

1 [Ordinance Approving a Zoning Map Amendment in association with the proposed Project at  
2 420 29<sup>th</sup> Avenue.]

3 **Ordinance amending Sheet ZN04 of the Zoning Maps of the City and County of San**  
4 **Francisco for the real property located at 420 29<sup>th</sup> Avenue (Assessor's Block 1460/Lot**  
5 **015) and known as St. Peter's Church between Geary Boulevard and Clement Street, to**  
6 **reclassify the property from an RH-2 (Residential House, Two-Family) District to an RM-**  
7 **1 (Residential Mixed, Low Density) District, in order to permit the development of a**  
8 **proposed affordable housing project for developmentally disabled adults; and adopting**  
9 **General Plan, Planning Code, and environmental findings.**

10 Note: Additions are *single-underline italics Times New Roman*;  
11 deletions are *strikethrough italics Times New Roman*.  
12 Board amendment additions are double underlined.  
13 Board amendment deletions are ~~strikethrough normal~~.

14 Be it ordained by the People of the City and County of San Francisco:

15 Section 1. Findings. The Board of Supervisors of the City and County of San  
16 Francisco hereby finds and determines that:

17 (a) Pursuant to Planning Code Section 302, this Board of Supervisors finds that this  
18 ordinance will serve the public necessity, convenience, and welfare for the reasons set forth in  
19 Planning Commission Resolution No. 17788, and incorporates said reasons herein by  
20 reference. A copy of said Planning Commission Resolution is on file with the Clerk of the  
21 Board of Supervisors in File No. 090077.

22 (b) The Board of Supervisors finds that this ordinance is in conformity with the  
23 General Plan and the Priority Policies of Planning Code Section 101.1 for the reasons set for  
24 in Planning Commission Resolution No. 17788, and hereby incorporates those reasons by  
25 reference.

1 (c) The Planning Department has determined that the actions contemplated in this  
2 ordinance are in compliance with the California Environmental Quality Act (California Public  
3 Resources Code sections 21000 et seq.). On December 18, 2008, by Motion No.  
4 17785, the Planning Commission certified the Environmental Impact Report for the  
5 development of a proposed affordable housing project for developmentally disabled adults  
6 and associated actions at 420-430 29<sup>th</sup> Street (the "Project") and made corresponding  
7 findings. This determination is on file with the Clerk of the Board of Supervisors in File No.  
8 090077 and is incorporated herein by reference. In addition, the Board of  
9 Supervisors adopts the findings made by the Planning Commission in Motion No. 17787  
10 under the California Environmental Quality Act, entitled "California Environmental Quality Act  
11 Findings," on file with the Clerk of the Board of Supervisors in File 090077, and which are  
12 incorporated herein by reference.

13 (d) On December 18, 2008, at a duly noticed public hearing, the Planning  
14 Commission in Resolution No. 17788 approved the proposed Zoning Map Amendments  
15 and recommended that the Board of Supervisors adopt the proposed Zoning Map  
16 amendments to change the San Francisco Zoning Map Sheet ZN04 and zoning district  
17 classification. .

18 (e) The letter from the Planning Department transmitting the proposed Zoning Map  
19 amendments to the Board of Supervisors and the determination of the EIR with respect to  
20 approval of the Project are on file with the Clerk of the Board in File No. 090077. These and  
21 any and all other documents referenced in this Ordinance have been made available to, and  
22 have been reviewed by, the Board of Supervisors, and may be found in the files of the City  
23 Planning Department, as the custodian of records, at 1650 Mission Street in San Francisco,  
24  
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1 and in File No. 090077 , with the Clerk of the Board of Supervisors at One Dr. Carlton B.  
2 Goodlett Place, San Francisco and are incorporated herein by reference.

3 Section 2. Pursuant to Sections 106 and 302(c) of the Planning Code, the following  
4 change in zoning classifications, duly approved by resolution of the Planning Commission, is  
5 hereby adopted as an amendment to Sheet ZN04 of the Zoning Map of the City and County of  
6 San Francisco:

<u>Description of Property</u>	<u>Zoning</u>	<u>Zoning</u>
<u>District to be Superseded</u>	<u>District to be</u>	
<u>Approved</u>		
Assessor's Block 1460, Lot 015, 420 29 <sup>th</sup> Avenue	RH-2	RM-1

14  
15 APPROVED AS TO FORM:  
DENNIS J. HERRERA, City Attorney

16 By:   
17 Susan Cleveland-Knowles  
18 Deputy City Attorney



# City and County of San Francisco

City Hall  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4689

## Tails

### Ordinance

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**File Number:** 090077

**Date Passed:**

Ordinance amending Sheet ZN04 of the Zoning Maps of the City and County of San Francisco for the real property located at 420 29th Avenue (Assessor's Block 1460/Lot 015) and known as St. Peter's Church between Geary Boulevard and Clement Street, to reclassify the property from an RH-2 (Residential House, Two-Family) District to an RM-1 (Residential Mixed, Low Density) District, in order to permit the development of a proposed affordable housing project for developmentally disabled adults; and adopting General Plan, Planning Code, and environmental findings.

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March 24, 2009 Board of Supervisors — PASSED ON FIRST READING

Ayes: 11 - Alioto-Pier, Avalos, Campos, Chiu, Chu, Daly, Dufty, Elsbernd, Mar, Maxwell, Mirkarimi

March 31, 2009 Board of Supervisors — FINALLY PASSED

Ayes: 11 - Alioto-Pier, Avalos, Campos, Chiu, Chu, Daly, Dufty, Elsbernd, Mar, Maxwell, Mirkarimi

File No. 090077

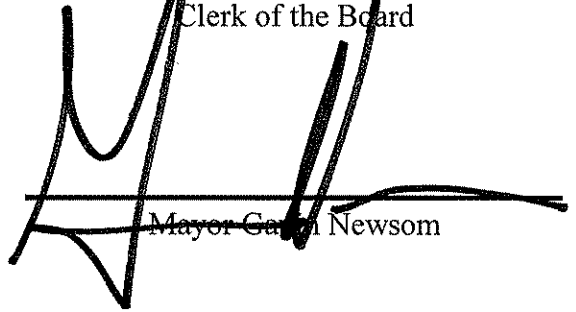
I hereby certify that the foregoing Ordinance  
was FINALLY PASSED on March 31, 2009  
by the Board of Supervisors of the City and  
County of San Francisco.

4/8/09

Date Approved



Angela Calvillo  
Clerk of the Board



Mayor Gavin Newsom