Supervisors of the City and County of San Francisco.

Angela Calvillo
Clerk of the Board