

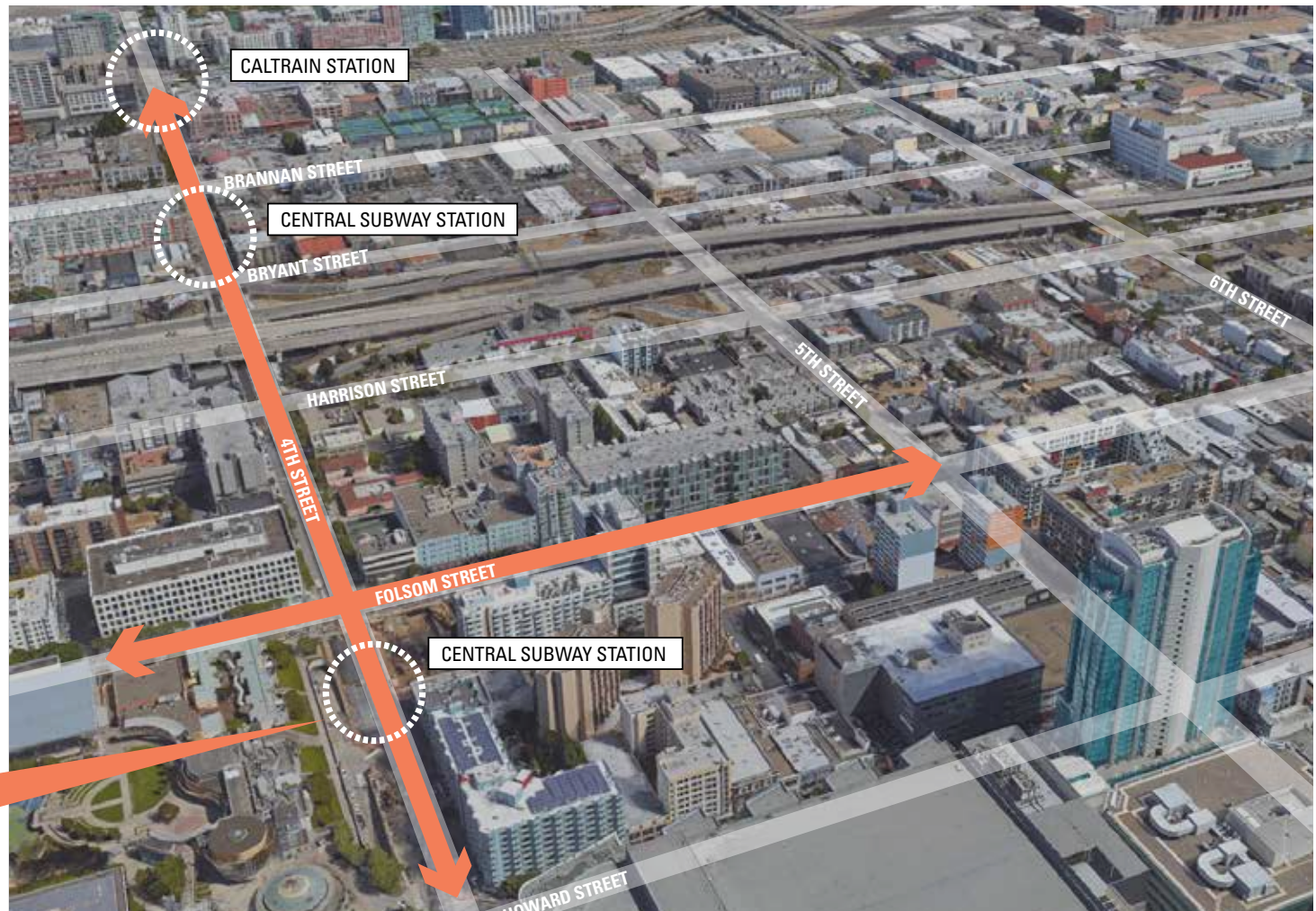
NEIGHBORHOOD RETAIL AND SMALL BUSINESS CHARACTER

- » Require two floors of neighborhood commercial uses in new projects along Folsom and Fourth Streets to emphasize neighborhood scale and pedestrian activity at busy transit locations
- » Require storefronts in new projects to be occupied within two years to maintain neighborhood streetlife
- » Prohibit food/beverage formula retail to encourage independent local spots
- » Make most other formula retail a conditional use to ensure community compatibility
- » Permit supermarkets and food markets to meet residents needs
- » Allow compatible PDR/arts activities to occupy retail spaces to add variety
- » Require micro-business retail spaces < 1000 ft in new projects to encourage small start-ups
- » Allow SOMA Legacy and Heritage Districts businesses to occupy SOMA PDR spaces to maintain community character
- » Reduce city taxes/fees for Legacy and Heritage Districts small businesses to assist them financially
- » Require compensation for the negative impacts of new developments on adjacent small businesses to ensure their survival

RETAIL

REQUIRE TWO FLOORS OF NEIGHBORHOOD COMMERCIAL USES IN NEW PROJECTS

Apply along Folsom and Fourth Streets to Emphasize Neighborhood Scale and Pedestrian Activity at Busy Transit Locations



RETAIL

REQUIRE STOREFRONTS IN NEW PROJECTS TO BE OCCUPIED WITHIN TWO YEARS

To to Maintain Neighborhood Streetlife



4th Street, Market Street, SF

X NOT ACCEPTABLE



Photo Source: DBA Architects

✓ ACCEPTABLE

RETAIL

PROHIBIT FOOD/BEVERAGE FORMULA RETAIL TO ENCOURAGE INDEPENDENT LOCAL SPOTS

Make Most Other Formula Retail a Conditional Use to Ensure Community Compatibility



Taco Bell, Starbucks, SF

X NOT PERMITTED



Box Kitchen, Little Skillet, SF

✓ PERMITTED

RETAIL

PERMIT SUPERMARKETS AND FOOD MARKETS TO MEET RESIDENTS NEEDS



Woodlands Market, SF

✓ PERMITTED



Small Foods, SF

✓ PERMITTED

RETAIL

ALLOW COMPATIBLE PDR/ARTS ACTIVITIES TO OCCUPY RETAIL SPACES TO ADD VARIETY



Rickshaw Bagworkss, SF

✓ **PERMITTED**



ODC Dance Commons, SF

✓ **PERMITTED**

RETAIL

PROTECT EXISTING SMALL BUSINESSES AND SUPPORT NEW ONES



- » **Require Micro-Business Retail Spaces < 1000 Ft in New Projects to Encourage Small Start-Ups**
- » **Allow SOMA Legacy and Heritage Districts Businesses to Occupy SOMA PDR Spaces To Maintain Community Character**
- » **Reduce City Taxes/Fees for Legacy and Heritage Districts Small Businesses to Assist Them Financially**
- » **Require Compensation for the Negative Impacts of New Developments on Adjacent Small Businesses to Ensure Their Survival**

