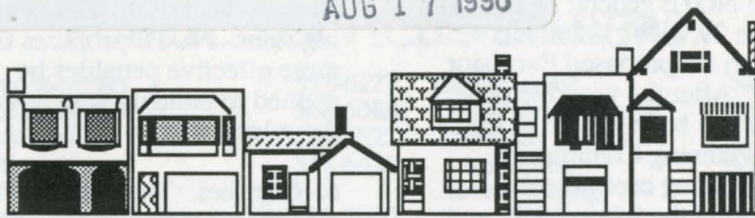


AUG 17 1990



Excelsior News

Issue #2

For people who live in the Excelsior neighborhood

March 1990

Important housing issues

NOTE meets on March 29

A discussion of housing issues will head the agenda at the meeting of Neighbors of the Excelsior (NOTE) on March 29. The meeting will start at 7:30 and will be held in the clubhouse of the Excelsior Playground at the corner of Russia and Madrid.

New building guidelines

New zoning and building regulations proposed by the City Planning Commission will be presented at the NOTE meeting, followed by a discussion and vote on special guidelines for the Excelsior. See stories on page 2 & 3 for more details.

Election of NOTE officers

The following individuals are running for office:

President: Carol Taylor

Vice-president: Janice Parakilas

Treasurer: Bill Martin

General Directors: Marion Aird, Roy Baker, Jane Twomey

NOTE needs a Secretary

The position of *Secretary* has been unfilled for a year. Also, more General Directors are needed. Please let Carol Taylor know if you are interested (phone 337-8657).

Historic home threatened by demolition

A home which has stood in the Excelsior since 1880 -- and withstood two major earthquakes -- is being threatened by demolition by developers.

The home, pictured below, is at 699 Paris Street and is a beautiful example of a false-front Victorian. It has been kept in very good condition but its troubles stem from the fact that it stands on a double-wide lot. Developers want to tear the house down, subdivide the lot into two, build two new houses and put them up for sale.

continued on page 3



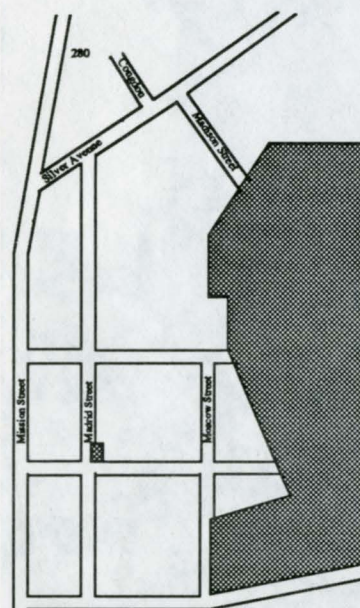
House at 699 Paris Street

NOTE calls for special Excelsior building rules

In response to the city's proposed permanent building controls (see story on page 3), NOTE wants to propose to the City Planning Commission special building rules for the Excelsior to protect the unique character of our neighborhood.

Over the past two years, the building committee of Neighbors of the Excelsior (NOTE) has discussed the effect of city building rules on area homes. The committee, headed by Bill Martin, has drafted a proposal which reflects the special needs of our area.

The committee's proposed special rules will be discussed



Neighbors of the Excelsior boundaries have been expanded to include streets north of Silver Ave. The area now extends from Mission St. to McLaren Park and from Geneva Ave. to Highway 280.

at the NOTE general meeting on March 29, 1990. Members will vote on the proposed Excelsior rules. After the vote, the proposal will be presented to the City Planning Commission. The building committee is proposing the following:

1. Height limit: The Planning Commission proposes a maxi-

mum height limit of 24' for 2-story houses, 32' for 3-story houses and 40' for 4-story houses. NOTE is proposing that the height limit be 32' in the two Excelsior blocks which are predominantly 3-story homes, and 24' for the remainder of the area.

2. Open space. The Commission is proposing that every home can have a 12' extension into the backyard, though the entire structure cannot take up more than 75% of its lot area. NOTE is proposing that there be a backyard of at least 45% of the lot in order to preserve our existing open space.

3. Parking. NOTE is proposing that new houses be required to include one interior parking space for every 750 square feet of living space.

4. Design standards. NOTE supports the City Planning Department's Design Guidelines. At present, all new buildings and alterations must follow the guidelines. Basically the guidelines reinforce Proposition M rules that building must conform to the existing character of the neighborhood.

5. Enforcement. Rules are one thing, enforcing them is another. One of the biggest problems is

flagrant disregard for city building rules. NOTE proposes that more effective penalties be applied to builders who ignore the rules.

6. City fees. The only way for neighbors to challenge building plans is to request a "discretionary review" hearing by the Planning Commission. At present a

neighbor must pay \$50 to ask for this hearing. The Board of Supervisors is suggesting that the amount be raised to \$150. NOTE feels that this is too expensive for most Excelsior residents.

7. Notification. NOTE supports existing rules that require notifying neighbors within 300 feet when new building, alterations or demolitions are proposed. The Commission's new guidelines limit notification to neighbors on either side of the building site.

Calendar

NOTE general meetings in 1990 will be held:

- March 29
- June 27
- September 26
- December 19

The meetings are always held at the Excelsior Playground Clubhouse at the corner of Madrid and Russia Streets.

At City Hall

Hazardous Waste Committee meets every Wednesday at 6:30 pm, 101 Grove St., Room 300.

Planning Commission meets every Thursday at 1:30 pm, City Hall, Room 282.

PUBLIC SERVICE NUMBERS

Abandoned cars	553-0123	Sewer repair	695-2100
Building inspection	558-6088	Sewer servicecharge	558-2171
Condominium conversion	554-5827	Street and sidewalk inspection	554-5837
Curb painting	558-6430	Street cleaning	695-2017
D.P.W. 24-hour emergency number	695-2020	Street lighting (out of order)	554-0730
Electrical inspection	558-6030	Street repair	695-2100
Energy conservation/housing	558-6220	Signs (missing or damaged)	558-2096
Garbage complaints	558-5461	Traffic signal (out of order)	821-5591
Illegal parking	553-0123	Tree planting	695-2113
Muni information	673-6864	Tow away (retrieve towed cars)	553-1235
Noise (construction-related)	558-6096	Three R (Residential Records Report)	558-6081
Noise (other than construction)	558-4731	Water Department emergency service:	
Noise nuisance (police)	553-1012	• Street breaks only (24 hours)	923-2500
Parking meters (out of order)	821-5592	• In home only (8 am to 5 pm)	923-2400
Parking permits (residential)	554-4466		
Parking lots & garages (city-owned)	558-4675		
Plumbing inspection	558-6054		
Recycling	554-6193		
Rodent control	558-3436		
Spills (street area)	861-8020		

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Excelsior News

March 1990

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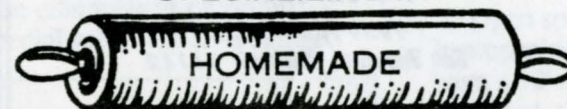
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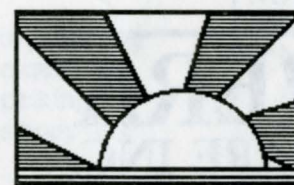
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MONDAY - SATURDAY, 8:00 AM - 7:00 PM
SUNDAY, 9:00 AM - 6:00 PM

Historic house

continued from page 1

The Excelsior was first settled in the 1880s and the house at 699 Paris was among the first built. There are only a few of the original homes left to remind us of the area's history.

Planning Commission approval needed

The developers' scheme must be approved by the City Planning Commission. Several neighbors and Neighbors of the Excelsior (NOTE) are opposed to the demolition. In addition, NOTE is concerned about whether the new houses will be designed to fit into the character of the neighborhood.

Your help is needed to save this house

Your comments will make a difference in the outcome of this project. Please call NOTE President Carol Taylor at 337-8657 if you are interested in participating in any way. NOTE needs people to collect signatures, attend meetings with neighbors, developers and the Planning Commission.

Recycle!

Last year, the city started a recycling program in the Excelsior. We've now recycled over 2,500 tons of bottles, cans and paper. That's a significant contribution toward helping our environment.

Keep those blue recycling boxes full!

City proposes new building rules

Two years ago, neighbors in the Richmond district of San Francisco began protesting against the large numbers of perfectly good houses being demolished to make way for newer, more expensive buildings. When many other neighborhoods joined the protest, the city responded with "interim controls" to make the building permit process more responsive to neighbors' concerns.

The "interim controls" will end soon and must be replaced by permanent changes in zoning and building rules. The City Planning Department is drafting the new rules for presentation to the City Planning Commission.

The new rules will redefine what kind of demolitions, new construction and alterations are permitted by the city. The city wants a set of

guidelines which automatically apply to every housing situation. Currently, many permits are considered individually before the City Planning Commission, allowing neighborhood input but leading to a case backlog. The proposed new rules will reduce neighbors' input.

Neighbors of the Excelsior feels that generic rules don't allow for differences in neighborhoods. Because the Excelsior is unique, NOTE is proposing special rules in conjunction with the permanent controls to protect the unique character of our area.

The special rules, which are described on page 2, will be reviewed at the NOTE general meeting on March 29. Come to the meeting and discuss how the new rules will affect you, your property and your neighborhood. Or, call Bill Martin at 587-5730 if you want to make suggestions about the new controls.

New trees beautify the Excelsior

You may have noticed that trees have been popping up all over the Excelsior neighborhood. In fact, over the past year, neighbors have helped each other plant over a hundred trees in front of area homes. Last July, 54 trees were planted in the central Excelsior area. In January, 27 were planted in the southern part of the neighborhood and another 27 were planted in the northern part.

Friends of the Urban Forest

Neighbors have the help of the Friends of the Urban Forest, a non-profit group, which pays



half of the cost of planting each tree. FUF also buys and delivers the trees, hires contractors to break up the concrete sidewalk and dig a hole, obtains city permits, sends volunteers to help plant and gives advice on the care of the tree. FUF can also advise you on the best tree for your location.

Planting day is lots of fun

Besides getting a beautiful tree in front of your house, the planting is a good way to meet your neighbors. Everyone gets to participate, even children. At the end of the planting, everyone sits down to a well-deserved potluck lunch.

How to Get a Tree in Front of Your House

If you want a tree for your house, call Janice Parakilas at 586-0691 (evenings). You'll be notified when there will be a planting in your area.

AUG 17 1990

Southeast SF targeted for hazardous waste facility

Would you like a hazardous waste incinerator within a few miles of your house? Though it's not a pleasant thought, it might become reality.

Because of state laws, San Francisco soon must finalize a hazardous waste disposal plan. The Board of Supervisors appointed a Hazardous Waste Advisory Committee to develop the plan.

First plan rejected

Their first plan, made public last fall, was denounced by city residents and the developer withdrew his application. The developer proposed to place the facility in the southeastern part of San Francisco and to import hazardous wastes from other parts of the state.

Because of public outcry, the membership of the committee was broadened to include more community representatives. The committee meets every Wednesday at 6:30 pm at 101

St., Room 300. The committee is now redrafting their plan.

What do you think?

How do you think the city should handle hazardous wastes? Should the city have an incinerator? Should we accept wastes from other cities?

Or should our plan concentrate on learning how to reduce the amount of toxic wastes from industrial and household activities? And explore ways to recycle hazardous wastes?

Your ideas are important. One way to express your views is to attend the Hazardous Waste committee meetings and tell them what you think.

Toxic Waste Forum

You can also attend the Toxic Waste Forum on April 19 at 6:00. City representatives and neighborhood groups will speak. The forum is sponsored by Neighbors for a Toxic-free San Francisco and will be held at Southeast Community College, Oakdale Ave., SF. Call Jeanna Haney at 584-4171 for more information.



NOTE is your neighborhood organization

Neighbors of the Excelsior (NOTE) was started two years ago by area residents who were concerned about improving the quality of life in their neighborhood. NOTE has provided a forum for neighborhood issues and given residents a chance to meet others who live in the area.

Through periodic meetings, Excelsior residents have become better informed on such issues as building code enforcement, recycling, transportation, graffiti and sidewalk trees. In addition, NOTE members have appeared before city commissions to represent the interests of neighbors.

The *Excelsior News* is published periodically by Neighbors of the Excelsior, 509 Naples Street, San Francisco, California 94112, telephone 337-8657. It is distributed free to 5000 homes.

Carol Taylor, President
Janice Parakilas, Editor
Marion Aird, Advertising
Manager

Join! Renew! Participate!



Annual membership is \$10 a person. Mail this form along with your check made out to Neighbors of the Excelsior (no cash please) to: NOTE, 509 Naples Street, San Francisco, California 94112. If you have questions, please call 337-8657.

___ Regular membership
___ Associate membership (non-voting if you live
outside the area)

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My areas of concern are:

___ Building (demolitions, new building design and renovations)
___ Traffic and parking
___ Children
___ Sidewalk trees
___ Litter and Graffiti

Other _____

