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[Zoning Map Amendment – 401-421 Shields Street.]

Ordinance amending the San Francisco Planning Code by amending Sheet 12 of the Zoning Map of the City and County of San Francisco to change the zoning of the properties located at 401-421 Shields Street, Block 7074, Assessor's Lot Nos. 001, 046, 047, 048, from P (Public) to RH-1 (Residential, House Districts, Single-Family); adopting findings.

NOTE: Additions are _single-underline italics Times New Roman_;
deletions are ~~_strike-through italics Times New Roman_~~.
Board amendment additions are double-underlined;
Board amendment deletions are ~~strikethrough normal~~.

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

Section 1. Findings. The Board of Supervisors hereby finds and determines as follows:

(a) Pursuant to Planning Code Section 302, The Board finds that this ordinance will serve the public necessity, convenience and welfare for the reasons set forth in Planning Commission Resolution No. 17762, and incorporates such reasons by this reference thereto.

(b) The Board finds that this ordinance is in conformity with the Priority Policies of Section 101.1(b) of the Planning Code and the General Plan and hereby adopts the findings of the Planning Commission, as set forth in Planning Commission Resolution No. 17762 and incorporates said findings by this reference as if fully set forth herein.

(c) On November 6, 2008, the Planning Department issued a General Rule Exclusion determining that the proposal is exempt from further review under the California Environmental Quality Act ("CEQA) (California Public Resources Code Sections 21000 et seq.), the State CEQA Guidelines (California Code of Regulations Title 14 sections 15000 et seq.), and Chapter 31 of the San Francisco Administrative Code ("Chapter 31").
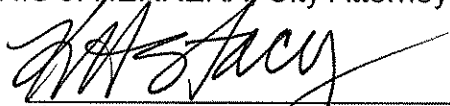
1   (d) On November 20, 2008, the Planning Commission held a duly noticed public

2 hearing and in Resolution No. 17762, the Planning Commission recommended amendments

3 to the Zoning Map of the City and County of San Francisco for 401-421 Shields Street, Block

4 7074, Assessor's Lot Nos. 001, 046, 047, 048, copies of which are on file with the Clerk of the

5 Board of Supervisors in File No. ___090202_/__, are incorporated by reference herein.

6

7   Section 2. Amendment of Section 11 of the Zoning Map.

8   The San Francisco Planning Code, Zoning Map Sheet 11, is hereby amended, so that

9 the properties located at 401-421 Shields Street, Block 7074, Assessor's Lot Nos. 001, 046,

10 047, 048 will be rezoned from a zoning designation of P (Public) to a zoning designation of

11 RH-1 (Residential, House Districts, Single-Family).

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Description of Property	Zoning District to be Superseded	Zoning District to be Approved
Assessor's Lot Nos. 001, 046, 047, 048 in Block 7074	P	RH-1

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

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22 By: _____
    Kate Herrmann Stacy
23   Deputy City Attorney

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File Number: 090203   **Date Passed:**

Ordinance amending the San Francisco Planning Code by amending Sheet 12 of the Zoning Map of the City and County of San Francisco to change the zoning of the properties located at 401-421 Shields Street, Block 7074, Assessor's Lot Nos. 001, 046, 047, 048, from P (Public) to RH-1 (Residential, House Districts, Single-Family); adopting findings, including environmental findings and findings of consistency with the General Plan and Priorities of Planning Code Section 101.1(b).

April 7, 2009   Board of Supervisors — PASSED ON FIRST READING

Ayes: 11 - Alioto-Pier, Avalos, Campos, Chiu, Chu, Daly, Dufty, Elsbernd, Mar, Maxwell, Mirkarimi
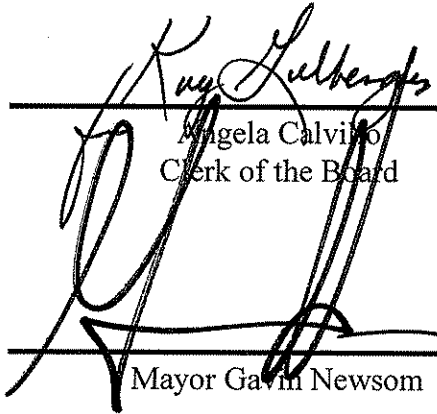
April 14, 2009 Board of Supervisors — FINALLY PASSED

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

File No. 090203

I hereby certify that the foregoing Ordinance was **FINALLY PASSED** on April 14, 2009 by the Board of Supervisors of the City and County of San Francisco.

Angela Calvillo
Clerk of the Board

4/23/09
Date Approved

Mayor Gavin Newsom

File No. 090203