

**BOARD OF APPEALS**

**CITY & COUNTY OF SAN FRANCISCO**

**MEETING MINUTES – WEDNESDAY, JUNE 15, 2022**

**HYBRID MEETING (IN-PERSON AND REMOTE ACCESS VIA ZOOM)**

**5:00 P.M., CITY HALL, ROOM 416, ONE DR. CARLTON B. GOODLETT PLACE**

PRESENT: President Rick Swig, Vice President Ann Lazarus, Commissioner Tina Chang and Commissioner Jose Lopez.

Brad Russi, Deputy City Attorney, Office of the City Attorney (CAT); Tina Tam, Deputy Zoning Administrator, Planning Department (PD); Matthew Greene, Acting Chief Building Inspector, Department of Building Inspection (DBI); Julie Rosenberg, Executive Director; Alec Longaway, Legal Assistant.

(1) **SPECIAL ITEM**

Consideration and possible adoption of a resolution which makes findings to allow teleconferenced meetings under California Government Code Section 54953(e).

ACTION: Upon motion by President Swig, the Board voted 4-0 to adopt the resolution.

PUBLIC COMMENT: None.

(2) **PUBLIC COMMENT**

At this time, members of the public may address the Board on items of interest to the public that are within the subject matter jurisdiction of the Board except agenda items. With respect to agenda items, your opportunity to address the Board will be afforded when the item is reached in the meeting with one exception. When the agenda item has already been reviewed in a public hearing at which members of the public were allowed to testify and the Board has closed the public hearing, your opportunity to address the Board must be exercised during the Public Comment portion of the calendar. Each member of the public may address the Board for up to three minutes. At the discretion of the Board President, public comment may be limited to two minutes. If it is demonstrated that comments by the public will exceed 15 minutes, the President may continue Public Comment to another time during the meeting.

SPEAKERS: None.

**(3) COMMISSIONER COMMENTS & QUESTIONS**

SPEAKERS: None.

**(4) ADOPTION OF MINUTES**

Discussion and possible adoption of the June 1, 2022 minutes.

ACTION: Upon motion by Commissioner Lopez the Board voted 4-0 to adopt the June 1, 2022 meeting minutes.

PUBLIC COMMENT: None.

**(5) REHEARING REQUEST FOR APPEAL NO. 22-024**

**Subject property at 1024 Capp Street.** Monica Ortega, Appellant, is requesting a rehearing of Appeal No. 22-024, MONICA ORTEGA vs. DEPT. OF BUILDING INSPECTION, PLANNING DEPT. APPROVAL, decided May 18, 2022. At that time, upon motion by Commissioner Chang, the Board voted 4-0 to deny the appeal and uphold the permit on the basis that it was properly issued. **Permit Holder:** 1026 Capp LLC. **Permit Description:** Construction of a new accessory dwelling unit (ADU); building in rear to the west of the property. **Permit No.:** 2021/0224/5270.

ACTION: Upon motion by Vice President Lazarus, the Board voted 4-0 to deny the request on the basis that there was neither new information nor manifest injustice.

SPEAKERS: Monica Ortega, requestor; Aleksandr Volkov, attorney for permit holder; Tina Tam, PD; Matthew Greene, DBI.

PUBLIC COMMENT: Nic De La Riva, Niki, Keith Pavlik and Jeremy Hollister spoke in support of the requestor.

**(6) APPEAL NO. 22-038**

TARA HABIBI, NANCY TAYLOR, EMILY BROWN, REBECCA WOODS and KRISTANA TORREANO, Appellant(s)

vs.

DEPT. OF BUILDING INSPECTION, Respondent  
PLANNING DEPT. APPROVAL

1624 Sacramento Street.  
Appealing the ISSUANCE on April 26, 2022, to Veritas Investments, of an Alteration Permit (addition of two accessory dwelling units to an existing fifteen unit building per Ordinance No. 162-16 for a total of seventeen units; the two proposed dwelling units are located within the existing building envelope on the first floor).  
PERMIT NO. 2020/11/20/9423.  
FOR HEARING TODAY.

ACTION: Upon motion by Vice President Lazarus, the Board voted 4-0 to deny the appeal and uphold the permit on the basis that it was properly issued.

SPEAKERS: Brad Hirn, agent for appellants; Nancy Taylor, appellant; Jamie Mastro, agent for permit holder; Tina Tam, PD; Matthew Greene, DBI.

PUBLIC COMMENT: None.

**(7) APPEAL NO. 22-036**

BIANA SHIKHMAN and LEN FRIDMAN, Appellant(s)  vs.  DEPT. OF BUILDING INSPECTION, Respondent PLANNING DEPT. APPROVAL	4221 Cesar Chavez Street. Appealing the ISSUANCE on April 18, 2022, to Kalpana and Adam Ettenson, of a Site Permit (remodel and addition to existing building; new unit addition on first floor; additional square footage and decks added to second, third and fourth floors with bathrooms, kitchen and windows). PERMIT NO. 2015/10/20/0305. FOR HEARING TODAY.
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ACTION: Upon motion by Vice President Lazarus, the Board voted 4-0 to continue this matter to July 20, 2022 to allow the parties more time to work on a resolution.

SPEAKERS: Biana Shikhman, appellant; Len Fridman, appellant; Steve Williams, attorney for permit holders; Tina Tam, PD; Matthew Greene, DBI.

PUBLIC COMMENT: None.

**(8) APPEAL NO. 22-032**

BRETT MARTY, ANDREA HUTCHINSON and GEMMA COHEN, Appellant(s)  vs.  DEPT. OF BUILDING INSPECTION, Respondent	719-721-723 Baker Street. Appealing the ISSUANCE on April 4, 2022, to Robert Bernhard, of an Alteration Permit (voluntary replacement of existing post and beam system at ground floor). PERMIT NO. 2022/03/25/0932. FOR HEARING TODAY.
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ACTION: Upon motion by Commissioner Chang, the Board voted 4-0 to deny the appeal and uphold the permit on the basis that it was properly issued.

SPEAKERS: Mark Carton, attorney for appellants; Brett Marty, appellant; Stanley Riddle, attorney for permit holder; Albert Urrutia, agent for permit holder; David Macpherson, attorney for permit holder; Matthew Greene, DBI.

PUBLIC COMMENT: None.

**(9) APPEAL NO. 22-034**

VALERIE KIRK, KAY KORNOVICH and KRISTIN BRYAN, Appellant(s)  vs.  DEPT. OF BUILDING INSPECTION, Respondent PLANNING DEPT. APPROVAL	2154 Leavenworth Street. Appealing the ISSUANCE on April 6, 2022, to Will Sevush, of an Alteration Permit (to comply with Notice of Violation No. 202287128; revise Permit Application No. 2021/0212/4580: rectify north lightwell stairway; reconstruction of existing main entry staircase). PERMIT NO. 2022/03/04/9222. FOR HEARING TODAY.
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ACTION: Upon motion by Vice President Lazarus, the Board voted 4-0 to deny the appeal and uphold the permit on the basis that it was properly issued.

SPEAKERS: Valerie Kirk, appellant; Tracy Sevush, permit holder; Will Sevush, permit holder; Tina Tam, PD; Matthew Greene, DBI.

PUBLIC COMMENT: None.

**(10) APPEAL NO. 22-035**

JAMES COE, Appellant(s)  vs.  DEPT. OF BUILDING INSPECTION, Respondent PLANNING DEPT. APPROVAL	2591 25th Avenue. Appealing the ISSUANCE on April 18, 2022, to Ding Ding Songrui, of a Site Permit (vertical third story addition with two bathrooms). PERMIT NO. 2017/07/10/1367. FOR HEARING TODAY.
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ACTION: Upon motion by Vice President Lazarus, the Board voted 4-0 to deny the appeal and uphold the permit on the basis that it was properly issued.

SPEAKERS: James Coe, appellant; Yaron Ohana, agent for permit holder; Luis Rodriguez, agent for permit holder; Tina Tam, PD; Matthew Greene, DBI.

PUBLIC COMMENT: None.

**ADJOURNMENT.**

There being no further business, President Swig adjourned the meeting at 8:29 p.m.

The supporting documents for this meeting can be found at the following link:  
<https://sfgov.org/bdappeal/meeting/board-appeals-june-15-2022-supporting-documents>

A video of this meeting, can be found at the following link:  
[https://sanfrancisco.granicus.com/player/clip/41506?view\\_id=6&redirect=true](https://sanfrancisco.granicus.com/player/clip/41506?view_id=6&redirect=true)