#### **BOARD OF APPEALS, CITY & COUNTY OF SAN FRANCISCO**

Appeal of	Appeal No. <b>24-033</b>
SCOTT GUERIN,	
Appellant(s)	
VS.	
DEPARTMENT OF BUILDING INSPECTION,	
PLANNING DEPARTMENT APPROVAL Respondent	

#### **NOTICE OF APPEAL**

**NOTICE IS HEREBY GIVEN THAT** on April 29, 2024, the above named appellant(s) filed an appeal with the Board of Appeals of the City and County of San Francisco from the decision or order of the above named department(s), commission, or officer.

The substance or effect of the decision or order appealed from is the Cancellation on April 15, 2024, of Alteration Permit No. 2022/22/25/523 (the permit was cancelled, at the request of the Planning Department, because there was no response from the applicant (6/23/23 and 1/8/24); description of permit: comply with NOV No. 202172279; replace existing substandard retaining walls at rear yard adjacent to downhill properties (4757 19th Street & 30 Eagle Street); new reinforced concrete retaining wall with drilled piers; structural foundation system to be shared with neighbors) at the subject property 46 Eagle Street.

#### **APPLICATION NO. 2022/11/15/6523**

#### FOR HEARING ON June 12, 2024

Address of Appellant(s):	Address of Other Parties:
Scott Guerin, Appellant(s) c/o George of Wolff, Attorney for Appellant(s) Wolff Law Office 50 California Street, #1514 San Francisco, California 94126	N/A



Date Filed: April 29, 2024

#### CITY & COUNTY OF SAN FRANCISCO BOARD OF APPEALS

#### PRELIMINARY STATEMENT FOR APPEAL NO. 24-033

I / We, **Scott Guerin**, hereby appeal the following departmental action: **CANCELLATION** of **Alteration Permit No. 2022/11/15/6523** by the **Department of Building Inspection** which was issued or became effective on: **April 15, 2024**, for the property located at: **46 Eagle Street**.

#### **BRIEFING SCHEDULE:**

Appellant's Brief is due on or before: 4:30 p.m. on **May 23, 2024**, **(no later than three Thursdays prior to the hearing date)**. The brief may be up to 12 pages in length with unlimited exhibits. It shall be double-spaced with a minimum 12-point font. An electronic copy shall be emailed to: <a href="mailto:boardofappeals@sfgov.org">boardofappeals@sfgov.org</a>, <a href="mailto:julie.rosenberg@sfgov.org">julie.rosenberg@sfgov.org</a>, <a href="mailto:corey.teaque@sfgov.org">corey.teaque@sfgov.org</a>, <a href="mailto:tina.tam@sfgov.org">tina.tam@sfgov.org</a> matthew.greene@sfgov.org

Respondent's and Other Parties' Briefs are due on or before: 4:30 p.m. on **June 6, 2024**, **(no later than one Thursday prior to hearing date)**. The brief may be up to 12 pages in length with unlimited exhibits. It shall be doubled-spaced with a minimum 12-point font. An electronic copy shall be emailed to: <a href="mailto:boardofappeals@sfgov.org">boardofappeals@sfgov.org</a>, <a href="mailto:julie.rosenberg@sfgov.org">julie.rosenberg@sfgov.org</a>, <a href="mailto:core">corey.teague@sfgov.org</a>, <a href="mailto:tinable-transpart length="mailto:tinable-transpart length="mailto:tinable-

Hard copies of the briefs do NOT need to be submitted to the Board Office or to the other parties.

Hearing Date: Wednesday, June 12, 2024, 5:00 p.m., Room 416 San Francisco City Hall, 1 Dr. Carlton B. Goodlett Place. The parties may also attend remotely via Zoom. Information for access to the hearing will be provided before the hearing date.

All parties to this appeal must adhere to the briefing schedule above, however if the hearing date is changed, the briefing schedule MAY also be changed. Written notice will be provided of any changes to the briefing schedule.

In order to have their documents sent to the Board members prior to hearing, **members of the public** should email all documents of support/opposition no later than one Thursday prior to hearing date by 4:30 p.m. to <a href="mailto:boardofappeals@sfgov.org">boardofappeals@sfgov.org</a>. Please note that names and contact information included in submittals from members of the public will become part of the public record. Submittals from members of the public may be made anonymously.

**Please note** that in addition to the parties' briefs, any materials that the Board receives relevant to this appeal, including letters of support/opposition from members of the public, are distributed to Board members prior to hearing. All such materials are available for inspection on the Board's website at <a href="www.sfgov.org/boa">www.sfgov.org/boa</a>. You may also request a hard copy of the hearing materials that are provided to Board members at a cost of 10 cents per page, per S.F. Admin, Code Ch. 67.28.

#### The reasons for this appeal are as follows:

See attachment to the preliminary Statement of Appeal.

**Appellant or Agent:** 

Signature: Via Email

Print Name: Scott Guerin, appellant

#### **Appeal for Cancellation of Permit Number 202211156523**

Applicant: Scott Guerin, 46 Eagle Street, San Francisco, CA, 94114

The notice states that the permit is canceled due to no response. However, I have not received any correspondence from the Dept., and neither has my General Contractor (SFT Construction) or Structural Engineer (Altos Engineering). This permit is for the repair of rear yard retaining walls involving 5 properties: 4757 19th St., 4741 19th St., 30-32 Eagle St., 46 Eagle St. We have not been able to proceed with construction because the neighbors on 19th Street have refused to grant access. The permit is in response to NOV 202172279 dated March 25, 2021 which resulted from a complaint filed by the previous owner of 4741 19th St. The NOV states "a retaining wall at the north east corner of property is displaying evidence of stress with vertical cracks and leaning towards property at 4741 19th St". The inspection records include a photograph of a large vertical crack at the northeast corner of the retaining walls. The NOV states that "Recorded survey indicates wall is solely within the property line of 46 Eagle St." The Complaint Data Sheet states "Complainant stated that the surevey is recorded under the recoderd office. Whe asked if he had a copy he stated inspector 'should look it up in the recorders office." [sic] The complainant also refused to provide me with a legible copy of the survey. The survey is not available for download on the Recorder's office website. Upon recently receiving a certified copy of the survey, I learned that the survey shows the entire north wall is on 4757 19th St., including the large vertical crack highlighted in the NOV. A survey commissioned by the previous owner of 46 Eagle St., also recorded at the Recorder's office, indicates that the large vertical crack at the northeast corner is on 4757 19th Street. In addition, I have on several occasions had the opportunity to visit each of the yards in question to inspect the walls, twice in the company of structural engineers with photographs taken. It is evident that this is not a single retaining wall, but rather several retaining walls. In particular, there is an abrupt change in the age and composition of the building materials at each of the two downhill property lines (30-32 Eagle's line with 4741 19th; and 4757 19th's line with 4741 19th). These property lines do not involve 46 Eagle St. This is a clear indication that there are several retaining walls, each built by the respective downhill neighbors for their benefit. Based on the findings of the surveys and the evidence of multiple walls built by the downhill neighbors, it is not the primary responsibility of 46 Eagle to repair these walls. Therefore, I am asking the downhill neighbors to at least make an equitable contribution to the cost of construction, in addition to providing the necessary access. At the time I received the NOV, shortly after purchasing 46 Eagle, I did not have access to all of this information and did not fully understand my rights to and grounds for an appeal.

I am asking the Board not to cancel the permit while I continue to negotiate with the neighbors. I am also asking the Board to take any action within its authority that could bring this matter to a speedy resolution. I would urge the board to revoke the NOV, since it is based on inaccurate claims and has led the neighbors to incorrectly assume that repair of the walls is solely the responsibility of 46 Eagle.



April 15, 2024

# NOTICE OF CANCELLATION Building Permit Application No: 202211156523 Job Address:46 Eagle Street Cancel Date: June 14, 2024

GUERIN SCOTT ALAN 46 EAGLE ST SAN FRANCISCO, CA 94114

Dear Applicant(s):

The above referenced application has been cancelled by the San Francisco Planning Department for the following reason(s):

No response from applicant dated: 6/23/23, 1/8/24

If you have questions regarding this matter, please contact Rich Sucre from Planning at (628) 652-7364 within 60 days of this letter or else your permit application will be cancelled per 2019 SFBC 106A.3.8 on **June 14, 2024**.

You may appeal the cancellation of this building permit application to the Board of Appeals within fifteen (15) days of the date of this letter. To file an appeal, bring a copy of this letter to the Board of Appeals, Suite 1475 of 49 South Van Ness, San Francisco. If you have questions regarding the appeals process, please call the Board of Appeals at (628) 652-1150.

If you have further questions, please call the Department of Building Inspection, Permit Processing Center at (628) 652-3783.

Sincerely,

Mandy Lei

**Permit Processing Center** 

CC: ALEXANDER SANTOS
ALTOS STRUCTURAL ENGINEERING
1865 GOLDEN GATE AVENUE, #2
SAN FRANCISCO, CA 94115

CERTIFIED MAIL RETURN RECEIPT

CERTIFIED MAIL RETURN RECEIPT ON FILE

Permit Processing Center (PPC)
49 South Van Ness Avenue – San Francisco CA 94103
Office (628) 628-3200 – www.sfdbi.org

#### **Permit Details Report**

Report Date: 4/29/2024 8:28:08 AM

Application Number: 202211156523

Form Number: 3

Address(es): 2711 / 012 / 0 46 EAGLE ST

COMPLY W/ NOV 202172279. REPLACE (E) SUBSTANDARD RETAINING WALLS AT REARYARD ADJACENT TO DOWNHILL PROPERTIES (NORTH 4757 19TH STREET, WEAST -  $_{30}$  EAGLE ST. NEW REINFORCED CONCRETE RETAINING

WALL WITH DRILLED PIERS . STRUCTURAL FOUNDATION SYSTEM TO BE

SHARED WITH NEIGHBORS.

Cost: \$78,000.00

Occupancy Code: R-3

Building Use: 27 - 1 FAMILY DWELLING

#### **Disposition / Stage:**

Description:

<b>Action Date</b>	Stage	Comments
11/15/2022	TRIAGE	
11/15/2022	FILING	
11/15/2022	FILED	

#### **Contact Details:**

#### **Contractor Details:**

License Number: 1009086

Name: FARZAD TORABIAN

Company Name: SFT CONSTRUCTION CORP

Address: 322 06TH ST \* SAN FRANCISCO CA 94103-0000

Phone: 4157071046

#### **Addenda Details:**

Description:

Descrip Station		Arrive	Start	In Hold	Out Hold	Finish	Checked By	Phone	Review Result	Hold Description
CES		11/15/22	11/15/22			11/15/22		628- 652- 3430		M.CHUNG OK TO PROCESS
INTAKE	1	11/15/22	11/15/22			11/15/22	BROWN SHARAE	415- 999- 9999		
СРВ		11/30/22	11/30/22			12/5/22	CHEUNG DEREK	628- 652- 3240		12/5: PAYMENT RECEIVED, ROUTE TO PPC DC 11/30: CONVERT FROM FORM 8 TO FORM 3 EPR. FILING FEE SENT - DC
CP-ZOC		11/28/22	11/28/22			11/28/22	OROPEZA EDGAR	628- 652- 7300		Approved per planning code section 136 (13) Retaining walls that are necessary to maintain approximately the grade existing at the time of construction of a building for the following scope of work -COMPLY W/NOV 202172279. REPLACE (E) SUBSTANDARD RETAINING WALLS AT REARYARD ADJACENT TO DOWNHILL PROPERTIES(NORTH 4757 19TH STREET, WEAST - 30 EAGLE ST. NEW REINFORCED CONCRETE RETAINING WALL WITH DRILLED PIERS . STRUCTURAL FOUNDATION SYSTEM TO BE SHARED WITH NEIGHBORS.
CP-ZOC		12/5/22	12/6/22			12/6/22	OROPEZA EDGAR	628- 652- 7300		Bluebeam session approval - Approved per planning code section

			Depar	tment	of Buildir	ng Inspecti	on		
									136 (13) Retaining walls that are necessary to maintain approximately the grade existing at the time of construction of a building - for the following scope of work - COMPLY W/ NOV 202172279. REPLACE (E) SUBSTANDARD RETAINING WALLS AT REARYARD ADJACENT TO DOWNHILL PROPERTIES(NORTH 4757 19TH STREET, WEAST - 30 EAGLE ST. NEW REINFORCED CONCRETE RETAINING WALL WITH DRILLED PIERS . STRUCTURAL FOUNDATION SYSTEM TO BE SHARED WITH NEIGHBORS. E.O 12/6/2022
BLDG	12/5/22	1/26/23	1/26/23			CHAN PHILIP	628- 652- 3780		Comments in BB. Email sent. 1/26/2023
CP-ZOC	5/31/23					OROPEZA EDGAR	628- 652- 7300		4/12/24 - Permit cancelled and routed to DBI due to inactivity and no response from applicant.
PPC	12/5/22	12/5/22				LEI MANDY	628- 652- 3780	In Progress	4/15/24: 60-day cancellation letter sent out via certified mail per Planning Department; ml 4/12/2024: Received form Planning cancellation memo for non response from applicant. Email sent to PPC (MML) to send out cancellation letter for (4 permits) - 202211156523, 202211287195, 202211287199, 202305308843;nl 5/31/2023: Permit application added to session for sharing plans (4 permits) - 202211287195, 202211287195, 202211287199, 202305308843;nl 12/5/2022: Invite sent to applicant to join BB session;nl 12/5/2022: Bluebeam session created, invite sent to CP-ZOC and BLDG to start electronic plan review (convert Form 8 to form 8);nl
СРВ							628- 652- 3240		

#### **Appointments:**

Appointment	Appointment	Appointment	Appointment	Description Time
Date	AM/PM	Code	Type	Description Slots

#### **Inspections:**

Activity Date Inspector Inspection Description Inspection Status

#### **Special Inspections:**

Addenda No. Completed Date Inspected By Inspection Code Description Remarks

For information, or to schedule an inspection, call 628-652-3400 between 8:30 am and 3:00 pm.

Station Code Descriptions and Phone Numbers

Online Permit and Complaint Tracking home page.

#### **Technical Support for Online Services**

If you need help or have a question about this service, please visit our FAQ area.

Contact SFGov Accessibility Policies
City and County of San Francisco © 2024

# BRIEF SUBMITTED BY THE APPELLANT(S)

#### **Appellant Brief**

#### **Appeal for Cancellation of Permit Number 202211156523**

Applicant: Scott Guerin, 46 Eagle Street, San Francisco, CA, 94114

The notice states that the permit is canceled due to no response. However, I have not received any correspondence from the Department, and neither has my General Contractor (SFT Construction) or Structural Engineer (Altos Engineering). This permit is for the repair of rear yard retaining walls involving 5 properties: 4757 19th St. (2711/035), 4741 19th St. (2711/036), 30-32 Eagle St. (2711/040-041), 46 Eagle St. (2711/012; see EXHIBIT 1 for a recorded survey showing the 5 properties and the retaining walls in question). We have not been able to proceed with construction because there is a dispute over on whose property the crack is located and who should pay for and be responsible for the repairs. There are several different walls, all apparently quite old, and of different construction methods or compositions, most of which appear to have been constructed for the benefit of the downhill property owners, to give them flat rear yards. The crack of concern to the SFDBI is on only one of those walls, and is not on 46 Eagle's property, so the NOV does not actually apply to 46 Eagle.

#### NOV 202172279 dated March 25, 2021

The permit is in response to NOV 202172279 dated March 25, 2021 which resulted from a complaint filed by the previous owner of 4741 19th St. The NOV states "a retaining wall at the north east corner of property is displaying evidence of stress with

vertical cracks and leaning towards property at 4741 19th St" (see EXHIBIT 2 for a copy of the NOV). Photographs taken by the inspector were obtained from a record's request and are included as EXHIBIT 3. The photos feature a large vertical crack at the north east corner of the retaining walls.

#### Surveys show that the large vertical crack is not at 46 Eagle

The NOV states that "Recorded survey indicates wall is solely within the property line of 46 Eagle St." The Complaint Data Sheet states "Complainant stated that the survey is recorded under the recoderd office. Whe asked if he had a copy he stated inspector 'should look it up in the recorders office.'" [sic] (see EXHIBIT 2) The complainant also refused to provide me with a legible copy of the survey. The survey is not available for download on the Recorder's office website. Upon recently receiving a certified copy of the survey, I learned that the survey shows the entire north wall is on 4757 19th St., including the large vertical crack highlighted in the NOV (see EXHIBIT 4 for certified copy of survey). A survey commissioned by the previous owner of 46 Eagle St. also shows that the large vertical crack at the northeast corner is at 4757 19th St. (see EXHIBIT 1).

#### Evidence of multiple walls built by downhill properties for their benefit

I have visited each of the properties involved several times and taken photographs, twice in the company of structural engineers. There is an abrupt change in the age and

composition of the building materials at each of the two downhill property lines. Importantly, neither of these property lines involve 46 Eagle St.

EXHIBIT 5 shows photographs of the property line between 30-32 Eagle St. and 4741 19th St. There is an abrupt change in the age and composition of the building materials at the property line. Importantly, this property line does not involve 46 Eagle St.

There is also an abrupt change in the age and composition of the materials between 4757 19th St. and 4741 19th St. However, this is difficult to see in a photograph because the wall is covered by thick ivy at 4757 19th St. (see EXHIBIT 6). On site inspections have shown that this wall is mostly red brick with two large buttresses.

These observations are a clear indication that there are several retaining walls. Since the walls stop at the downhill property lines that do not involve 46 Eagle, this indicates that the walls were built by the downhill neighbors for their benefit.

# Ongoing dispute with neighbors over construction access and responsibility for repairs

Based on the findings of the surveys and the evidence of multiple walls built by the downhill neighbors, it is not the primary responsibility of 46 Eagle to repair these walls. Therefore, I am now asking the downhill neighbors to at least make an equitable contribution to the cost of construction, in addition to providing the necessary access.

#### Request that the board does not cancel the permit

I am asking the Board not to cancel the permit while I continue to negotiate with the neighbors.

#### Request that the board revoke NOV 202172279

At the time I received the NOV, shortly after purchasing 46 Eagle, I did not have access to all of this information and did not fully understand my rights to and grounds for an appeal. I am asking the Board to revoke the NOV because it is based on false claims. Both surveys indicate that the large vertical crack featured in the NOV is not located at 46 Eagle, but rather 4757 19th St. The original complainant refused to provide the inspector with a copy of the survey. The NOV has led the downhill neighbors to conclude that they have no responsibility for repair of the retaining walls.

I would also urge the Board to take any action under its authority that could help bring this matter to a speedy resolution and allow repairs to proceed.

#### List of exhibits

EXHIBIT 1. Survey commissioned by previous owner of 46 Eagle St. Annotation in red has been added to clarify the street address of each lot.

EXHIBIT 2. NOV 202172279

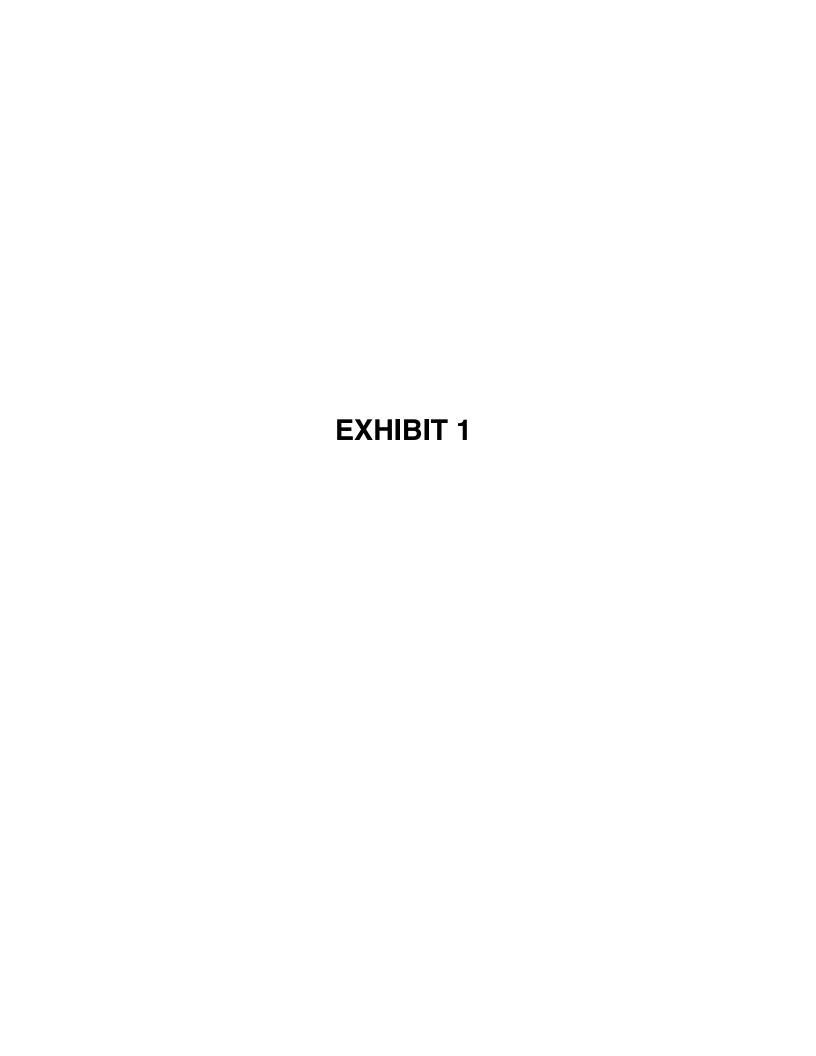
EXHIBIT 3. Photograph of large vertical crack taken by Inspector on March 19, 2021.

EXHIBIT 4. Survey commissioned by previous owner of 4741 19th St.

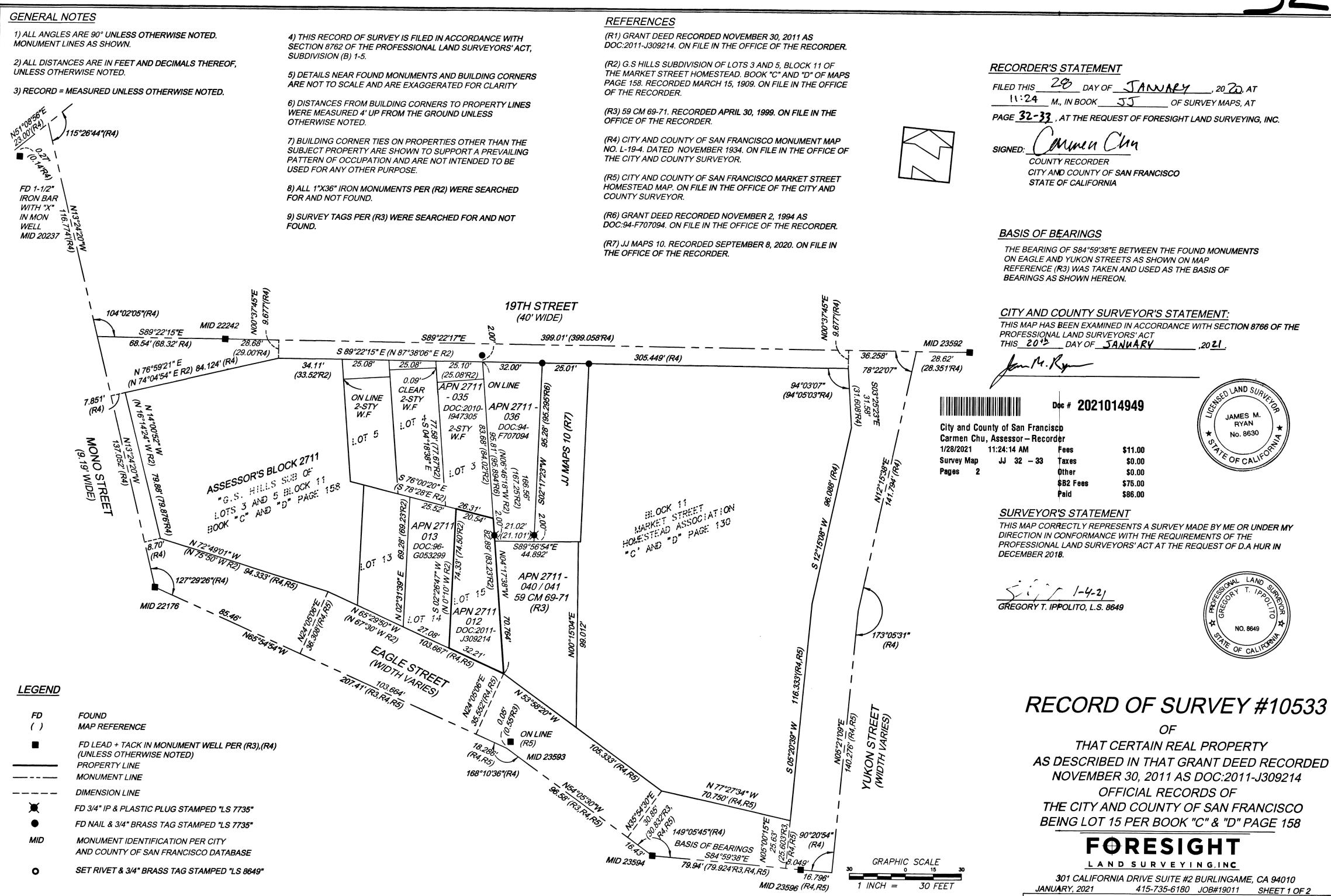
EXHIBIT 5. Photographs of property line between 30-32 Eagle St. and 4741 19th St.

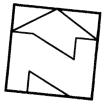
EXHIBIT 6. Photograph of the retaining wall covered by thick ivy at 4757 19th St.

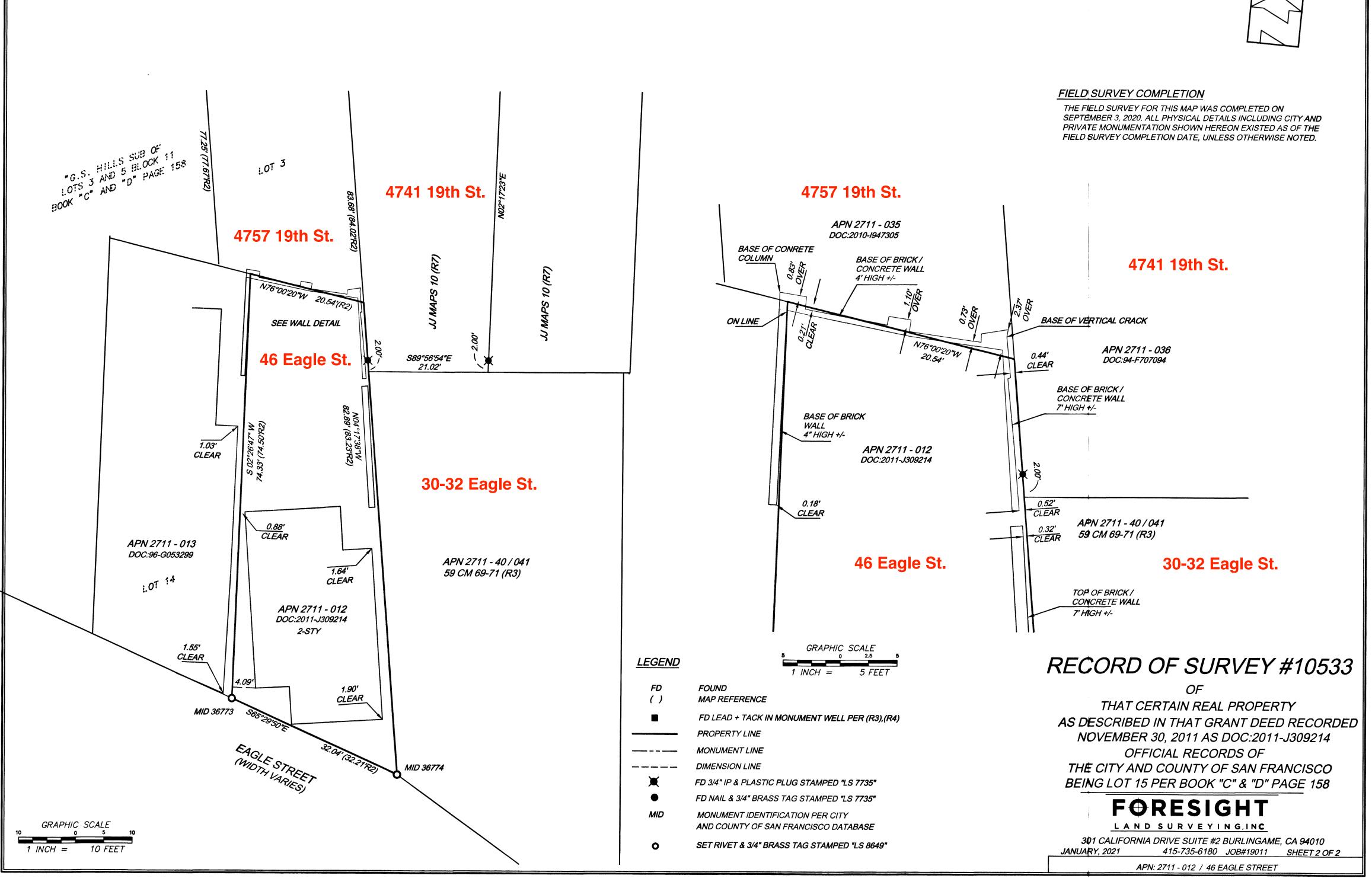
EXHIBIT 7. Plans for repair of retaining walls to address NOV 202172279.

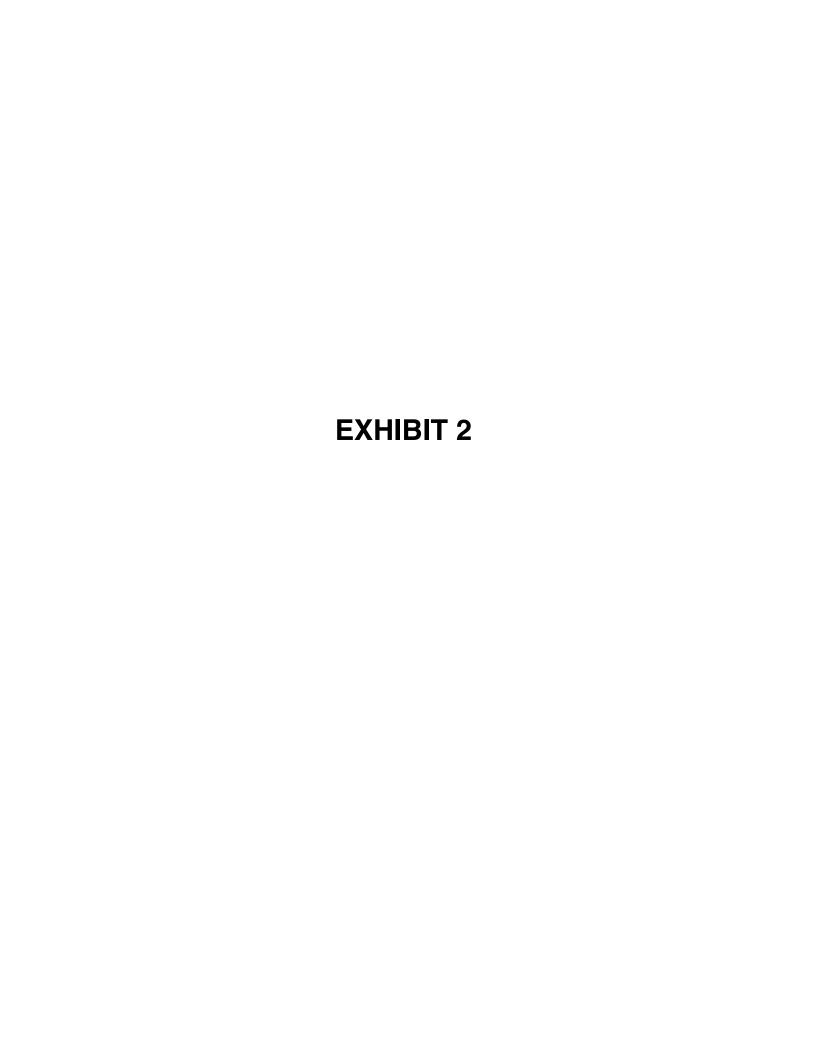


APN: 2711 - 012 / 46 EAGLE STREET









#### **DEPARTMENT OF BUILDING INSPECTION**



W

Inspection Services
City and County of San Francisco
49 South Van Ness Ave, Suite 400 San Francisco, CA 941031226

DATE: 05/11/2021

PROPERTY ADDRESS:

46 EAGLE ST

BLOCK: 2711 LOT: 012

Building Complaint #: 202172279

GUERIN SCOTT ALAN GUERIN SCOTT ALAN 46 EAGLE ST SAN FRANCISCO CA 94114

## NOTICE OF VIOLATION FINAL WARNING

Dear Property Owner(s):

#### NOTICE OF VIOLATION OUTSTANDING:

On 03/25/2021 your property was inspected and/or a Notice of Violation was issued informing you of required code abatement, and warnings for failure to comply. The time period to correct all cited code violations indicated in this Notice has passed, and the Department records indicate that the required code abatement work remains outstanding. Your case has been referred to the Code Enforcement Division for enforcement.

#### **ASSESSMENT OF COSTS NOW IMPOSED:**

Therefore, pursuant to Section 102A.3 of the San Francisco Building Code you will be assessed costs arising from department time accrued pertaining but not limited to: (1) site inspections and reinspections, (2) case management, update, and data entry, (3) case inquiries (meetings, office visits, phone calls, emails, response to correspondence etc), (4) permit history research, (5) notice/hearing preparation, (6) staff appearances/reports at hearings, (7) case referrals, and (8) monthly violation monitoring.

#### AVOID FURTHER ASSESSMENT:

To keep the assessment of costs at a minimum, and avoid the accrual of further time spent on the actions above such as administrative hearing preparation, and monthly violation monitoring, etc., please complete all work within thirty (30) days. Contact the Code Enforcement Division at (628) 652-3430 if you have questions concerning the referenced Notice of Violation.

#### IF PERMITS ARE REQUIRED:

Please note that you must also obtain all necessary building, plumbing, and/or electrical permits. Obtain final sign-off from the Building Inspector on the building job card and sign-offs from the Plumbing or Electrical Inspectors for the plumbing permit or for the electrical permit. Otherwise, the work will be deemed incomplete.

#### CASE WILL BE CLOSED WHEN ALL WORK & ASSESSMENT OF COSTS PAID:

This case will not be closed and assessment of costs will continue to accrue until (1) all required work is completed as verified by site inspections, (2) final sign-offs are obtained for all required permits, and (3) all assessment of costs are paid.



## NOTICE OF VIOLATION

of the San Francisco Municipal Codes Regarding Unsafe, Substandard or Noncomplying Structure or Land or Occupancy

City and County	F OF BUILDING INSPECTION  Y of San Francisco  ess Ave, Suite 400 San Francis		NOTICE:	1		NUMBER: 202172279 DATE: 25-MAR-21
ADDRESS: 46 H	EAGLE ST					
OCCUPANCY/U	SE: R-3 (RESIDENTIAL- 1 &	2 UN	IIT DWELL	INGS,TO	WNHOUSESBLOCK: 27	11 <b>LOT:</b> 012
If checked, this ir will be issued.	nformation is based upons site-observ	ation o	nly. Further re	search may	indicate that legal use is different	ent. If so, a revised Notice of Violation
	GUERIN SCOTT ALAN				PHONE #	:
MAILING ADDRESS	GUERIN SCOTT ALAN					
ADDRESS	46 EAGLE ST SAN FRANCISCO CA					
	SANT MAINCIDEO CA		94114			
PERSON CONTA	ACTED @ SITE: GUERIN S	COTT	ALAN		1	PHONE #:
				DES	SCRIPTION:	CODE/SECTION#
□ WORK WITH	HOUT PERMIT					106.1.1
	L WORK-PERMIT REQUIR	RED				106.4.7
	R CANCELLED PERMIT					106.4.4
✓ UNSAFE BUI						102.1
constructed of cen 46 Eagle St. Code/Section: SFI Monthly monitorin						
			RRECT	TIVE	<b>ACTION:</b>	
STOP ALI	L WORK SFBC 104.2	2.4				628-652-3437
OBTAIN PERI SIGNOFF. CORRECT VI	OLATIONS WITHIN DAYS	COMP S.	LETE ALL	WORK	WITHIN DAYS, INCLU	USE Accompany the Permit Application  IDING FINAL INSPECTION ANI
	COMPLY WITH THE NOTICE(S)					
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Obtain evaluation structural stability in further action	n from licensed design profession of wall and provide copy with from this department.  N FEE OR OTHER FEE WILL A	onal (s n timel	uggest struct ine to correct			
	N FEE OR OTHER FEE WILL A K W/O PERMIT AFTER  9/1/60)			K EXCEE	DING SCOPE OF PERMIT)	
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	OF WORK W/O PERMIT	-			( w	ORK W/O PERMIT PRIOR TO 9/1/60)
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			PARTMEN ISION: BID		DISTRICT :	

			VIATIONTON					
PROPERTY ADDRESS: 46 Eagle				3/25/2	<mark>021</mark>	COMPLAINT NO.		
DIRECTOR'S HEARING DATE:			_	□ FWL: _   202172279				
CONTINUED DIRECTOR'S HEA			□ VCS/VB WN: _					
SOURCE BY: BID ☑ EID □		CES 🗆 INS 🗆	BLOCK: 2711			T: <mark>012</mark>		
CES REFERRAL DATE: 5/12/20			INSPECTOR: Inspe	ector Na	me			
	_R-3	<b> </b>	BASEMENT					
CONST. TYPE _N		STORIES	_1	NO OF	UNITS	S   1		
	PRIORITY CATEGORY:							
☐ WORK W/O PERMIT		STORY PROGRAM	☐ ILLEGAL OCCUPA	VCY	□ CA	NCEL PERMIT		
☐ EXPIRED PERMIT	☐ STRU	CTURALLY UNSAFE	☐ ILLEGAL UNIT		□от	HER		
☐ FIRE DAMAGE	□ LIFE H	HAZARD	☐ BOILER PROGRAM	1	□BU	JILDING ENARGEMENT		
☐ EXCEEDING SCOPE OF PERI	MIT	☐ VACANT BUILDING	G / COMMERCIAL		NADEQ	UATE MAINTENANCE		
	9	STOREFRONT PROGR	AM	(BLI	GHT CO	ONDITIONS)		
VIOLATION DESCRIPTION:								
A complaint has been filed with the								
north east corner of property is di								
constructed of cementious mason 46 Eagle St.	iry units an	id brick approx 10tt tall.	Recorded survey indicat	es wall is	soley v	within the property line of		
INSPECTOR'S COMMENTS/STA	ΔΤΙΙς.							
Obtain evaluation from licensed		ofessional (suggest stru	ctural engineer) within 3	days of	receipt	of this notice regarding		
structural stability of wall and p								
in further action from this depar	tment.							
PERMIT STATUS: FILED□ / AF	PROVED	☐ / ISSUED☐ / STAT	US: WORK IN PROGR	ESS 🗆 /	EXPIRE	ED□ / CANCELLED□		
BUILDING #								
ELECTRICAL #								
PLUMBING #								
INSPECTOR'S RECOMMENDAT	TIONS:		CONDITIONS:					
☐ RETURN TO SOURCE			All permits require					
☐ CONTINUED FOR 30 DAYS			must be completed	d and fin	al with	nin 30 days.		
☑ ISSUE ORDER OF ABATEME	ENT-7 DAY	/ OOA						
☐ OTHER								
HEARING OFFICIAL:								
<b>DECISION: Owner Represente</b>	ed: Y⊠ / N	N□ Building Unsaf	e (SFBC102): Y□ / N[	☐ He	aring C	Continued Y $\square$ / N $\square$		
1. 7/13/21 Ok to issue 30-day	y continua	ance per H.O(S. P) wi	th conditions that eng	ineer's	report	is submitted to CES to		
determine if emergency actio		•	aining wall. If report i	s not su	bmitte	ed case to be re-		
calendar for next available DI		•						
2. 8/10/21-14 advisement wit	-	• • •	_	-		• •		
to verify that retaining wall is				port is	not sur	nmited then an order		
of abatement should be issue	a. Owner	was present at DH. N	/In					
3.								
4.								
DIRECTOR'S HEARING RESULT  Director's Hearing Result □	•		AAB ☐ / City Atto	rnev Po	f 🗆			
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#### NOTICE OF VIOLATION

of the San Francisco Municipal Codes Regarding Unsafe, Substandard or Noncomplying Structure or Land or Occupancy

Pursuant to SFBC 107.5 and 106.4.7 investigation fees are charged for work begun or performed without permits or for Work exceeding the scope of permits. Such fees m be appealed to the Board of Permit Appeals within 15 days of permit issuance, at 49 South Van Ness Ave., Suite 1475 (14th Floor). (628) 652-1150

WARNING: Failure to take immediate action as required to correct the above violations will result in abatement proceedings by the Department of Building Inspection. If a Order of Abatement is recorded against this property, the owner will be billed or the property will be liened for all costs incurred in the code enforcement proce from the posting of the first "Notice of Violation" until all costs are paid, SFBC 102.2 & 110.

WARNING: Section 204 of the San Francisco Housing Code provides for immediate fines of \$100 for each instance of initial non-compliance, followed by \$200 fines p violation for the second instance of non-compliance, up to a maximum of \$7,500 per building. This section also provides for issuance of a criminal charge as a misdemean for each violation, resulting in fines of not less than \$1,000 per day or six months' imprisonment or both.

WARNING: Anyone who derives rental income from housing determined by the Department of Building Inspection to be substandard cannot deduct from state personal income tax and bank and corporate income tax interest, depreciation or taxes attributable to such substandard structure. If correction work is not completed or being diligent expeditiously and continuously prosecuted after six (6) months from the date of this notice, notification will be sent to the Franchise Tax Board as provided in Section 17264 of the Revenue and Taxation Code.

WARNING: Section 103 of the San Francisco Building Code provides for civil fines of up to \$500 per day for any person who violates, disobeys, omits, neglects or refuses comply with or opposes the execution of any provisions of this code. This section also provides for misdemeanor fines, if convicted, of up to \$500 and/or imprisonment up six months for each separate offense for every day such offense occurs.

De acuerdo a las Secciones 107.5 y 106.4.7 de el C6digo de Construcción de Edificios de San Francisco, gastos de investigación serán cobrados por trabajo empezado o realizado sin los debidos permisos o por trabajo que exceda el limite estipulado en los permisos. Dichos cobros pueden ser apelados ante la Junta de Apelaciones de Peimisos (Board of Permit Appeals) dentro de los primeros quince dias de haberse obtenido el permiso. Las apelaciones se hacen en el 49 South Van Ness Ave., Suite 141 (14th Floor), telefono (628) 652-1150.

ADVERTENCIA: Si no cumple con las acciones immediatas requeridas para corregir las infracciones, el Departamento de Inspección de Edificios tendra el derecho de inici el proceso de mitigación. Si una Orden de Mitigación es registrada contra dicha propiedad, los gastos incurridos durante el proceso de aplicación del código, desde la primera puesta del Aviso de Infracción hasta que todos los gastos esten pagados, se le cobraran al dueno del edificio o la propiedad sera embargada para recuperar dichos gastos. Referencia a la Sección 102.2 y 110 de el Código de Construcción de Edificios.

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ADVERTENCIA: La Sección 103 de el Código de Edicios de San Francisco impone multas civiles hasta de \$500 porcada dia a cualquier persona que infrinja, desobedezca omita, desculde, rehusa curnplir, resiste o se opone a la ejecución de las provisiones de este código. Esta sección tambien impone multas per delito menor, si es declarado culpable, de hasta \$500 o encarcelamiento de hasta 6 meses, o ambas sanciones, por cada una de Jas ofensas y por cada día que dicha ofensa occura.

模據《三群市建築法規》(簡稱 SEBC)第 107.5 項和第106.47項條款的規定,對沒有許可證據已開始的工程和或正在語行的工程、要者對該許可確固的工程,將收取調查費。營拿人可以在許可證發出日起 15 天之內,調查發可以內許可上訴委員會提出上訴。被委員會 地址在 South Van Ness 街 49 號 14 億、電話:(628) 652-1150。

容告:如不按照要求立即采取行動、以利正上途途至行為,科學致極多的全局付額到制料 正程序的執行。倘對此房地產領勢的強制糾正程序令一經在市府備家,則自遠遠逼知强貼 日動的各項與此糾正程序令有限的預用,將向房地產主素取,或將房地產扣押,直至付濟 各項價用。前參閱《三裔市理繁法規》第 102.2 項和第 110 項條款。

容告:《三裔市房屋法规》(即 SFHC)第 204(b) 可俟款规定:吴每一遂章初犯者立即将 装副款 100元,二次回犯者開飲 200元,每億億字的最高開放可證 7,500元。此項法規還 規定對每一進章僱罪者可提出刑事控告,每日最高開放可證 1,000元,或/和監樂六個 月。 语告:任何人通過出租房屋毀得收入、而該房屋已被武袋客查局定房低於規定假單者,能從加州個人所得稅、銀行和公司所得稅利息、以及與設低於規定假單的產藥有關的的或稅故中和除稅稅。如果在此頭告公布六個月後,改正工程沒有完成,或者沒有稅恆、運有效地運搬進行,我們將根控(國家稅收法規)(即 Revenue & Taxation Code)第12(c) 項條畝,通知加州稅營委員會 (The Franchise Tax Board)。

審告: (三經市超級法規) 第 103 項條數規定: 對於任何違反、不避從、意思、忽思 或拒絕起照此法規者, 或者抵制、反對實施此法規中的任何條款的個人, 將付最高 500 的民事關於。此法規證規定對違法者,如果被定罪, 對每天所發生的、每一單獨的犯法 爲, 將付予高證 500 元的關於,和了或者密察大個月。



# NOTICE OF VIOLATION of the San Francisco Municipal Codes Regarding Unsafe, Substandard or Noncomplying Structure or Land or Occupancy

PERAPEMENT OF PLUI PINO INCREATION FIRST NOTICE	COMPLAIN	NT NUMBER
DEPARTMENT OF BUILDING INSPECTION SECOND NOTICE		
City and County of San Francisco 49 South Van Ness Avenue, Suite#400 • San Francisco, CA 94103	20217	
ADDRESS AL ERGLO ST	DATE 3 25	21
OCCUPANCY / USER	BLOCK 3711	LOT_012_
CONST. TYPE	STORIES	BASEMENT
If checked, this information is based upon site observation only. Further research may indicate that legal use is dif		
OWNER/AGENT		
MAILING ADDRESS CITY		
PERSON CONTACTED @ SITE		
VIOLATION DESCRIPTION	N:	
<b>■WORK WITHOUT PERMIT (SFBC 106.1.1);</b> ■ADDITIONAL WORK-PER	MIT REQUIRED	(SFBC 106.4.7);
□ EXPIRED PERMIT (SFBC 106A.4.4) □ CANCELLED PERMIT (SFBC 10	6.3.7) PA#	;;
<b>☑UNSAFE BUILDING (SFBC 102);</b> □SEE ATTACHMENTS		CODE / SECTION #
COMPLANT HAR BOOM FILED WITH THE DEPARTMENT	RECARDING	SEBC 102A
PORENTIAMY HAZARDOUS CONDITION AS ABOME	LOCATEN	102A3
A BELDINIAL MAN BY MORLINESS (PHORE	CTF.	TABLO IA.K
PAPERTY IS DISPLAYING EVIDENCE OF STREET IN	IM VERTICAL	1108
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DICK APPROX 1097 TAIL BECORDED SURVEY 140.0		
BC Building Code HC - Housing Code PC - Plumbing Code EC - Electrical	Code MC Mechanic	nol Codo
		cal Code
	_	
CORRECTIVE ACTION:		
STOP ALL WORK SFBC 104A.2.4		
STATEMENT OF THE STATEM		Permit Application.
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Sang-ayon sa SFBC 107A.5 at 106A.4.7 ang bayad sa pagsusuri ay sisingilin sa mga gusaling naumpisahan na o ginawa na walang permit o sa mga gawaing labis sa sakop ng permit. Ang gayong singil ay maaring lapela sa Board of Permit Appeals sa loob ng 15 na araw mula sa pag-isyu ng permit sa 49 South Van Ness Ave., suite 1475 (14th palapag). (628)652-1150.

BABALA: Ang kabiguan na gumawa ng aksiyon tulad ng kinakailangan upang iwasto ang mga nasabing paglabag ay magreresulta sa paglilitis ng abatement ng Kagawaran ng Inspeksyon ng Gusali. Kung meron Order of Abatement ang naitala laban sa isang ari-arian, ang may-ari ay sisingilin o di kaya ang ari-arian ay gagamitin na lien sa lahat ng mga gastos na natamo sa proseso ng pagpapatupad mula sa unang "Paunawa sa Paglabag" hanggang sa lahat ng gastos ay mabayaran, SFBC 102A.2 & 110A. JAMI- DAGUADAN

BABALA: Ang Seksyon 204 ng Housing Code ng San Francisco ay nagtatakda ng agad-agad na multa na \$100 sa bawat halimbawa ng uhang hindi pagsunod at susundan ng multa na \$200 sa bawat paglabag sa pangalawang hindi pagsunod, hanggang sa sukdulan na \$7,500 sa bawat gusali. Ang seksyon na ito ay itinatakda na magsasampa nin ng kasong kriminal bilang isang misdemeanor sa bawat paglabag at magreresulta sa multa na hindi bababa ng \$1,000 sa bawat araw o di kaya sa anim na buwan na pagkabilanggo o parehong ipapataw.

BABALA: Sinumang kumikita sa pag-upa ng pabahay na tinukoy ng Kagawaran ng Inspeksyon ng Gusali na substandard, ay hindi maaring ibawas ang ganoong kita sa buwis sa estado ng kitang personal, at gayundin sa buwis na kita sa interes sa bangko at korporasyon, at sa depresasyon o mga buwis na maiiugnay sa gusaling substandard. Kung ang Gawain sa pagwawasto ay hindi nakumpleto o hindi masigasig, mabilis at-tuloy-tuloy ang paggawa matapos-ang anim (6) na buwan mula sa petsa nitong paunawa, ay magpapadala ng abiso sa Franchise Tax Board na itinakda sa Seksyon 17264(6) ng Revenue and Taxation code.

BABALA: Ang Seksyon 103A ng Building Code ng San Francisco ay nagtatakda ng mga multang sibil hanggang sa \$500 sa bawat araw sa sinumang lumabag, sumuway, magtanggal, magpabaya o tumangging sumunod o di kaya sumalungat sa pagpatupad ng mga probisyon nitong code. Nagpapataw din itong seksyon ng multang misdemeanor kapag nahatulan, ng hanggang sa \$500 at o di kaya anim na buwan na pagkabilanggo sa bawat magkaniwalay na pagkasala para sa bawat araw na nangyari ang ganoong pagkasala.

根據《三藩市建築物條例》第107.5條數和第106.4.7條款,對未經許可的建築工程或者工程超過許可証範圍的被查,將會收取檢查費用。對該費用可以作出上訴,可以在許可證發出的15天之內,向"上訴委員會"(Board of Appeals)作出上訴。上訴委員會地址:49 South Van Ness Ave., Suite 1475 (14th Floor)。 邀話:(628) 652–1150。

署告:如果沒有立即采取行動更正以上的違例情況,可能會引致標字檢查局展開 執法行動。如果執法命令正式紀錄於該物業,業主可能會收到賬單。或者該物業 會被抵押。用於支付從張貼第一張"違例通知"開始,在執法過程當中所產生的 所有費用,直至所有費用付清惠止。

《三藩市建築物條例》第102.2條款和第110條款。

署告:三藩市房產條例第204條對最初的違例會立即處以每項100元的罰款。 接下來會對第二次的違例處以每項200元的罰款、最高可以對每座建築物處以 7,500元的罰款、該條例遵可以對每項違例處以輕做罪行的刑事條控,可處以每 日標201,000元的罰款或多額目的監禁。被兩天本票

醫告:任何從樓字檢查局認定為低於標準的房屋中獲取租金收入的個人,對於該低於標準的建築結構,將不能用於減免州的個人所得稅和銀行以及企業的所得稅利息、折舊或適用於該房屋的稅項。如果在該通知日期的6個月之後,更正工程尚未完成。或者沒有努力、快速和繼續進行有關工程,有關通知將會根據《收入及稅務條例》第17264 (6)條款寄給加州平稅委員會。

警告:三灣市建築物條例》第103條款可給予每天最高可至500元的行政罰款。 對任何達反《不通從、提過、路忽或拒絕護守或反對執行該條例的任何條款。 該條款可給予整徽》DB[2024-46 EAGLE STREET 2024000035例,這例期間的每一天。處於最高500元和/或最高6個月的監禁。



COMPLAINT DATA SHEET

49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226

COMPLAINT NUMBER: 202172279

OWNER/AGENT: GUERIN SCOTT ALAN

GUERIN SCOTT ALAN

46 EAGLE ST

SAN FRANCISCO CA

DATE FILED: 19-JAN-21

LOCATION:

46 EAGLE ST

BLOCK: 2711

LOT: 012

SITE:

94114

RATING:

OCCUPANCY CODE

OWNER'S PHONE --CONTACT NAME

CONTACT PHONE --

RECEIVED BY: TTRUONG DIVISION: BID

COMPLAINT SOURCE: WEB FORM

COMPLAINANT: THOMAS BURDAN

ASSIGNED TO DIVISION: BID

COMPLAINANT'S PHONE

DESCRIPTION: date last observed: 17-JAN-21; time last observed: 2 pm; identity of person performing the work: No work has been performed; floor: Ground lev; exact location: None of the Above; building type: Residence/Dwelling RETAINING WALL COLLAPSE;; additional information: This issue is ongoing for 3+ years. I had land survey completed and filed with the city of San Francisco indicating retaining wall is severly cracked AND leaning towards my property. Survey clearly indicates retaining wall is on neighbor; s property.;

INSTRUCTIONS:

INSPECTOR INFORMATION

DIVISION INSPECTOR

DISTRICT PRIORITY ID

BID

DUFFY

1100

REFFERAL INFORMATION

DATE

REFERRED BY

TO

COMMENT

COMPLAINT STATUS AND COMMENTS

DIVISIONINSPECTOR STATUS DATE TYPE

COMMENT

19-JAN-21 CASE OPENED

BID B HOWARD

CASE RECEIVED

19-JAN-21 OTHER BLDG/HOUSING VICINS D DUFFY

CASE UPDATE

case reviewed, to be assigned to complaint

investigation team. MH/tt

17-MAR-21 OTHER BLDG/HOUSING VICCES M

HERNANDEZ

CASE UPDATE

Spoke to complainant regarding complaint process. Complainant stated that the surevey

is recorded under the recoderd office. Whe asked if he had a copy he stated inspector "should look it up in the recorders office". Advise that inspector assign to the case will

reach out to set an appoinment. Mh

19-MAR-21 OTHER BLDG/HOUSING VICBID D DUFFY

CASE UPDATE

Siteinspection,took photos.

PAGE 1 OF 2



COMPLAINT DATA SHEET

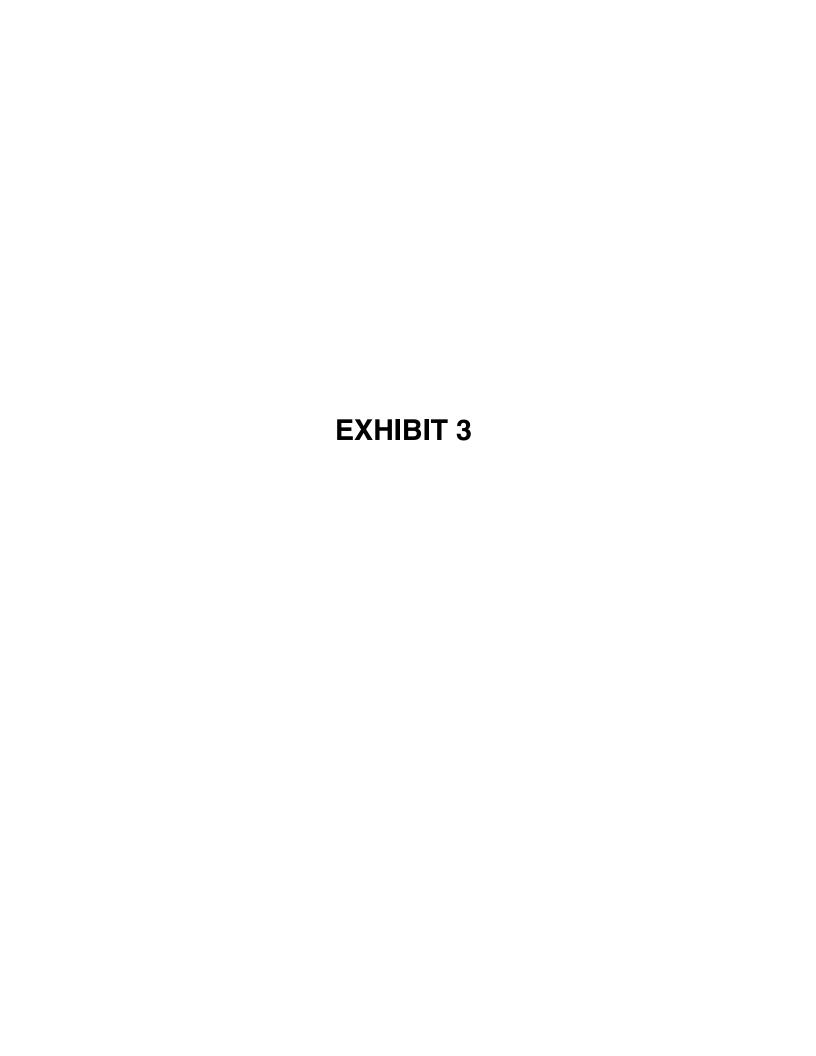
City and County of San Francisco Department of Building Inspection 49 South Van Ness Ave, Suite 400 San Francisco, CA 94103-1226

COMPLAINT NUMBER: 202172279

COMPLAINT ACTION BY DIVISION
DIVISION DATE DESCRIPTION

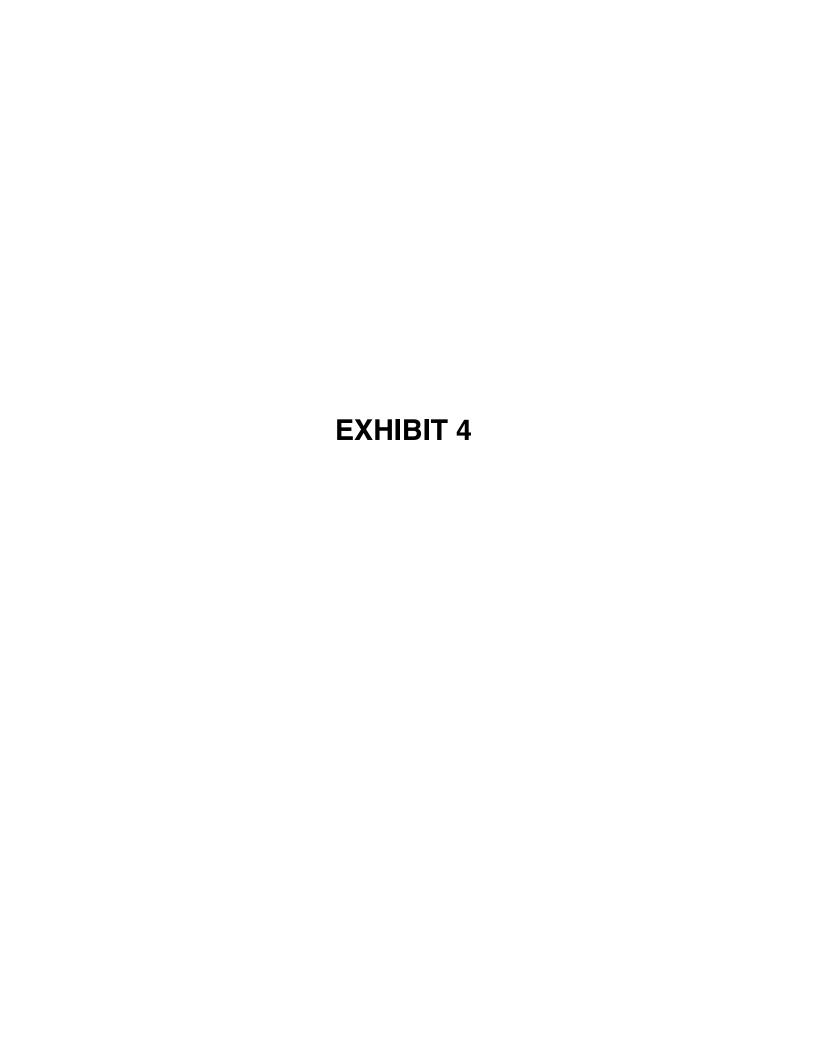
ACTION COMMENT

NOV (HIS) NOV (BID)

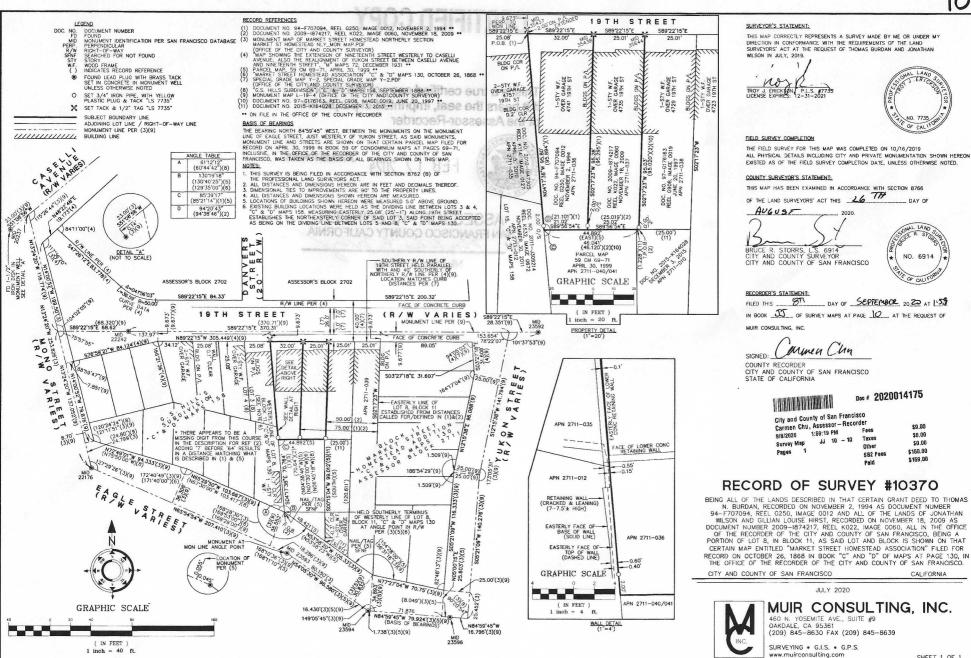








# **CERTIFIED COPY**



JOB NOS. 5668-01. 5668-02

SHEET 1 OF 1 4735 & 4741 19TH STREET

APNS: 2711-036, 2711-037

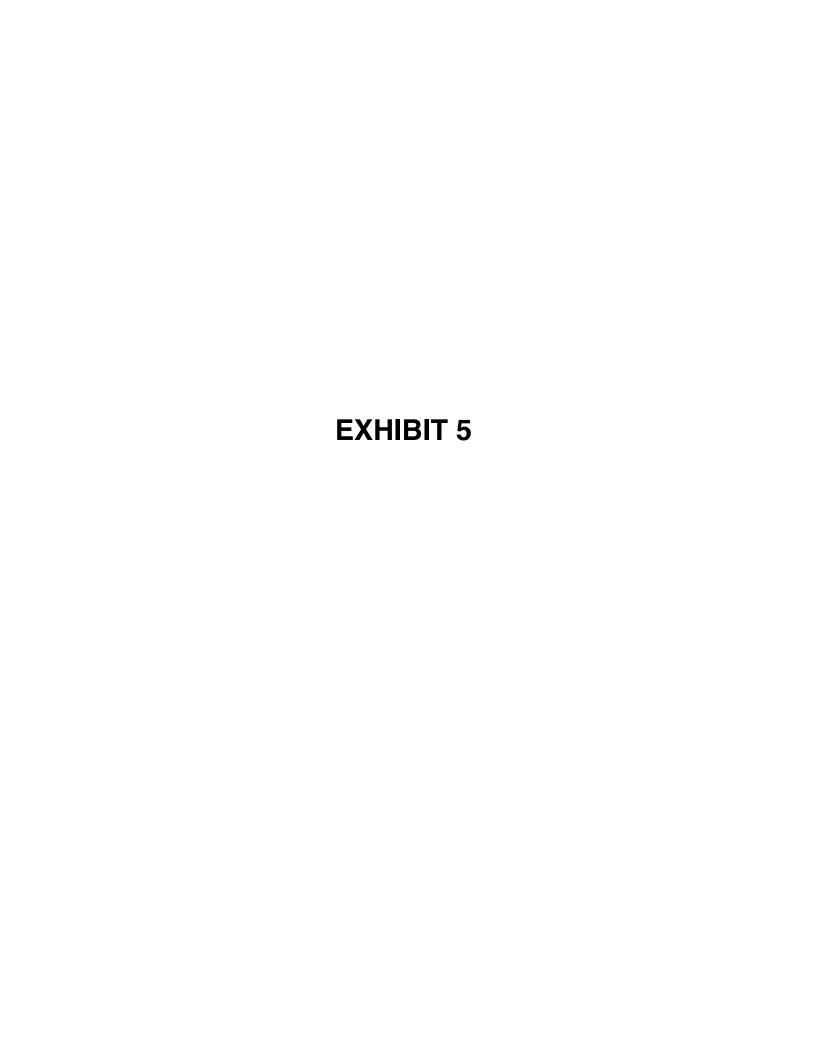
\$9.00

\$0.00

\$0.00

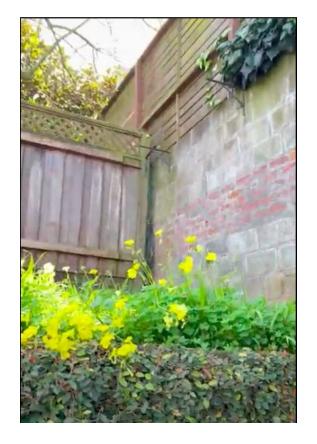
\$150.00

\$159.00





30-32 Eagle Facing North Towards 4741 19th



4741 19th Facing South Towards 30-32 Eagle

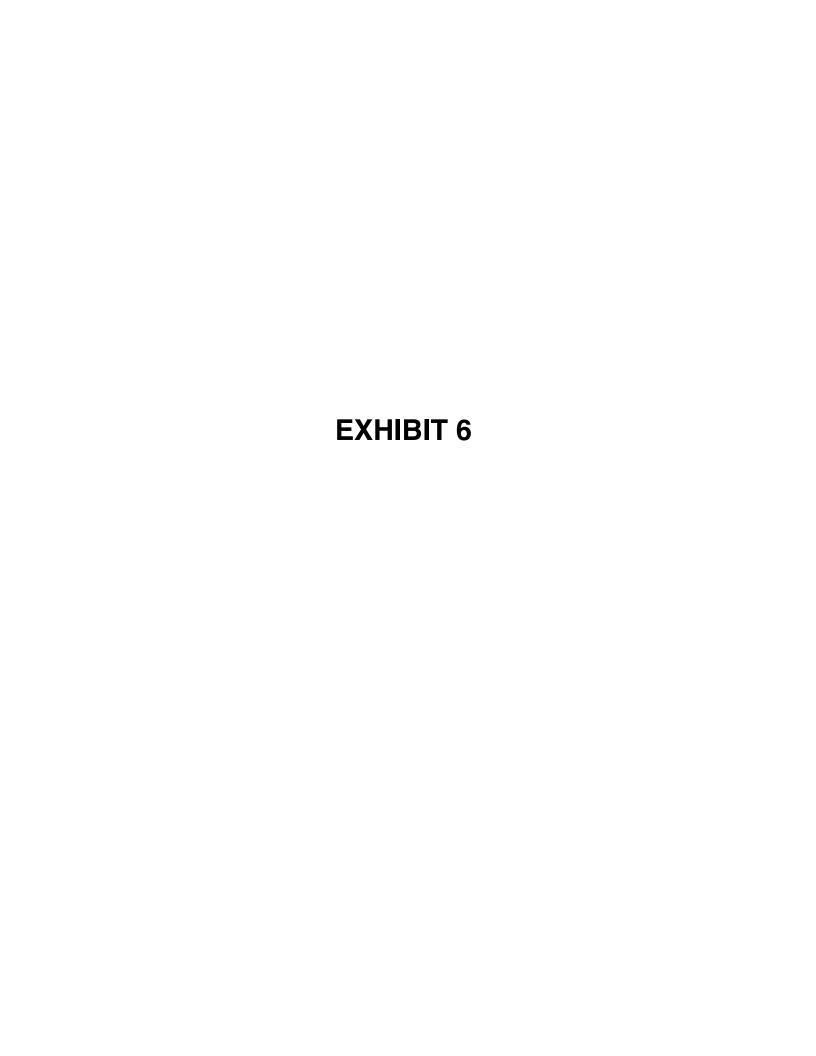
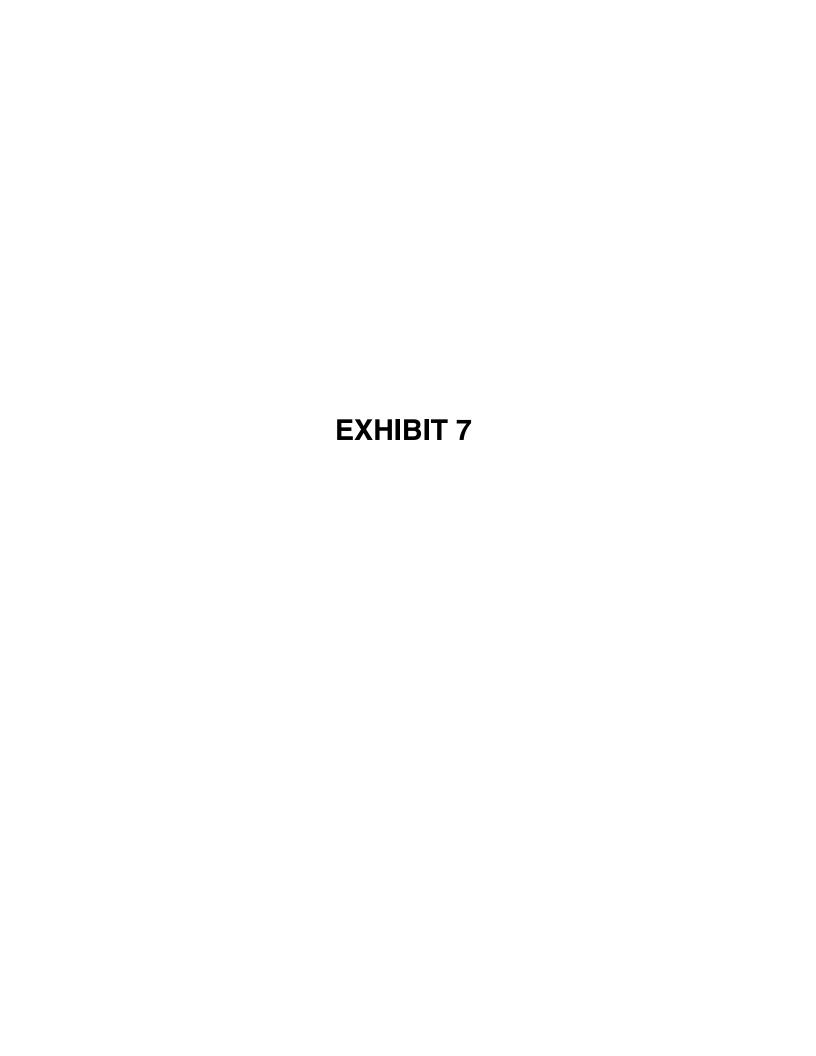




Photo taken January 7, 2023 at 4757 19th St. facing 4741 19th St.



# REAR YARD RETAINING WALL REPLACEMENT 46 EAGLE STREET (BLOCK/LOT: 2711/012)

30-32 EAGLE STREET (2711/040-041) 4741 19TH STREET (2711/036) 4757 19TH STREET (2711/035) SAN FRANCISCO, CALIFORNIA 94114

## **GENERAL BUILDING INFORMATION**

- ALL CONSTRUCTION SHALL CONFORM TO THE CALIFORNIA BUILDING CODE 2019 AND SFBC 2019 BUILDING AND SAFETY CODES AND THE RULES AND REGULATIONS OF ALL AGENCIES HAVING JURISDICTION INCLUDING ALL OSHA AND SAFETY STANDARDS FOR EXCAVATION, 28CFR PART 1926 OF SUCCESSOR REGULATIONS.
- THE CONTRACTOR SHALL VERIFY ALL EXISTING GRADES AS SHOWN ON THE DRAWINGS AND ANY VARIATION WHICH WOULD MODIFY THE SHORING SYSTEM SHALL BE REPORTED TO THE ENGINEER, ALTOS ENGINEERING
- IF REQUIRED. THE ENGINEER SHALL PROVIDE THE INTERMITTENT OBSERVATION SERVICES FOR INSTALLATION OF DRILLED PIERS TO CONFIRM CONFORMANCE OF THE WORK WITH THE DRAWINGS. SUCH SERVICE SHALL BE FURNISHED BY GENERAL CONTRACTOR OR OWNER OF PROJECT.
- 4. SEE CONTRACT DRAWINGS AND SPECIFICATION FOR ALL INFORMATION RELATIVE TO THE NEW AND EXISTING CONSTRUCTION AND CONDITIONS. ALL REQUIREMENTS DETAILS AND PROCEDURES NOT SPECIFICALLY MODIFIED OR CHANGED BY THESE DRAWING SHALL REMAIN IN EFFECT. RESOLVE ANY CONFLICTS ON THE DRAWINGS WITH THE STRUCTURAL ENGINEER BEFORE PROCEEDING WITH CONSTRUCTION. GEOTECHNICAL REPORT BY PETERS & ROSS (DATED 04/22).
- ALL STRUCTURAL DETAILS OR SHAPES SHOWN ARE MINIMUM SIZES REQUIRED. EQUAL OR GREATER SIZES MAY BE SUBSTITUTED WITH THE ENGINEER'S PRIOR APPROVAL.
- THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UTILITIES AND SHALL PROTECT FROM HARM AS REQUIRED TO PREVENT DAMAGE AND TO MAINTAIN THEIR USE. CONSULT THE ENGINEER IF UTILITY LINES OR PIPING ARE ENCOUNTERED DURING DRILLING, USE CARE IN DRILLING SO THAT THE FOLLOWING INDICATIONS OF UTILITIES IN THE WAY RECOGNIZED:
- ABNORMAL RESISTANCE TO DRILLING. FOREIGN MATERIAL PULLED FROM THE HOLE.
- 8. DAMAGE TO ADJOINING PROPERTIES. OR UTILITIES CAUSED BY DRILLING WORK, SHALL BE REPAIRED AND RESTORED TO ORIGINAL CONDITION AT DRILLING CONTRACTOR'S EXPENSE.

# **DESIGN CRITERIA**

GEOTECHNICAL CRITERIA

(PER GEOTECHNICAL REPORT BY PETERS & ROSS DATED APRIL 2022)

SPREAD FOUNDATIONS: BEARING PRESSURE (DL+LL) BEARING PRESSURE (TL + SEISMIC/WIND) = 2000 PSF **RETAINING WALL:** BASE FRICTION COEFFICIENT = 0.35

ACTIVE EARTH PRESSURE (LEVEL BACKFILL) = 35 PCF = 45 PCF ACTIVE EARTH PRESSURE (3H:1V) ACTIVE EARTH PRESSURE (2H:1V) = 60 PCF SEISMIC SURCHARGE = 12\*H PSF PASSIVE EFP = 400 PSF/F1

F.O.S. OVERTURNING/SLIDING (EARTH PRESS. ONLY) F.O.S. OVERTURNING/SLIDING (EARTH PRESS. & SEISMIC) =1.10

(IGNORE TOP 3 FT - MIN EMBEDMENT OF 8 FT INTO BEDROCK): SKIN FRICTION (DL + LL) = 500 PSF (NON-BEDROCK) = 800 PSF (BEDROCK)

SKIN FRICTION (TL + SEISMIC/WIND) = 650 PSF = 1100 PSF (BEDROCK) PASSIVE EFP (ACTING ON 2 PIER  $\phi$ ) = 400 PSF / FT (MIN.)

= 4000 PSF / FT (MAX.)

**BUILDING ELEVATION TAG** 

**BUILDING SECTION TAG** 

SOIL TO BE COMPACTED TO A MINIMUM OF 90% OF MAXIMUM DRY DENSIFY AS DETERMINED BY ASTM D-1557 FOR PLACEMENT OF ALL NEW **FOUNDATIONS** 

# **DESIGN SYMBOLS**

(E) CONC. WALL ABOVE	<del> </del>	(N) WOOD JOIST HANGER (HU TYPE, U.O.N.)
 (E) WALL BELOW		WOOD POST BELOW
(E) WALL ABOVE	$\boxtimes$	WOOD POST ABOVE (OR ABOVE & BELOW)
 (N) PLY SHEARWALL BELOW		HOLDOWN AND WOOD F
	0	HSS COL ABOVE / BELOW
	<b>X</b>	

**EXCAVATION CALCULATION** 

AMOUNT OF EXCAVATION

EXISTING FLOOR / ROOF

= EXCAVATION (GRADE BEAMS + DRILLED PIERS) = NORTH EXCAVATION: [(4 FT x 2.5 FT) X 25 FT + (5) x PI (10/12)^2 X 25 FT]/144

+ EAST EXCAVATION: [(3 FT x 2 FT) X 43 FT + (6) x PI (9/12)^2 X 25 FT]/144 = 3.6 CUBIC YARDS + 3.6 CUBIC YARDS = 7.2 CUBIC YARDS OF EXCAVATION TOTAL

PROJECT INFORMATION

2711/012

2711/035

2711/040-041

2019 CALIFORNIA BUILDING CODE WITH LOCAL AMENDMENTS

SPRINKLERS (IF ANY) AND LIFE SAFETY AT ALL TIMES.

MAINTAIN THE REQUIRED SEPARATION, FIRE RATED

SEAL ALL PENETRATIONS WITH APPROVED METHODS AND

**SCOPE OF WORK** 

REPLACE SUBSTANDARD REAR YARD RETAINING WALL (LOCATED

WITHIN 46 EAGLE STREET) ADJACENT TO DOWNHILL NEIGHBORS:

NEW RETAINING WALL TO BE REINFORCED CONCRETE WITH GRADE

TEMPORARY SHORING SYSTEM OF DRILLED PIERS & SOLDIER BEAMS

City and County of San Francisco

JOB ADDRESS 46 EAGLE STREET

OWNER NAME SCOTT A. GUERIN

NOVEMBER 17, 2000.

OF 4H:1V (25%) GRADE

SLOPE OF THE PROPERTY)

my knowledge.

415 497-2668

Telephone

Signature

Department of Building Inspection

1: PROPERTY LOCATION

EARTHQUAKE INDUCED LANDSLIDE AREA ON

THE STATE OF CALIFORNIA DEPARTMENT OF

GEOLOGY (CDMG) SEISMIC HAZARD ZONES

MAP FOR SAN FRANCISCO, RELEASED

PROPERTY EXCEEDING AN AVERAGE SLOPE

(APPLICANT WILL NEED TO INCLUDE PLANS

AND/OR INCLUDE A SURVEY VERIFYING THE

ILLUSTRATING SLOPE OF THE PROPERTY

CONSERVATION DIVISION OF MINES AND YES

2: AVERAGE SLOPE OF PROPERTY

Prepared by: ALEX SANTOS, ALTOS ENGINEERING

PRIOR TO REMOVAL OF EXISTING CONCRETE RETAINING WALL.

MAINTAIN ALL REQUIRED MEANS OF EGRESS, FIRE

MATERIALS EQUAL TO EXISTING FIRE RATINGS.

CONSTRUCTIONS AND SMOKE BARRIERS.

**46 EAGLE STREET** 

**4741 19TH STREET** 

**4757 19TH STREET** 

BLOCK/LOT:

BLOCK/LOT:

OCCUPANCY:

OCCUPANCY:

BLOCK/LOT:

OCCUPANCY:

# OF STORIES / BASEMENTS: 2 / 0

# OF STORIES / BASEMENTS: 2 / 0

TYPE OF CONSTRUCTION: V-B

# OF STORIES / BASEMENTS: 2 / 0

# OF STORIES / BASEMENTS: 2 / 0

TYPE OF CONSTRUCTION: V-B

TYPE OF CONSTRUCTION:

# OF DWELLING UNITS:

# OF DWELLING UNITS:

FIRE DEPARTMENT NOTES:

1. 4757 19TH ST - 2711/35

2. 4757 19TH ST - 2711/35

3. 30 EAGLE ST - 2711/40-41.

BEAM AND DRILLED PIERS INTO BEDROCK.

**ABBREVIATIONS** 

ANCHOR BOLT

AT / ON CENTER

ABOVE

BELOW

BLOCK

BEAM

BUIDLING

BLOCKING

**BOTTOM OF** 

CENTERLINE

COLUMN

CONCRETE

CONTINUOUS

DOUGLAS FIR

DIAMETER

DIAGNONAL

DIMENSION

**ELEVATION** 

EDGE NAIL

**EACH WAY** 

FACE OF

GAUGE

GLULAM

HEADER

HANGER

FOOTING

FINISHED FLOOR

GYPSUM BOARD

NOT APPLICABLE

NOT TO SCALE

ON CENTER

REFERENCE

SIMILAR

TOP OF

TYPICAL

OPENING

LAMINATER VENEER LUMBER

NORMAL WEIGHT CONCRETE

**ORIENTED STRAND BOARD** 

PARALLEL STRAND LUMBER

SEE ARCHITECTURAL DRAWINGS

SEE STRUCTURAL DRAWINGS

UNLESS OTHER WISE NOTED

PLATE / PROPERTY LINE

PLYWOOD SHEATHING

PRESSURE TREATED

SLAB-ON-GRADE

STAINLESS STEEL **TOP & BOTTOM** 

**TOUNGE & GROOVE** 

WATERPROOFING

WELDED WIRE FANBRIC

LIGHTWEIGHT CONCRETE

EXISTING

EACH

CLEAR/CLEARANCE

COMPLETE PENETRATION

BETWEEN

**ADHESIVE** 

ABV

ADH

BLW

BLDG

BLK'G

B.O.

CLR

COL

CONC

CONT

DIAG

DIM

FTG

GLM

HDR

HGR

LWC

N.T.S.

NWC

OPNG

PLWD

PSL

S.A.D.

S.S.D.

S.O.G.

WWF

OSB

LVL

**GYP BD** 

GΑ

BTWN

**APPLICABLE CODES:** 

30-32 EAGLE STREET

TYPE OF CONSTRUCTION:

# OF DWELLING UNITS:

# OF DWELLING UNITS:

BLOCK/LOT:

OCCUPANCY:

1. ALL CONCRETE WALLS MAY BE SHOTCRETED @ CONTRACTOR'S OPTION. ALL SHOTCRETE SHALL CONFORM TO THE REQUIREMENTS OF ACI-318 CONCRETE CODE MANUAL

PNEUMATICALLY PLACED CONRETE (SHOTCRETE) NOTES:

- ALL SHOTCRETE SHALL TEST GREATER THAN 3000 PSI AT 28 DAYS, SEE SHEET S1.9 GENERAL STRUCTURAL NOTES, III MATERIALS A. CONCRETE MAXIMUM AGGREGATE SIZE SHALL BE 3/8 INCH.
- THE MAXIMUM SIZE OF REINFORCEMENT SHALL BE #5 BARS UNLESS IT CAN BE DEMONSTRATED BY PRE-CONSTRUCTION TESTS THAT ADEQUATE ENCASEMENT OF LARGER BARS CAN BE ACHIEVED. TO SATISFY SHOTCRETE MOCKUP PANEL REQUIREMENT, TEST DETAIL 3/S5.7 LAP ALL REINFORCING BARS 40 DIAMETERS AT SPLICES. SPLICE BARS
- VIA THE NON-CONTACT LAP SPLICE METHOD WITH 2 INCHES CLEAR BETWEEN BARS. SPACING OF BARS (NOT @ SPLICES): WHEN #5 OR SMALLER BARS ARE USED, THERE SHALL BE A MINIMUM CLEARANCE BETWEEN PARALLEL REINFORCEMENT BARS OF 2.5 INCHES. WHEN BARS LARGER THAN #5
- ARE PERMITTED, THERE SHALL BE A MINIMUM CLEARANCE BETWEEN PARALLEL BARS EQUAL TO SIX DIAMETERS OF THE BAR USED. WHEN TWO CURTAINS OF STEEL ARE PROVIDED, THE CURTAIN NEAREST TO THE NOZZLE SHALL HAVE A MINIMUM SPACING EQUAL TO 12 BAR DIAMETERS AND THE REMAINING CURTAIN SHALL HAVE A MINIMUM SPACING OF SIX BAR DIAMETERS.
- ANY REBOUND SHALL BE REMOVED PRIOR TO PLACING OF CONCRETE 10. IN-PLACE SHOTCRETE WHICH SHOWS SAGS OR SLOUGHS, SEGREGATION HONEY COMBING, SAND POCKETS OR OTHER OBVIOUS DEFECTS SHALL
- BE REMOVED AND REPLACED 11. CURE SHOTCRETE BY KEEPING CONTINUOUSLY MOIST FOR A MINIMUM OF 7 DAYS UNLESS OTHERWISE AUTHORIZED IN WRITING BY THE STRUCTURAL ENGINEER
- 12. TEST PANELS: SHOOT ONE TEST PANEL, 18 INCHES SQUARE, FOR EACH CUBIC YARD OF SHOTCRETE PLACED, BUT NOT LESS THAN ONE PANEL PER SHIFT. CURE PANELS UNDER SAME CONDITIONS AS THE WORK. TESTING AGENCY SHALL TAKE A MINIMUM OF THREE 2" DIAMETER CORES FROM EACH PANEL. WATER SOAK SPECIMENS 24 HOURS BEFORE TESTING. TEST IN ACCORDANCE WITH UNIFORM BUILDING CODE STANDARD NO. 26-10.
- 13. A MINIMUM OF THREE 3" DIAMETER CORES SHALL BE TAKEN FROM THE WORK AT LOCATIONS SPECIFIED BY THE STRUCTURE ENGINEER. THE SPECIAL INSPECTOR SHALL VISUALLY EXAMINE CORES FOR STRUCTURAL SOUNDNESS AND SUBMIT A REPORT TO THE STRUCTURAL ENGINEER AND THE BUILDING INSPECTION DEPARTMENT.
- 4. INSPECTION: PROVIDE PERIODIC SPECIAL INSPECTION OF THE PLACEMENT OF THE REINFORCEMENT AND THE SHOTCRETING OPERATION. THE SPECIAL INSPECTOR SHALL SUBMIT A STATEMENT INDICATING COMPLIANCE WITH THE PLANS AND SPECIFICATIONS.

## SHEET INDEX

- S1 TITLE SHEET, DRAWING INDEX, GENERAL BUILDING/STRUCTURAL INFO
- S1.1 SITE PLAN WITH PROPOSED SCOPE OF WORK
- S2.1 TEMPORARY SHORING PLAN
- S2.2 PERMANENT RETAINING WALL PLAN
- SOLDIER BEAM / DRILLED PIER TEMPORARY SOIL SHORING & CONCRETE WALL ALONG NORTH PL (12'-0" RETAINING WALL REPLACEMENT)
- S3.2 STRUCTURAL DETAILS: SOLDIER BEAM / DRILLED PIER TEMPORARY SOIL SHORING & CONCRETE WALL ALONG EAST PL (8'-0" RETAINING WALL REPLACEMENT)

SLOPE AND SEISMIC HAZARD ZONE PROTECTION CHECKLIST

A COPY OF THIS DOCUMENT SHALL BE SUBMITTED WITH THE PERMIT APPLICATION

APPLICATION NO. 2022/1115/6523

PROJECTED ROOF AREA

**ROOF AREA** 

UNDERPINNING

THE SLOPE STABILITY:

RETAINING WALL:

OTHERS:

Under penalty of perjury, I certify that the information provided on this form is based on my personal review of

the building and its records, or review by others acting under my direct supervision, and is correct to the best of

**Technical Services Division** 

1660 Mission Street- San Francisco CA 94103

Office (415) 558-6205 - FAX (415) 558-6401 - www.sfdbi.org

SECTION 4: LICENSED DESIGN PROFESSIONAL VERIFICATION AND SIGNATURES

Engineer/Architect of Record

alex@altosengineer.com

SHORING

MATERIAL

OWNER PHONE NO. (617, 513-2399

STRUCTURE HAVING OVER 1000 SQFT OF NEW

HORIZONTAL OR VERTICAL ADDITIONS

HAVING OVER 500 SQFT OF NEW PROJECTED

OF OVER 50 CUBIC YARDS OF EARTH

CONSTRUCTION ACTIVITY LISTED BELOW

DETERMINED BY THE BUILDING OFFICIAL

THAT MAY HAVE A SUBSTANTIAL IMPACT ON

3: PROPOSED CONSTRUCTION

CONSTRUCTION OF NEW BUILDING OR YES NO

GRADING, INCLUDING EXCAVATION OR FILL, YES NO

[Architect/Engineer

Stamp Here]

CONCRETE SHALL BE HARD ROCK CONCRETE (NORMAL WEIGHT) WITH FOLLOWING COMPRESSIVE STRENGTH PROPERTIES (REACHED AFTER 28 DAYS) **RETAINING WALL:** 

SPREAD FOOTINGS: 4000 psi DRILLED PIERS 3000 psi CONCRETE COMPOSITION MAX. AGGREGATE SIZE: MAX. WATER TO CEMENT RATIO

**CONCRETE**:

MIN. SACKS CEMENTITUOUS MATERIAL / yd3 \*CONCRETE MIX DESIGN & TESTING TO MEET REQUIREMENTS OF BUILDING CODE. MINIMUM CONCRETE COVER FOR REINFORCING STEEL:

SURFACE CAST AGAINST GROUND FORMED SURFACES BELOW GRADE SURFACES EXPOSED TO EARTH/WEATHER SURFACES NOT EXPOSED TO WEATHER: SLABS/WALLS

BEAM/COLUMN (& STIRRUPS) SLAB-ON-GRADE REQUIREMENTS VAPOR BARRIER UNDER SLAB TO BE ASTM E1745 CLASS A; 15 MILS MIN. THICKNESS. "STEGO WRAP VAPOR BARRIER (15MIL)" OR APPROVED EQUIV.

## **EPOXY ANCHORAGE INTO EXISTING CONCRETE / MASONRY:**

ADHESIVE ANCHORS IN CONCRETE (REINFORCEMENT DOWEL OR THREADED ROD):

HILTI HIT-RE 500-V3 ADHESIVE ANCHOR TENSION LOAD FOR SPECIAL INSPECTION TENSION LOAD TENSION LOAD #3 OR 3/8"\$\phi\$ 3.5" 2100 # 1600 # 3700 # #5 OR 5/8"\$\phi\$ 6" 5800 # #6 OR 3/4"¢ 7" 6900 #

SCREW ANCHORS IN CONCRETE: SIMPSON TITEN HD **HILTI KWIK HUS-EZ** 

SIMPSON SET-3G

**EPOXY ANCHORAGE INSTALLATION REQUIREMENTS:** • PRIOR TO EPOXY, USE COMPRESSED AIR TO BLOW THE DUST OUT OF

ANCHOR BOLT HOLES. OVERHEAD ANCHORAGE TO BE PERFORMED BY A CERTIFIED ADHESIVE ANCHOR INSTALLER

• POURED CONCRETE MUST HAVE 21 DAYS TO CURE, 2500 psi STRENGTH & TEMP MUST BE HIGHER THAN 50° PRIOR TO ANCHORAGE UNLESS APPROVED BY ADHESIVE MANUFACTURE • HOLES FOR ADHESIVE ANCHORS MUST BE DRILLED AND NOT CORED REQUIRED SPECIAL INSPECTIONS FOR ADHESIVE ANCHORAGE:

• SILL PLATE ANCHORS: 10% OF ANCHOR BOLTS TO BE TESTED TO TENSION LOAD FOR EA. APPLICATION • HOLDOWN ANCHORS: 50% OF HOLDOWN ANCHOR BOLTS TO BE TESTED TO TENSION LOAD FOR EA. APPLICATION AS SPECIFIED ON

• TENSION TESTS TO BE MAINTAINED FOR A MINIMUM OF TWO MINUTE • 3RD PARTY TESTING ENGINEER TO RANDOMIZE TEST LOCATIONS

## SPECIAL INSPECTIONS & STRUCT. OBSERVATIONS

IN ACCORDANCE WITH 2019 CBC, CHAPTER 17, SECTION 1704.6.1-1704.6.3, SPECIAL INSPECTIONS AND/OR TESTING ARE REQUIRED FOR THIS CONSTRUCTION. CONTACT THE ENGINEER-OF-RECORD FOR THE METHODS AND INSPECTION REQUIREMENTS. THIRD-PARTY STRUCTURAL INSPECTION ENGINEERS SHALL BE HIRED TO PERFORM SPECIAL INSPECTIONS OTHER THAN STRUCTURAL OBSERVATIONS.

PLEASE NOTIFY ENGINEER-OF-RECORD AT LEAST 48 HOURS PRIOR TO REQUIRED STRUCTURAL OBSERVATIONS:

**FOUNDATION** WOOD FRAMING

London N. Breed, Mayor

Attachment A

Tom C. Hui, S.E., C.B.O., Director

- CONCRETE CONSTRUCTION

#### SPECIAL INSPECTIONS LISTED ON SPECIAL INSPECTION FORM ON SHEET S1 TO BE PERFORMED BY INDEPENDENT STRUCTURAL INSPECTION FIRM

**MATERIALS** 

FRAMING LUMBER - DOUGLAS FIR LARCH (UNLESS OTHERWISE NOTED) **POST, BEAMS & HEADERS:** STUDS, BLOCKING: NO. 2 **WALL PLATES / STUDS** STUD

EXCEED 19% PLYWOOD SHEATHING SHEARWALL PLYWOOD: 1/2 INCH STRUCTURAL I, C-D EXTERIOR, APA

RATED 32/16, SEE 6/S1.1A, SHEARWALL SCHEDULE FOR THICKNESS ROOF SHEATHING: 5/8 INCH STRUCTURAL II, C-D EXTERIOR APA

\*MOISTURE CONTENT OF LUMBER AT TIME OF INSTALLATION SHALL NOT

NO. 2 (P.T.)

RATED 32/16 FLOOR SHEATHING: 3/4 INCH STRUCTURAL II, C-D EXTERIOR APA RATED  $\overline{48/24}$ FRAMING HARDWARE AND JOIST HANGERS:

AS MANUFACTURED BY SIMPSON STRONG-TIE CO. OR APPROVED EQUAL SIMPSON DESIGNATIONS USED. USE NAILS PER I.C.C. APPROVAL FOR EA. DEVICE. BOLTS SHALL BE RETIGHTENED PRIOR TO COVERING WALLS/FLOORS. COMMON NAILS, UNLESS OTHERWISE NOTED.

SHORT NAILS MAY BE USED PROVIDED THEY HAVE COMMON CODE SPECIFIED MINIMUM EMBED. ALL NAILING TO BE PER IBC TABLE NO. 2304.9.1 UNLESS NOTED OTHERWISE.

5/8" ANCHOR BOLTS WITH 3x3x1/4" WASHERS, ANCHORS CAST-IN-PLACE IN CONCRETE AT 7" EMBEDMENT AT 48" SPACING, UNLESS OTHERWISE NOTED

**SUBJECT PROPERTY** 

17th St

**46 EAGLE STREET** 

**EXPOSURE TO WEATHER:**  ALL PLYWOOD SHALL BE OF AN EXTERIOR GRADE. ALL EXTERIOR TIMBER AND GLULAM BEAMS SHALL BE PRESSURE TREATED

OR WOOD OF NATURAL RESISTANCE TO DECAY ALL EXTERIOR HANGERS AND OTHER SIMPSON TYPE PRODUCTS SHALL BE SHALL BE GALVANIZED GALVANIZED. METAL CONNECTORS IN CONTACT w/ PRESSURE TREATED 5. BOLTING: WOOD SHALL BE HOT-DIPPED GALVANIZED w/ MIN. ZINC COATING OF

ALL NAILS & ANCHOR BOLTS IN CONTACT w/ PRESSURE TREATED WOOD SHALL BE HOT DIPPED GALVANIZED.

#### REINFORCING STEEL IN CONCRETE

WHERE SPLICING IN ABSOLUTELY NECESSARY.

THREADED RODS

REBAR THAT IS SPECIFIED AT #4 & HIGHER IS REQUIRED TO BE **ASTM A615, GRADE 60.** 

**ASTM A615, GRADE 40.** REINFORCEMENT SHALL BE CONTINUOUS UNLESS EXPLICITLY NOTED ON PLAN. CONTACT ENGINEER-OF-RECORD FOR AREAS

REBAR THAT IS SPECIFIED AT #3 & LOWER IS REQUIRED TO BE

#### STRUCTURAL STEEL: DETAILS/WORKMANSHIP SHALL BE IN ACCORDANCE WITH AISC STANDARDS &

1. STEEL SECTIONS: WIDE FLANGE BEAMS & COLUMNS ASTM A992 ( $F_v = 60 \text{ ksi}$ ) ASTM A36  $(F_{v} = 36 \text{ ksi})$ PLATES, CHANNELS, ANGLES ASTM A500, GRADE B ( $F_v = 46 \text{ ksi}$ )

2. BOLTS / ANCHOR RODS: ASTM A307, U.O.N. ASTM A325 HIGH-STRENGTH BOLTS ASTM A108 STUD SHEAR CONNECTORS: **ASTM F1554, GRADE 36** ANCHOR RODS

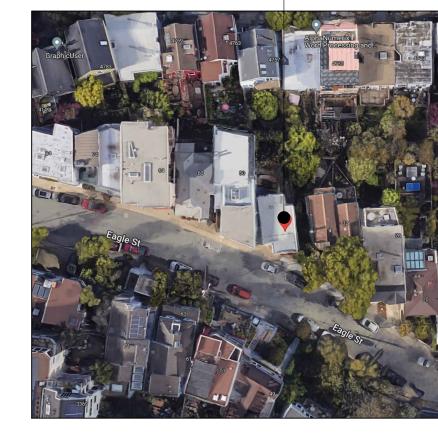
WELDING: E-70XX ELECTRODES (70 ksi) FOR FULL PEN WELDS USE CHARPY V-NOTCH WIRE, MIN. 20 ft\*lb @ -20°F

4. EXPOSURE TO WEATHER ALL STEEL EXPOSURE TO WEATHER SHALL BE COATED WITH A ZINC RICH PRIMER. BOLTS, NUTS AND MISCELLANEOUS HARDWARE

JOINT TYPE FOR BOLTED CONNECTIONS SHALL BE SNUG-TIGHTENED BOLT HOLES IN STEEL SHALL BE 1/16" LARGER IN DIAMETER THAN BOLT **BOLTED CONNECTIONS TO HAVE 1-1/2" EDGE & END DISTANCE** 

#### SUBJECT PROPERTY 46 EAGLE STREET

SPECIFICATIONS.



SATELLITE MAP

## **INFORMATION SHEET S-19**

## **EXEMPTED:** Reports per Section E and Third Party Peer Review Not Required

If the box in Section 1 "Property Location" AND the box in Section 2 "Average Slope of Property" are marked "No" OR if all the boxes in Section 3 "Proposed Construction" are marked "No", reports per Section E and Third Party Peer Review are exempted by the SSPA.

TIER I: Reports per Section E Required but Third Party Peer Review Not Required

If the box in Section 2 "Average Slope of Property" AND any boxes in Section 3 "Proposed Construction" are marked "Yes" AND the property does not lie within any areas of potential

Construction" are marked "Yes" AND the property lies within the areas of potential landslide hazard, DBI shall require mandatory submittal of reports per Section E and require the permit application be subject to a third party peer review. At the discretion of the SSPA Review Committee, the peer review may be followed by the establishment of a Structural Advisory Committee (SAC) with the project reassigned to Tier III.

Advisory Committee (SAC) and re-assigned the project to Tier III.

are marked "Yes", DBI shall require mandatory submittal of reports per Section E and require the permit application be subject to review by a Structural Advisory Committee (SAC), as defined by SFBC Section 105A.6.

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	DBI Plan Review Engineer	
mment:		

## SPECIAL INSPECTION AND STRUCTURAL OBSERVATION

JOB ADDRESS 46 EAGLE STREET APPLICATION NO. 2022/1115/6523 ADDENDUM NO. OWNER PHONE NO. ( 617) 513-2399 OWNER NAME SCOTT A. GUERIN Employment of Special Inspection is the direct responsibility of the OWNER, or the engineer/architect of record acting as the owner's representative. Special inspector shall be one of those as prescribed in Sec. 1704. Name of special inspector shall be furnished to DBI District Inspector prior to start of the work for which the Special Inspection is required. Structural observation shall be performed as provided by Section 1704.6. A preconstruction conference is recommended for owner/builder or

9. [] Insulating concrete fill

12. [ ] Shotcrete

15. [ ] Demolition

16. [] Exterior Facing

10. [] Sprayed-on fireproofing

(Geo. Engineered)

14. [ ] Smoke-control system

11. **K** Piling, drilled piers and caissons

13. K Special grading, excavation and filling

17. Retrofit of unreinforced masonry building

[] Testing of mortar quality and shear tests

[ ] Installation inspection of new shear bolts

[ ] Pre-installation inspection for embedded

[ ] Pull/torque tests per SFBC Sec.1607C & 1615C

Phone: (628) 652-

[ ] Inspection of repointing operations

A COPY OF THIS DOCUMENT SHALL BE KEPT WITH THE APPROVED STRUCTURAL DRAWING SET

designer/builder projects, complex and high-rise projects, and for projects utilizing new processes or materials. In accordance with Chapter 17 (SFBC), Special Inspection and/or testing is required for the following work: 1. M Concrete (Placement & sampling) 6. [] High-strength bolting

2. M Bolts installed in concrete 7. [] Structural masonry 3. [] Special moment - Resisting concrete frame 8. [] Reinforced gypsum concrete

4. Reinforcing steel and prestressing tendons 5. Structural welding: A. Periodic visual inspection [] Single pass fillet welds 5/16" or smaller

[] Steel deck [] Welded studs [ ] Cold formed studs and joists

B. Continuous visual inspection and NDT (Section 1704) [] All other welding (NDT exception: Fillet weld) [ ] Reinforcing steel; and [ ] NDT required

[ ] Reinforcing steel

[] Stair and railing systems

[] Moment-resisting frames 24. Structural observation per Sec. 1704.6 (SFBC) for the following: 

[M] Foundations

M Other: GEOTECHNICAL OBSERVATIONS 25. Certification is required for: [ ] Glu-lam components 26. [] Firestops in high-rise building

Prepared by: ALEX SANTOS, ALTOS ENGINEERING Phone: 415 497-2668 Engineer/Architect of Record Required information: alex@altosengineer.com

DBI Engineer or Plan Checker

APPROVAL (Based on submitted reports.)

DBI Engineer or Plan Checker / Special Inspection Services Staff QUESTIONS ABOUT SPECIAL INSPECTION AND STRUCTURAL OBSERVATION SHOULD BE DIRECTED TO: Special Inspection Services (628) 652-3407; or, dbi.specialinspections@sfgov.org

Updated 10/05/2020

18. Bolts Installed in existing concrete or masonry

19. [] Shear walls and floor systems used as shear

[] Affecting adjacent property: PA\_

22. [] Crane safety (Apply to the operation of

23. [ ] Others: "As recommended by professional

(Section 1705.22)

tower cranes on high-rise building)

[] Pull/torque tests per SFEBC Sec. 507C & 515C

[] Underpinning:[] Not affecting adjacent property

[] Concrete [] Masonry

20. [] Holdowns

21. Special cases:

[] Shoring

of record"

[] Steel framing

★ Wood framing

CEMENT

YARD

REAR

ALEX@ALTOSENGINEER.COM 1865 GOLDEN GATE AVENUE #2 SAN FRANCISCO, CALIFORNIA 94115 415-497-2668



DATE	ISSUES & REVISIONS	BY
11/13/22	PERMIT SUBMISSION	AS
05/19/23	RESPONSE TO PC #1	AS
08/14/23	RESPONSE TO PC #2 REV PER EVAL OF (E) WALL	AS

DRAWN BY: A.S. SHEET TITLE:

TITLE SHEET, DRAWING INDEX, **GENERAL BUILDING INFORMATION** 

SHEET NUMBER

C 1

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# ATTACHMENT A

## FOR DBI USE ONLY

SITE MAP

**ASSIGNMENT OF REVIEW TIER** 

landslide hazard, DBI shall require mandatory submittal of reports per Section E only.

## TIER II: Reports per Section E and Third Party Peer Review Required

☐ If the box in Section 2 "Average Slope of Property" AND any boxes in Section 3 "Proposed

If the DBI Plan Review Engineer (or the SSPA Review Committee, if established), in their discretion, determines from the submitted documents that the project has a substantial impact on the slope stability of the site or creates a potential for earthquake induced landslide hazards, DBI may require that the third party peer review be followed by the establishment of a Structural

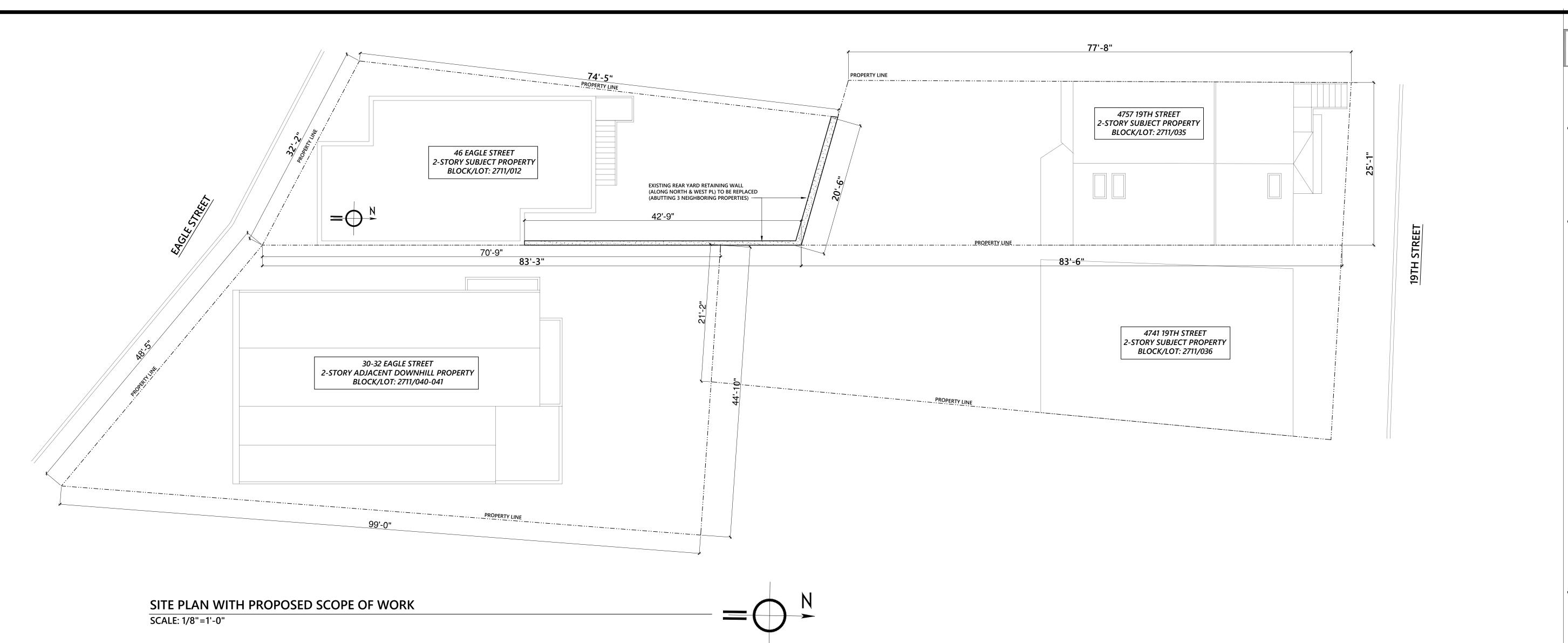
## TIER III: Structural Advisory Committee (SAC) Review

If the box in Section 1 "Property Location" AND any boxes in Section 3 "Proposed Construction"

Tier assigne	ed by:		Phone: (415)		
_	-	DBI Plan Review Engineer			
		_			
Comment:					
•					
•					
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Page | 2



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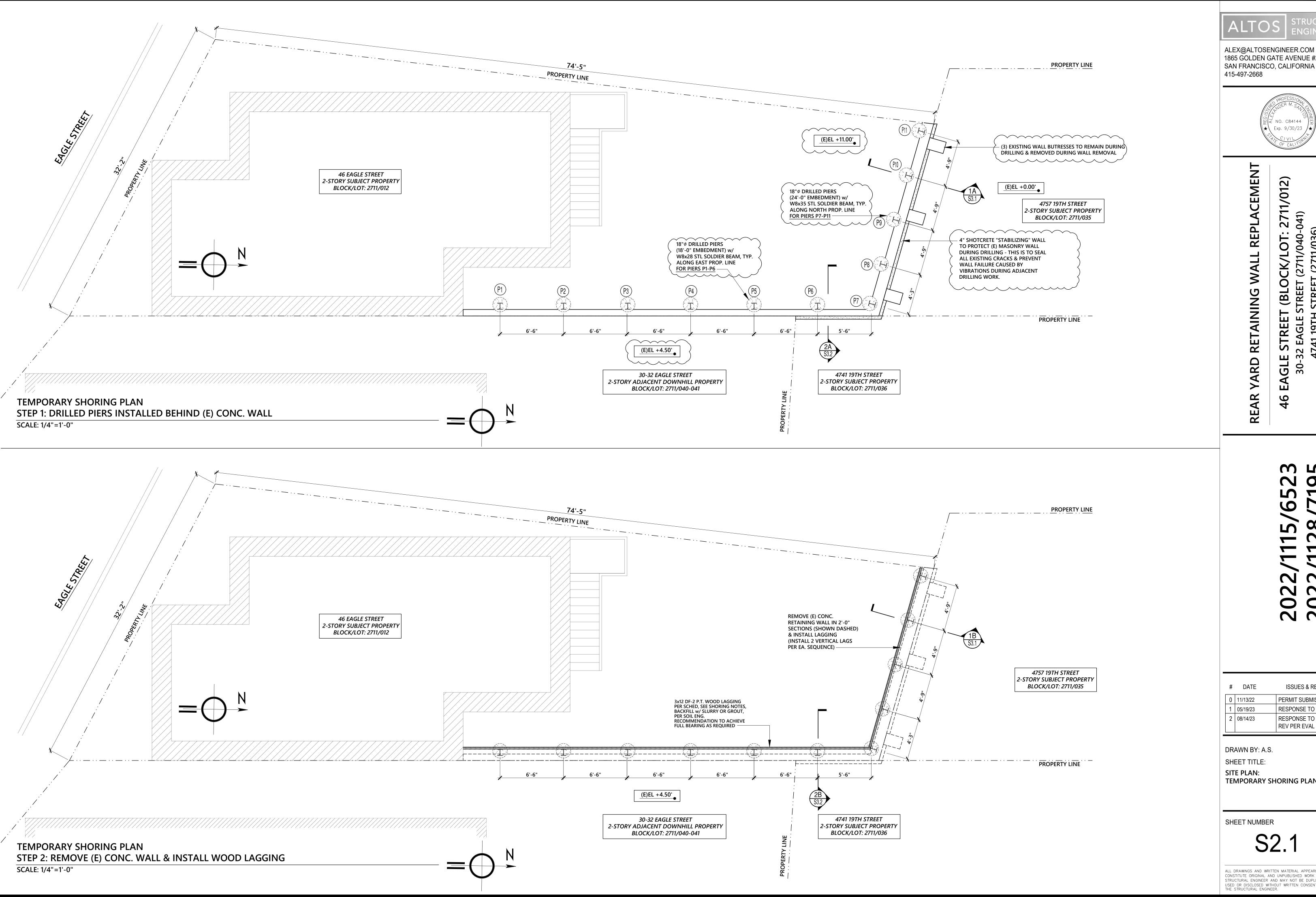
ISSUES & REVISIONS BY # DATE 0 11/13/22 PERMIT SUBMISSION

RESPONSE TO PC #1 1 05/19/23 RESPONSE TO PC #2 REV PER EVAL OF (E) WALL 2 08/14/23

DRAWN BY: A.S. SHEET TITLE:

TITLE SHEET, DRAWING INDEX, GENERAL BUILDING INFORMATION

SHEET NUMBER



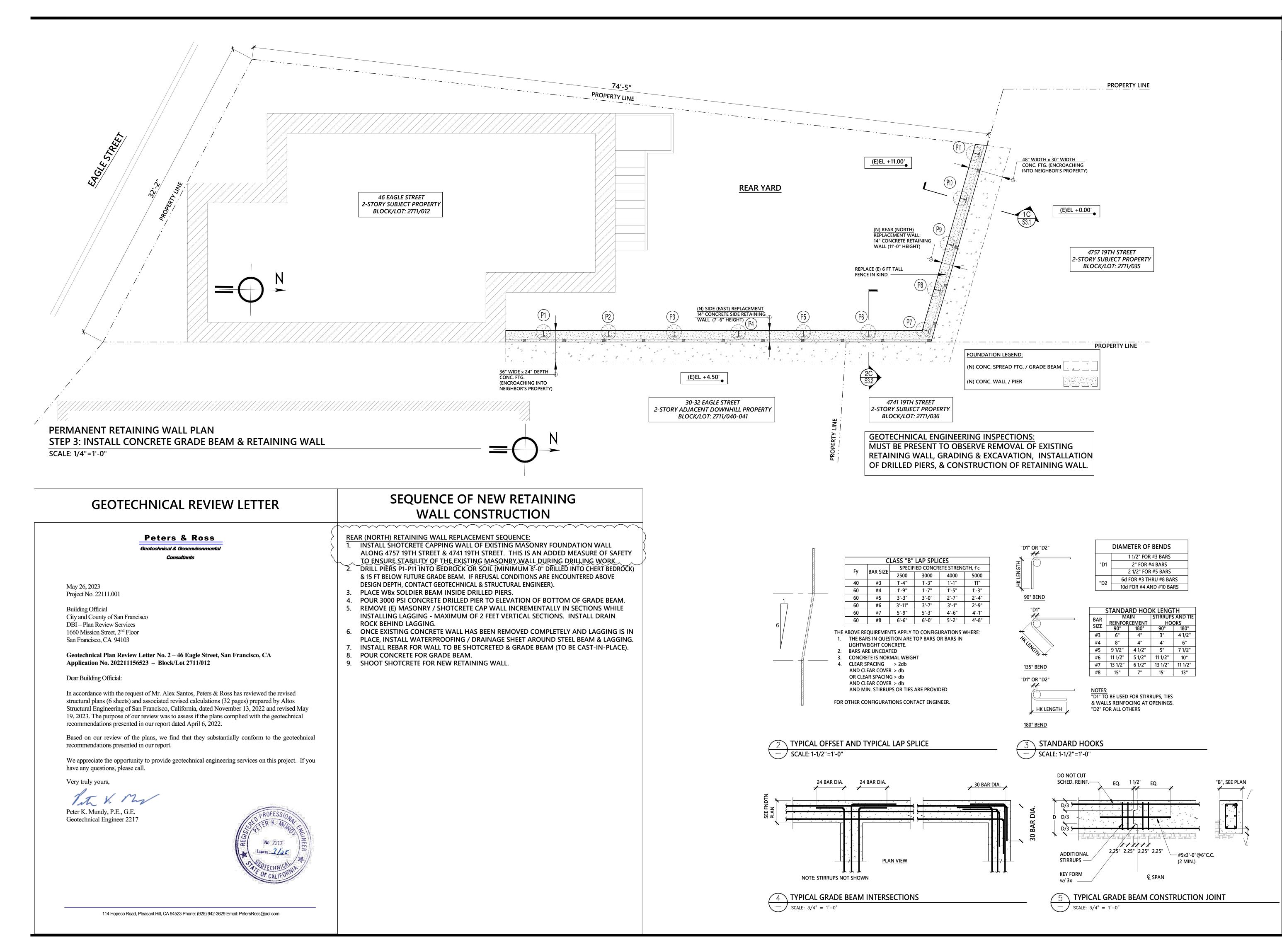
1865 GOLDEN GATE AVENUE #2 SAN FRANCISCO, CALIFORNIA 94115



23 95 99

**ISSUES & REVISIONS** PERMIT SUBMISSION RESPONSE TO PC #1 RESPONSE TO PC #2 REV PER EVAL OF (E) WALL

TEMPORARY SHORING PLAN



ALTOS STRUCTURA ENGINEERII

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# SEPLACEMENT OT: 2711/012)

REET (BLOCK/LOT: 2711/0'
GLE STREET (2711/040-041)
19TH STREET (2711/036)
19TH STREET (2711/035)

46 EAGLE STREET (BLC 30-32 EAGLE STREET 4741 19TH STREET 4757 19TH STREET A757 19TH A757 19T

YARD

2022/1115/6523 2022/1128/7195 2022/1128/7199

	#	DATE	ISSUES & REVISIONS	BY	
	0	11/13/22	PERMIT SUBMISSION	AS	
	1	05/19/23	RESPONSE TO PC #1	AS	
	2	08/14/23	RESPONSE TO PC #2 REV PER EVAL OF (E) WALL	AS	

DRAWN BY: A.S.

SHEET TITLE:

SITE PLAN:
PERMANENT RETAINING WALL PLAN

SHEET NUMBER

S2.2



REPLACEMENT

RETAININ

YARD

REAR

46

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9

20,20,20

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1/01

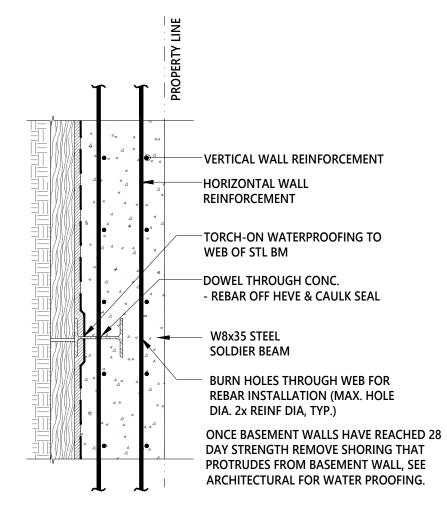
SECTION X1 - X1 STEP 1: SOLDIER BEAM & LAGGING

WOOD LAGGING PER SCHED,

SEE SHORING NOTES, BACKFILL W/ SLURRY OR GROUT, PER

SOIL ENG. RECOMMENDATION

TO ACHIEVE FULL BEARING AS



-4" SHOTCRETE "STABILIZING" WALL EXTEND TO BASE OF (E) WALL

TO PROTECT (E) MASONRY WALL

(E) MASONRY RETAINING

WALL TO BE REMOVED

**INCREMENTALLY WHILE** 

LAGGING IS PLACED

WATERPROOFING & DRAINAGE

CONSULTANT MUST BE HIRED &

CONSULTED DURING CONSTRUCTION

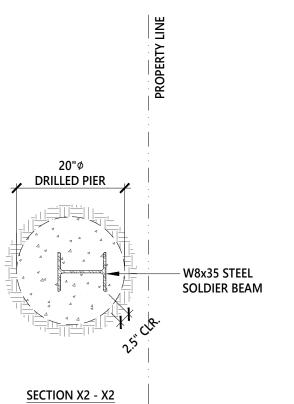
(SHOWN DASHED)

- W8x35 STEEL

SOLDIER BEAM

**DURING DRILLING & VIBRATIONS** 

SECTION X1 - X1 SOLDIER BEAM INSIDE CONCRETE RETAINING WALL



ISSUES & REVISIONS # DATE 0 11/13/22 PERMIT SUBMISSION RESPONSE TO PC #1 1 05/19/23 RESPONSE TO PC #2 2 08/14/23

REV PER EVAL OF (E) WALL

20

DRAWN BY: A.S. SHEET TITLE: STRUCTURAL DETAILS: **SOLDIER BEAM & DRILLED PIER** TEMPORARY SOIL SHORING & PERMANENT CONCRETE WALL ALONG NORTH PL

SHEET NUMBER

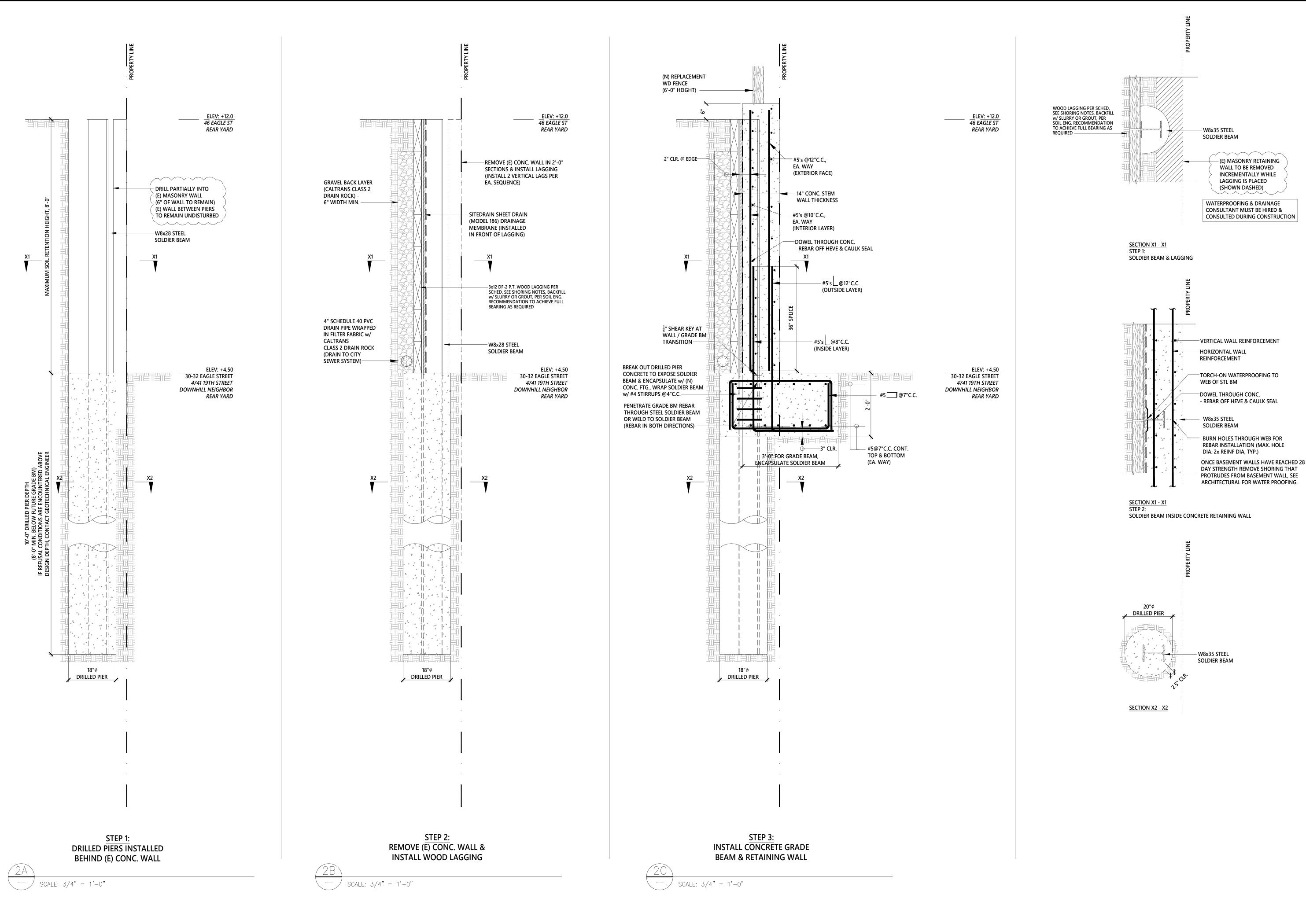
S3.1

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ALONG NORTH PL (12'-0" RETAINING WALL REPLACEMENT)

- SCALE: 3/4" = 1'-0"

SOLDIER BEAM & DRILLED PIER TEMPORARY SOIL SHORING & PERMANENT CONCRETE WALL



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71/012)

REPLACEMENT RETAINING YARD

REAR

46 S C S 9 7 20,20 20

**ISSUES & REVISIONS** PERMIT SUBMISSION

# DATE 0 11/13/22 RESPONSE TO PC #1 1 05/19/23 RESPONSE TO PC #2 REV PER EVAL OF (E) WALL 2 08/14/23

DRAWN BY: A.S. SHEET TITLE: STRUCTURAL DETAILS: **SOLDIER BEAM & DRILLED PIER** TEMPORARY SOIL SHORING & PERMANENT CONCRETE WALL ALONG EAST PL

SHEET NUMBER

**S3.2**