



# SAN FRANCISCO PLANNING DEPARTMENT

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September 6, 2007

Mr. Michael Corbin  
Lydia Wang & Assoc. Inc  
3002 Dow Avenue, Ste 140  
Tustin, CA 92780

RE: 300 Montgomery Street, Building Permit Application #: 2007/07/18/7092;  
Assessor's Block: 0260; Lot: 10;  
Zoning: C-3-O and 300-S/350-S

Dear Mr. Corbin:

This letter is to notify you formally that per Section 1111.1 of the Planning Code, it has been determined that your proposed project at 300 Montgomery Street is a Minor Alteration to a Category IV Building under the Downtown Plan.

The proposed alteration would be to:

- (1) At the California Street frontage, remove existing non-historic metal and glass vestibule with double doors at the front entry and replace with a brushed bronze aluminum revolving door with projecting brushed aluminum canopy above to extend no further than the front face of the revolving door.
- (2) Adjacent and west of the primary entry door, a fixed non-historic window would be removed and a new side door would be installed of similar material to the revolving door.
- (3) At the Montgomery Street frontage, replacement of ATM would remove both a window between existing ornate metal grill surrounds and non-original infill base panel to accommodate a new ATM machine. This location has previously accommodated a prior bank tenant's ATM machine.

The proposed design does not remove historic material and is compatible with the architectural features of the historic building.

Section 1111.1 (b) of the Planning Code states in pertinent part that:

*An alteration is considered minor if...it is an alteration of the ground-floor display areas within the architectural frame (piers and lintels) of the building to meet the needs of first floor commercial uses*

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If you have substantial reason to believe that there was an error in the interpretation of the Planning Code, or abuse of discretion on the part of the Zoning Administrator, you may file an appeal with the Board of Appeals within 10 days of the date of this letter.

Should you have any questions about the contents of this letter, please contact Dan DiBartolo at 558-6291 before Monday, September 17, 2007.

Sincerely,

Lawrence B. Badiner,  
Zoning Administrator

Cc: Landmarks Preservation Advisory Board, 1660 Mission Street  
San Francisco Architectural Heritage, 2007 Franklin Street  
Sue Hestor, Attorney, 870 Market Street

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