

**Summary Form for Electronic Document Submittal****Form F**

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: 2017112005Project Title: Use Development ProjectLead Agency: San Francisco Planning DepartmentContact Name: Rachel SchuettEmail: rachel.schuett@sfgov.org Phone Number: (415) 575-9030Project Location: San Francisco San Francisco  
*City* *County*

Project Description (Proposed actions, location, and/or consequences).

See Project Description Attachment

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

See Table 9-13, attached.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Areas of controversy for the Potrero Power Station Mixed-Use Development Project that were raised by agencies and the public during the public review period are listed below:

1. Population and Housing (i.e. growth and job-housing balance)
2. Historic Architectural Resources
3. Noise
4. Air Quality (i.e. air pollutant emissions)
5. Shadow
6. Hydrology and Water Quality (i.e. flooding due to sea level rise)
7. Range of Alternatives
8. Project characteristics and adjacent land uses

Provide a list of the responsible or trustee agencies for the project.

Caltrans District 4, Caltrans Planning, California Department of Fish and Wildlife Region #3, Native American Heritage Commission, Office of Historic Preservation, Regional Water Quality Control Board #2, Department of Toxic Substances Control.

## **Project Description Attachment**

The California Barrel Company LLC, the project sponsor, proposes to implement the Potrero Power Station Mixed-Use Development project (referred to as the project or "project variant"), the redevelopment of an approximately 29-acre site, which encompasses the site of the former Potrero Power Plant that closed in 2011. Located along San Francisco's central bayside waterfront, the project would develop the site with a variety of residential, commercial, parking, community facilities, and open space land uses. The residential uses would include both market-rate and affordable housing, and the commercial uses would include office, research and development (R&D)/life science, retail, hotel, entertainment/ assembly, and production, distribution, and repair (PDR) uses. The project would also include public access areas and open space, playing fields and other active open space uses, shoreline improvements, an internal grid of public streets, shared public ways, and utilities infrastructure. The project would demolish about 20 existing structures on the project site, including three historic buildings, but the project would retain and restore three of the largest historic structures on the site. Overall, the proposed project could consist of up to approximately 5.4 million gross square feet (gsf) of development.

The proposed project would include amendments to the General Plan and Planning Code, creating a new Potrero Power Station Special Use District (SUD). The SUD would establish land use controls for the project site and incorporate design standards and guidelines in a new Potrero Power Station Design for Development (D for D) document. The Zoning Maps would be amended to change the current zoning to the proposed SUD zoning. These amendments would also modify the existing height limits on the portions of the project site not owned by the Port of San Francisco. The proposed rezoning would modify the existing height limits of 40 and 65 feet to various heights ranging from 65 to 240 feet. The proposed project would also include improvements to transportation and circulation, shoreline features, and utilities infrastructure.