RESOLUTION NO. 148-2005

Adopted October 4, 2005
5 ayes, 2 nays

APPROVING THE REPORT ON THE REDEVELOPMENT PLAN FOR THE SOUTH OF MARKET EARTHQUAKE RECOVERY REDEVELOPMENT PLAN AMENDMENT AND AUTHORIZING TRANSMITTAL TO THE BOARD OF SUPERVISORS OF THE CITY AND COUNTY OF SAN FRANCISCO; SOUTH OF MARKET EARTHQUAKE RECOVERY REDEVELOPMENT PROJECT AREA

BASIS FOR RESOLUTION

1. The Redevelopment Agency of the City and County of San Francisco (the "Agency") proposes to adopt the Redevelopment Plan Amendment for the South of Market Earthquake Recovery Redevelopment Project Area (the “Plan Amendment”).

2. The Agency has prepared a Report on the proposed Plan Amendment (the “Report”). The Report conforms to the requirements of Section 33352 of the California Community Redevelopment Law.

3. On May 3, 2005, by Resolution No. 68-2005, the Commission approved the Report. However, the San Francisco Board of Supervisors (the “Board”) was unable to schedule hearings on the Plan Amendment during Fiscal Year 2004-05, therefore the Report has been updated to include a report of the County Fiscal Officer for Fiscal Year 2005-06, the base year for the Western Expansion Area (as hereafter described), and updated background documents using such base year data. Before the Board can consider the Plan Amendment, the Commission must approve the Plan Amendment and the revised Report, based on the change in the base year for the Western Expansion Area.

4. The proposed Plan Amendment would include the following changes to the existing South of Market Earthquake Recovery Redevelopment Plan: A) expansion of the scope of redevelopment actions to address all conditions of blight in the area; B) extension of the Agency’s ability to incur and repay debt by an additional ten years; C) expansion of the boundary of the original South of Market Earthquake Recovery Redevelopment Project Area to include the Western Expansion Area bounded by Folsom Street, Columbia Square, Harrison Street, and Seventh Street (collectively, the “Project Area”); D) new redevelopment goals and objectives; E) authorization for the Agency’s acquisition of certain properties through eminent domain, subject to the limitations contained in the proposed Plan Amendment; and F) amended Owner Participation Rules.
5. On January 18, 2005, the Commission, by Resolution No. 9-2005, certified the Final Supplement to the Final Environmental Impact Report for the proposed Plan Amendment and Project Area (the “Final Supplement”) as adequate, accurate, and objective and in compliance with the California Environmental Quality Act (California Public Resources Code Sections 21000 et seq.) (“CEQA”) and the CEQA Guidelines (14 California Code of Regulations Sections 15000 et seq.). On January 13, 2005, the City and County of San Francisco, acting through the San Francisco Planning Commission, adopted a parallel motion regarding certification of the Final Supplement.

6. The Commission has reviewed and considered the information in the Final Supplement, the CEQA findings, mitigation measures, mitigation monitoring and reporting plan and Statement of Overriding Considerations, which the Commission adopted on May 3, 2005 pursuant to Resolution No. 67-2005 and affirmed such CEQA findings and determinations through its adoption of Resolution No. 147-2005. Said findings and determinations are on file with the Secretary of the Agency and are incorporated in this Resolution by this reference.

RESOLUTION

ACCORDINGLY, IT IS RESOLVED by the Redevelopment Agency of the City and County of San Francisco that:

(1) Resolution 68-2005 is superseded by this Resolution,

(2) the revised Report on the proposed Plan Amendment to the Redevelopment Plan for the South of Market Earthquake Recovery Redevelopment Plan Amendment (“Report”) is hereby approved and adopted, and

(3) the Executive Director is hereby authorized to transmit such Report to the Board of Supervisors in connection with its consideration of the proposed South of Market Redevelopment Plan Amendment.

APPROVED AS TO FORM:

James B. Morales
Agency General Counsel