SAN FRANCISCO
PLANNING DEPARTMENT

New Planning Code Summary:

Intermittent Temporary Uses and Mobile Food Facilities

Code Changes: Section 205.4
Case Number: Board File No. 12-0125

Initiated by: Supervisor Wiener

Effective Date: July 29, 2013

The Way It Was:

Planning Code Section 205 provides the framework for provisions for four types of Temporary Uses recognized in the Code, and Section 205.4 describes temporary uses that are considered "intermittent," or an outdoor use occurs with some regularity (such as food trucks, farmers' markets, and open-air markets).

Intermittent temporary uses, as outlined in Section 205.4, are often associated with Mobile Food Facilities (MFFs), and were permitted in all Zoning Districts except the residential districts: Residential House (RH), Residential Mixed (RM), Residential Enclave (RED), and Residential Transit-Oriented (RTO). MFFs were allowed in the remaining districts provided that the use is limited to either 12-hour per day on 6 days per week, or to no more than 24-hours per day, 3 days per week.[1]

The Way It Is Now:

The Ordinance allows an intermittent activity (such as an MFF) within RH, RM, RED, or RTO Zoning Districts, provided that the use is located on a parcel that contains a medical institution or a post-secondary institution, and that the existing time limitations for intermittent uses outlined in the Planning Code are enforced. Further, any intermittent activity permitted in these Residential districts is subject to additional restrictions on hours of operation between the hours of 10pm and 7am.

Link to signed legislation:
http://sfgov.legistar.com/LegislationDetail.aspx?ID=1049592&GUID=8577CAC7-1546-416A-8B6C-5EC3D7B4DF15&Options=ID|Text|&Search=120125

---

[1] These restrictions do not apply to MFFs that are located within a Public (P) District that is greater than one acre in size, such as the Civic Center.