

ENCLOSURE 1

**SUMMARY OF REGULATORY PROVISION APPROVED BY THE SAN FRANCISCO BAY
CONSERVATION AND DEVELOPMENT COMMISSION (BCDC) AS PART OF PROPOSED CHANGE
FOR PUBLICATION IN THE CALIFORNIA CODE OF REGULATIONS
(GOVERNMENT CODE § 11354.1(d)(2)(A))**

Proposed amendment to 14 CCR section 11960, adding:

§ 11960. 1996 San Francisco Waterfront Special Area Plan Amendment.

...[No changes to subsections (a) through (e)]...

(f) On August 21, 2025, the San Francisco Bay Conservation and Development Commission approved Resolution 2025-01, adopting Bay Plan Amendment 3-17, amending the *San Francisco Waterfront Special Area Plan* as follows:

(1) Revise the “Introduction” to the Special Area Plan to provide a more current introduction.

(2) Revise the scope of Geographic-Specific Policies to clarify the locations where the *San Francisco Bay Plan* policies regarding filling for public trust uses apply.

(3) Revise the boundaries of the Geographic Vicinities that define the locations where the Replacement Fill policies in the *San Francisco Bay Plan* do not apply.

(4) Replace the Geographic-Specific Policies that apply to Fisherman’s Wharf (the land and water areas within the jurisdiction of the Port from Hyde Street Pier through East Wharf Park adjacent to Pier 35) with new Geographic-Specific Findings and Policies that apply to Fisherman’s Wharf as follows:

- a. Add findings regarding the history of amendments to the Special Area Plan and the development of certain public access areas.
- b. Identify and revise pier-specific recommendations relating to public trust uses that should be considered in any major reuse or new development projects located at Hyde Street Pier, Fish Alley (Wharves 47, J-1 through J-10, Seawall Lots 302 and 303), Pier 45, Piers 43 and 43 ½, and Piers 39 and 41.

(5) Revise the Geographic-Specific Findings and Policies that apply to the Northeastern Waterfront (the area which extends from Pier 35 to China Basin) as follows:

- a. Revise the findings describing the history of amendments to the Special Area Plan.
- b. Revise the scope of existing piers which must be developed for uses consistent with the public trust.
- c. Add policies relating to the Sea Level Rise Public Education Initiative intended to explain the goals and aspects of the public benefit.
- d. Revise plan implementation requirements for public access requirements in the event of a major reuse of Pier 27 or comparable major development.
- e. Delete policies establishing certain fill removal requirements at Pier 15 and Pier 17 and authorizing the placement of temporary fill in connection with 34th America's Cup Events.

NOTE: Authority cited: Sections 66632(f), 66651 and 66652, Government Code. Reference: Sections 66601, 66602, 66651 and 66652, Government Code.