



**U.S. Department of Housing and Urban  
Development**

451 Seventh Street, SW  
Washington, DC 20410  
www.hud.gov

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**Environmental Review for Activity/Project that is Categorically  
Excluded Subject to Section 58.5  
Pursuant to 24 CFR 58.35(a)**

**Project Information**

**Project Name:** 195 Kiska Road Window Replacement at Willie Mays Clubhouse

**Responsible Entity:** Mayor's Office of Housing and Community Development, City and County of San Francisco

**Grant Recipient** (if different than Responsible Entity): Boys & Girls Clubs of San Francisco (Subrecipient)

**State/Local Identifier:** DUNS 070384255

**Preparer:** Eugene T. Flannery, Environmental Compliance Manager

**Certifying Officer Name and Title:** Brian Cheu, Deputy Director, MOHCD

**Consultant** (if applicable):

**Direct Comments to:** Eugene T. Flannery, MOHCD, [eugene.flannery@sfgov.org](mailto:eugene.flannery@sfgov.org)

**Project Location:** 195 Kiska Road, San Francisco, CA 94124

**Description of the Proposed Project** [24 CFR 50.12 & 58.32; 40 CFR 1508.25]:

Replace gymnasium windows

**Level of Environmental Review Determination:**

Categorically Excluded per 24 CFR 58.35(a)(3)(iii), and subject to laws and authorities at §58.5:

**Funding Information**

| Grant Number | HUD Program | Funding Amount |
|--------------|-------------|----------------|
|              | CARES       | \$68,000       |

**Estimated Total HUD Funded Amount:** \$68,000

**Estimated Total Project Cost (HUD and non-HUD funds) [24 CFR 58.32(d)]:** \$68,000

**Compliance with 24 CFR 50.4, 58.5, and 58.6 Laws and Authorities**

Record below the compliance or conformance determinations for each statute, executive order, or regulation. Provide credible, traceable, and supportive source documentation for each authority. Where applicable, complete the necessary reviews or consultations and obtain or note applicable permits of approvals. Clearly note citations, dates/names/titles of contacts, and page references. Attach additional documentation as appropriate.

| <b>Compliance Factors:</b><br>Statutes, Executive Orders,<br>and Regulations listed at 24<br>CFR §58.5 and §58.6 | Are formal<br>compliance<br>steps or<br>mitigation<br>required?           | Compliance determinations   |
|--|---|---|
| <b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 &amp; 58.6</b>                              |   |   |
| <b>Airport Hazards</b><br><br>24 CFR Part 51 Subpart D   | Yes    No<br><input type="checkbox"/> <input checked="" type="checkbox"/> | <p>The project site is not within a Federal Aviation Administration-designated civilian airport runway clear zone or within an airport potential zone. No military airfields are within San Francisco or the vicinity. The airport nearest to the project site is San Francisco International Airport, approximately 6.3 miles to the south.</p> <p>The proposed project would not result in a significant airport-related safety hazard. The project site is not within the airport-related building height referral area and is not within the Runway Clear Zone for the San Francisco International Airport.</p> <p>Source Document: City/County Association of Governments of San Mateo County. Comprehensive Airport Land Use Compatibility Plan for the Environs of San</p> |

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|  |   | Francisco International Airport. Adopted July 2012.  |
| <p><b>Coastal Barrier Resources</b></p> <p>Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]</p>          | <p>Yes No</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/></p> | <p>The Coastal Barrier Resources Act of the United States (CBRA, Public Law 97-348), enacted October 18, 1982, designated various undeveloped coastal barriers, depicted by a set of maps adopted by law, for inclusion in the John H. Chafee Coastal Barrier Resources System (CBRS).</p> <p>Areas so designated were made ineligible for direct or indirect federal national security, navigability, and energy exploration. CBRS areas extend along the coasts of the Atlantic Ocean and the Gulf of Mexico, Puerto Rico, the US Virgin Islands, and the Great Lakes and consist of 857 units.</p> <p>Source Documents:</p> <p>United States Government. The Coastal Barrier Resources Act of the United States. (CBRA, Public Law 97-348), enacted October 18, 1982.</p> <p>United States Fish and Wildlife Service Coastal Barrier Resource System Website Mapper accessed on April 17, 2022 at <a href="http://www.fws.gov/cbra/Maps/Mapper.html">http://www.fws.gov/cbra/Maps/Mapper.html</a></p> |
| <p><b>Flood Insurance</b></p> <p>Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]</p> | <p>Yes No</p> <p><input type="checkbox"/> <input checked="" type="checkbox"/></p> | <p>The project does not involve property acquisition, land management, construction, or improvement within a 100-year floodplain or 500-year floodplain identified on a known Federal Emergency Management Agency (FEMA) floodplain.</p> <p>The project involves the rehabilitation of a non-residential building. The project site is not located in a FEMA designated Special Flood Hazard Area.</p> <p>The project is located in an area of minimal flood hazard Zone X. See map Number 0602980232A, effective March 23, 2021. The project would not involve either direct or indirect support of development in a floodplain.</p> <p>Source Documents:</p>   |

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|---|---|---|
|   |   | <p>1. City and County of San Francisco Interim Floodplain Map. Internet Web Site: <a href="https://sfgsa.org/san-francisco-floodplain-management-program">https://sfgsa.org/san-francisco-floodplain-management-program</a> Accessed on April 17, 2022.</p> <p>2. United States Federal Emergency Management Administration. FEMA Issued Flood Maps, San Francisco County. Internet Web Site: <a href="https://msc.fema.gov/portal/search?AddressQuery=195%20kiska%20road%20san%20francisco%20ca#searchresultsanchor">https://msc.fema.gov/portal/search?AddressQuery=195%20kiska%20road%20san%20francisco%20ca#searchresultsanchor</a> Accessed on April 18, 2022.or within one of the Interim Floodplain Map prepared for the of the City on July 9, 2008.</p>  |
| <p><b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 50.4 &amp; 58.5</b></p>                              |   |   |
| <p><b>Clean Air</b></p> <p>Clean Air Act, as amended, particularly section 176(c) &amp; (d); 40 CFR Parts 6, 51, 93</p> | <p>Yes    No<br/> <input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project does not involve acquisition of undeveloped and 40 CFR 6, 51, 93 land, a change in land use, major rehabilitation that would cost 75% or more of the property value, or new construction. The project does not meet thresholds for review by the Bay Area Air Quality Management District (BAAQMD) for air quality impacts, as it is minor in nature: thus, the project conforms to the State Implementation Plan (SIP).</p> <p>The building was constructed in 1953 before the 1978 federal bans on friable asbestos-containing building materials and lead-containing paints. Therefore, project activities could result in a release of these materials. The handling of these materials is discussed below under Contamination and Toxic Substances.</p> <p>Source Documents:<br/> City and County of San Francisco Planning Department Property Information Map Website accessed on April 17, 2022<br/> <a href="http://propertymap.sfplanning.org/">http://propertymap.sfplanning.org/</a></p> |
| <p><b>Coastal Zone Management</b></p>   | <p>Yes    No<br/> <input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The San Francisco Bay Conservation and Development Commission (BCDC) has permit authority over San Francisco Bay and</p>   |

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| <p>Coastal Zone Management Act, sections 307(c) &amp; (d)</p>                                |   | <p>lands located within 100 feet of the Bay shoreline. BCDC's San Francisco Bay Plan is the Coastal Zone Management Program for the San Francisco Bay Segment of the California Coastal Zone Management Program pursuant to the Federal Coastal Zone Management Act (CZMA). Under the CZMA, projects requiring federal approval or funding must, to the maximum extent practicable, be consistent with a state's coastal management program if the project would affect the coastal zone.</p> <p>The project site is located more than 100 feet from the San Francisco Bay shoreline; therefore, no formal finding of consistency with the San Francisco Bay Plan is required.</p> <p>The project activity does not involve activity within a Coastal Zone Management Area (CZM) area.</p> <p>Source Documents:<br/> San Francisco Bay Conservation and Development Commission. San Francisco Bay Plan. Adopted 1968.<br/> Reprinted in February 2008. Website accessed on April 17, 2022<br/> <a href="http://www.bcdc.ca.gov/pdf/bayplan/bayplan.pdf">http://www.bcdc.ca.gov/pdf/bayplan/bayplan.pdf</a><br/> Google Earth Map</p> |
| <p><b>Contamination and Toxic Substances</b></p> <p>24 CFR Part 50.3(i) &amp; 58.5(i)(2)</p> | <p>Yes    No<br/> <input checked="" type="checkbox"/>    <input type="checkbox"/></p> | <p>The project site and the surrounding area were reviewed for documented use, storage, and/or release of toxic, hazardous and radioactive substances via the California State Water Resources Board GeoTracker Website, the California Department of Toxic Substances Control Enviostar website and the EPA NEPAAssist website. Based upon a review of data from these sites the reviewer has determined that the subject and adjacent properties are free of hazardous materials, contamination, toxic chemicals, gasses and radioactive substances which could affect the health or safety of occupants or conflict with the intended use of the subject property.</p>  |

The building was constructed in 1953 before the 1978 federal bans on friable asbestos-containing building materials and lead-containing paints. Therefore, project activities could result in a release of these materials. Removal of asbestos materials would comply with the National Emissions Standards for Hazardous Air Pollutants and the Bay Area Air Quality Management District Regulation 11, Rule 2.

The project has the potential to disturb lead-based paint. Construction activities that disturb materials or paints containing any amount of lead are subject to certain requirements of the Cal/OSHA lead standard contained in Title 8, CCR Section 1532.1. Deteriorated paint is defined to be Title 17, CCR, Division 1, Chapter 8, Section 35022 as a presumed lead-based paint that is cracking, chalking, chipping, peeling, non-intact, failed, or otherwise separating from a component. Demolition of a deteriorated lead containing paint component would require waste characterization and appropriate disposal.

Source Documents:

Bay Area Air Quality Management District. Updated CEQA Guidelines. Internet Web Site:

<http://www.baaqmd.gov/Divisions/Planning-and-Research/CEQA-GUIDELINES/Updated-CEQAGuidelines.aspx>

NEPAssist website

[https://nepassisttool.epa.gov/nepassist/nepa\\_map.aspx?wherestr=195+kiska+road+san+francisco+ca](https://nepassisttool.epa.gov/nepassist/nepa_map.aspx?wherestr=195+kiska+road+san+francisco+ca)

California Department of Toxic Substance Control website:

[http://www.envirostor.dtsc.ca.gov/public/mapfull.asp?global\\_id=&x=-119&y=37&z1=18&ms=640,480&mt=m&findaddress=True&city=195%20kiska%20roa](http://www.envirostor.dtsc.ca.gov/public/mapfull.asp?global_id=&x=-119&y=37&z1=18&ms=640,480&mt=m&findaddress=True&city=195%20kiska%20roa)

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|   |   | <p><a href="http://www.waterboards.ca.gov/sanfrancisco/zip=&amp;county=&amp;federal_superfund=true&amp;state_response=true&amp;voluntary_cleanup=true&amp;school_cleanup=true&amp;ca_site=true&amp;tiered_permit=true&amp;evaluation=true&amp;military_evaluation=true&amp;school_investigation=true&amp;operating=true&amp;post_closure=true&amp;non_operating=true">d%20san%20francisco%20ca&amp;zip=&amp;county=&amp;federal_superfund=true&amp;state_response=true&amp;voluntary_cleanup=true&amp;school_cleanup=true&amp;ca_site=true&amp;tiered_permit=true&amp;evaluation=true&amp;military_evaluation=true&amp;school_investigation=true&amp;operating=true&amp;post_closure=true&amp;non_operating=true</a></p> <p>California State Water Resources Control Board website<br/> <a href="http://geotracker.waterboards.ca.gov/map/?CMD=runreport&amp;myaddress=195+kiska+road+san+francisco+ca">http://geotracker.waterboards.ca.gov/map/?CMD=runreport&amp;myaddress=195+kiska+road+san+francisco+ca</a></p> <p>Websites accessed on April 17, 2022 ..</p> |
| <p><b>Endangered Species</b></p> <p>Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402</p> | <p>Yes    No<br/> <input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project does not include any activities with the potential to affect any species or habitats. The project involves completing interior renovations to an existing building, including the replacement of a heating system. The project activity involves a previously developed urban property and thus would have no effect on any natural habitats or federally protected species.</p> <p>Source Documents:<br/> City of San Francisco Planning Department Property Map<br/> April 17, 2022.</p>   |
| <p><b>Explosive and Flammable Hazards</b></p> <p>24 CFR Part 51 Subpart C</p>                                   | <p>Yes    No<br/> <input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project will not result in an increased number of people being exposed to hazardous operations by increasing residential densities, converting the type of use of a building to habitation, or making a vacant building habitable. The project does not involve explosive or flammable materials or operations</p> <p>Source Documents:<br/> United States Department of Housing and Urban Development. Environmental Criteria and Standards. 24 CFR Part 51<br/> San Francisco Department of Public Health List of Above Ground Storage Tanks in San Francisco,</p>   |

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|---|---|---|
|   |   | United States Department of Housing and Urban Development. Siting of HUD-Assisted Projects Near Hazardous Facilities: Acceptable Separation Distances from Explosive and Flammable Hazards, Office of Community Planning and Development, Office of Environment and Energy. Washington, CD. September 1996.   |
| <p><b>Farmlands Protection</b></p> <p>Farmland Protection Policy Act of 1981, particularly sections 1504(b) and 1541; 7 CFR Part 658</p>  | <p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project consists of urban land; therefore, the project would not affect farmlands. There are no protected farmlands in the City and County of San Francisco.</p> <p>Source Documents:</p> <p>United States Department of Agriculture. 7 CFR Part 658.2(a) Farmland Protection Policy Act.</p> <p>United States Department of Agriculture, Natural Resources Conservation Services. Web Soil Survey.</p> <p>Internet                      Web                      Site:<br/> <a href="http://websoilsurvey.nrcs.usda.gov/app/WebSoilSurvey.aspx">http://websoilsurvey.nrcs.usda.gov/app/WebSoilSurvey.aspx</a>.</p> <p>Accessed on April 17, 2022.</p> |
| <p><b>Floodplain Management</b></p> <p>Executive Order 11988, particularly section 2(a); 24 CFR Part 55</p>                               | <p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project does not involve property acquisition, land management, construction, or improvement within a 100-year floodplain or 500-year floodplain. See discussion in Flood Insurance (above).</p> <p>United States Federal Emergency Management Administration. FEMA Issued Flood Maps, San Francisco County. Internet Web Site: <a href="https://msc.fema.gov/">https://msc.fema.gov/</a> . Accessed on April 17, 2022.</p>  |
| <p><b>Historic Preservation</b></p> <p>National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800</p> | <p>Yes    No</p> <p><input checked="" type="checkbox"/>    <input type="checkbox"/></p> | <p>The building was initially constructed in 1953 and, as such. Part 8001 is more than 50 years old.</p> <p>The undertaking consists of tenant improvements which include interior improvements which are listed in Appendix A of the Programmatic Agreement list of activities which require only administrative review by the City and County of San Francisco and not the SHPO.</p>  |



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|   |   | <p>The San Francisco Mayor's Office of Housing and Community Development has reviewed the project under the 2007 Programmatic Agreement and determined that the undertaking is exempt from review by the SHPO or ACHP per Stipulation IV, Paragraph C. referencing Appendix A.</p> <p>No Historic Properties are Adversely Affected.</p> <p>Source Documents:</p> <p>City and County of San Francisco. Programmatic Agreement by and among the City and County of San Francisco, the California State Historic Preservation Officer, and the Advisory Council on Historic Preservation Regarding Historic Properties Affected by Use of Revenue from the Department of Housing and Urban Development Part 58 Programs. January 19, 2007;</p> <p>City of San Francisco Planning Department Property Map</p> <p>United States Advisory Council on Historic Preservation.</p> <p>36 CFR Part 800 Protection of Historic Properties</p> |
| <p><b>Noise Abatement and Control</b></p> <p>Noise Control Act of 1972, as amended by the Quiet Communities Act of 1978; 24 CFR Part 51 Subpart B</p> | <p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p> | <p>The project would not create new noise sources and would have no noise impacts under HUD guidelines. The project does lie within 15 miles of San Francisco International Airport, but because the project would not significantly expand existing operations, this airport noise would not have an effect on the area. The project would create new noise sources only during construction activities.</p> <p>Source Documents:</p> <p>United States Department of Housing and Urban Development. The Noise Guidebook. Environmental Planning Division, Office of Environment and Energy. September 1991.</p>  |



**ENVIRONMENTAL JUSTICE**

**Environmental Justice**

Executive Order 12898

Yes No

The project would not result in disproportionately adverse environmental effects on minority or low income populations.

Source Documents:

EPA NEPAssist website:

<https://ejscreen.epa.gov/mapper/>

Site accessed on April 17, 2022.

HUD Guidance and Technical Advice, Environmental Justice.

**Field Inspection** (Date and completed by):

**Summary of Findings and Conclusions:**

**Mitigation Measures and Conditions [40 CFR 1505.2(c)]**

Summarize below all mitigation measures adopted by the Responsible Entity to reduce, avoid, or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into project contracts, development agreements, and other relevant documents. The staff responsible for implementing and monitoring mitigation measures should be clearly identified in the mitigation plan.

| Law, Authority, or Factor  | Mitigation Measure   |
|--|--|
| Contamination and Toxic Substances<br>24 CFR Part 50.3(i) & 58.5(i)(2) | Removal of asbestos materials would comply with the National Emissions Standards for Hazardous Air Pollutants and the Bay Area Air Quality Management District Regulation 11, Rule 2.  |
| Contamination and Toxic Substances<br>24 CFR Part 50.3(i) & 58.5(i)(2) | The project has the potential to disturb lead-based paint. Construction activities that disturb materials or paints containing any amount of lead are subject to certain requirements of the Cal/OSHA lead standard contained in Title 8, CCR Section 1532.1. Deteriorated paint is defined to be Title 17, CCR, Division 1, Chapter 8, Section 35022 as a presumed lead-based paint that is cracking, chalking, chipping, peeling, non-intact, failed, or otherwise separating from a component. Demolition of a deteriorated lead containing paint component would require waste characterization and appropriate disposal |

**Determination:**

- This categorically excluded activity/project converts to **EXEMPT** per Section 58.34(a)(12), because it does not require any mitigation for compliance with any listed statutes or authorities, nor requires any formal permit or license; **Funds may be committed and drawn down after certification of this part** for this (now) EXEMPT project; OR
- This categorically excluded activity/project cannot convert to Exempt status because one or more statutes or authorities listed at Section 58.5 requires formal consultation or mitigation. Complete consultation/mitigation protocol requirements, **publish NOI/RROF and obtain “Authority to Use Grant Funds”** (HUD 7015.16) per Section 58.70 and 58.71 before committing or drawing down any funds; OR
- This project is not categorically excluded OR, if originally categorically excluded, is now subject to a full Environmental Assessment according to Part 58 Subpart E due to extraordinary circumstances (Section 58.35(c)).

Preparer Signature: *Eugene T. Flannery* Date: April 17, 2022

Name/Title/Organization: Eugene T. Flannery, Environmental Compliance Manager, MOHCD

Responsible Entity Agency Official Signature:

Brian Cheu

Date: April 17, 2022

Name/Title: Brian Cheu, Deputy Director, MOHCD

This original, signed document and related supporting material must be retained on file by the Responsible Entity in an Environmental Review Record (ERR) for the activity/project (ref: 24 CFR Part 58.38) and in accordance with recordkeeping requirements for the HUD program(s).

Signature: *Brian Cheu*  
Brian Cheu (Apr 18, 2022 12:07 PDT)

Email: [brian.cheu@sfgov.org](mailto:brian.cheu@sfgov.org)






# Kiska Road 2022 SW

Final Audit Report

2022-04-18

|                 |  |
|-----------------|--|
| Created:        | 2022-04-18                                   |
| By:             | Eugene Flannery (eugene.flannery@sfgov.org)  |
| Status:         | Signed                                       |
| Transaction ID: | CBJCHBCAABAAx6qmm6caqvRLgkpSSXqPX9kEDLJ0U5W3 |

## "Kiska Road 2022 SW" History

-  Document created by Eugene Flannery (eugene.flannery@sfgov.org)  
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