



PUBLIC NOTICE

ISSUANCE OF ADDENDUM TO ENVIRONMENTAL IMPACT REPORT

<i>Addendum Date:</i>	September 23, 2020
<i>Date of EIR Certification:</i>	May 12, 2016
<i>EIR Title:</i>	901 16th Street and 1200 17th Street Project
<i>EIR Case No.:</i>	2011.1300E
<i>Modified Project Title:</i>	Permanent Off-Site Flower Mart Project
<i>Modified Project Case No.:</i>	2011.1300EIA
<i>Project Sponsor:</i>	901 16th St Manager, LLC, Alexandra Stoelzle, 415.778.7776, astoelzle@kilroyrealty.com
<i>Lead Agency:</i>	San Francisco Planning Department
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The San Francisco Planning Department has issued an Addendum to the Final Environmental Impact Report (FEIR) for the 901 16th Street and 1200 17th Street Project, pursuant to the requirements of the California Environmental Quality Act and Chapter 31 of the San Francisco Administrative Code. The 901 16th Street and 1200 17th Street project was the subject of an EIR certified on May 12, 2016 for a mixed-use residential project, hereafter referred to as the “original project.”¹

This property was subsequently acquired by the current project sponsor for a new permanent location for the San Francisco Wholesale Flower Market (“Wholesale Flower Market”). The Permanent Off-Site Flower Mart Project, hereafter referred to as the “modified project,” would demolish the 5,800-square-foot modular office building, but would retain and reuse all other existing buildings on the project site for use by the Wholesale Flower Market, which is comprised of approximately 60 vendors and 275 employees. The interior of one of the reused warehouse buildings would be expanded to include a mezzanine level that would provide views of the first level of the warehouse buildings below and would open to the second level of the parking structure, expanding the total floor area on the project site from approximately 106,100 square feet to approximately 125,000 square feet. The modified project would also construct an approximately 84,900-square-foot parking structure containing 150 parking spaces and 25 truck spaces on the site of the existing modular office building and surface parking lot. A modified project variant would expand the parking

¹ This document (and all documents cited in this addendum unless otherwise noted) is available for review on the following website: <https://sfplanning.org/resource/permits-my-neighborhood>. Individual files related to environmental review can be accessed by entering the project address into the search box, clicking on the blue dot on the project site, and then clicking on the “Documents” button under the ENV application number on the right side of the screen. Project application materials can be viewed by clicking on the “Documents” button under the PRJ case number. The “Filters” function can be used to search by case number.

structure to approximately 102,000 square feet to accommodate approximately 180 parking spaces and 25 truck spaces.

A new location for the Wholesale Flower Market was analyzed as part the Flower Mart Project; an office development proposed at Sixth and Brannan streets within the Central SoMa Plan Area, where the Wholesale Flower Market currently operates (see Planning Case No. 2015-004256ENV). On July 3, 2019, a Community Plan Evaluation and Addendum was certified for the Flower Mart Project at 610–698 Brannan Street, which included analysis of an interim off-site location for the Wholesale Flower Market and identified the possibility that the Wholesale Flower Market might move off-site permanently.² On July 18, 2019, the Planning Commission approved the Flower Mart Project. Following approval of the Flower Mart Project, the Wholesale Flower Market elected on February 10, 2020 to permanently move to a new location at 901 16th Street and 1200 17th Street.

Based on the information and analysis contained in the addendum, the San Francisco Planning Department concludes that the analyses conducted and the conclusions reached in the FEIR adopted on May 12, 2016 remain valid, and that no subsequent or supplemental EIR is required for the modified project or modified project variant. The modified project and modified project variant would not cause new significant impacts not identified in the 901 16th Street and 1200 17th Street Project EIR; would not result in significant impacts that would be substantially more severe than those described in the 901 16th Street and 1200 17th Street Project EIR; and would not require new mitigation measures to reduce significant impacts. No changes have occurred with respect to circumstances surrounding the modified project or modified project variant that would cause significant environmental impacts to which the project would contribute considerably, and no new information has been put forward to demonstrate that the modified project would cause new significant environmental impacts or a substantial increase in the severity of previously identified significant impacts. Therefore, no further environmental review is required beyond the addendum

The addendum is available for public review on the Planning Department’s Environmental Review Documents web page at <https://sfplanning.org/environmental-review-documents>. Materials referenced in the addendum (unless otherwise noted) are available for review on the San Francisco Property Information Map, which can be accessed at <https://sfplanninggis.org/PIM/>. The file can be viewed by clicking the “Related Documents” link under the project’s environmental record number 2011.1300E.

² San Francisco Planning Department, Attachment A: Initial Study – Community Plan Evaluation Checklist and Addendum to Environmental Impact Report for the Flower Mart Project, <https://citypln-m-extnl.sfgov.org/SharedLinks.aspx?accesskey=d3b352a509732e881600006e833d06eed54904fae731f5ddfc4345efdea1da21&VaultGUID=A4A7DACD-B0DC-4322-BD29-F6F07103C6E0>, accessed July 12, 2020.