

## **Q. MINERALS AND ENERGY RESOURCES**

### ***SETTING***

The project site is located within an urbanized area of San Francisco. All land in San Francisco, including the project site, is designated Mineral Resource Zone 4 (MRZ-4) by the California Division of Mines and Geology (CDMG) under the Surface Mining and Reclamation Act of 1975 (CDMG, Open File Report 96-03 and Special Report 146 Parts I and II). This designation indicates that there is inadequate information available for assignment to any other MRZ and thus the site is not a designated area of significant mineral deposits. Since the project site is already developed, future evaluation or designation of the site would not affect, or be affected by, the proposed project.

Electric power to the Fairmont Hotel complex is provided by Pacific Gas & Electric. San Francisco consumers have experienced rising energy costs and uncertainties regarding the supply of electricity. The root causes of these conditions are under investigation and are the subject of much debate. Two possible causes of the problem are that the State does not generate sufficient energy to meet its demand and must import energy from outside sources, and the lack of cost controls as a result of deregulation. The CEC is currently considering applications for the development of new power-generating facilities in San Francisco, the Bay Area, and elsewhere in the State. These facilities could supply additional energy to the power supply “grid” within the next few years. These efforts, together with conservation, would be part of the statewide effort to achieve energy sufficiency.

### ***IMPACTS***

#### **SIGNIFICANCE THRESHOLDS**

The thresholds for determining the significance of impacts in this analysis are consistent with the environmental checklist in Appendix G of the State *CEQA Guidelines*, which has been adopted and modified by the San Francisco Planning Department. For the purpose of this analysis, the following applicable thresholds were used to determine whether implementing the project would result in a significant impact to minerals and energy resources. The project would have a significant adverse impact on minerals and energy resources if it would:

- Q.a Result in the loss of availability of a known mineral resource that would be of value to the region and the residents of the state;
- Q.b Result in the loss of availability of a locally-important mineral resource recovery site delineated on a local general plan, specific plan, or other land use plan; or

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- Q.c Encourage activities which result in the use of large amounts of fuel, water, or energy, or use these in a wasteful manner.

## PROPOSED PROJECT

The project sponsor proposes to demolish the existing Fairmont Hotel tower and podium structure and construct a 26-story residential tower and a five-story mid-rise residential component, both above a five-story podium structure. The proposed residential tower, mid-rise residential component and podium structure would be constructed in compliance with the City's Green Building Design Requirements for Construction Projects<sup>1</sup> and intends to achieve LEED Gold certification. Other sustainable elements of the proposed project include bicycle parking stalls and car-share parking spaces.

## IMPACT EVALUATION

**Impact ME-1 The proposed project would not result in the loss of a known mineral resource of value to the region and residents of the state or loss of availability of a locally-important mineral resource recovery site. (No Impact) [Criteria Q.a and Q.b]**

The project site is already developed and no mineral extraction activities have taken place within or around the project site in recent history. As stated in the *San Francisco General Plan*, mineral resources are not present in the city to any appreciable extent. No known mineral deposits exist on or near the project site. No operational mineral resource recovery sites occur in the project area whose operations or accessibility would be affected by the construction or operation of the proposed project. The proposed project would not affect mineral resources and would not result in the loss of availability of a locally important mineral resource recovery site. Therefore, the proposed project would have no impact to mineral resources of value to the region and State.

**Impact ME-2 The proposed project would not encourage activities which result in the use of large amounts of fuel, water, or energy. (Less than Significant) [Criterion Q.c]**

New buildings in San Francisco are required to conform to energy conservation standards specified by CCR Title 24. Documentation showing compliance with these standards is submitted to DBI with the application for the building permit. The proposed project would meet the current State and local codes concerning energy consumption and would not result in a wasteful use of energy. The proposed residential tower, mid-rise residential component, and podium structure would be constructed in

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<sup>1</sup> San Francisco, City and County of, 2003. Municipal Code, Chapter 7: Resource Efficiency Requirements, SEC. 707, Green Building Design Requirements for Construction Projects. Originally adopted July 3, 2007. Reflects changes through July 3, 2007.

compliance with the City's Green Building Design Requirements for Construction Projects<sup>2</sup> and intends to achieve LEED Gold certification. Sustainable elements of the proposed project include bicycle parking stalls and car-share parking spaces. In addition, the Fairmont Hotel voluntarily implements business practices to reduce their GHG emissions associated with electricity, natural gas, and water consumption.<sup>3</sup> The hotel does not launder bed sheets after one night unless requested by the guest and would continue this practice for the proposed project. This practice reduces the hotel's water and electricity consumption associated with operation of washers and dryers. The hotel has also replaced all incandescent bulbs with compact fluorescent bulbs, when possible to increase their energy efficiency and reduce electricity consumption. Similar fluorescent bulbs would be used in the proposed project. The Fairmont Hotel is also installing energy conserving thermostats in each hotel room to avoid excessive use of natural gas for heating and electricity for air conditioning and would provide thermostats in the hotel rooms in the historic 1906 Fairmont Hotel and proposed residential units. Please refer to Section IV.H, Greenhouse Gas Emissions for analysis related to GHG emissions.

The project-generated demand for electricity would be negligible in the context of overall demand within San Francisco and the State, and would not in and of itself require a major expansion of power generation and transmission facilities. Compliance with CCR Title 24, the City's Green Building Design Requirements for Construction Projects, and LEED Gold certification would reduce energy demand associated with the proposed project. Energy demand associated with the proposed project therefore would result in a less-than-significant impact.

## **CUMULATIVE IMPACTS**

The proposed project and cumulative projects would not adversely affect mineral and energy resources, either directly or indirectly, and therefore would not contribute to cumulative mineral and energy resource impacts.

## **MITIGATION AND IMPROVEMENT MEASURES**

Development of the proposed project would not have a substantially significant impact on mineral or energy resources. Therefore, the proposed project would have a less-than-significant project-specific or

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<sup>3</sup> Isaacson, Glenn, 2009, Conversion Management Associates, Personal Communication with AECOM on November 19, 2009.

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cumulative effect on mineral or energy resources. No mitigation or improvement measures would be required.