
SAN FRANCISCO REDEVELOPMENT AGENCY

SAN FRANCISCO PLANNING DEPARTMENT

November 12, 2009

TO: Responsible Agencies, Trustee Agencies, and Interested Parties

RE: Notice of Availability of a Draft Environmental Impact Report

PROJECT TITLE: Candlestick Point–Hunters Point Shipyard Phase II Development Plan (Project)

CASE NOS: San Francisco Redevelopment Agency File No. ER06.05.07, Planning Department Case No. 2007.0946E, State Clearinghouse No. 2007082168

PROJECT DESCRIPTION:

The Project proposed includes a mixed-use community with a wide range of residential, retail, office, research and development, civic and community uses, and parks and recreational open space. A major component would be a new stadium for the San Francisco 49ers National Football League team. Additionally, new transportation and utility infrastructure would serve the Project including a bridge across Yosemite Slough. The description of the Project is organized under two major sub-components: Candlestick Point and Hunters Point Shipyard Phase II. In summary, the Project proposes development of 10,500 residential units with an associated population of 24,465 residents; 885,000 gross square feet (gsf) of retail; 150,000 gsf of office; 2.5 million gsf of Research & Development uses; a 220-room, 150,000-gsf hotel; 255,000 gsf of artist studio space and arts center; 100,000 gsf of community services; approximately 240 acres of new parks, sports fields, and waterfront recreation areas, as well as approximately 97 acres of new and improved State parkland; a 69,000-seat 49ers stadium; and a 10,000-seat performance arena. The permanent employee population associated with the Project would be 10,730. In addition, a 300-slip marina would be provided. Shoreline improvements would also be implemented to stabilize the shoreline. The Project would include structured and on-street parking and various infrastructure improvements to support the development.

PROJECT LOCATION:

The Project site is located on approximately 702 acres in the southeastern portion of San Francisco and includes both Candlestick Point and HPS Phase II. The site is bordered by major features, such as India Basin to the north; the Executive Park area and San Mateo County line to the south; Bayview Hill, the Bayview neighborhood, Yosemite Slough, and Hunters Point Hill to the west; and San Francisco Bay on the north and the east. Candlestick Point is immediately east of Executive Park, with the Bayview neighborhood to the north, HPS Phase II to the northeast, and the Candlestick Point State Recreation Area along the Bay frontage generally to the east. Candlestick Point is generally bounded by Hawes Street to the northwest and Harney Way to the southwest, and the Candlestick Cove and South Basin areas of the Bay are to the south and east, respectively. HPS Phase II is located to the southeast of the Bayview Hunters Point neighborhood. HPS Phase II is generally bounded by San Francisco Bay to the north, east, and south. The south end of the western boundary extends from Yosemite Slough along Arellano Walker Drive to approximately Crisp Road where the boundary is adjacent to the HPS Phase I site. The northernmost end of HPS Phase II is contiguous with Earl Street.

SIGNIFICANT ENVIRONMENTAL EFFECTS: The proposed project would result in significant unavoidable adverse environmental effects to transportation, air quality, noise, and cultural resources that cannot be mitigated to less-than-significant levels. The EIR provides further discussion of the environmental effects resulting from implementation of the proposed project.

PUBLIC HEARINGS: The Agency Commission and the Planning Commission will hold public hearings on this Draft EIR. The Agency Commission hearing will be December 15, 2009, in Room 416, beginning at 4:00 P.M. or later. The Planning Commission hearing will be December 17, 2009, in Room 400, beginning at 1:30 P.M. or later. Both hearing rooms are located in City Hall, 1 Dr. Carlton B. Goodlett Place (call (415) 588-6422 the week of the hearing for a recorded message giving a more specific time for the Planning Commission hearing).

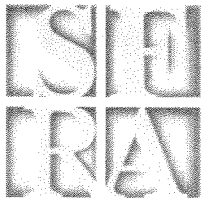
PUBLIC REVIEW PERIOD: The EIR is available for public review and comment pursuant to California Code of Regulations, Title 14, Section 15105. The comment period for the EIR begins November 12, 2009, and ends on December 28, 2009. Comments received at the public hearing and in writing will be responded to in a Comments and Responses document. If you have any questions about the environmental review of the proposed project, please call Stanley Muraoka at 415-749-2577 or Joy Navarrete at 415-575-9040.

If you elect to comment, please send your comments to the following individual(s) at the Agency or the City and provide your contact information:

Stanley Muraoka
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San Francisco Redevelopment Agency
One South Van Ness Avenue, Fifth Floor
San Francisco, CA 94103

Bill Wycko
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San Francisco Planning Department
1650 Mission Street
San Francisco, CA 94103

DOCUMENT AVAILABILITY: During the EIR public review period, copies of the Draft EIR and technical appendices will be available for review at the San Francisco Redevelopment Agency, One South Van Ness Avenue, Fifth Floor, San Francisco, CA, 94103, or at the Planning Department Public Information Counter, 1660 Mission Street, First Floor, San Francisco, CA, 94103. The EIR will be posted for public review at <http://www.sfplanning.org> and www.sfgov.org/sfra. Referenced materials are available for review at the Planning Department's office at 1650 Mission Street, 4th Floor (call 575-9040) and at the San Francisco Redevelopment Agency, One South Van Ness Avenue, Fifth Floor (call 749-2400).



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