

2023-0000050

FILED

SAN FRANCISCO County Clerk

AUG 02 2023

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by: Maribel Jaldon

Deputy County Clerk

49 South Van Ness Avenue, Suite 1400  
San Francisco, CA 94103  
628.652.7600  
www.sfplanning.org



**San Francisco  
Planning**

**PUBLIC NOTICE**

## AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT AND NOTICE OF PUBLIC HEARING

### PROJECT INFORMATION

Date: August 2, 2023  
Project Title: **San Francisco Gateway Project**  
Project Address: 749 Toland Street and  
2000 McKinnon Avenue  
Case No.: **2015-012491ENV**  
Block/Lot No.: 5284A/008 and 5287/002  
Zoning District(s): PDR-2 – Production, Distribution, and Repair  
65-J Height and Bulk District  
Cultural District: African American Arts and Cultural District  
Project Sponsor: Ken Sun, Prologis L.P. – (510) 661-4027  
Courtney Bell, Prologis L.P. – (510) 661-4038  
EIR Coordinator: Elizabeth White – (628) 652-7557  
CPC.SFGatewayProject@sfgov.org

### PUBLIC HEARING INFORMATION

Hearing Date: September 7, 2023  
Time: No earlier than 1 p.m.  
Location: City Hall, 1 Dr. Carlton B. Goodlett  
Place, Room 400 and Remote -  
<https://sfplanning.org/remotehearings>  
Case Type: Environmental (draft EIR)  
Hearing Body: Planning Commission

The San Francisco Planning Department has studied this project's potential physical environmental effects and welcomes your comments on the adequacy of the draft environmental impact report (EIR).

### Project Description

The proposed project would demolish the four existing single-story buildings and construct two new multi-story buildings that would provide new production, distribution, and repair (PDR) space in the city. Each building would be approximately 97 feet tall and would have a maximum height of 115 feet, including rooftop appurtenances. The two new buildings would include PDR space, a logistics yard, vehicular circulation systems, and ground-floor retail spaces; they would total 2,160,000 gross square feet. The proposed project would convert Kirkwood Avenue (along the northern side of the project site, between Toland and Rankin streets) to a single-lane, eastbound one-way street; and convert a portion of McKinnon Avenue (along the southern side of the project site, between Toland and Selby streets) to a single-lane, westbound one-way street.

Construction of the project would take about 31 months, occurring five to six days a week for eight hours per day. Nighttime activities may occur during specific construction phases, with city approval. Approximately 140,600 cubic yards of soil would be excavated for the proposed project. The draft EIR also analyzes an expanded streetscape variant, which would improve the public right-of-way surrounding the project site.

POSTED

**AUG 02 2023**

TO

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Para información en Español llamar al

Para sa impormasyon sa Filipino tumawag sa

628.652.7550

**Draft EIR:** The draft EIR finds that the proposed project or expanded streetscape variant would have significant noise and air quality impacts that would be mitigated to less-than-significant levels with implementation of identified mitigation measures; no significant and unavoidable project-level or cumulative impacts were identified. The draft EIR provides a detailed project description; analyzes the physical environmental effects of the project, focusing on transportation and circulation, noise, and air quality; and identifies feasible mitigation measures and alternatives that would avoid or lessen the severity of project impacts. The draft EIR is available for public review and comment at [sfplanning.org/sfceqadocs](https://sfplanning.org/sfceqadocs); and at the San Francisco Permit Center, 49 South Van Ness Avenue, 2nd Floor, San Francisco, CA 94103. Paper copies and electronic copies (on a flash drive) of the draft EIR are available upon request to the project planner. Referenced materials are available at: [sfplanning.org/sfceqadocs](https://sfplanning.org/sfceqadocs) and [sfplanning.org/resource/permits-my-neighborhood](https://sfplanning.org/resource/permits-my-neighborhood).

## Purpose of Notice

**You are not required to take any action.** If you wish to comment on the adequacy of the draft EIR, you may do so in either or both of the following ways:

WRITTEN COMMENTS	COMMENTS AT THE PUBLIC HEARING
<i>Planner:</i> <b>Elizabeth White, Senior Environmental Planner</b>	<i>Location:</i> City Hall, 1 Dr. Carlton B. Goodlett Place, Room 400 and Remote - <a href="https://sfplanning.org/remotehearings">https://sfplanning.org/remotehearings</a>
<i>Via Mail:</i> <b>49 South Van Ness Ave, Suite 1400 San Francisco, CA 94103</b>	<b>September 7, 2023, at 1 p.m. or later</b>
<i>Via Email:</i> <a href="mailto:CPC.SFGatewayProject@sfgov.org">CPC.SFGatewayProject@sfgov.org</a>	
<b>From August 2, 2023, to 5 p.m. on September 18, 2023</b>	

The purpose of the public hearing is for the San Francisco Planning Commission and staff to receive comments regarding the adequacy and accuracy of the draft EIR. The commission will not respond to any of the comments or take action on the project at this hearing. Certification of the final EIR will be considered at a later hearing. Environmental review focuses on the *physical environmental effects* of the project. Comments regarding your like or dislike of the project or whether you think officials should approve or disapprove the project will not be addressed in the environmental review document. Instead, we encourage you to provide these comments to the planner assigned to review the project for *planning code and general plan compliance*. The current planner for this project is Gabriela Pantoja – (628) 652-7380 or [gabriela.pantoja@sfgov.org](mailto:gabriela.pantoja@sfgov.org).

## General Information about Procedures

Members of the public are not required to provide personal identifying information when they communicate with San Francisco Planning Commission or staff. All written or verbal communications, including submitted personal contact information, may be made available to the public for inspection and copying upon request and may appear on the department's website or in other public documents.

Only commenters on the draft EIR will be permitted to file an appeal of the certification of the final EIR to the Board of Supervisors. At the close of the public review period, San Francisco Planning will prepare a document that responds to all comments on the draft EIR presented at the public hearing and received in writing during the public review period. The responses to comments document and all other associated documents will be made available at [sfplanning.org/sfceqadocs](https://sfplanning.org/sfceqadocs).



State of California - Department of Fish and Wildlife  
**2023 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

**Print** **Finalize&Email**

RECEIPT NUMBER:  
 38-08/02/2023-082  
 STATE CLEARINGHOUSE NUMBER (If applicable)

**SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**

LEAD AGENCY SAN FRANCISCO PLANNING DEPARTMENT	LEAD AGENCY EMAIL pic@sfgov.org	DATE 08/02/2023
COUNTY/STATE AGENCY OF FILING SAN FRANCISCO COUNTY	DOCUMENT NUMBER 2023-0000050	
PROJECT TITLE SAN FRANCISCO GATEWAY PROJECT		

PROJECT APPLICANT NAME ELIZABETH WHITE	PROJECT APPLICANT EMAIL CPC.SFGATEWAYPROJECT@SFGOV.ORG	PHONE NUMBER
PROJECT APPLICANT ADDRESS 49 SOUTH VAN NESS AVE. STE. 1400	CITY SAN FRANCISCO	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:**

Environmental Impact Report (EIR) \$ 3,839.25 \$ \_\_\_\_\_  
 Mitigated/Negative Declaration (MND)(ND) \$ 2,764.00 \$ \_\_\_\_\_  
 Certified Regulatory Program (CRP) document - payment due directly to CDFW \$ 1,305.25 \$ \_\_\_\_\_  
 Exempt from fee  
      Notice of Exemption (attach)  
      CDFW No Effect Determination (attach)  
 Fee previously paid (attach previously issued cash receipt copy)  


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 Water Right Application or Petition Fee (State Water Resources Control Board only) \$ 850.00 \$ \_\_\_\_\_  
 County documentary handling fee \$ 79.00 \$ \_\_\_\_\_  
 Other NOTICE OF AVAILABILITY \$ \_\_\_\_\_

**PAYMENT METHOD:**

Cash     Credit     Check     Other

**TOTAL RECEIVED \$ 0.00**

SIGNATURE <i>X [Signature]</i>	AGENCY OF FILING PRINTED NAME AND TITLE Maribel Jaldon Deputy Clerk
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