BIC Regular Meeting of August 16, 2023

Agenda Item 4b
Major Projects Report Summary  
(07/01/2023 – 07/31/2023)

Major Projects ($≥5 million) that were completed, filed, or issued in July 2023.

There was a 54% decrease ($143.4 million) in total Construction Valuation compared to June 2023.

There was a 100% decrease (483) in the number of Net Units\(^1\) compared to June 2023.

Percent change in construction valuation and net units, between June 2023 and July 2023:

<table>
<thead>
<tr>
<th>Category</th>
<th>Total Construction Valuation</th>
<th>Net Units</th>
</tr>
</thead>
<tbody>
<tr>
<td>Completed permits</td>
<td>-95.2%</td>
<td>-100.0%</td>
</tr>
<tr>
<td>Filed permits</td>
<td>44.1%</td>
<td>-100.0%</td>
</tr>
<tr>
<td>Issued permits</td>
<td>-57.2%</td>
<td>-100.0%</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>CATEGORY</th>
<th>SUMMARY, June (06/01/2023 – 06/30/2023)</th>
<th>SUMMARY, July (07/01/2023 – 07/31/2023)</th>
<th>Comparison</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Construction Valuation ($ Millions)</td>
<td>Net Units</td>
<td></td>
</tr>
<tr>
<td>COMPLETED</td>
<td>$136.2</td>
<td>225</td>
<td>$6.5</td>
</tr>
<tr>
<td>FILED</td>
<td>$59.6</td>
<td>168</td>
<td>$85.8</td>
</tr>
<tr>
<td>ISSUED</td>
<td>$69.8</td>
<td>90</td>
<td>$29.8</td>
</tr>
<tr>
<td>TOTAL</td>
<td>$265.6</td>
<td>483</td>
<td>$122.2</td>
</tr>
</tbody>
</table>

Change by Percentage  
\(\downarrow 54\%\)  
\(\downarrow 100\%\)

\(^1\) The number of net units is the difference between the existing number of units and the proposed number of units listed on the permit.
<table>
<thead>
<tr>
<th>Application #</th>
<th>Address</th>
<th>File Date</th>
<th>Issue Date</th>
<th>Complete Date</th>
<th>Status Code</th>
<th>Project Description</th>
<th># Net Units</th>
<th># of Stories</th>
<th>Construction Valuation ($ Millions)</th>
<th>Priority/ Premium</th>
<th>Proposed Use</th>
<th>Contact Name/ Phone #</th>
</tr>
</thead>
<tbody>
<tr>
<td>201803194024</td>
<td>1615 MARKET ST</td>
<td>19-Mar-18</td>
<td>27-Mar-19</td>
<td>24-Jul-23</td>
<td>COMPLETE</td>
<td>ERECT 4 STORIES OFFICE ASSEMBLY TYPE IIIA BLDG w/ Type IA BASEMENT</td>
<td>0</td>
<td>4</td>
<td>$6.5</td>
<td>Y</td>
<td>OFFICE</td>
<td>JOHN FRANCIS FISH 4158480500 SUFFOLK CONSTR CO. INC. DBA SUFFOLK-ROEL 525 MARKET ST SAN FRANCISCO CA 94105-0000</td>
</tr>
<tr>
<td>202307252968</td>
<td>2001 37TH AV</td>
<td>25-Jul-23</td>
<td></td>
<td></td>
<td>FILED, New</td>
<td>APPROX 58 000gsf OF DEMO OF (E) EDUCATIONAL KITCHEN &amp; ACCESSORY ASSEMBLY SPACES, ADDITION OF BRACED STEEL FRAME W/ COMPOSITE STEEL &amp; CONCRETE FLRS. PROPOSED USE INCLUDE EDUCATIONAL &amp; ACCESSORY ASSEMBLY ON ALL LEVELS; FULL KITCHEN IN BASEMENT; OCCUPIED ROOF TERRACE ON LEV3. (N) MEP SYSTEM...</td>
<td>0</td>
<td>3</td>
<td>$75.0</td>
<td></td>
<td>SCHOOL</td>
<td>GARY J. FILIZETTI 4089428200 DEVCON CONSTRUCTION 690 GIBRALTAR DR MILPITAS CA 95035</td>
</tr>
<tr>
<td>202307172307</td>
<td>450 PACIFIC AV</td>
<td>17-Jul-23</td>
<td></td>
<td></td>
<td>FILED, New</td>
<td>1/F-4/F: SELECTIVE INTERIOR DEMO CONSTR OF COMMUNICATING STAIRWAYS INTERIOR PARTITIONS CEILINGS FLOOR FINISHES WALL FINISHES MILLWORK MECHANICAL PLUMBING, ELECTRICAL &amp; STRUCTURAL DEFERRED. NO EXTERIOR MODIFICATIONS.</td>
<td>0</td>
<td>4</td>
<td>$10.8</td>
<td></td>
<td>OFFICE</td>
<td>FABIAN VALDIVIENDA 4159081020 SKYLINE CONSTRUCTION 505 SANSOME ST. 7TH FLOOR SAN FRANCISCO CA 94111-0000</td>
</tr>
</tbody>
</table>
# Major Projects

## (07/01/2023 - 07/31/2023)

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<tr>
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<th># of Stories</th>
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<th>Priority/ Premium</th>
<th>Proposed Use</th>
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<tbody>
<tr>
<td>202210063846</td>
<td>945 MARKET ST</td>
<td>6-Oct-22</td>
<td>25-Jul-23</td>
<td></td>
<td>ISSUED, New</td>
<td>FIRST GENERATION TENANT IMPROVEMENT. NEW INTERIOR PARTITIONS, FINISHES AND FIXTURES. NEW ELECTRICAL AND LIGHTING SYSTEMS. NEW MECHANICAL SYSTEMS AND CONTROLS. NEW TOILET PLUMBING AND FIXTURES. NEW STOREFRONT AND MILLWORK. NO STRUCTURAL WORK.</td>
<td>0</td>
<td>5</td>
<td>$12.2</td>
<td></td>
<td>OFFICE</td>
<td>FABIAN VALDOSIERSARA 4159081020 SKYLINE CONSTRUCTION 505 SANSOME ST. 7TH FLOOR SAN FRANCISCO CA 94111-0000</td>
</tr>
<tr>
<td>202206106082</td>
<td>945 MARKET ST</td>
<td>10-Jun-22</td>
<td>10-Jul-23</td>
<td></td>
<td>ISSUED, New</td>
<td>EXTERIOR SCOPE OF WORK: NEW WINDOWS ON LEVEL 4 ALONG STEVENSON. INTERIOR SCOPE OF WORK: NEW STRUCTURAL PEDESTRIAN BRIDGE AT LEVEL 2; NON-STRUCTURAL PARTITIONS; DOOR UPDATES; LIGHTING UPGRADES; ARCHITECTURAL FINISH REFRESH; ACCESSIBILITY UPGRADES; SIGNAGE UPDATES.</td>
<td>0</td>
<td>5</td>
<td>$10.6</td>
<td></td>
<td>RETAIL SALES</td>
<td>FABIAN VALDOSIERSARA 4159081020 SKYLINE CONSTRUCTION 505 SANSOME ST. 7TH FLOOR SAN FRANCISCO CA 94111-0000</td>
</tr>
<tr>
<td>201904178238</td>
<td>809 MONTGOMERY ST</td>
<td>17-Apr-19</td>
<td>5-Jul-23</td>
<td></td>
<td>ISSUED, New</td>
<td>HORIZONTAL &amp; VERTICAL ADDITION. CHANGE IN USE TO OFFICE/RETAIL WORK INCLUDES INTERIOR AND EXTERIOR AND CONSTRUCT REAR YARD/ROOFTOP ADDITION TO ACCOMODATE OFFICE AND RETAIL USES. MAHER N/A</td>
<td>0</td>
<td>3</td>
<td>$7.0</td>
<td></td>
<td>OFFICE</td>
<td>JEFFREY SCOTT VAN DE WINGAERDE 4152850500 PLANT CONSTRUCTION CO LP 300 NEWHALL ST SAN FRANCISCO CA 94124</td>
</tr>
</tbody>
</table>

**Total Construction Valuation**

Major Projects (≥$5m) completed in July 2023, filed, and issued

$122.2 million vs. June 2023

-$143.4 million  ↓ 54%
## MAJOR PROJECTS
*(07/01/2023 - 07/31/2023)*

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<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>0</td>
<td></td>
<td>vs. June 2023</td>
<td>-483</td>
<td>↓ 100%</td>
<td></td>
</tr>
</tbody>
</table>

Total Units
Major Projects (≥$5m) completed in July 2023, filed, and issued
Major Projects Report
Building Inspection Commission, August 16, 2023
Major Projects Update and Highlights

- Major projects have a valuation of $5M or greater
- Data from: 7/1-7/31/2023

FILED

Count – 2 (2019 Avg. – 10.4)
Valuation - $85.8M
Net Housing Units – 0

- 2001 37th Ave.
- Demo and renovation of facilities at St. Ignatius Preparatory School
- $75.0M

- 450 Pacific Ave.
- Interior renovation of office building
- $10.8M
Major Projects Update and Highlights

- Major projects have a valuation of $5M or greater
- Data from: 7/1-7/31/2023

**ISSUED**

- Count – 3 (2019 Avg. – 6.2)
- Valuation - $29.8M
- Net Housing Units – 0

- 945 Market St.
- Tenant improvement of Ingka Centers
- $12.2M

- 809 Montgomery St.
- Expansion and renovation of office building
- $7.0M
Major Projects Update and Highlights

- Major projects have a valuation of $5M or greater
- Data from: 7/1-7/31/2023

**COMPLETED**

Count – 1 (2019 Avg. – 5.0)
Valuation - $6.5M
Net Housing Units – 0

- 1615 Market St.
- New 4-story office and assembly building
- $6.5M
THANK YOU