

SPUR

Ideas + Action for a Better City

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#DeliveringHousingFaster*

2019 Q1 Housing Development Pipeline

**TOTAL PIPELINE
UNITS**

72,865

net new units

**AFFORDABLE
UNITS ***

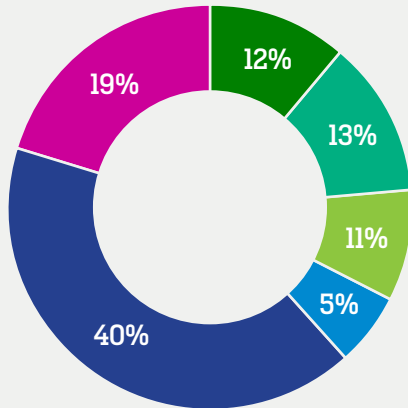
14,239

net new units



20%

Affordable



Entitled

	Net Units
Under Construction	8,500
Building Permits Approved	9,095
Building Permits Filed	7,742
Building Permits Not Yet Filed	3,977
Major Multi-Phased Projects **	29,500

Under Review

Applications Filed	14,051
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* Includes only units in projects that have already determined its affordability options (typically after entitlement) and in projects that are 100% affordable. Twenty percent of entitled projects are affordable.

** Remaining phases of project. This does not include net units in phases that have filed for, or have received, building permits or are under construction.

	Candlestick Point/Hunter's Point Shipyard 9,308		Treasure Island 7,680		Parkmerced 4,670		Potrero Power Plant 2,700
	Pier 70 1,875		HopeSF - Potrero and Sunnydale 1,610		India Basin 1,575		Balboa Reservoir 1,300
	Schlage Lock 1,450		Mission Rock 1,330				

Office of Community Investment and Infrastructure

Delivering Housing Faster

Nadia Sesay

July 24, 2019



Mission Bay Project Overview

- Two Redevelopment Plans adopted 1998
- 30 Year Build-out
- \$700 million in public infrastructure, \$9 billion in total investment
- 6,400 residential units, 29% affordable
- 4 million sf office/ biotech/ R&D
- University of California San Francisco research campus and hospital
- 250-room hotel
- Golden State Warriors Arena/Office/Retail
- Neighborhood-serving retail
- Public school, fire/police station and headquarters, library
- 49 acres of public parks
- 31,000 permanent jobs



MISSION BAY LAND USE PLAN

MAY 2018

0 100 200 400 800

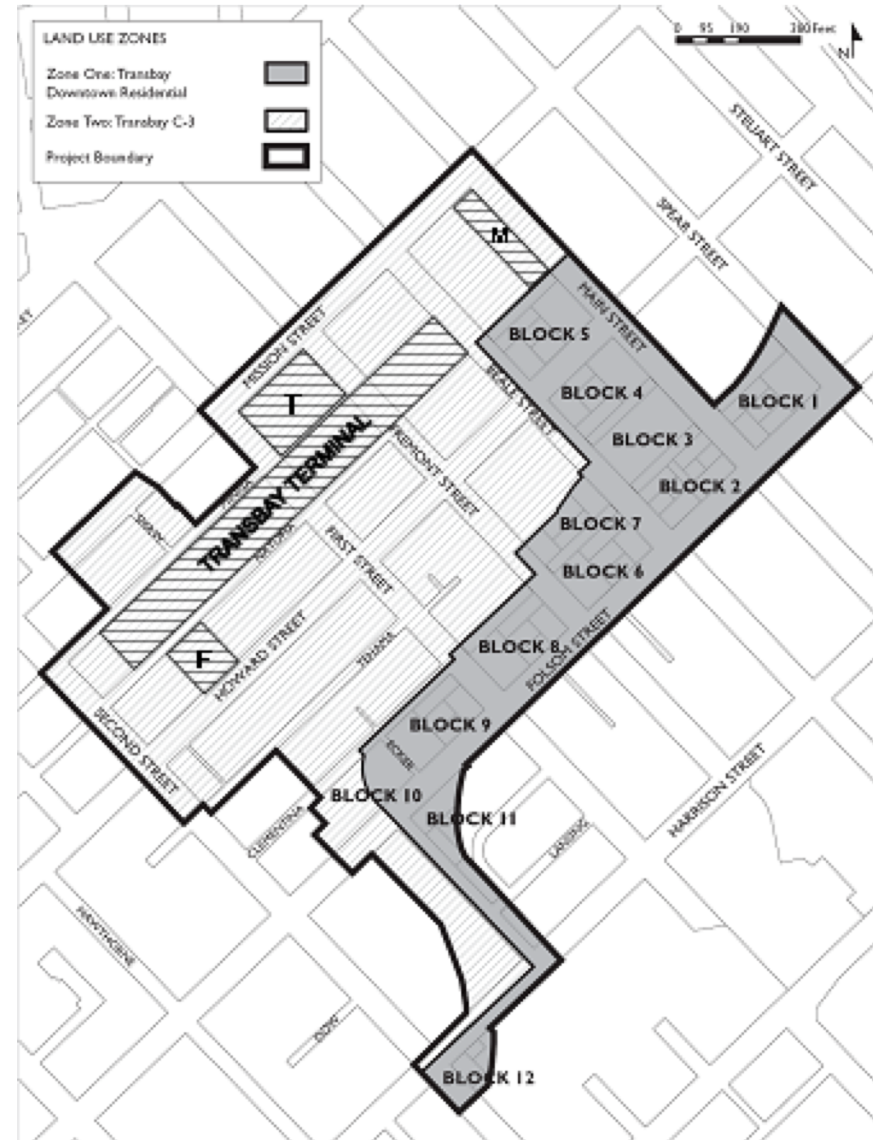
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LEGEND:

- Public Facility
- Parks
- Residential / Market Rate
- Residential / Affordable
- Hotel
- UCSF Campus
- Commercial

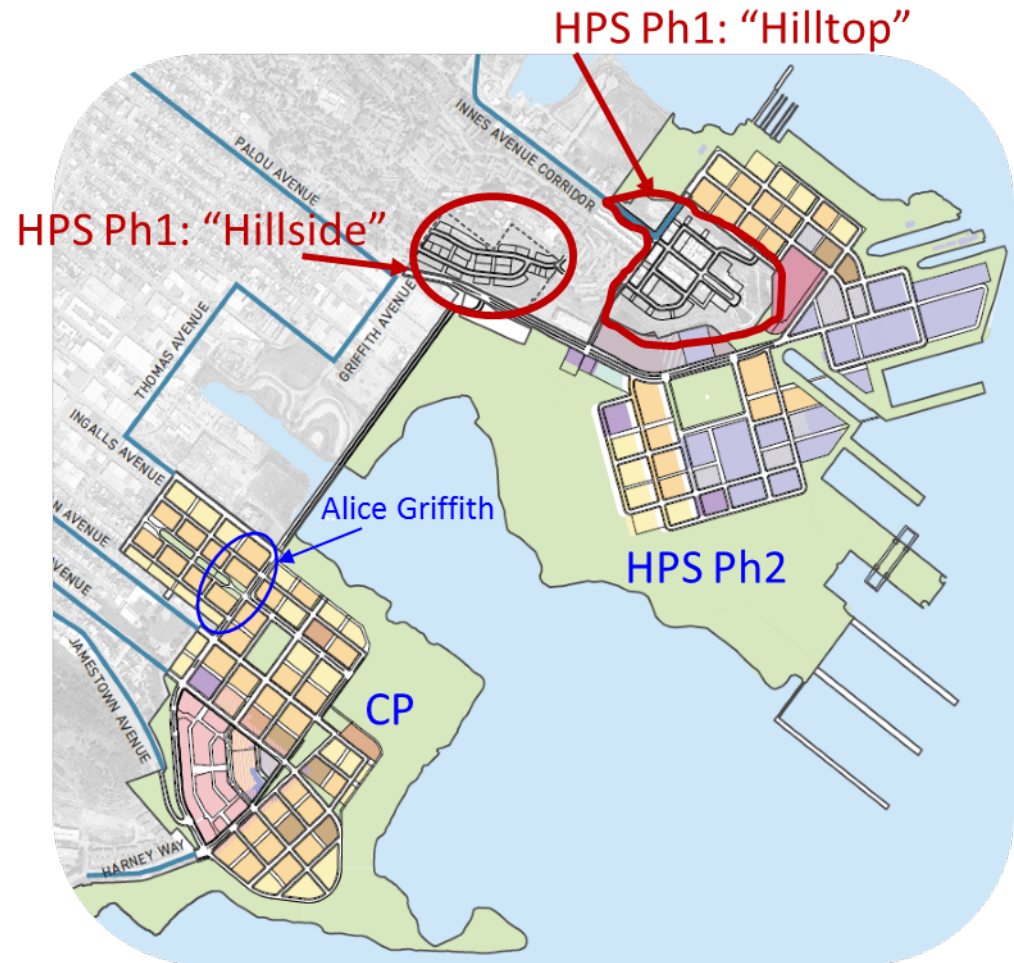
Transbay Project Overview


- Redevelopment Plan - Adopted in 2005
 - Zone 1: OCII land use jurisdiction
 - Zone 2: City (Planning) jurisdiction
- 10 acres of formerly State-owned (Caltrans) parcels
- ~4,140 residential units - 35% affordable
- 2 million sf office
- Transbay Transit Center + 5.4-acre rooftop park
- 4 acres of parks in Zone 1
- Neighborhood-serving retail



Hunters Point Shipyard/Candlestick Point Project Overview

- Bayview Hunters Point and Hunters Point Shipyard Redevelopment Plans (adopted 2010)
- 12,100 homes, 32% affordable
- Rebuilding of Alice Griffith Public Housing
- 350+ acres of parks and open space
- 4.4m sq. ft. of R&D/office space
- 1.17m sq. ft of retail
- 407k sq. ft of artist and community facilities
- 270k sq. ft of Hotel
- New Bus Rapid Transit, express buses and extending crosstown lines





+ PIER 70

SPUR Presentation

July 24, 2019

**BROOKFIELD PROJECTS
in Implementation**

5M → ★

Pier 70 → ★

INTRODUCTION SITE CONTEXT



INTRODUCTION SITE CONTEXT

I-280

THE DOGPATCH

AMERICAN INDUSTRIAL CENTER

ILLINOIS STREET

20TH STREET
HISTORIC CORE

CRANE COVE PARK

22ND STREET

20TH STREET

BLDG 2

SHIP REPAIR

BLDG 12

28-ACRE SITE

FORMER POTRERO
POWER PLANT

BLDG 21

BLDG 6

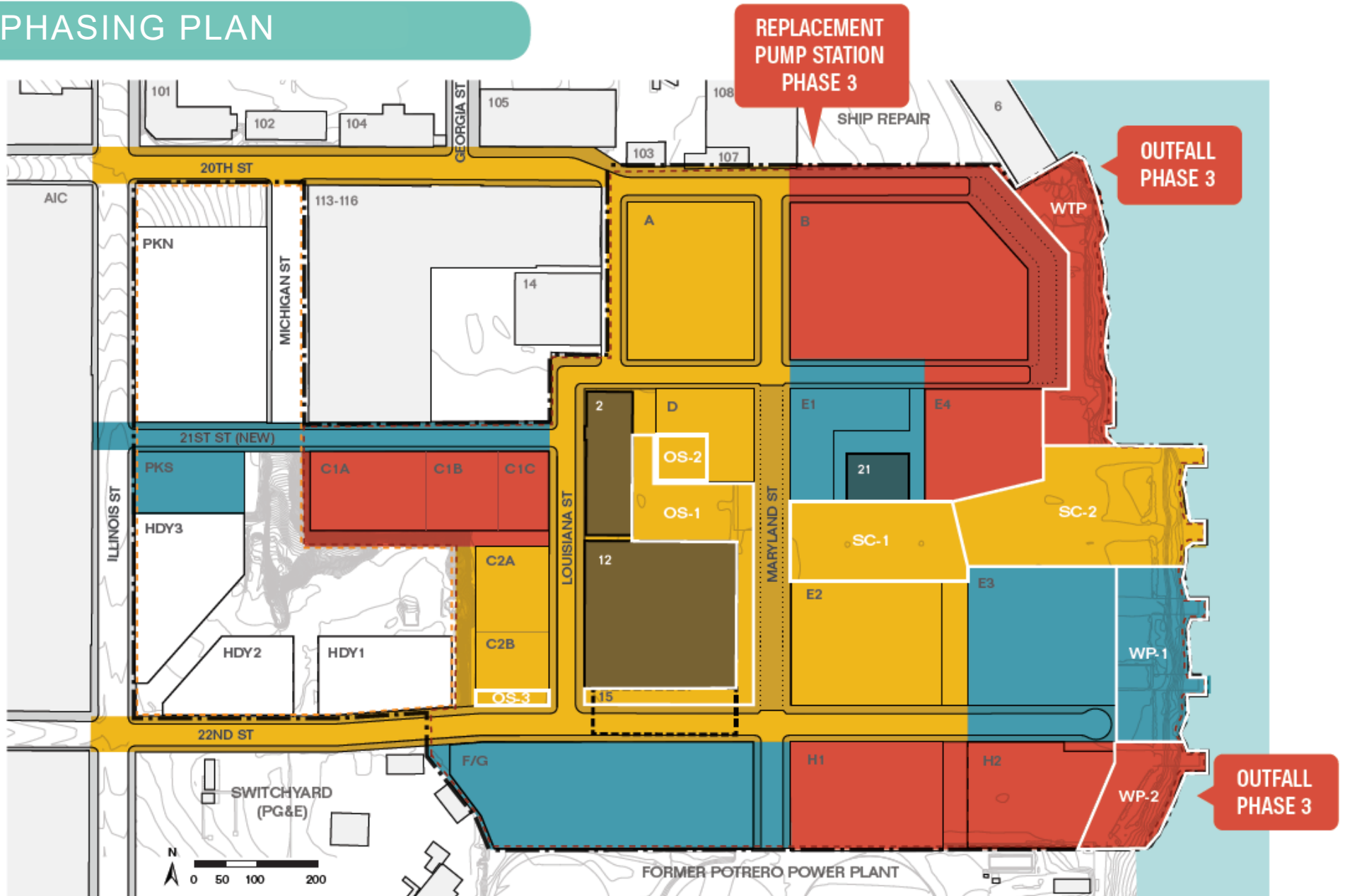
HISTORIC PIER 70

LAND USE PROGRAM



- Pier 70 Project Site
- Commercial-Office
- Residential
- Retail, Arts, and Light Industrial
- Parking Garage

PHASING PLAN



SITE BOUNDARIES
 - - - Pier 70 SUD
 . . . 28-Acre Site
 - - - Illinois Parcels

PHASES
 Phase 1
 Phase 2
 Phase 3
 [SC-2] Indicates open space zones

PHASE 1 BUILDINGS



Building E2 - Multifamily



Building 2 – Adaptive Re-use Multifamily



Building 12 – Adaptive Re-Use Retail/Office



