

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2018092043

Project Title: 3700 California Street

Lead Agency: San Francisco Planning Department Contact Person: Jeanie Poling
Mailing Address: 1650 Mission Street #400 Phone: 415-575-9072
City: San Francisco Zip: 94103 County: San Francisco

Project Location: County: San Francisco City/Nearest Community: San Francisco
Cross Streets: California St, Cherry St, Sacramento St, Maple St Zip Code: 94118
Longitude/Latitude (degrees, minutes and seconds): 37 ° 47 ' 11.6 " N / 122 ° 27 ' 21.6 " W Total Acres: 4.9
Assessor's Parcel No.: Multiple Section: S6 Twp.: T2S Range: R5W Base: Mt Diablo
Within 2 Miles: State Hwy #: US-101, CA-1 Waterways: San Francisco Bay, Lobos Creek
Airports: N/A Railways: BART, MUNI Schools: C. Lilienthal ES, others

Document Type: CEQA: [ ] NOP [x] Draft EIR NEPA: [ ] NOI Other: [ ] Joint Document [ ] Early Cons [ ] Supplement/Subsequent EIR [ ] EA [ ] Final Document [ ] Neg Dec (Prior SCH No.) [ ] Draft EIS [ ] Other: [ ] Mit Neg Dec Other: Initial Study [ ] FONSI

Local Action Type: [ ] General Plan Update [ ] Specific Plan [ ] Rezone [ ] Annexation [ ] General Plan Amendment [ ] Master Plan [ ] Prezone [x] Redevelopment [ ] General Plan Element [x] Planned Unit Development [ ] Use Permit [ ] Coastal Permit [ ] Community Plan [x] Site Plan [x] Land Division (Subdivision, etc.) [x] Other: Cond Use Auth

Development Type: [x] Residential: Units 273 Acres 4.9 [ ] Office: Sq.ft. Acres Employees [ ] Transportation: Type [ ] Commercial: Sq.ft. Acres Employees [ ] Mining: Mineral [ ] Industrial: Sq.ft. Acres Employees [ ] Power: Type MW [ ] Educational: [ ] Waste Treatment: Type MGD [x] Recreational: 33,400 sf of common open space [ ] Hazardous Waste: Type [ ] Water Facilities: Type MGD [ ] Other:

Project Issues Discussed in Document: [ ] Aesthetic/Visual [ ] Fiscal [x] Recreation/Parks [x] Vegetation [ ] Agricultural Land [x] Flood Plain/Flooding [x] Schools/Universities [x] Water Quality [x] Air Quality [ ] Forest Land/Fire Hazard [ ] Septic Systems [x] Water Supply/Groundwater [x] Archeological/Historical [x] Geologic/Seismic [x] Sewer Capacity [ ] Wetland/Riparian [x] Biological Resources [ ] Minerals [x] Soil Erosion/Compaction/Grading [x] Growth Inducement [ ] Coastal Zone [x] Noise [x] Solid Waste [x] Land Use [x] Drainage/Absorption [x] Population/Housing Balance [x] Toxic/Hazardous [x] Cumulative Effects [ ] Economic/Jobs [x] Public Services/Facilities [x] Traffic/Circulation [ ] Other:

Present Land Use/Zoning/General Plan Designation: Residential, House - Two Family (RH-2), 40-X; Residential, Mixed - Modern Density (RM-2), 80-E

Project Description: (please use a separate page if necessary) Demolition of five of the six existing on-site hospital buildings, demolition of below-grade parking structure at 3773 Sacramento Street, renovation of existing residential building at 401 Cherry Street, conversion of portion of Marshal Hale hospital building at 3698 California to residential use, and construction of 31 new residential buildings. In total, the project would include 273 residential units, comprised of nine existing units and 264 new units. Overall, the project would construct approximately 618,200 square feet of residential use with 416 parking stalls. The project would merge the existing 14 parcels within the three city blocks, and would subdivide the site into 16 new parcels. In addition, the project is seeking a planned unit development authorization.

State Clearinghouse Contact: (916) 445-0613
State Review Began: 6-13-2019
SCH COMPLIANCE 7-29-2019

Project Sent to the following State Agencies
[X] Resources
Boating & Waterways
Central Valley Flood Prot.
Coastal Comm
Colorado Rvr Bd
Conservation
[X] CDFW # 3
Cal Fire
[X] Historic Preservation
[X] Parks & Rec
[X] Bay Cons & Dev Comm.
DWR
Cal EPA
ARB: Airport & Freight
ARB: Transportation Projects
ARB: Major Industrial/Energy
Resources, Recycl.& Recovery
SWRCB: Div. of Drinking Water
SWRCB: Div. Drinking Wtr #
SWRCB: Div. Financial Assist.
SWRCB: Wtr Quality
SWRCB: Wtr Rights
[X] Reg. WQCB # 2
[X] Toxic Sub Ctrl-CTC
Yth/Adlt Corrections
Corrections
Independent Comm
Delta Protection Comm
Delta Stewardship Council
Energy Commission
[X] NAHC
[X] Public Utilities Comm
[X] Santa Monica Bay Restoration
[X] State Lands Comm
Tahoe Rgl Plan Agency
Conservancy
Other:
CalSTA
Aeronautics
CHP
[X] Caltrans# 4
Trans Planning
Other
Education
Food & Agriculture
HCD
[X] OES
State/Consumer Svcs
General Services

Please note State Clearinghouse Number (SCH#) on all Comments
SCH#: 2018092043
Please forward late comments directly to the Lead Agency
AQMD/APCD 2
(Resources: 6/15)

**Reviewing Agencies Checklist**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".  
If you have already sent your document to the agency please denote that with an "S".

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| <input checked="" type="checkbox"/> Air Resources Board                 | <input checked="" type="checkbox"/> Office of Historic Preservation          |
| <input type="checkbox"/> Boating & Waterways, Department of             | <input type="checkbox"/> Office of Public School Construction                |
| <input type="checkbox"/> California Emergency Management Agency         | <input checked="" type="checkbox"/> Parks & Recreation, Department of        |
| <input type="checkbox"/> California Highway Patrol                      | <input type="checkbox"/> Pesticide Regulation, Department of                 |
| <input checked="" type="checkbox"/> Caltrans District #4                | <input checked="" type="checkbox"/> Public Utilities Commission              |
| <input type="checkbox"/> Caltrans Division of Aeronautics               | <input checked="" type="checkbox"/> Regional WQCB #2                         |
| <input type="checkbox"/> Caltrans Planning                              | <input checked="" type="checkbox"/> Resources Agency                         |
| <input type="checkbox"/> Central Valley Flood Protection Board          | <input type="checkbox"/> Resources Recycling and Recovery, Department of     |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy             | <input type="checkbox"/> S.F. Bay Conservation & Development Comm.           |
| <input type="checkbox"/> Coastal Commission                             | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board                           | <input type="checkbox"/> San Joaquin River Conservancy                       |
| <input type="checkbox"/> Conservation, Department of                    | <input type="checkbox"/> Santa Monica Mtns. Conservancy                      |
| <input type="checkbox"/> Corrections, Department of                     | <input type="checkbox"/> State Lands Commission                              |
| <input type="checkbox"/> Delta Protection Commission                    | <input type="checkbox"/> SWRCB: Clean Water Grants                           |
| <input type="checkbox"/> Education, Department of                       | <input checked="" type="checkbox"/> SWRCB: Water Quality                     |
| <input type="checkbox"/> Energy Commission                              | <input type="checkbox"/> SWRCB: Water Rights                                 |
| <input checked="" type="checkbox"/> Fish & Game Region #3               | <input type="checkbox"/> Tahoe Regional Planning Agency                      |
| <input type="checkbox"/> Food & Agriculture, Department of              | <input checked="" type="checkbox"/> Toxic Substances Control, Department of  |
| <input type="checkbox"/> Forestry and Fire Protection, Department of    | <input checked="" type="checkbox"/> Water Resources, Department of           |
| <input type="checkbox"/> General Services, Department of                |  |
| <input type="checkbox"/> Health Services, Department of                 | Other: _____   |
| <input checked="" type="checkbox"/> Housing & Community Development     | Other: _____   |
| <input checked="" type="checkbox"/> Native American Heritage Commission |  |

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**Local Public Review Period (to be filled in by lead agency)**

Starting Date June 13, 2019 Ending Date July 29, 2019

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**Lead Agency (Complete if applicable):**

Consulting Firm: <u>ICF</u>	Applicant: <u>TMG Partners</u>
Address: <u>201 Mission St, Suite 1500</u>	Address: <u>100 Bush Street, 26th Floor</u>
City/State/Zip: <u>San Francisco, CA 94105</u>	City/State/Zip: <u>San Francisco, CA 94104</u>
Contact: <u>Heidi Mekkelson</u>	Phone: <u>415-772-5900</u>
Phone: <u>415-677-7116</u>	

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Signature of Lead Agency Representative: *Janie Parry* Date: 6/16/19

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.