



# SAN FRANCISCO PLANNING DEPARTMENT

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## Discretionary Review Abbreviated Analysis

HEARING DATE: OCTOBER 13, 2011

*Date:* October 6, 2011  
*Case No.:* 2011.0718D  
*Project Address:* 1161 Folsom Street  
*Permit Application:* 2011.0103.7792  
*Zoning:* SLR (Service/Light Industrial/Residential) Mixed Use District  
Western SOMA Special Use District  
50-X Height and Bulk District  
*Block/Lot:* 3755/075  
*Project Sponsor:* Reagan Huang  
Auto City Repairs  
1161 Folsom Street  
San Francisco, CA 94103  
*Staff Contact:* Kimberly Durandet – (415) 575-6816  
[Kimberly.durandet@sfgov.org](mailto:Kimberly.durandet@sfgov.org)  
*Recommendation:* **Do not take DR and approve as proposed**

1650 Mission St.  
Suite 400  
San Francisco,  
CA 94103-2479

Reception:  
**415.558.6378**

Fax:  
**415.558.6409**

Planning  
Information:  
**415.558.6377**

### PROJECT DESCRIPTION

The Project Sponsor proposes to add a 378 square foot auto body spray paint booth to a new auto repair garage in an existing (approximately 10,725 square foot) industrial building with no expansion of the building envelope. The building has been used historically as a machine shop, auto repair, and most recently as a clothing manufacture and distributor business and recently has received authorization to operate as an auto repair garage, major repairs. The addition of the auto spray paint booth will allow the business to do auto body repair work. The booth is used to paint repaired vehicles and this use is permitted as defined in Section 890.15.

### SITE DESCRIPTION AND PRESENT USE

The Subject Property is a regular lot of 10,725 square feet, approximately 65 feet wide by 165 feet deep through lot from Folsom to Brush Place between Langton and 8<sup>th</sup> Street. The Subject Property is a single story approximately 10,725 square foot industrial building with full lot coverage located in a SLR (Service/Light Industrial/Residential) Mixed Use District and Western SOMA Special Use Zoning District. The subject property is currently operating as an auto repair garage which is located more than 50 feet from the nearest residential district.

### SURROUNDING PROPERTIES AND NEIGHBORHOOD

The property is located on the southeast side of Folsom Street approximately 275 feet from the corner of 8<sup>th</sup> Street. The surrounding properties consist of nine industrial/commercial buildings, three residential buildings, three live/work buildings, one undetermined use, and two vacant lots. The properties immediately adjacent to the west of the subject property are two commercial, two residential, and one live/work building which has 11 units. The adjacent property to the east is a commercial building. The

adjacent properties to the south from west to east are a vacant lot, an industrial building, an industrial building spanning two lots, and two live/work buildings. The surrounding neighborhood is predominately SLR Mixed Use District with industrial, commercial and residential uses. A Residential Enclave District (RED) exists along Hallam and Langton between 7<sup>th</sup> and 8<sup>th</sup> Streets. The Residential Enclave District is located approximately 137 feet from the subject property closest lot line.

**PAST ACTIONS AND ENFORCEMENT HISTORY**

DATES	DESCRIPTION	COMMENTS
January 3, 2011	Building Permit Application No. 2011.0103.7792 filed to install an automobile spray paint booth.	The permit application was approved Over the Counter (OTC) by the Planning Information Center (PIC) but the applicant did not complete the process. No permit was issued.
March 1, 2011	Permit referral for major auto repair garage from Fire Department Approved by Planning.	Permitted per Sec. 816.60 as a principle use.
April 18, 2011	Compliant received. Operating an auto spray paint booth without required permit.	Planning Department Zoning and Compliance Division begins investigation.
April 20, 2011	Block Book Notation (BBN) requested by neighbor.	Planning Department
May 12, 2011	Planning contacts Department of Building Inspection (DBI) to open a complaint and request a hold on issuing a permit.	Zoning Administrator.
June 13, 2011	Building Permit Application to install an automobile spray paint booth inadvertently approved Over the Counter (OTC).	Planning Information Center (PIC).
June 13, 2011	Planning requests a suspension of the issued permit.	Zoning and Compliance Division-Planning Department and DBI.
June 23, 2011	Notice of Proposed Approval is sent to the BBN holder for 10 day hold. No other notice is required per Sec. 312 and 803.7	Zoning and Compliance Division-Planning Department
July 5, 2011	Discretionary Review request filed on first business day after BBN expires.	Planning Department
August 5, 2011	Joint site inspection with SF Fire Department. Discuss allowing operation of auto repair in the interim while waiting for DR hearing date.	Planning Department and Fire Department.
October 13, 2011	DR Hearing scheduled.	Planning Department

### ISSUES AND OTHER CONSIDERATIONS

The use as a major auto repair garage, including auto body repair, is permitted in the SLR Zoning District per Sec. 816.60 and this permit would have been approved Over the Counter (OTC) at the Planning Information Center (PIC) had the applicant completed the process correctly. Planning staff has spoken with BAAQMD staff and was informed that the materials that Auto City Repair is using are non-toxic and there is no issue of toxicity with the exhaust. The DR filer requests that the spray booth not vent externally, but be self-contained. This is not possible as no such spray booth exists. Staff has been in contact with DR requestor Lee Topar and neighbors David Newman and Caroline Flagiello. Staff suggested Auto City move the exhaust closer to Folsom Street as a solution. The response was that this would only transfer the burden, was not a viable solution and want the small business to operate as a repair shop only, without the use of the auto spray paint booth. The concerned neighbors also discussed the Western SOMA Plan and the potential for the existing RED Zoning District to be extended to properties along Brush and Rodgers Streets. The Subject Property would potentially be rezoned as Folsom NCT. The use as an auto repair garage as currently defined would require a Conditional Use Authorization and not allow access through RED District Streets (i.e. Brush Place). The small business owners feel that providing auto body repair services is necessary to the viability of the business and it will not fiscally survive without being able to offer full service auto repair.

### BUILDING PERMIT NOTIFICATION

TYPE	REQUIRED PERIOD	NOTIFICATION DATES	DR FILE DATE	DR HEARING DATE	FILING TO HEARING TIME
BBN Notice	10 days	June 23, 2011 – July 3, 2011	July 5, 2011	October 13, 2011	100 days

### HEARING NOTIFICATION

TYPE	REQUIRED PERIOD	REQUIRED NOTICE DATE	ACTUAL NOTICE DATE	ACTUAL PERIOD
Posted Notice	10 days	October 3, 2010	October 3, 2011	10 days
Mailed Notice	10 days	October 3, 2010	October 3, 2011	10 days

### PUBLIC COMMENT

	SUPPORT	OPPOSED	NO POSITION
Adjacent neighbor(s)	0	0	0
Other neighbors on the block or directly across the street	0	0	0
Neighborhood groups	0	0	0

The neighbors are concerned that the roof vent from the spray paint booth is toxic and is not compatible with the neighborhood and seek to have no external ventilation.

## **DR REQUESTOR**

Lee Topar, 27 Rodgers Street, San Francisco, CA 94103

## **DR REQUESTOR'S CONCERNS AND PROPOSED ALTERNATIVES**

See attached *Discretionary Review Application*, dated July 5, 2011.

## **PROJECT SPONSOR'S RESPONSE TO DR APPLICATION**

See attached *Response to Discretionary Review*, dated July 22, 2011.

## **ENVIRONMENTAL REVIEW**

The Department has determined that the proposed project is exempt/excluded from environmental review, pursuant to CEQA Guideline Section 15301.

## **RESIDENTIAL DESIGN TEAM REVIEW**

There is no exterior alteration associated with this permit. Residential Design Team review was not required.

**Under the Commission's pending DR Reform Legislation, this project would not be referred to the Commission as this project does not contain or create any exceptional or extraordinary circumstances.**

<b>RECOMMENDATION:</b> <b>Do not take DR and approve project as proposed</b>
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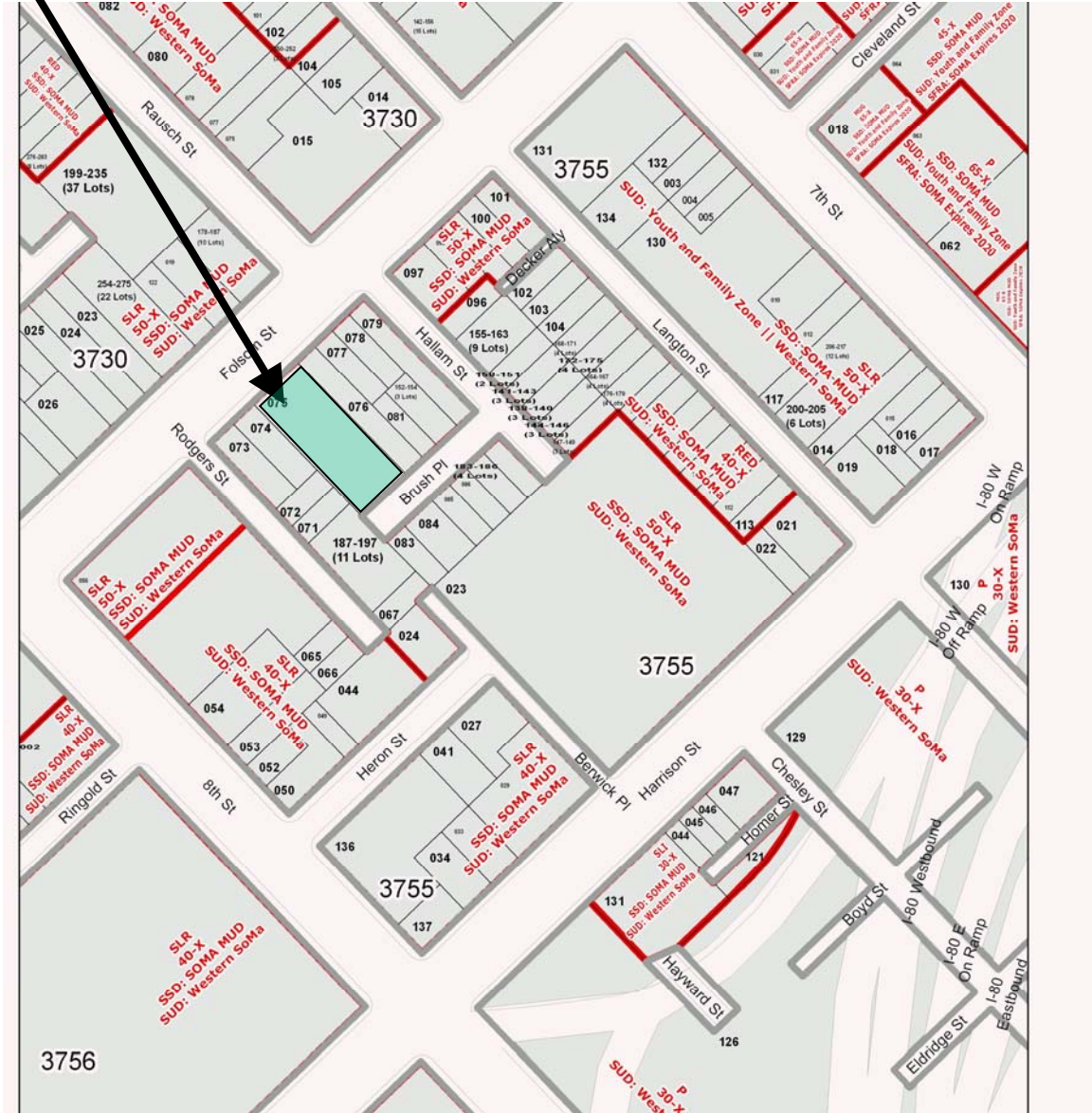
### **Attachments:**

Block Book Map  
Sanborn Map  
Zoning and Height Map  
Subject Property Photo  
Aerial Photographs  
Surrounding Properties  
BBN Notice  
DR Application  
Response to DR Application dated August 30, 2011  
Reduced Plans



# Parcel Map

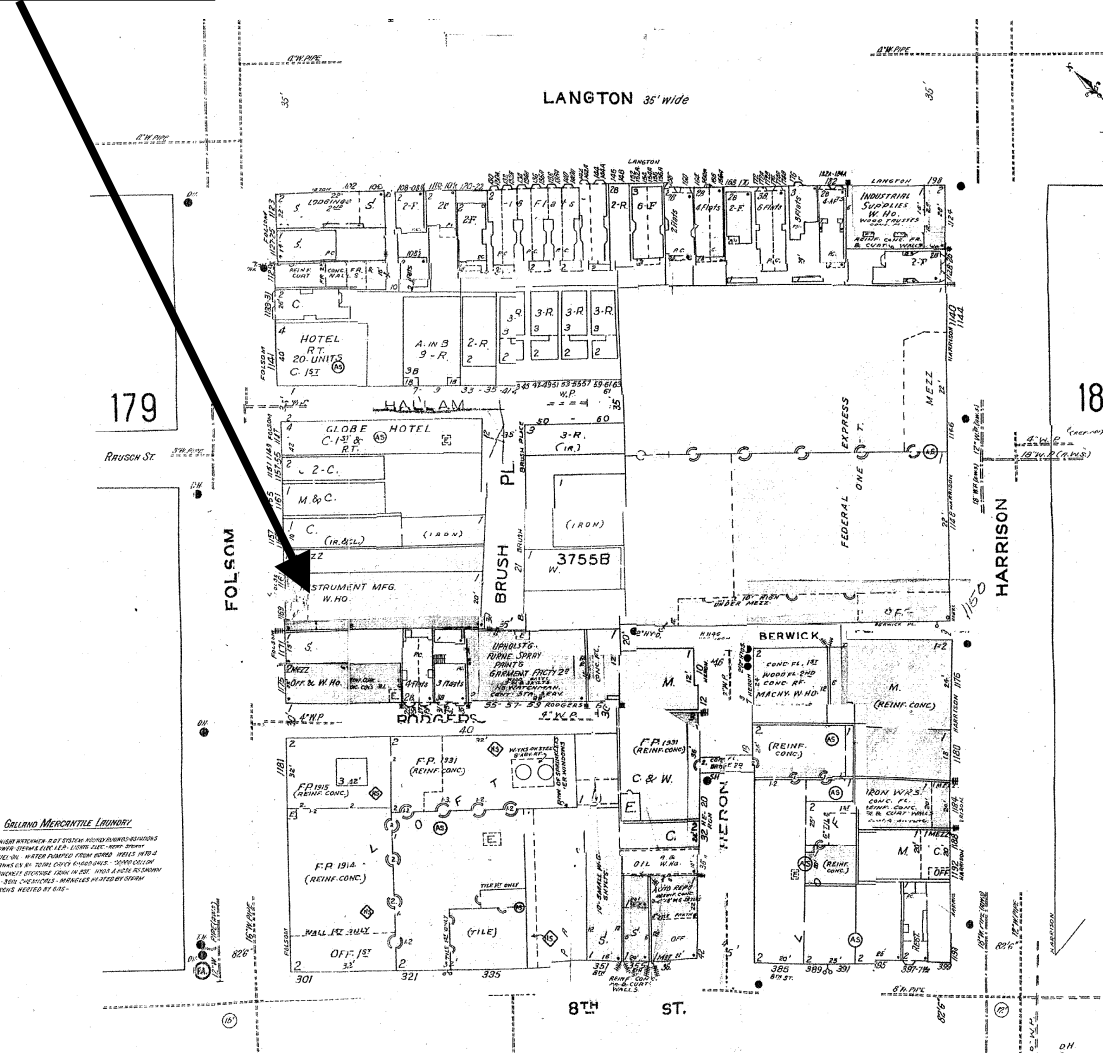
SUBJECT PROPERTY



Discretionary Review  
Case Number 2011.0718D  
1161 Folsom Street

# Sanborn Map\*

SUBJECT PROPERTY



**OLLAND MERCANTILE COMPANY**  
 THIS MAP SHOWS THE COLOR PHOTOGRAPHICALLY  
 FROM AERIAL PHOTOGRAPHS, TAKEN IN 1937. THIS  
 TYPE OF MAP IS NOT SUITABLE FOR CONSTRUCTION  
 PURPOSES. IT IS NOT A SURVEY MAP. IT IS NOT  
 A TITLE MAP. IT IS NOT A ZONING MAP. IT IS NOT  
 A MAP OF RECORD. IT IS NOT A MAP OF RECORD  
 IN THE OFFICE OF THE COUNTY CLERK.

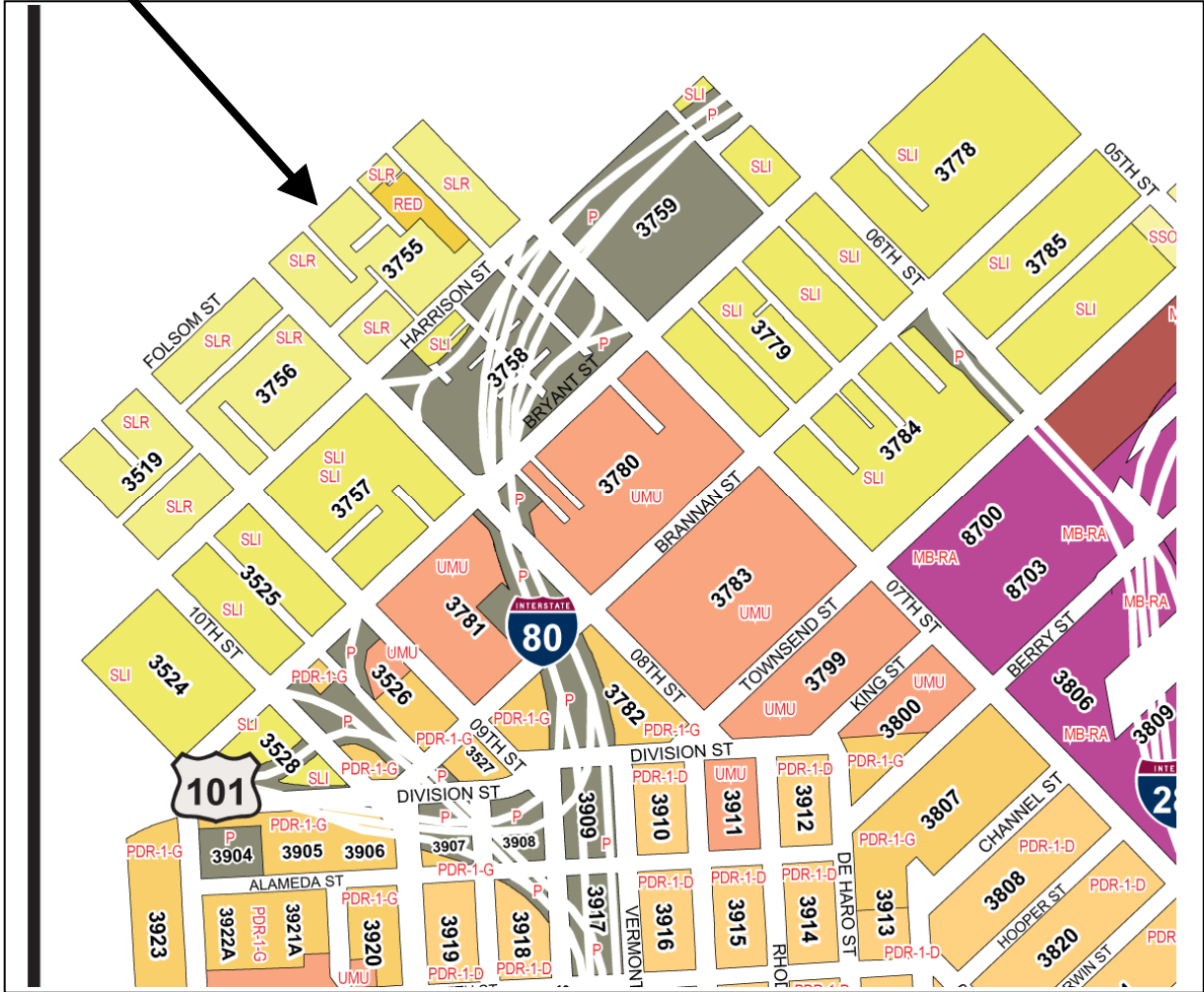
\*The Sanborn Maps in San Francisco have not been updated since 1998, and this map may not accurately reflect existing conditions.



Discretionary Review  
Case Number 2011.0718D  
1161 Folsom Street

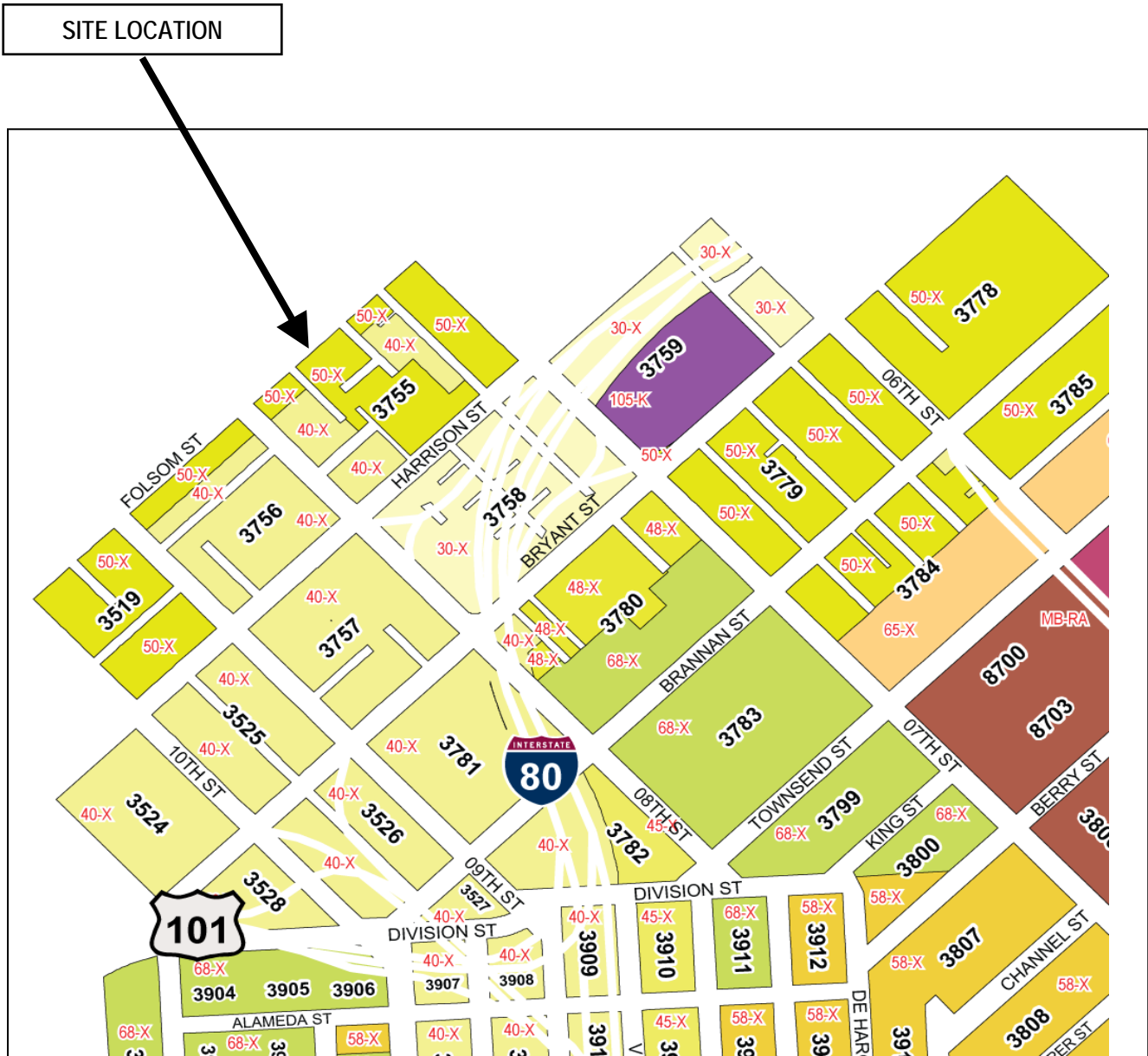
# Zoning Map

SITE LOCATION



Discretionary Review  
Case Number 2011.0718D  
1161 Folsom Street

# Height and Bulk Map



Discretionary Review  
Case Number 2011.0718D  
1161 Folsom Street



# Subject Property



# Aerial Ortho Photo

SUBJECT PROPERTY





# Aerial Photo South Facing

SUBJECT SITE



Discretionary Review  
Case Number 2011.0718D  
1161 Folsom Street



# Surrounding Properties







# SAN FRANCISCO PLANNING DEPARTMENT

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## Notice of Proposed Approval

### Permit to Construct an Auto Paint Spay Booth

June 23, 2011

Caroline Flaviello  
59 Rodgers Street  
San Francisco, CA 94103

**RE: BPA#201101037792**  
**Block Book #BBN24091**  
**1161 Folsom Street**  
**Block 3755, Lot 075**

Dear Ms. Flaviello:

The subject building permit application was approved over the counter by the Planning Department without the required BBN notification to you; therefore, the Planning Department has requested the suspension of **Building Permit Application Number 201101037792** to allow for the required notification and rights to appeal. In accordance with your request for a Block Book Notation, the application will be held for ten (10) days to provide you with the opportunity to review the permit application. The Planning Department will not request a release of the suspension until the Block Book Notation hold of the permit has ended, in this case no earlier than July 5, 2011.

If you have any questions regarding this matter, you may contact me at (415) 575-6816 or [kimberly.durandet@sfgov.org](mailto:kimberly.durandet@sfgov.org).

Sincerely,

Kimberly Durandet  
Compliance Specialist

1650 Mission St.  
Suite 400  
San Francisco,  
CA 94103-2479

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CASE NUMBER:  
For Staff Use only

11.0718

RECEIVED

JUL 05 2011

CITY & COUNTY OF S.F.  
DEPT. OF CITY PLANNING  
PIC

# APPLICATION FOR Discretionary Review

## 1. Owner/Applicant Information

DR APPLICANT'S NAME: <b>LEE TOPAR</b>		
DR APPLICANT'S ADDRESS: <b>29 RODGERS STREET SF CA</b>	ZIP CODE: <b>94103</b>	TELEPHONE: <b>(415) 307 4221</b>
PROPERTY OWNER WHO IS DOING THE PROJECT ON WHICH YOU ARE REQUESTING DISCRETIONARY REVIEW NAME: <b>EDWARD REBIZZO</b>		
ADDRESS: <b>330 A BODEGA WAY AVE, PETAUMA CA</b>	ZIP CODE: <b>94952</b>	TELEPHONE: <b>( )</b>
CONTACT FOR DR APPLICATION: Same as Above <input checked="" type="checkbox"/>		
ADDRESS:	ZIP CODE:	TELEPHONE: <b>( )</b>
E-MAIL ADDRESS		

## 2. Location and Classification

STREET ADDRESS OF PROJECT: <b>1161 FOLSOM STREET SF CA <del>94103</del></b>		ZIP CODE: <b>94103</b>
CROSS STREETS: <b>RAUSCA STREET / RODGERS STREET</b>		
ASSESSORS BLOCK/LOT: <b>3755 1075</b>	LOT DIMENSIONS:	LOT AREA (SQ FT): <b>10725</b>
ZONING DISTRICT: <b>SLR</b>		HEIGHT/BULK DISTRICT:

## 3. Project Description

Please check all that apply

Change of Use  Change of Hours  New Construction  Alterations  Demolition  Other

Additions to Building: Rear  Front  Height  Side Yard

Present or Previous Use: **N/A**

Proposed Use: **AUTO BODY & PAINTING**

Building Permit Application No. **201101037792**

Date Filed: **JAN 2011 & JUNE 2011**

4. Actions Prior to a Discretionary Review Request

Prior Action	YES	NO
Have you discussed this project with the permit applicant?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Did you discuss the project with the Planning Department permit review planner?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Did you participate in outside mediation on this case?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

5. Changes Made to the Project as a Result of Mediation

If you have discussed the project with the applicant, planning staff or gone through mediation, please summarize the result, including any changes there were made to the proposed project.

AFTER MEETING WITH THE OWNER OF AUTO BODY, WE AGREED TO CERTAIN OPERATIONAL REQUIREMENTS TO PROTECT THE HEALTH & WELL BEING OF RESIDENTS & SURROUNDING BUSINESSES.

SEE EMAIL ATTACHMENT - EXHIBIT C.

## Discretionary Review Request

In the space below and on separate paper, if necessary, please present facts sufficient to answer each question.

1. What are the reasons for requesting Discretionary Review? The project meets the minimum standards of the Planning Code. What are the exceptional and extraordinary circumstances that justify Discretionary Review of the project? How does the project conflict with the City's General Plan or the Planning Code's Priority Policies or Residential Design Guidelines? Please be specific and site specific sections of the Residential Design Guidelines.

AUTO BODY SPRAY VENTILATION IS TOO CLOSE TO TOO MANY RESIDENCES < 50' IN SEVERAL CASES.

FUTURE ZONING FOR FOLSOM STREET CORRIDOR & RED ALLEYS & CONTRARY TO SPIRIT OF AUTO BODY SHOP.

2. The Residential Design Guidelines assume some impacts to be reasonable and expected as part of construction. Please explain how this project would cause unreasonable impacts. If you believe your property, the property of others or the neighborhood would be adversely affected, please state who would be affected, and how:

RESIDENTS WOULD BE AFFECTED BY BREATHING KNOWN CARCINOGENS EMITTED FROM PAINT / SPRAY BOOTH.

ALSO, THIS TYPE OF BUSINESS IS NOT REPRESENTATIVE TO THE SPIRIT / DIRECTION OF FOLSOM STREET CORRIDOR ZONING & LAND USE.

3. What alternatives or changes to the proposed project, beyond the changes (if any) already made would respond to the exceptional and extraordinary circumstances and reduce the adverse effects noted above in question #1?

IF PERMIT AN AUTO BODY PAINTING BUSINESS IS IN FACT A PERMITTED LAND USE FOR FUTURE ZONING OF AREA, FORCE SPRAY TO BE FILTERED AT POINT OF CAPTURE, FULLY ENCLOSED, WITH NO NEED FOR EXTERNAL VENTILATION OUTSIDE PREMISES.





# Discretionary Review Application Submittal Checklist

Applications submitted to the Planning Department must be accompanied by this checklist and all required materials. The checklist is to be completed and **signed by the applicant or authorized agent.**

REQUIRED MATERIALS (please check correct column)	DR APPLICATION
Application, with all blanks completed	<input type="checkbox"/>
Address labels (original), if applicable	<input type="radio"/>
Address labels (copy of the above), if applicable	<input type="radio"/>
Photocopy of this completed application	<input type="checkbox"/>
Photographs that illustrate your concerns	<input checked="" type="checkbox"/>
Convenant or Deed Restrictions	<input checked="" type="checkbox"/>
Check payable to Planning Dept.	<input type="checkbox"/>
Letter of authorization for agent	<input type="checkbox"/>
Other: Section Plan, Detail drawings (i.e. windows, door entries, trim), Specifications (for cleaning, repair, etc.) and/or Product cut sheets for new elements (i.e. windows, doors)	<input checked="" type="checkbox"/>

**NOTES**

Required Material

Optional Material.

Two sets of original labels and one copy of addresses of adjacent property owners and owners of property across street.

For Department Use Only

Application received by Planning Department:

By:

Date: \_\_\_\_\_

**RECEIVED**

JUL 05 2011

CITY & COUNTY OF S.F.  
DEPT. OF CITY PLANNING  
PIC

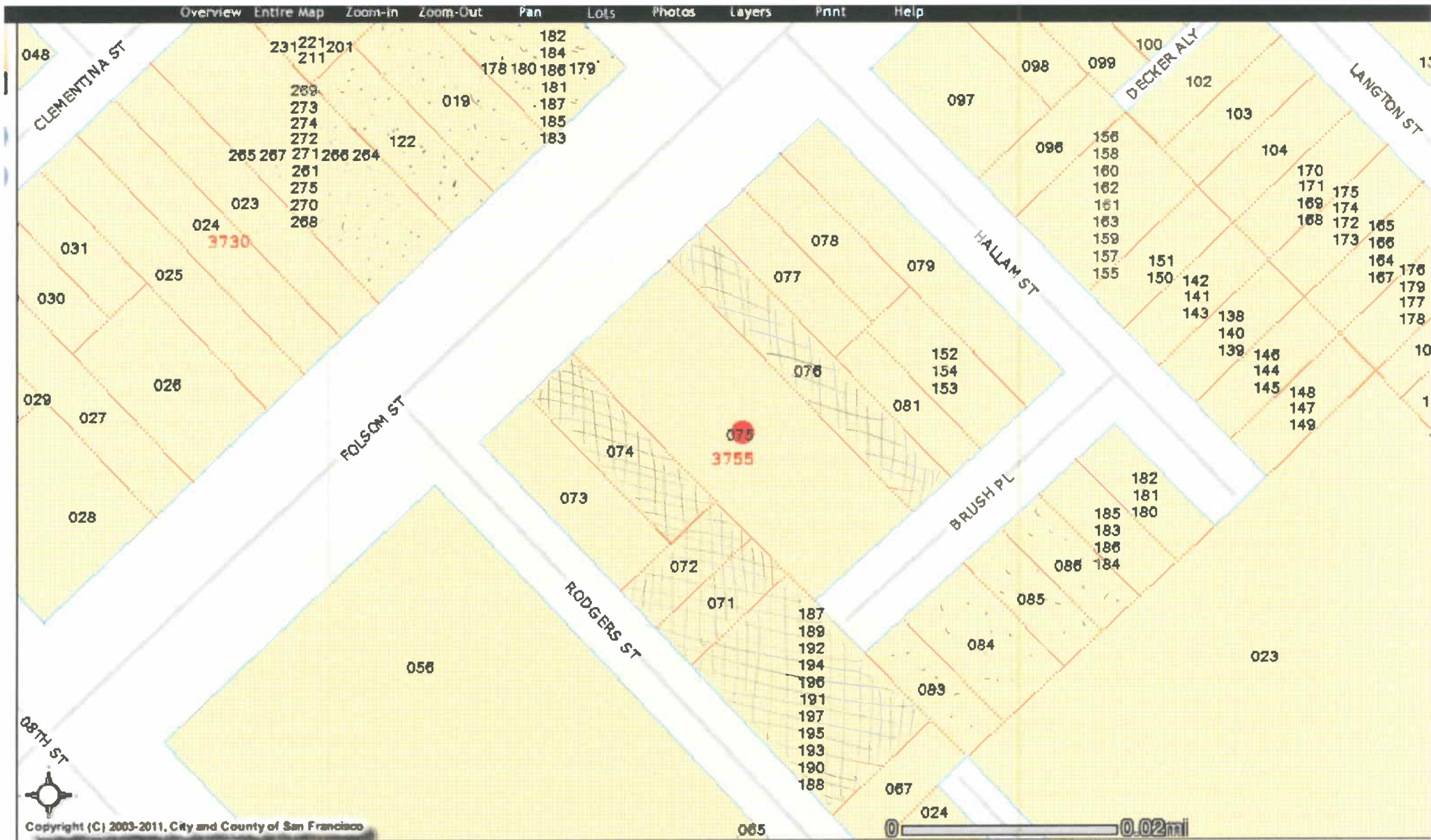
VIEW OF REDT VEATS FROM KITCHEN WINDOW 27 REDFELS ST. 3755/072



11.0718

D







LOCATION OF PROJECT = RED DOT (3755/075)  
 = ADJACENT PROPERTIES  
 = ACROSS THE STREET

11.0718 D



EXHIBIT C

11.0718 D

JIM JENNINGS to autocityrepair., Caroline, me, Paul show details 10:27 AM (3 hours ago)

This message may not have been sent by: jimjennings49@gmail.com [Learn more](#) Report phishing

After meeting yesterday with concerned neighbors, the owners of Auto City Repair SF at 1161-1169 Folsom agreed to the following:

1. Any spray booth will not be used until it is completely self-contained so that nothing from it is exhausted outside the building.
2. The roll-up door on Brush Place will be kept closed at all times. Vehicle access will be through the Folsom Street entrance.
3. There will be no car washing or repair work done outside on Brush Place.
4. Vacant lot will be used for employee parking, and any autos waiting for repair will be placed at the rear of the lot.
5. Autos waiting for repair will be moved inside within 30 days of their arrival.
6. Hours of operation will be 9am to 6 pm Monday thru Friday. Auto City will open at 8 am for drop-off only.
7. Auto City will propose improvements to the gate and fence on Brush Place to improve security and to visually screen the vacant lot.
8. The vacant lot will be regularly maintained, cleaned weekly of any debris and weeds.

Reagan: Please acknowledge your agreement with this synopsis of the conversation. The only thing that is different than what you agreed to is the frequency of the attention given to the vacant lot. You mentioned having an employee give it the once-over at the end of a day and I thought it would be a good thing if that happened once a week. That way it never gets out-of-hand and requires a big clean up. I trust this is OK with you and consistent with your intention to keep it tidy.

Jim

**From:** [Reagan Huang](#)  
**To:** [kimberly.durandet@sfgov.org](mailto:kimberly.durandet@sfgov.org)  
**Subject:** Response to Discretionary Review and documents requested, thank you!  
**Date:** 07/22/2011 02:42 PM  
**Attachments:** [Discretionary Review \(Page 1 of 3\).jpg](#)  
[Discretionary Review \(Page 2 of 3\).jpg](#)  
[Discretionary Review \(Page 3 of 3\).jpg](#)  
[Dept of Public Health.pdf](#)  
[Dept Of Toxic Substances Control.pdf](#)  
[Dept of Building Inspection.pdf](#)  
[SFFD - Notice of Application For Permit.pdf](#)  
[Duster 3000 Downdraft.pdf](#)  
[The Powder Coating Booth Filter.pdf](#)

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Hello Kimberly,

Enclosed please find attachments of documents that you have requested per our meeting with you yesterday, Thursday at 2:00PM.

Attachment 1-3: Response To Discretionary Review

Attachment 4: Department Of Public Health

Attachment 5: Department Of Toxic Substances Control

Attachment 6: Notice of Violation / Department Of Building Inspection

Attachment 7: SFFD - Notice Of Application For Permit

Inspector William D. Jackson

Tel: (415) 558-3316

Attachment 8: Duster 3000 Down draft / Recommended by DR Requester

Attachment 9: The Powder Coating Booth Filter / After thoroughly

researching this is the only available filter,

but it's not recommended for auto spray booth use,

A self-contained auto spray booth does not exist maybe due to ordinance regulation.

Please feel free to contact either my partner Jaime or I if you have any questions. We'll be looking forward to hearing from you soon.

Thank you for your time and have a great day and weekend..

Best Regards,

Reagan

(415) 999-2295



# SAN FRANCISCO PLANNING DEPARTMENT

## RESPONSE TO DISCRETIONARY REVIEW

Case No.: \_\_\_\_\_

Building Permit No.: 2011.01.03.7792

Address: 1161 Folsom St., SF., CA 94103

1650 Mission St.  
Suite 400  
San Francisco,  
CA 94103-2479

Reception:  
415.558.6378

Fax:  
415.558.6409

Planning  
Information:  
415.558.6377

Project Sponsor's Name: Auto City Repair: Jaime Lara, Reagan Huang

Telephone No.: Jaime: (415) 722-5767 (for Planning Department to contact)  
Reagan: (415) 999-2295

1. Given the concerns of the DR requester and other concerned parties, why do you feel your proposed project should be approved? (If you are not aware of the issues of concern to the DR requester, please meet the DR requester in addition to reviewing the attached DR application.

We've thoroughly researched and have confirmed that subject property is in a correct zoning for auto repair services. The only mistake that we made was to hire an incompetent architect that has given faulty instructions that has wasted a lot of our time and money. Since the occurrence of such mishap we've worked persistently to ensure that we are up to code with DBI ordinance. We believed that our proposed project should be approved due to DBI ordinance and correct zoning right. Please consider that some DR requester's concerns are unreasonable and irrelevant to the actual complaint, it's more relevant to the DR requester's personal dislike rather than DBI ordinance.

2. What alternatives or changes to the proposed project are you willing to make in order to address the concerns of the DR requester and other concerned parties? If you have already changed the project to meet neighborhood concerns, please explain those changes. Indicate whether the changes were made before filing your application with the City or after filing the application.

### Reference to the DR requester's concerns:

1. A self-contained auto spray booth does not exist and we are sure that the fire department will not approve a self-contained auto spray booth. We've thoroughly researched and it's confirmed that such unit does not exist, and that each and every operating auto body repair shop within the bay area are using the same or similar auto spray booth unit. We'll not using a unit that's different from auto body shops that's been approved and operating.

2. We are willing to keep the roll-up door on Brush Place closed at all time if DBI and the SFFD permit us to do so without violating safety ordinance. Vehicles will be access through the Folsom Street entrance except if it's extremely necessary.

3. Agreed.

4. Agreed.

5. We've checked and confirmed that the back lot is zone permitted for vehicle parking. We pay rent for this private property lot and believe to the right to use within the DBI ordinance. How's it fair nor it's right that we are restricted to a time limit for our vehicles' parking. This is unreasonable and irrelevant to the actual complaint, it's more relevant to the DR requester's personal dislike rather than DBI ordinance.

6. Our hours of operation will be 7:00am - 6:00pm Monday thru Friday. Hours of operation for towing service should remain open because there's no telling when towing service is needed or a car breaks down, or involves in an accident. There's no way to stipulate time of operation.

7. Agreed.

8. Agreed.

3. If you are not willing to change the proposed project or pursue other alternatives, please state why you feel that your project would not have any adverse effect on the surrounding properties. Please explain your needs for space or other personal requirements that prevent you from making the changes requested by the DR requester.

We strongly feel that we would not have any adverse effects on the surrounding properties, but instead we feel otherwise. It would be a great convenience to have a neighborhood auto repair shop. There are other businesses within our block that has an adverse effects, such as loud music until 2:00AM with drunk people wandering around the street, broken beer bottles and throw-ups all over our door entrances. These are some of the establishments within our block, in which we believe that our business will be the least of their concerns. Also, just for the record there is a auto repair facility that's approximately 5x larger just a few steps away. Besides neighbors that are treating us as a new kid going to a new school, there are great neighbors that we've met would happy to be our reference. We are willing to compromise with any reasonable requests and work due diligently to resolve concern matters. How can anybody in there right mind would believe that we would spend so much time and money to start up our business in this economy so we can screw up a neighborhood??? Our ultimate goal is to provide great services the neighborhood and become great neighbor, and for the great neighbors that have met us will be happy to be our reference.

If the main concern from the DR requester's is the auto spray booth then can we open shop to only operate the auto repair service and the towing service with the stipulation of not operating the spray booth until the DR hearing for the final decision. We've been penalized with fines, lost wagers, lost customers and lease-rent expenses due on a closed business, in which we've made every effort to ensure ordinance with DBI. We hope that DBI will give us a fair resolution.









Business ID#  
**31912**

- New Business       Reduced  
 Send Packet       Valid Disclaimer  
 Hand Carry       Invalid Disclaimer

District # 11  
 CT# \_\_\_\_\_  
 Corp?  
 Port Prop?

**Department of Public Health**  
 1390 Market Street, Suite 210  
 San Francisco, CA 94102

**Hazardous Materials Unified Program Agency (HMUPA)**  
 Phone: 415.252.3900  
 Fax: 415.252.3910

**Field Screening/Disclaimer Verification Survey**

Business dba Auto City Repair Business Type Auto Repair SIC \_\_\_\_\_  
 Address/Cross Street 1161 Folsom St. Zip 94103 Phone 415-440-5353  
 Business Owner/Operator Jaime Lara Business Owner/Operator Phone \_\_\_\_\_  
 Mailing Name & Address / Billing Name & Address Address (If Different) \_\_\_\_\_ Zip Code \_\_\_\_\_

**Hazardous Materials Registration -- LIQUIDS (Indicate quantity of each in gallons)** Reporting Threshold = 1 gallon

Cleaning Agents _____	Latex/Oil Paints <u>55</u>	Oil/Lubricants _____	Gasoline _____	Antifreeze _____
Photo Chemicals _____	Thinners/Acetone _____	Water Treatment <u>15</u>	Solvents/PCE _____	Batteries _____
Diesel Fuel _____	Other: _____	Estimated Total Quantity of liquids		<u>70</u>

**Hazardous Materials Registration -- SOLIDS (Indicate quantity of each in pounds)** Reporting Threshold = 25 pounds

Adhesives _____	Detergents _____	Paint Pigments _____	Asphalt _____	Inks _____
Gypsum _____	Cement/Concrete _____	Welding Rods _____	Tar _____	Joint Compound _____
Other: _____	Estimated Total Quantity of solids			<u>0</u>

**Hazardous Materials Registration -- COMPRESSED GASES (Indicate quantity of each in cubic feet)** Reporting Threshold = 10 cubic feet

<u>264</u> Acetylene _____	Carbon Dioxide _____	HC Mixture <u>500</u>	Oxygen _____	Helium _____
Argon _____	Ammonia _____	Nitrogen _____	Propane _____	Freon _____
Argon/CO2 _____	Nitrous Oxide _____	Other: _____	Estimated Total Quantity of compressed gases	

**Hazardous Waste (Refer to back for examples and definitions)**

HW Generated?  Yes       No       CESQG (Ag Only)       HMUPA MQG.

Estimated Quantity Generated per year 0-5 tons      Estimated Quantity Stored on site \_\_\_\_\_

**Medical Waste (Refer to back for examples and definitions)**

This business is regulated in the Medical Waste Program:  YES (Complete a Medical Waste Field Screening Addendum)

**The following are present at this business:**

Hazardous Waste Treatment (TU # \_\_\_\_\_) Specify treatment method: \_\_\_\_\_

Regulated Substance \_\_\_\_\_

Underground Storage Tank # \_\_\_\_\_       Laboratory       Silver Recovery Unit Only       Medical Specialty (<1,000 cf)       Freight-Forwarding & Transportation

Mobile A/C CFC Recovery Unit       Aboveground Petroleum Storage (APS Quantity = \_\_\_\_\_ gal; Largest Container Size = \_\_\_\_\_ gal)

Based on the above information, this business is not regulated under any HMUPA program element. If you make any changes to your business activities, please contact us at 415.252.3900 to avoid any penalties and/or fines.

Based on the above information, this business is regulated under one or more HMUPA program element(s). You must comply with the San Francisco Health Code by completing a HMUPA application packet and paying fees for the above programs. You will be mailed an application packet with the due date located on the upper right hand corner of the mailing label. Information regarding the application process and requirements is detailed in the application packet. You may reduce your materials below the threshold limit (TL) or cease operations that are regulated under HMUPA. If you determine that you can reduce or cease noted operations, please call your district inspector. Phone numbers are provided on the reverse. **If your business files an inaccurate Disclaimer form or does not respond to the requirements set forth in this survey, enforcement steps will be taken which could result in late fees; site investigation fees; administrative penalties of up to five thousand dollars (\$5,000) per day per violation; civil penalties; and/or criminal penalties.**

The following deficiencies were observed at the time of inspection:

\_\_\_\_\_

\_\_\_\_\_

I hereby acknowledge the above information as presented to me by the HMUPA representative. By providing false information, I understand that I will be in violation of the San Francisco Health Code Articles 21, 21A, 22, 24, and/or 25 requirements, which will result in enforcement. Also, I understand that an inspection will be conducted unannounced at any time during normal operating hours to verify the accuracy of any information that is submitted by this business.

Print Business Representative Name & Phone Number \_\_\_\_\_ Business Representative Signature \_\_\_\_\_ Inspector Signature \_\_\_\_\_ Date 5-17-11

0910 HMUPA 301





Linda S. Adams  
Acting Secretary for  
Environmental Protection

## Department of Toxic Substances Control

Deborah O. Raphael, Director  
1001 "I" Street  
P.O. Box 806  
Sacramento, California 95812-0806



Edmund G. Brown Jr.  
Governor

ATTN: JAMIE LARA  
AUTO CITY REPAIR  
1165 FOLSOM ST  
SAN FRANCISCO CA 94103

EPA ID Number Issued: July 13, 2011  
**Location Address:**  
1165 FOLSOM ST  
SAN FRANCISCO CA 94103

**PERMANENT RECORD - DO NOT DESTROY  
YOUR CALIFORNIA EPA IDENTIFICATION NUMBER IS:**

# CAL000365585

This is to acknowledge that a permanent California Environmental Protection Agency Identification (EPA ID) Number has been assigned to your place of business.

---

***An EPA ID Number is assigned to a person or business at a specific site. It is only valid for the location and person or business to which it was assigned. If your business has multiple generation sites, each site must have its own unique number. If you stop handling hazardous waste, move your business, change ownership, change mailing address, or change the type or amount of waste you handle, you must notify the Department of Toxic Substances Control immediately. If your business has moved, your EPA ID Number must be canceled. A new number must be obtained for your new location if you continue to generate hazardous waste.***

---

This EPA ID Number must be used for all manifesting, record keeping, and reporting requirements. Please retain this notice in your files.

Department of Toxic Substances Control  
Generator Information Services Section  
Telephone: (916) 255-1136 or California Only Toll-free Number: (800) 618-6942

Operator's Initials: ERILEY

version: January 2011



Printed on Recycled Paper





# NOTICE OF VIOLATION

of the San Francisco Municipal Codes Regarding Unsafe, Substandard or Noncomplying Structure or Land or Occupancy

## DEPARTMENT OF BUILDING INSPECTION

City and County of San Francisco  
1660 Mission St. • San Francisco, CA 94103 - 2414

ADDRESS 1161 FOLSOM ST.

OCCUPANCY / USE S-1 AUTO REPAIR

CONST. TYPE \_\_\_\_\_

If checked, this information is based upon site observation only. Further research may indicate that legal use is different. If so, a revised Notice of Violation will be issued.

OWNER / AGENT \_\_\_\_\_

MAILING ADDRESS \_\_\_\_\_

PERSON CONTACTED @ SITE \_\_\_\_\_

- FIRST NOTICE  
 SECOND NOTICE  
 OTHER: \_\_\_\_\_

COMPLAINT NUMBER

201133943  
 DATE 5/18/11  
 BLOCK 3755 LOT 075  
 STORIES 1  BASEMENT  
 PHONE # \_\_\_\_\_  
 CITY \_\_\_\_\_ ZIP \_\_\_\_\_  
 PHONE # \_\_\_\_\_

## VIOLATION DESCRIPTION:

- WORK WITHOUT PERMIT (SFBC 103A);  ADDITIONAL WORK-PERMIT REQUIRED (SFBC 106A.4.7);  
 EXPIRED PERMIT (SFBC 106A.4.4);  CANCELLED PERMIT (SFBC 106A.3.7) PA# \_\_\_\_\_;  
 UNSAFE BUILDING (SFBC 102A);  SEE ATTACHMENTS

AUTO SPRAY BOOTH INSTALLED WITHOUT BUILDING PERMIT APPLICATION # 201101037792 HAVING BEEN APPROVED AND ISSUED.

CODE / SECTION #

BC - Building Code HC - Housing Code PC - Plumbing Code EC - Electrical Code MC - Mechanical Code

## CORRECTIVE ACTION:

- STOP ALL WORK SFBC 104A.2.4  
 FILE BUILDING PERMIT APPLICATION WITHIN 30 DAYS ( WITH PLANS) A Copy of This Notice Must Accompany the Permit Application.  
 OBTAIN PERMIT WITHIN 60 DAYS AND COMPLETE ALL WORK WITHIN 90 DAYS, INCLUDING FINAL INSPECTION AND SIGNOFF.  
 CORRECT VIOLATIONS WITHIN \_\_\_\_\_ DAYS.  NO PERMIT REQUIRED.  
 YOU FAILED TO COMPLY WITH THE NOTICE(S) DATED \_\_\_\_\_, THEREFORE THIS DEPT. HAS INITIATED ABATEMENT PROCEEDINGS.  
 FAILURE TO COMPLY WITH THIS NOTICE WILL CAUSE ABATEMENT PROCEEDINGS TO BEGIN. SEE REVERSE SIDE FOR ADDITIONAL WARNINGS.

TO ABATE THIS VIOLATION, FINISH APPLICATION PROCESS, HAVE PERMITS ISSUED, OBTAIN INSPECTIONS, INCLUDING FINAL INSPECTION.

INVESTIGATION FEE OR OTHER FEE WILL APPLY See reverse side for further explanation

- 9x Fee (Work w/o Permit after 9/1/60)  2x Fee (Work Exceeding Scope of Permit)  
 Other \_\_\_\_\_  Reinspection Fee \$ \_\_\_\_\_  No penalty (Work w/o permit prior to 9/1/60)

APPROX. DATE OF WORK W/O PERMIT PREVIOUS 6 MOS. VALUE OF WORK PERFORMED WITHOUT PERMITS \$8,000

## BY ORDER OF THE DIRECTOR, DEPARTMENT OF BUILDING INSPECTION

CONTACT INSPECTOR Greg Hajnal  
 (Inspector - Print Name)

OFFICE HOURS 7:30 TO 8:30 AM AND 3:00 TO 4:00 PM

PHONE # 558-6102

By: (Inspector's Signature) Greg Hajnal DISTRICT # 3

- CC:  DCP  EID  PID  BID  HIS  CED  PRS  DAD  SFFD  DPH  PS

- Building Inspection Division  
3rd Floor, 1660 Mission St. 558-6096  
 Housing Inspection Services  
6th Floor, 1660 Mission St. 558-6220  
 Electrical Inspection Division  
3rd Floor, 1660 Mission St. 558-6030  
 Plumbing Inspection Division  
3rd Floor, 1660 Mission St. 558-6054  
 Code Enforcement Division  
3rd Floor, 1660 Mission St. 558-6454  
 Code Enforcement Division  
3rd Floor, 1660 Mission St. 558-6454



B-2



**San Francisco Fire Department**  
**Bureau of Fire Prevention**

**NOTICE OF APPLICATION FOR PERMIT**

February 08, 2011

To whom it may concern:

Notice is hereby given that JAIME LARA has filed with the Chief of the Fire Department an application for a permit at the City and County of San Francisco, State of California, as detailed below:

<b>Permit Address:</b>	1161 FOLSOM ST
<b>Permit ID:</b>	P126 - VEHICLE REPAIR GARAGE, MAJOR, OPERATION
<b>Permit Application No.:</b>	31640
<b>Applicant Name:</b>	JAIME LARA
<b>DBA:</b>	AUTO CITY REPAIR
	1161 FOLSOM ST
	SAN FRANCISCO, CA 94103

The application for said permit will be heard at:

**698 SECOND STREET, ROOM 109**

**On Thursday, 24 February, 2011 at 9:00 a.m.**

Any protest against the granting of said permit may be filed with the Chief of the Department on or before the above date.

By order of the Chief of San Francisco Fire Department:

**THIS NOTICE MUST BE POSTED IN A CONSPICUOUS PLACE IN  
FRONT OF THE PREMISES DESCRIBED IN THE APPLICATION ABOVE**



# San Francisco Fire Department

## Bureau of Fire Prevention

698 Second Street, Room 109  
San Francisco, CA 94107-2015

**RECEIPT NO. 1040742**

**Received From** JAIME LARA  
JAIME LARA  
AUTO CITY REPAIR **Date** 2/8/2011

**Permit Address** 1161 FOLSOM ST **Permit Date** 2/8/2011  
**Payment Type** CK  
**Check No** 7969

Appl. No.	Permit Type	Fee	Posting Fee	Planning Dept. Fee	Ext. Fee
31640	P126 - VEHICLE REPAIR GARAGE, MAJOR, OPERATION	330.00	27.00	116.00	473.00
31642	P151 - HOT WORK OPERATIONS, WELDER, CUT, WELD,	90.00	0.00	0.00	90.00
31641	P213 - FLAMMABLE/COMBUSTIBLE FINISHES, LIMITED	90.00	0.00	0.00	90.00
<b>Total Amount Paid</b>					<b>653.00</b>

# NOT A PERMIT

Received By: Paul Orlando

**Note: Please be aware that some SFFD permit types may also require a tax license certificate and additional fee. In such cases, a separate "Statement of License Fee Due" will be mailed from the City and County of San Francisco Tax Collector's Office after the permit has been approved.**

All returned checks are subject to an additional fifty (\$50.00) dollar surcharge. Inspections that require more than two (2) hours shall be subject to an additional fee of \$110.00 for each hour.

This receipt is not a permit to operate and may require further review or inspection by the San Francisco Fire Department. The Chief is authorized to cancel a permit application when the applicant fails to make corrections or fails to provide additional information within 6 months from the date of the application.

Revised 08/20/2009

Telephone: (415) 558-3300  
Fax Nos: (415) 558-3323/3324

698 Second Street, Room 109  
San Francisco, CA 94107-2015



# The Duster 3000 DOWNDRAFT

REMAINS THE "ORIGINAL" MOBILE PREP STATION

Since 1992

The **Duster 3000 DOWNDRAFT** is used throughout Canada, the United States, Japan and since 2001 expanded into Europe and Russia. Here is just a sampling of its diversified use.

- ★ Independent and Franchised Collision Repair Shops
- ★ New & Used Car and Truck Dealerships
- ★ Approved by GM and Ford - Dealer Equipment Programs
- ★ Custom Car Shop – Foose Design and Unique Performance
- ★ **OVERHAULIN'** TV series on TLC
- ★ **POWERBLOCK** TV series on SPIKE TV
- ★ Classic, Antique and Muscle Car Restoration Shops
- ★ Vocational Technical Schools
- ★ US and Canadian Military

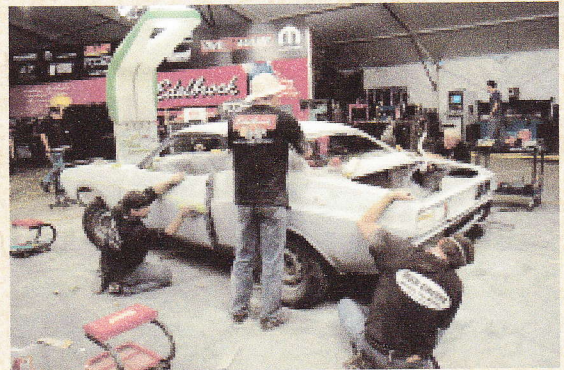


Photo courtesy of TLC - OVERHAULIN'

## Benefits



"Cleaner shop environment"

- ✓ Provides cleaner air for worker environment
- ✓ Reduce sick days
- ✓ Reduces winter heating and summer air conditioning costs
- ✓ Quick return on capital equipment investment - less than 24 months
- ✓ Reduces redos caused by cross contamination
- ✓ Energy Efficient – economical to operate
- ✓ Mobile - easily moved to where it is required
- ✓ Efficient use of production floor space
- ✓ No ventilation or makeup air required
- ✓ Powerful motor re-circulates air at over 3,000 cfm

## Features

- ◆ Operates on standard 110 Vac power
- ◆ No assembly required - delivered ready to use
- ◆ Easy to replace multi stage filters
- ◆ Captures particulate down to 3 microns
- ◆ Efficiency - 98% Average Dust Spot Efficiency
- ◆ Quiet operation (67db, conversation level)
- ◆ Lightweight and mobile (181 lbs / 84 kg)
- ◆ Small foot print (6.5 sq. ft. / 0.60m<sup>3</sup>)
- ◆ HazLoc Class 1 & 2 certification assures worker safety and insurance compliance
- ◆ Two light safety warning system provides visual status of machine and the filters for necessary action to be take by operator

## Intended use

- ❖ The **Duster 3000 DOWNDRAFT** is a mobile prep station designed and engineered to remove harmful airborne contaminants found in dust when sanding old paint, rusted metal and fillers.
- ❖ The **Duster 3000 DOWNDRAFT** should not be used as a substitute for a proper spray booth.
- ❖ No permit is required when the machine is used for dust capture.
- ❖ When considering it to capture paint overspray from small spray operations such as cut-ins, touch up or Small Medium Automotive Repair Technique (SMART) you must always check with your local regulatory authorities for proper application and approval.



"Sanding/grinding application"



**The Total Solution to  
Shop Air Pollution**

# **Duster 3000 DOWNDRAFT**

*Designed, Engineered and Proven  
in the Body Shop Industry since 1992*



## **MOBILE PREP STATION**

*(Portable Air Filtration System)  
Model No. 00301*

**Meets EPA Compliancy\***

*(\*Ask for details and conditions)*



[www.islandcleanair.com](http://www.islandcleanair.com)  
**800-661-8211**

Manufactured by

# **ICA**

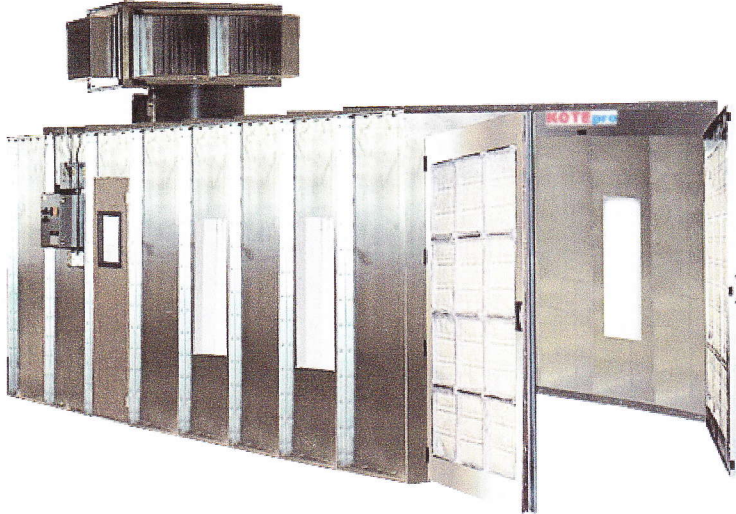
ISLAND CLEAN AIR

Choose the Air you breathe



The Powder Coating Booth series is available in a wide variety of sizes ranging from 6'W-7'H-7'D to 20'W-12'H-50'D. You are assured THE finest industrial coating booths available and include fans, motors, nut and bolt fasteners, filters, detailed drawings and instructions, all included in one single shipment.

Our disposable filter powder coating booth series is available with a High-efficiency 3rd Stage Safety Filter for recycling filtered, conditioned air back into the facility, saving on heating and air conditioning costs. Stage I blanket-type filters, stage II bag-type filters are standard.



- Tubeaxial fan,
- Filters,
- Complete hardware,
- Light fixtures,
- Precise sheetmetal,
- Sealant.

**ALL INCLUDED IN  
ONE  
COMPLETE SHIPMENT !!!**

Use of images from this website is expressly prohibited.

**KOTEpro offers the highest quality powder coating booths available anywhere.....  
at the lowest possible prices.**

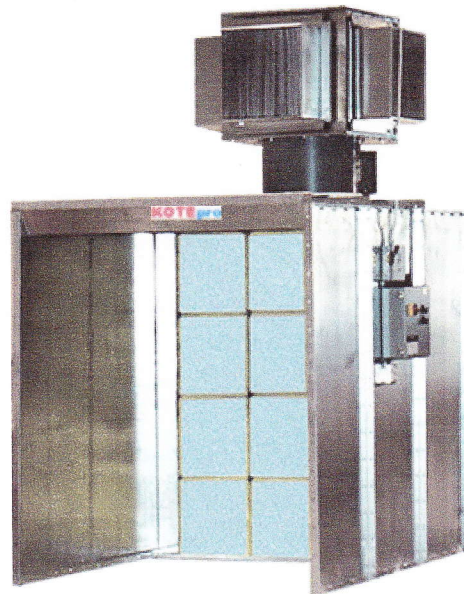
*All powder coating booths are formed on CNC equipment for true CAD precision !*

*Wall panels and angles feature CNC PRE-PUNCHED bolt holes for easy assembly !*

*All components are CNC formed straight and true for PERFECT alignment.*

*NO hand formed sheetmetal !*

*NUT/BOLT construction with 5/16" fasteners for superior structural integrity !*



#### • Features

- Fan Motors are totally enclosed TEFC, 3-phase 208/230/460 volt. Add explosion proof motor if required by local code..
- Fans, motors, filters, etc. are packaged, but loose.
- Not to be used for wet painting.

#### • Construction

- 18-Gauge Steel Panels. Nut/bolt construction. Inside of Booth is smooth.
- Filter Cells are 20" X 20" X 3"
- Plenum Panels rest on heavy duty 14-Gauge Galvanized Floor Angles.
- Fans are belt driven with enclosed belt guards. Blades are rigid-type,

# D.A. CHECKLIST 1161 FOLSOM ST

**D.A. CHECKLIST (p. 1 of 2):** The address of the project is \_\_\_\_\_

For ALL tenant improvement projects in commercial use spaces, this checklist is required to be reproduced on the plan set and signed.

1. The proposed use of the project is Auto Body Repair (e.g. Retail, Office, Restaurant, etc.)

2. Describe the area of remodel, including which floor: New Spray Booth Floor See A-1

3. The construction cost of this project excluding disabled access upgrades is \$ 7,100 which is (check one)  more than /  less than the Accessibility Threshold amount of \$132,536.28 based on the "2011 ENR Construction Cost Index" (The cost index & threshold are updated annually).

4. Is this a City project and/or does it receive public funding? Check one:  Yes /  No. Note: If Yes, then see Step 3 on the instructions page for additional forms required.

**Conditions below must be fully documented by accompanying drawings**

6. Read A through C below carefully and check the most applicable box (one box only):

A: All existing conditions serving the area of remodel fully comply with access requirements. No further upgrades are required.

B: All existing conditions serving the area of remodel that do not fully comply with access requirements will be fully upgraded with this project.

C: Proposed project (check one)  is less than the threshold /  is over the threshold & falls under CBC 1134B.2.1 Ex. 2. Partial upgrades, including Equivalent Facilitation will be provided up to 20% of the project value as itemized on Form C. Priority of upgrades are to be considered in the order listed on p. 2 of the D.A. Checklist. Fill out hardship request form(s) for non-complying items, including for Equivalent Facilitation items. Check box C means there are still non-complying items serving the area of remodel.

D: Access features will either fully comply or be provided with Code defined Equivalent Facilitation. Submit an Unreasonable Hardship Request (UHR) for the Equivalent Facilitation items.

E: Hardship appeal to be filed with Access Appeals Commission (AAC). Note: Plan check of items not under AAC consideration will continue while resolution of AAC decision is sought.

F: Consisting only of Barrier Removal, Notice of Accessibility Violation (NOV) Compliance or Exempted Work. Fill out Form F.

G: Minor revision to previously approved permit drawings only. (Note: This shall NOT be used for new or additional work) Provide previous approved permit application here: \_\_\_\_\_ Description of revision: \_\_\_\_\_

Permitted under D.A. Checklist. Page 1 of 2

**D.A. CHECKLIST (p. 2 of 2):** Check all applicable boxes and specify where on the drawings the details are shown:

Note: upgrades below are listed in priority based on CBC 1134B.2.1 Ex. 2

	Existing Fully Complying	Upgrade to Full Compliance	Partial Upgrade/ Hardship	Equivalent Facilitation/ Hardship	None existing & not req'd by Code	Access Appropriate	Barrier Removal/ NOV	Location of detail (include detail no. & drawing sheet no. if/ since the detail barrier/ equivalent/ compliance can be written here)
1. One accessible entrance serving the area of remodel. Note: This should be a primary entrance. An upgrade may be required if it is not.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
2. An accessible route to the area of remodel:								
2a. path of travel:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
2b. ramps:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
2c. elevator:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
2d. stairs (if no elevator):	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
2f. other:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
3. At least one accessible restroom for each sex serving the area of remodel:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
4. Accessible public pay phone:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
5. Accessible drinking fountains (if low):	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
6. Signage:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
7. Visual Alarm:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
8. Parking:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Other:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
9. Shower:	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

If details are provided from a set of City approved reference drawings, provide its permit application number here: \_\_\_\_\_

Permitted under D.A. Checklist. Page 2 of 2

**Form C: DISABLED ACCESS 20% RULE**

This form is only required when box "C" is checked off on the D.A. Checklist and is for providing an itemized list of the estimated costs for the expenditures used for disabled access upgrades for this project. Reproduce this form along with the D.A. Checklist and the Unreasonable Hardship Request Form(s) on the plans.

Based on CBC 1134B.2.1, Exception 1, only projects with a construction cost less than the valuation threshold (current ENR Construction Cost Index Amount) are eligible for the 20% rule, where the project must provide disabled access upgrades up to 20% of the cost of construction in the required priority as listed on p. 2 of the D.A. Checklist. In general, projects valued over the threshold are not eligible for the 20% rule (see CBC 1134.2.1 Exception 2 for a possible exception).

CBC 1134B.2.1, Exception 2 (abbreviated): In alteration projects involving buildings & facilities previously approved in full without observation, areas above & below the ground floor are subject to the 20% disproportionality provisions described in Exception 1, even if the value of the project exceeds the valuation threshold in Exception 1. Refer to the Code for the types of buildings & facilities that qualifies for this 20% disproportionality provision when project valuation is over the threshold.

A) Cost of Construction: (Excluding accessibility upgrade)	Contractor's Estimated Cost	DBI Revised Cost
\$ 7,100	\$ 7,100	\$
B) 20% of A):	\$ 1,420	\$

List the Upgrade Expenditures and their respective construction cost below:

Item	Description	Estimated Cost	DBI Revised Cost
1	REMOVE AND BUILD	1,420	\$
2	WALL @	\$	\$
3	RESTROOM	\$	\$
4		\$	\$
5		\$	\$
6		\$	\$
7		\$	\$
8		\$	\$
9		\$	\$
<b>Total Upgrade Expenditures</b>		\$ 1,420	\$

Permitted under D.A. Checklist. Page 3 of 3

PERMIT NUMBER  
2011-0103-7792  
REVIEWED  
By Compliance with City and County Ordinances and State Codes  
This document is not intended to be a contract. It is subject to the terms and conditions of the permit application and the applicable laws and regulations.  
Approved by the Director of Building Inspection  
Nicki Jones  
Director of Building Inspection

Micki Jones SFPD  
JUN 03 2011

SITE PERMIT  
JUN 13 2011  
THIS DOCUMENT IS LIMITED TO THE PERMIT ONLY. NO WORK MAY BE DONE UNTIL THE CONSTRUCTION PLANS HAVE BEEN APPROVED.

Capacity Charges  
Water: \$ 2,100  
Sewer: \$ 1,000  
Total: \$ 3,100  
SFPD Capacity Charges  
See attached SFPD Capacity Charge Invoice for total amount due. DBI will collect 50% or more of the total amount due. DBI will collect 50% or more of the total amount due. DBI will collect 50% or more of the total amount due. DBI will collect 50% or more of the total amount due.  
Shi Tom

RECEIVED  
JUN - 3 2011  
DEPT. OF BUILDING INSPECTION  
THIS PLAN MEETS THE QUALITY STANDARD FOR REPRODUCTION ACCEPTED.

Hazardous Materials  
Unified Program Agency  
Plan Check Approved  
Inspector

APPROVED  
Dept. of Building Insp.  
JUN 13 2011  
Director of Building Inspection

By JAMES ZHAN, DBI  
JUN 03 2011

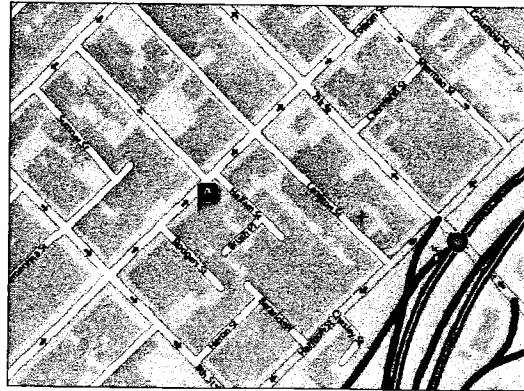
	AZ DESIGN AND ENGINEERING, INC. 400 OYSTER POINT BLVD, SUITE 438, SOUTH SAN FRANCISCO, CA 94080 Ph: (650) 553-4031 / FAX: (650) 553-4044 / azdesign@azdesign.com		REVISION/DATE S-0
	NEW SPRAY BOOTH INSTALLATION 1161 FOLSOM ST, SAN FRANCISCO, CA 94103		SCALE: AS SHOWN DATE: 05/24/2011 DRAWN / REVISION: MZ/AZ JOB NO.: AMP02

2011.0103.7792

LOCATION MAP



VICINITY MAP



LOT/OWNER INFORMATION

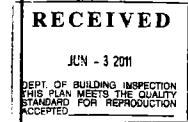
1161 FOLSOM STREET, SAN FRANCISCO, CA 94103  
 BLOCK/LOT 3755/075  
 LOT AREA: 10,725 SQF - 65 FT x 165 FT  
 ZONE DISTRICT: SLR  
 (E) NUMBER OF STRUCTURES ON LOT: 1  
 BUILDING #1 (1-STORY) MECHANIC SHOP S-T  
 BUILDING #2 (N/A)  
 TYPE OF CONSTRUCTION III-A  
 FLOOR AREAS:  
 BUILDING 1:(E) = 10,725 SQF  
 BUILDING 2:(N/A)  
 TOTAL AREA OF OF BUILDINGS = 10,725 SQF  
 MAXIMUM LOT AREA COVERAGE: 100%  
 OWNER(S) INFORMATION:  
 REBIZZO EDWARD M  
 330 A BODEGA AVENUE  
 PETALUMA, CA

SCOPE OF WORK

1. INSTALL NEW SPRAY BOOTH 14 FT x 27 FT (NOT GAS OPERATED).

INDEX OF DRAWINGS

ARCHITECTURAL  
 A-0 D.A. CHECKLIST  
 A-0.1 (E) SITE PLAN AND PROJECT INFORMATION  
 A-1 (E) & (N) 1ST FLOOR PLAN  
 A-1.1 (N) ROOF FLOOR PLAN  
 A-1.2 HANDICAP BATHROOM  
 A-1.3 HANDICAP DETAILS  
 A-1.4 SPRAY BOOTH FLOOR PLAN AND DETAILS  
 A-1.5 SPRAY BOOTH SPECIFICATIONS



1161 FOLSOM ST., SAN FRANCISCO, CA 94103

MATERIALS & SYMBOLS

	ACOUSTIC TILE OR BOARD		ROCK FILL
	BITUMINOUS CONCRETE SHOW PROFILE ONLY		SAND
	CERAMIC TILE		WOOD, FINISH
	CONCRETE CAST IN PLACE OR PRECAST		WOOD, FRAMING THROUGH MEMBER
	CONCRETE BLOCK		WOOD, FRAMING INTERRUPTED MEMBER
	EARTH		COLUMN/ GRID LINE MARK
	GLASS ONLY INDICATION IN THIN MATERIAL		NOTE MARK
	GYPSUM BOARD ONLY INDICATION IN THIN MATERIAL		HATCH MARK AND LINE
	GYPSUM SHEATHING		DOOR MARK
	HARDBOARD		WINDOW MARK - LETTERS
	INSULATION, BATT		LOUVER MARK - NUMBERS
	METAL ONLY INDICATION IN THIN MATERIAL		INTERIOR ELEVATION MARK
	MORTAR		DETAIL MARK
	PLASTER ON METAL LATH		
	PLASTIC LAMINATE		
	PLYWOOD		
	RIGID INSULATION		

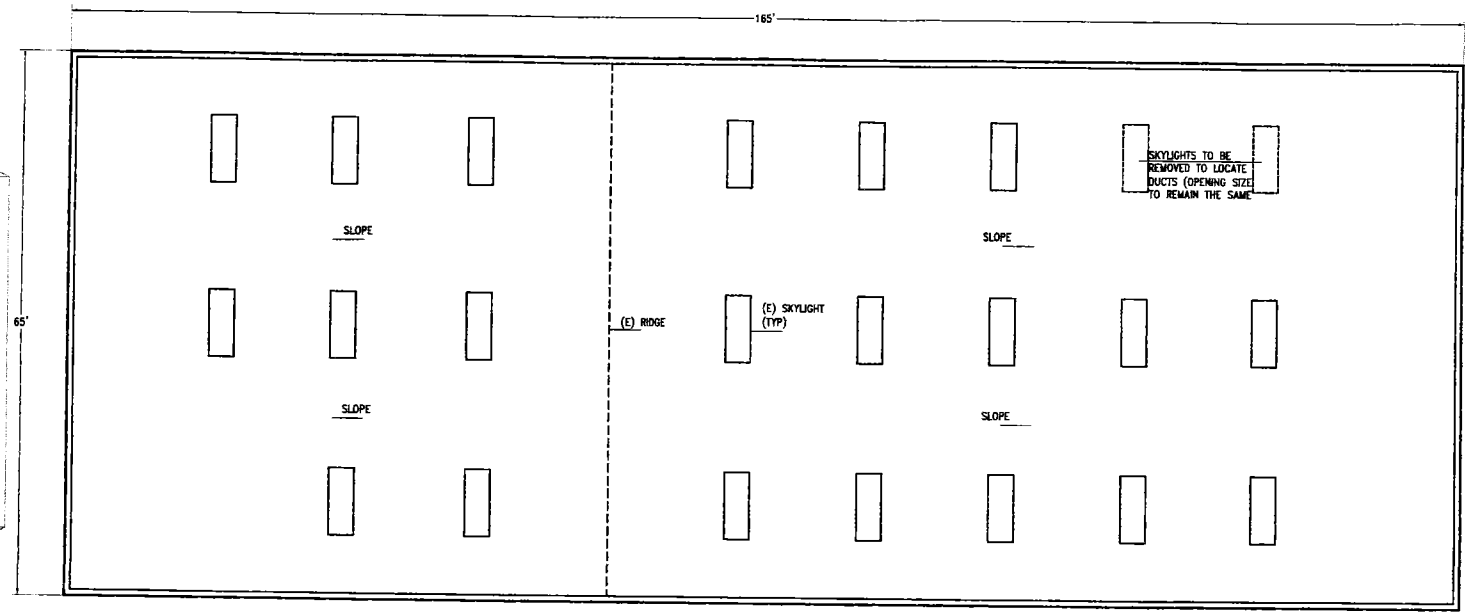
APPLICABLE CODES

- A. 2010 CALIFORNIA BUILDING CODE (BASED ON 2009 INTERNATIONAL BUILDING CODE)
- B. 2010 CALIFORNIA ELECTRICAL CODE (BASED ON 2008 NATIONAL ELECTRICAL CODE)
- C. 2010 CALIFORNIA PLUMBING CODE (BASED ON 2009 UNIFORM PLUMBING CODE)
- D. 2010 CALIFORNIA MECHANICAL CODE (BASED ON 2009 UNIFORM MECHANICAL CODE)
- E. 2010 CALIFORNIA ENERGY CODE
- F. 2010 CALIFORNIA HISTORICAL BUILDING CODE
- G. 2010 CALIFORNIA RESIDENTIAL CODE (BASED ON THE 2009 INTERNATIONAL RESIDENTIAL CODE)
- H. 2010 CALIFORNIA FIRE CODE (BASED ON THE 2009 INTERNATIONAL FIRE CODE)
- I. 2010 SAN FRANCISCO BUILDING CODE
- J. LOCAL LAWS, ORDINANCES AND REGULATIONS

NOTES

RECIPIENT OF THESE PLANS & SPECIFICATIONS UNDERSTANDS THAT COPYRIGHT IN THESE PLANS & SPECIFICATIONS ARE OWNED BY AZ DESIGN & ENGINEERING INC. THE PLANS & SPECIFICATIONS CONTAIN UNPUBLISHED AND CONFIDENTIAL BUSINESS INFORMATION OF AZ DESIGN & ENGINEERING INC. THE RECIPIENT AGREES TO RETURN THESE PLANS & SPECIFICATIONS IN STRICT CONFIDENCE AND AGREES NOT TO DISCLOSE THESE PLANS & SPECIFICATIONS TO ANY OTHER PARTY AND FURTHER AGREES NOT TO MAKE COPIES OF THESE PLANS & SPECIFICATIONS. THE RECIPIENT AGREES TO USE THESE PLANS & SPECIFICATIONS ONLY FOR THE LIMITED PURPOSE FOR WHICH AZ DESIGN & ENGINEERING INC. HAS MADE THESE PLANS & SPECIFICATIONS AVAILABLE, AND RECIPIENT AGREES TO RETURN ALL PLANS & SPECIFICATIONS TO AZ DESIGN & ENGINEERING INC. EITHER UPON COMPLETION OF THE PROJECT OR UPON THE REQUEST OF AZ DESIGN & ENGINEERING INC. WHOEVER COMES FIRST.

THE ENGINEER PREPARING THESE PLANS WILL NOT BE RESPONSIBLE FOR, OR LIABLE FOR, UNAUTHORIZED CHANGES TO OR USES OF THESE PLANS. ALL CHANGES TO THE PLANS MUST BE IN WRITING AND MUST BE APPROVED BY THE PREPARED BY THESE PLANS. CONSTRUCTION CONTRACTOR AGREES THAT IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, CONSTRUCTION CONTRACTOR WILL BE REQUIRED TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THAT THIS REQUIREMENT SHALL BE MADE TO APPLY CONSEQUENTIALLY AND NOT LIMITED TO NORMAL WORKING HOURS, AND CONSTRUCTION CONTRACTOR FURTHER AGREES TO RETURN, REIMBURSE AND HOLD DESIGN PROFESSIONALS HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM SOLE NEGLIGENCE OF DESIGN PROFESSIONAL.



(E) ROOF/SITE PLAN  
 1/8"=1'-0"

- SITE PLAN LEGEND:
- - 
  - 
  - 
  - 
  - 
  - 
  - 
  -

APPROVED  
 Dept. of Building Insp.  
 JUN 13 2011  
 Edward M. Reizzo  
 DEPT. OF BUILDING INSPECTION

MOJID JONES SFPD  
 JUN 03 2011



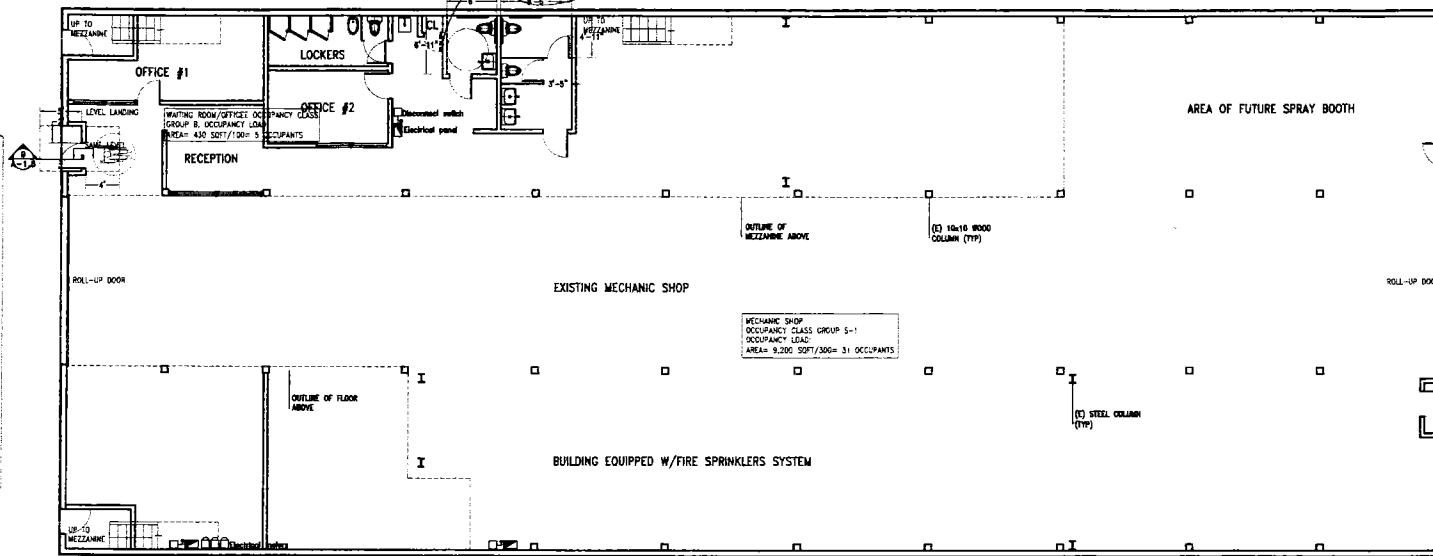
AZ DESIGN AND ENGINEERING, INC.  
 400 OYSTER POINT BLVD, SUITE 438, SOUTH SAN FRANCISCO, CA 94080  
 Ph: (650) 553-4031 / FAX: (650) 553-4044 / azdesign@azdesign.us  
 NEW SPRAY BOOTH INSTALLATION  
 1161 FOLSOM ST, SAN FRANCISCO, CA 94103



REVISION/DATE

A-0.1

WALL LEGEND	
	EXISTING WALL TO REMAIN
	EXISTING WALL TO BE REMOVED
	NEW WALL

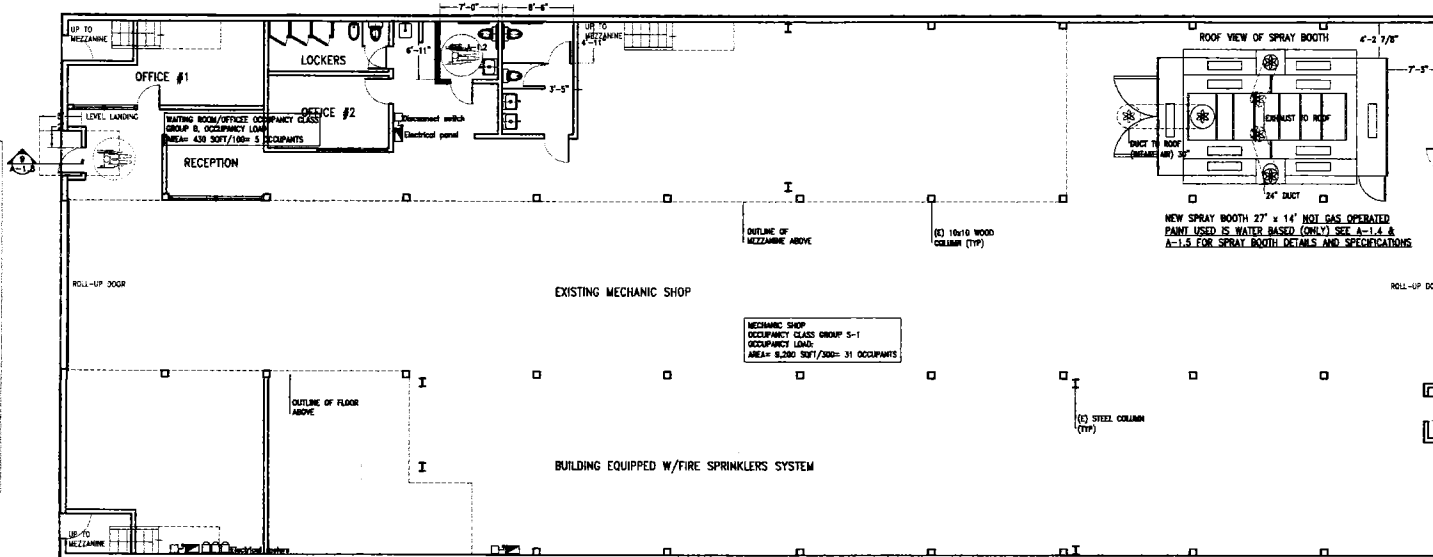


(E) FIRST FLOOR PLAN  
1/8"=1'-0"

**APPROVED**  
Dept. of Building Insp.

JUN 13 2011

*Vivian L. Day*  
DIRECTOR/CHIEF BUILDING OFFICIAL  
DEPT. OF BUILDING INSPECTION



(N) FIRST FLOOR PLAN  
1/8"=1'-0"

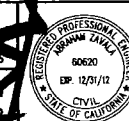
**SITE PERMIT**  
JUN 08 2011  
THIS APPLICATION SUBMITTED FOR THE PERMIT OFFICE AND WORK MAY BE FINISHED. CONSTRUCTION PLANS HAVE BEEN APPROVED.

**RECEIVED**  
JUN - 3 2011  
DEPT. OF BUILDING INSPECTION  
THIS PLAN MEETS THE QUALITY STANDARD FOR REPRODUCTION ACCEPTED.

Mark Jones SFFD  
JUN 8 3 2011



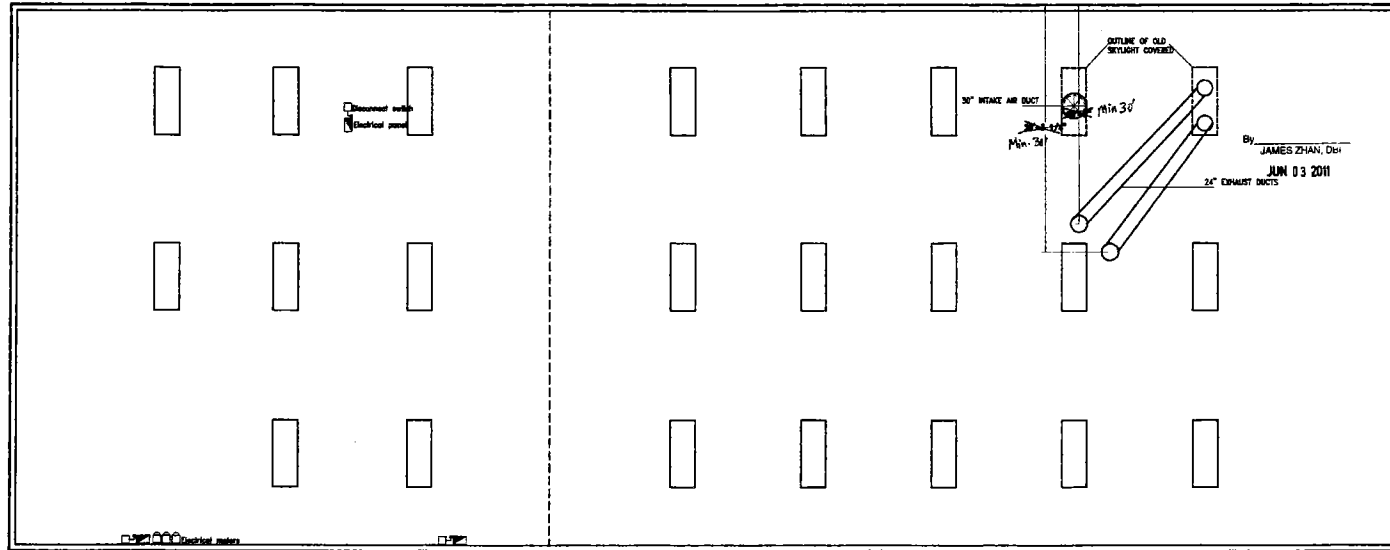
**AZ DESIGN AND ENGINEERING, INC.**  
400 OYSTER POINT BLVD, SUITE 438, SOUTH SAN FRANCISCO, CA 940  
Ph: (650) 553-4031 / FAX: (650) 553-4044 / azdesign@azdesign.us  
**NEW SPRAY BOOTH INSTALLATION**  
1161 FOLSOM ST, SAN FRANCISCO, CA 94102



REVISION/DATE	

**A-1**





(N) ROOF PLAN  
1/4"=1'-0"



**APPROVED**  
Dept. of Building Insp.

JUN 13 2011

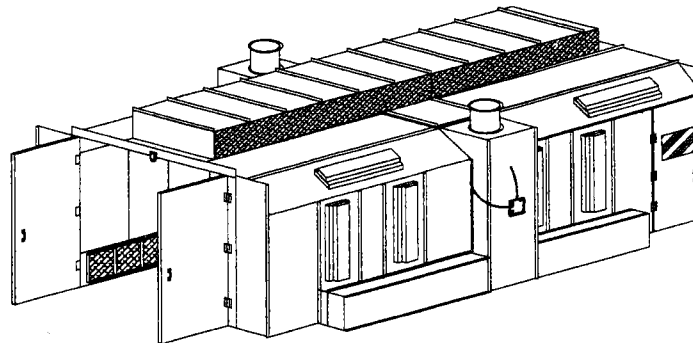
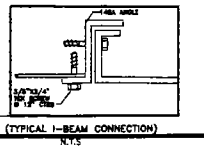
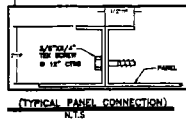
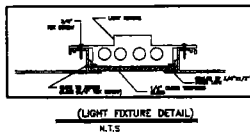
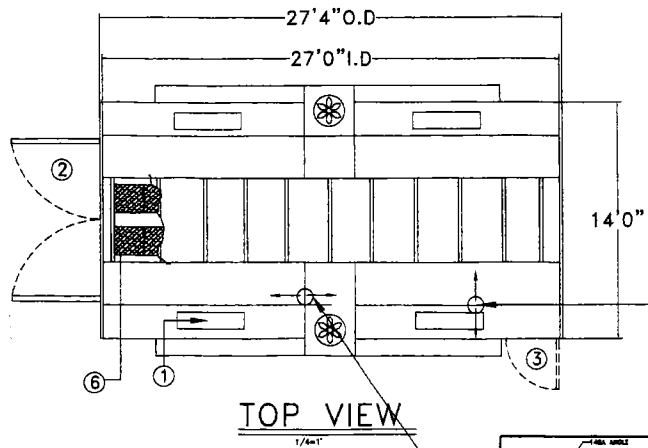
*Vincent L. Day*  
VINCENT L. DAY  
DIRECTOR/CHIEF BUILDING OFFICIAL  
DEPT. OF BUILDING INSPECTION

**RECEIVED**  
JUN -3 2011  
DEPT. OF BUILDING INSPECTION  
THIS PLAN MEETS THE QUALITY  
STANDARD FOR REPRODUCTION  
ACCEPTED

**SITE PERMIT**  
JUN 14 2011  
THIS APPLICATION SUBMITTED FOR  
THIS PERMIT ONLY. NO WORK MAY BE  
STARTED UNTIL CONSTRUCTION PLANS  
HAVE BEEN APPROVED

Michal Jones SFPD  
JUN 03 2011

	<b>AZ DESIGN AND ENGINEERING, INC.</b> 400 OYSTER POINT BLVD, SUITE 438, SOUTH SAN FRANCISCO, CA 940 Ph: (650) 553-4031 / FAX: (650) 553-4044 / azdesign@azdesign.us		<b>REVISION/DATE</b>   	<b>A-1.1</b>
	<b>NEW SPRAY BOOTH INSTALLATION</b> 1161 FOLSOM ST, SAN FRANCISCO, CA 94103		SCALE: AS SHOWN DATE: 06/23/2011 DRAWN / REVIEWED: [blank] JOB No.: AMR02	

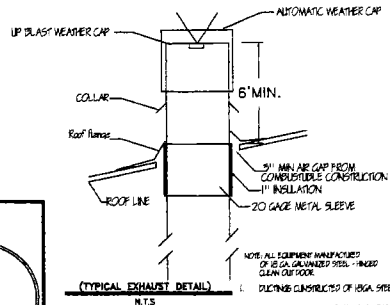
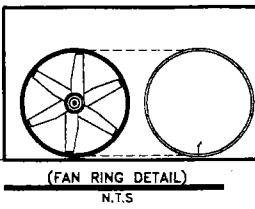
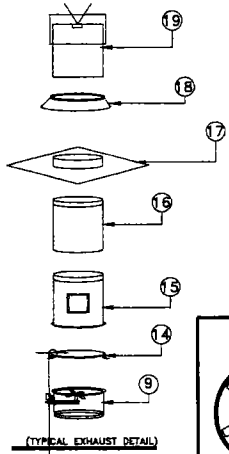


ITEM	QTY	DESCRIPTION
1	12	4" TUBE OPEN TYPE LIGHT FIXTURE MOUNTED ON 1/4" TEMPERED GLASS
2	1	SOLID SWING TYPE PRODUCT DOORS 9'4" W X 8'0" H
3	1	MAN ACCESS DOOR WITH 1/4" THICK CLEAR TEMPERED GLASS
4	2	BRIGHT CAST IRON DOOR LATCH (APPROVED AS EXH. POSITION-VENTING DOOR LATCHES)
5	1	SWITCH MARK 2" MOUNTED PLASTIC MANOMETERS. (STOCK # 27850)
6	1	SET FIBROGLASS POLY PANEL INTAK FILTERS (CLASS 2 RATED ACCORDING TO U.L.)
7	1	SET FIBROGLASS DUSTLOK PANEL EXHAUST FILTERS (CLASS 2 RATED ACCORDING TO U.L.)
8	1	SET WIRED GRIDS FOR EXHAUST FILTERS
9	2	24" HEAVY DUTY DAYTON TUBE AXIAL FAN W/ NON SPARKING BLADES (STOCK # 32641)
10	2	DAYTON MOTOR 3HP 3PH (STOCK # 3KX01) OR 3HP 1PH (STOCK # 3K156)
11	2	BELT 4.75" (STOCK # 3K556)
12	4	BELTS 53" (STOCK # 3K473)
13	2	BUSHING (STOCK # 3K577)
14	1	SET 24" FAN RINGS (18GA GALV)
15	1	24" DUCTING WITH CLEAN OUT DOOR (18GA GALV)
16	1	24" STRAIGHT SECTION DUCTING (18GA GALV)
17	1	24" ROOF JACK (18GA GALV)
18	1	24" COLLAR (18GA GALV)
19	1	WEATHER CAP AND RAIN DAMPER (18GA GALV)
20	1	AIR SAFETY SOLENOID VALVE

**CODE COMPLIANCE**  
ALL GOLDEN WEST SPRAY BOOTHS ARE MANUFACTURED TO MEET OR EXCEED REQUIREMENTS OF (UPC) UNIFORM FIRE CODE, (NFPA) NATIONAL FIRE PROTECTION ASSOCIATION, (OSHA) OCCUPATIONAL SAFETY & HEALTH ACT 1970 (CAL-OSHA) AND LAWS GOVERNING THE DESIGN AND CONSTRUCTION OF PAINT BOOTHS. STATE AND LOCAL CODES VARY WIDELY. ALL PAINT SPRAY BOOTHS, EXHAUST PIPING, LIGHT FIXTURES, ELECTRICAL AND WATER CONNECTIONS, ECT. SHOULD BE INSTALLED TO CONFORM TO THE CODE THAT HAS JURISDICTION.

**NOTE:**  
(1.) AIR VOLUME TO BE 100 FPM.  
W X H X 100 = CFM  
14X 9X 100 = 12,600  
(2.) ALL ELECTRICAL WIRING, MAGNETIC MOTOR STARTERS, ON/OFF SWITCHES, FLOURESCENT BULBS BY OTHERS  
(3.) ALL FIRE SUPPRESSION BY OTHERS  
(4.) ALL AIRLINES BY OTHERS  
(5.) CHA TO REVIEW MECHANICAL CONCERNS & ELECTRICAL CONCERNS.

**BOOTH CONSTRUCTION:**  
(1.) 18 GAUGE ZINC GALVANIZED STEEL INTERLOCKING PANELS FOR TEK SCREW ASSEMBLY.



NOTE: ALL EQUIPMENT MANUFACTURED BY 18 GA GALVANIZED STEEL - FINISH CLEAN OUT DOOR.  
1. DUCTING CONSTRUCTION OF 18GA STEEL IN ACCORDANCE WITH 4902.9.5  
2. TERMINATION POINT FOR EXHAUST DUCTS IS PER SEC 4902.9.8  
3. DUCT INSTALLATION SHALL HAVE NO ANGLE EXCEEDING 45 DEGREES PER SEC 4902.9.8  
4. CLEAN OPENINGS SHALL BE PROVIDED PER SEC 4902.9.9 (C) UPC7

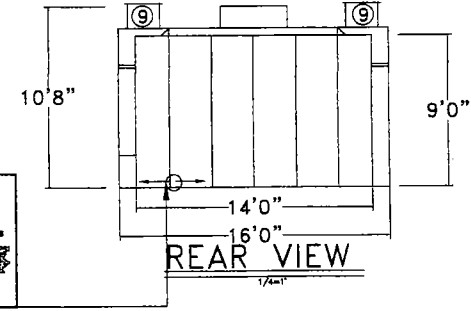
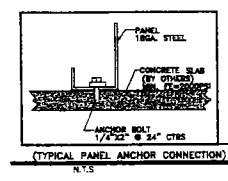
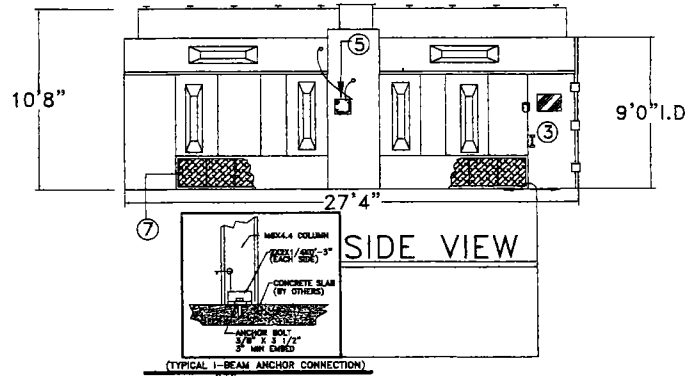
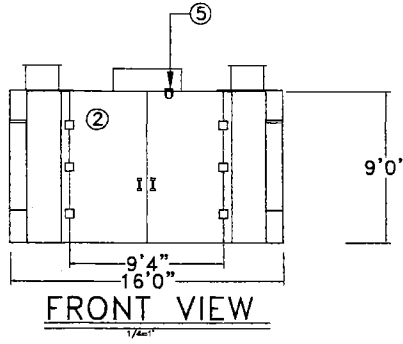
**RECEIVED**  
JUN - 3 2011  
DEPT. OF BUILDING INSPECTION  
THIS PLAN MEETS THE QUALITY STANDARD FOR REPRODUCTION ACCEPTED.

**APPROVED**  
Dept. of Building Insp.  
JUN 13 2011  
James L. Day  
DIRECTOR/CHIEF BUILDING OFFICIAL  
DEPT. OF BUILDING INSPECTION

**SITE PERMIT**  
JUN 03 2011  
THIS APPLICATION IS LIMITED FOR REPRODUCTION ONLY AND SHALL BE VOIDED IF NOT USED IN CONNECTION WITH THE PERMITTED PROJECT.

By: JAMES ZHANG, L.E.  
JUN 03 2011

Micki Jones SFPD  
JUN 03 2011



SCALE: N.T.S.  
DATE: 127-DSD-DOWN SIDE DRAFT ECONO  
DRAWN BY: J.L. REVISED: 10/11