



# SAN FRANCISCO PLANNING DEPARTMENT

**MEMO**

**DATE:** September 3, 2015  
**TO:** Historic Preservation Commission  
**FROM:** Gretchen Hilyard, Preservation Planner  
415-575-9109  
**REVIEWED BY:** Tim Frye, Preservation Coordinator  
415-575-6822  
**RE:** Adoption of Civic Center Cultural Landscape Inventory  
(Planning Case # 2014.1383U)

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At the October 1, 2014 Historic Preservation Commission (HPC) hearing, the HPC directed staff to re-engage the consulting firm, MIG, to complete additional research and analysis to address public comments received on the August 2014 Draft Civic Center Cultural Landscape Inventory document. The attached CLI (dated June 2015), case report and supporting documentation have been updated to address the public comments received in September 2014 and the HPC's comments from the October 1, 2014 hearing.

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# SAN FRANCISCO PLANNING DEPARTMENT

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## Historic Resource Survey Case Report Adoption of Civic Center Cultural Landscape Inventory

HEARING DATE: SEPTEMBER 16, 2015

(CONT. FROM OCTOBER 1, 2014, OCTOBER 15, 2014, DECEMBER 3, 2014,  
MARCH 4, 2015, APRIL 15, 2015, AND AUGUST 5, 2015)

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*Case Number:* 2014.1383U  
*Project:* **Civic Center Cultural Landscape Inventory**  
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*Recommendation:* Adoption of survey findings

### PROJECT DESCRIPTION

The case before the Historic Preservation Commission is consideration to adopt the Civic Center Cultural Landscape Inventory (CLI) findings. From August 2012 to June 2015, the planning consulting firm MIG, Inc. with oversight from Planning Department (Department) staff, conducted an inventory of historic landscape features within the boundaries of the Civic Center Landmark District. The 15-block area was first listed as a National Register Historic District in 1978 and subsequently listed as a San Francisco Landmark District under Article 10 of the Planning Code in 1994. A slightly smaller 8-block area was listed as a National Historic Landmark District in 1987. The purpose of the CLI was to supplement the historic resource surveys conducted for prior designations that focused on the architectural features of the district and provided only cursory information about the plazas, vegetation, infrastructure and other important cultural landscapes features that contribute to the district's setting and significance.

The CLI boundary consists of 15 blocks within an area roughly bounded by Golden Gate Avenue to the north; UN Plaza to the east; Market Street to south; and Franklin Street to the west. This boundary includes all parcels within the Civic Center Landmark District. A map of the survey area is included in Attachment D.

### ENVIRONMENTAL REVIEW

Historic resource surveys are exempt under Class 6 of the California Environmental Quality Act (CEQA). Section 15306, *Information Collection* of the CEQA Guidelines states the following: "Class 6 consists of basic data collection, research, experimental management, and resource evaluation activities which do not result in a serious or major disturbance to an environmental resource. These may be strictly for information gathering purposes, or as part of a study leading to an action which a public agency has not yet approved, adopted or funded."

## PROJECT BACKGROUND

The purpose of the Civic Center CLI was to inventory and reveal new information about the historic landscape features of the Civic Center Landmark District that was not included in previous documentation efforts. The Department conducts historic resource surveys as planning tools that gather data and identify historic buildings, structures, sites, objects, landscape features, and historic districts. The Department's survey activities, including adopted materials and findings, are reported to the California Office of Historic Preservation through the Federal Certified Local Government Program, and conform to State and Federal standards.

The San Francisco Public Utilities Commission was awarded a grant from the Environmental Protection Agency (EPA) to develop a sustainable district plan for the Civic Center area. The Planning Department was delegated a portion of the EPA grant funding to conduct the Civic Center CLI as part of the existing conditions analysis to inform the sustainable district plan and related studies and projects within the Civic Center cultural landscape. The CLI provides critical information necessary for future planning and design efforts within Civic Center. The information presented in the CLI will help inform planning decisions within the district and encourage consistent design treatments and maintenance of the Civic Center Landmark District. Projects within Civic Center are managed and stewarded by various groups including: the San Francisco Planning Department, Recreation & Parks Department, Public Utilities Commission, Municipal Transportation Agency, Department of Public Works, and local partners.

Prior to the development of the CLI, there was very little historical documentation or scholarly research focused on the historic landscape features constructed during the district's established period of significance from 1896 to 1951. Previous documentation solely focused on the iconic buildings located within the district and no comprehensive inventory of extant landscape features was previously conducted. It is especially important that the landscape features be included in the understanding of the district because the previous documentation outlined significance of the district associated with community planning and development, landscape architecture, Beaux Arts style, and other landscape related themes.

The CLI relied on existing documentation as background about the district and its significance. The focus of the CLI was on identification and evaluation of cultural landscape characteristics and features as defined by the National Park Service in *A Guide to Cultural Landscape Reports: Contents, Process and Techniques* (Page, Gilbert and Dolan, 1998).

Please refer to the Civic Center Cultural Landscape Inventory Report for further information regarding boundary justification, methodology, and formatting (see Attachment B).

## SUMMARY OF SURVEY FINDINGS

The CLI identified character-defining landscape features that contribute to the setting of the existing Civic Center Landmark District including: fire hydrants, fire boxes, trees and plantings, monuments, granite curbs, street lights, fences, public spaces and other features. Survey findings are summarized on the survey map on the project webpage: <http://sf-planning.org/CivicCenterCLI>

The findings of the CLI include the following:

- The Civic Center Cultural Landscape is significant under National Register Criterion A (Events) and C (Design) and character-defining landscape features have been identified under these criteria.
- The Civic Center Cultural Landscape is significant under the following areas of significance: landscape architecture, Beaux Arts, Community Planning and Development, Entertainment/Recreation, Politics/Government and Social History.
- The period of significance for the Civic Center Cultural Landscape is 1896-1951.

The CLI did not include establishment of California Historical Resource Status Codes or evaluation of individual eligibility for landscape features within the district.

## OTHER ISSUES AND CONSIDERATIONS

The Civic Center CLI marks the Department's first effort to proactively document a cultural landscape in San Francisco. Cultural landscape studies have evolved over the last 30 years to include a more inclusive view of historic preservation that documents not only iconic buildings, but also the important connecting landscape characteristics, public spaces, sites and related features that contribute to the setting, context and significance of our historic environments. The CLI's focus on documenting the Civic Center cultural landscape closely aligns with the pending Historic Preservation Element policies and the City's commitment to expanding the definition of historic preservation to include more diverse resource types and communities to advance preservation efforts in San Francisco towards a more holistic and accurate record of our shared history.

### *Previous Documentation Efforts*

The CLI relied on existing historic designation reports to provide the background historic context for the identified historic district. It has been a long-standing issue that the existing Article 10, National Register, and National Historic Landmark documentation contain contradictory facts related to the social and political context in which the Civic Center district developed. Several rounds of revisions were made to rectify the inaccuracies of these documents, however, it is important to note that the CLI scope did not include efforts to definitively resolve the inaccuracies in the existing documentation because this background information did not affect the identification of character-defining landscape features, the findings of the previous designations, or the findings of the CLI.

### *UN Plaza/Civic Center Plaza*

Due to pending projects under the jurisdiction of other City agencies, no final determinations were made in the CLI regarding the contribution of UN Plaza and Civic Center Plaza to the Civic Center Landmark District's cultural landscape. Previous documentation did call out the potential significance of UN Plaza and Civic Center Plaza, which will be evaluated in further detail as part of the Better Market Street Plan underway by the Department of Public Works, and upgrades to Civic Center Plaza underway by the Recreation & Parks Department. The CLI includes an existing conditions inventory of all of the landscape features of UN Plaza and Civic Center Plaza.

## DEPARTMENT ANALYSIS

The Civic Center CLI was developed and conducted by MIG, Inc. by staff who meet the *Secretary of the Interior Professional Qualifications Standards*. The CLI was developed by MIG under the leadership of Director of Preservation Planning and Design/Senior Project Manager, Laurie Matthews, who has 15 years of experience in the inventory and evaluation of cultural landscapes in the United States. The project was managed and reviewed by Department Preservation staff who meet the *Secretary of the Interior Professional Qualifications Standards*. Preservation Planner Gretchen Hilyard led the development of the project and internal peer review and guidance was provided by Preservation Coordinator Tim Frye.

The Civic Center CLI methodology and findings are consistent with the standards as set forth by the National Park Service for the evaluation of cultural landscapes. A full description of the survey methodology, inventory and findings is found in the Civic Center Cultural Landscape Inventory Report (Attachment B).

## DEPARTMENT RECOMMENDATION

The Department recommends adoption of findings associated with the Civic Center Cultural Landscape Inventory.

## BASIS FOR RECOMMENDATION

- That the Civic Center CLI was prepared by qualified consultants and reviewed and managed by Department Preservation Planning staff who meet the *Secretary of the Interior Professional Qualifications Standards*.
- That the methodology utilized for the Civic Center CLI was based on best practices in cultural landscape inventory and evaluation as established by the National Park Service.
- That the public outreach and notification yielded definitive corrections to background historic context for the Civic Center Landmark District and these corrections were made to the final CLI document. None of these corrections affected the overall findings of the CLI including the identification and contribution of character-defining landscape features associated with the setting of the district.
- That further study is underway about the potential significance of UN Plaza and Civic Center Plaza to better understand the importance of these public spaces within the district.

## NEIGHBORHOOD NOTIFICATION AND COMMUNITY OUTREACH

The following table is a timeline of the notifications, announcements, and outreach activities that occurred for the Civic Center CLI. Please note that there are no regulations, policies or procedures for public notification for consideration or adoption of historic resource surveys beyond standard hearing notice.

NOTIFICATION, ANNOUNCEMENT, AND OUTREACH ACTIVITY	DATE	NOTICE PRIOR TO ADOPTION HEARING
Developed project webpage	August 2014	2 months
Department staff hosted an Ask-A-Planner booth at the Heart of The City Farmer's Market (2 events).	August 2014	2 months
Department staff prepared a self-guided walking tour of the Civic Center cultural landscape features and distributed the tour at outreach events.	August 2014	2 months
Department staff distributed postcards promoting outreach events at the Heart of the City Farmer's Market.	August 2014	2 months
The Civic Center CLI was highlighted in the Department's September 2014 "Director's Report."	September 2014	1 month
Department staff invited key community stakeholders and City agency staff to attend the outreach events and HPC hearing to offer comments about the Civic Center CLI.	September 2014	1 month
Department staff distributed postcards promoting outreach events at the Historic Preservation Element Open House on September 10, 2014	September 2014	20 calendar days
Department staff hosted a Civic Center CLI Community Meeting on September 16 to present the inventory findings. Meeting format consisted of activity tables outlining the survey findings and providing an overview of the Civic Center Landmark District, and Certificate of Appropriateness process.	September 2014	14 calendar days
First Historic Preservation Commission Hearing on the Civic Center Cultural Landscape Inventory.	October 1, 2014	

## PUBLIC/NEIGHBORHOOD INPUT

The following is a summary of participation and comments received from the public and property owners:

- Approximately 40 people attended the Ask-A-Planner Booth at the Heart of the City Farmer's Market on August 20 and 24.
- Approximately 15 people attended the September 16, 2014 Civic Center Cultural Landscape Inventory Community Workshop at the San Francisco Public Library.

- At the community events, several members of the public expressed interest and concern about upcoming projects in the Civic Center Landmark District.
- The Department received two public comment letters in September 2014 identifying factual inaccuracies in the CLI. The factual discrepancies identified did not affect the overall findings of the CLI including the identified character-defining features of the cultural landscape. Based upon direction received from the HPC at the first hearing on October 1, 2014, the consultant (MIG) conducted additional research to verify the factual inaccuracies outlined in the public comment letters. Where primary source materials were available to factually verify the comments, these changes were made to the CLI document. Where no supporting evidence was found to verify the comments, the document was rewritten for further clarification and these comments were retained in the Department's records to support future survey efforts. These revisions were completed from October 2014 through June 2015 and the final CLI addresses all of these comments.
- A second public comment letter was received from James Haas on August 30, 2015 (included in Attachment E).

#### ATTACHMENTS:

- Attachment A: Draft Historic Preservation Commission Motion
- Attachment B: Civic Center Cultural Landscape Inventory Report
- Attachment C: Outreach and notification materials
- Attachment D: Sample Civic Center Cultural Landscape Inventory website pages
- Attachment E: Public comments received

\*The Civic Center Cultural Landscape Inventory findings are also available in a searchable Google map format at:  
<http://sf-planning.org/CivicCenterCLI>

*GH: G:\Documents\Other\Civic Center Cultural landscape survey\HPC hearing\_2015-09-16\2014.1383U\_Civic Center CLI\_Case Report.doc*

**ATTACHMENT A: DRAFT HISTORIC PRESERVATION COMMISSION MOTION**



# SAN FRANCISCO PLANNING DEPARTMENT

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## Historic Preservation Commission Motion XXXX

HEARING DATE: SEPTEMBER 16, 2015

(CONT. FROM OCTOBER 1, 2014, OCTOBER 15, 2014, DECEMBER 3, 2014,  
MARCH 4, 2015, APRIL 15, 2015, AND AUGUST 5, 2015)

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**ADOPTION OF THE “ CIVIC CENTER CULTURAL LANDSCAPE INVENTORY” AND ITS FINDINGS AS FUNDED THROUGH A GRANT FROM THE ENVIRONMENTAL PROTECTION AGENCY AS ADMINISTERED BY THE SAN FRANCISCO PUBLIC UTILITIES COMMISSION.**

### PREAMBLE

WHEREAS, that the methodology for recording and evaluating landscape features in the Civic Center Cultural Landscape Inventory was based on best practices in cultural landscape evaluation as established by the National Park Service.

WHEREAS, that the Civic Center Cultural Landscape Inventory was prepared by qualified consultants in accordance with the *Secretary of the Interior’s Professional Qualification Standards*.

WHEREAS, that the Civic Center Cultural Landscape Inventory was reviewed by Department preservation planning staff in accordance with the *Secretary of the Interior’s Professional Qualification Standards*.

WHEREAS, that the Civic Center Cultural Landscape Inventory findings include the following:

- The Civic Center Cultural Landscape is significant under National Register Criterion A (Events) and C (Design) and character-defining landscapes features have been identified under these criteria.
- The Civic Center Cultural Landscape is significant under the following areas of significance: landscape architecture, Beaux Arts, Community Planning and Development, Entertainment/Recreation, Politics/Government and Social History.
- The period of significance for the Civic Center Cultural Landscape is 1896-1951.

WHEREAS, that the Civic Center Cultural Landscape Inventory was reviewed by the San Francisco Historic Preservation Commission for accuracy and adequacy and was adopted by the San Francisco Historic Preservation Commission at a public meeting agendized for this purpose.

WHEREAS, that a copy of the duly adopted the Civic Center Cultural Landscape Inventory will be maintained in the Planning Department Preservation Library and on the Planning Department's website.

**THEREFORE BE IT MOVED**, that the Historic Preservation Commission hereby adopts the Civic Center Cultural Landscape Inventory, including the following findings:

- The Civic Center Cultural Landscape is significant under National Register Criterion A (Events) and C (Design) and character-defining landscapes features have been identified under these criteria.
- The Civic Center Cultural Landscape is significant under the following areas of significance: landscape architecture, Beaux Arts, Community Planning and Development, Entertainment/Recreation, Politics/Government and Social History.
- The period of significance for the Civic Center Cultural Landscape is 1896-1951.

**BE IT FURTHER MOVED** that detailed evaluation of the modern-era historic context for Civic Center Plaza and UN Plaza will be studied as part of the environmental review evaluations for projects being undertaken by the Recreation & Parks Department and the Department of Public Works.

**BE IT FURTHER MOVED** that the Historic Preservation Commission hereby directs its Commission Secretary to transmit a copy of the adopted survey materials and this Motion No. XXXX, to the California Office of Historic Preservation and to the Northwest Information Center at Sonoma State University for reference.

I hereby certify that the Historical Preservation Commission ADOPTED the foregoing Motion on September 16, 2015.

Jonas P. Ionin  
Commission Secretary

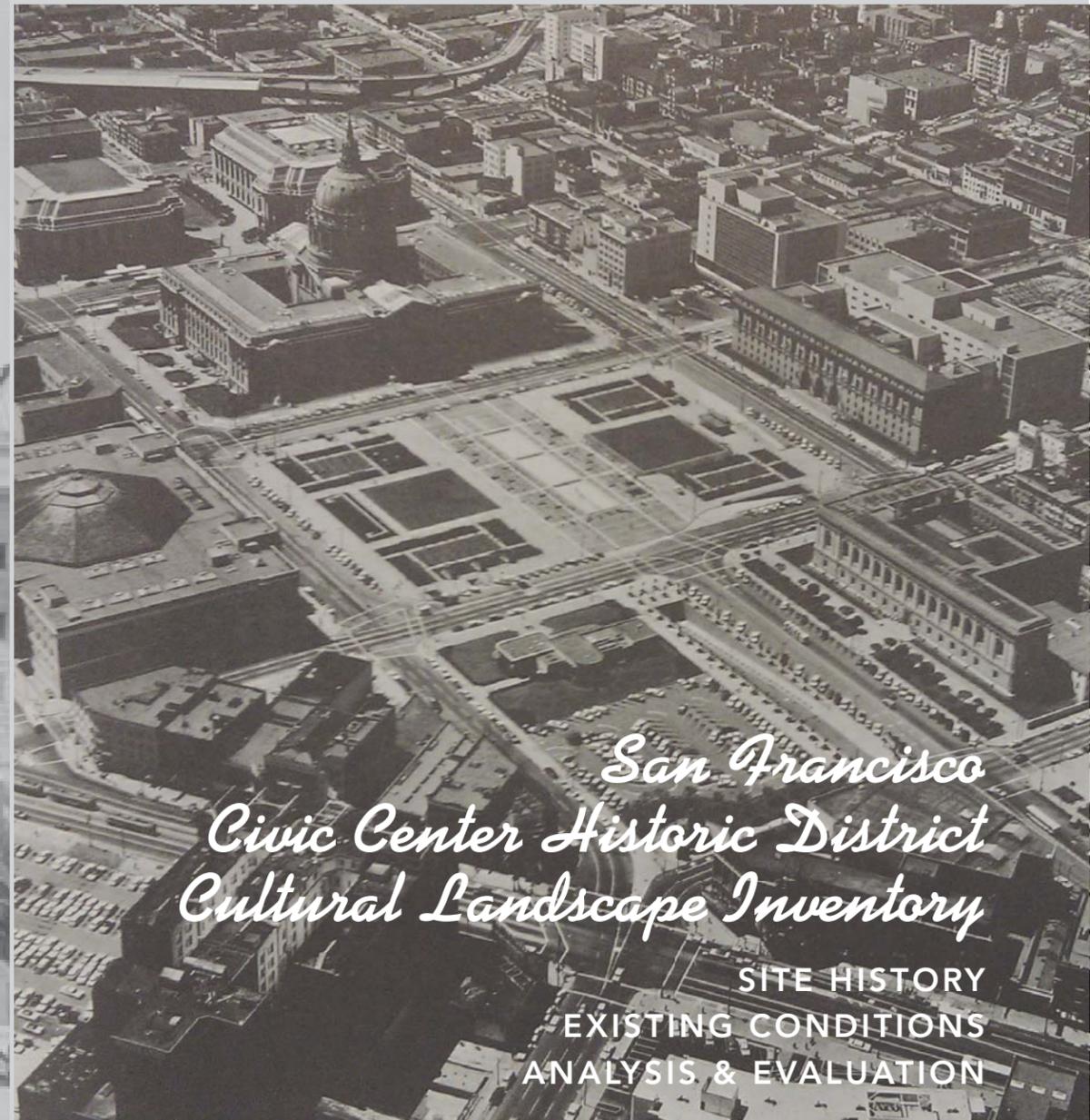
AYES:

NAYS:

ABSENT:

ADOPTED:

**ATTACHMENT B: CIVIC CENTER CULTURAL LANDSCAPE INVENTORY**



*San Francisco  
Civic Center Historic District  
Cultural Landscape Inventory*

SITE HISTORY  
EXISTING CONDITIONS  
ANALYSIS & EVALUATION



JUNE 2015



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IN ASSOCIATION WITH A+H ARCHITECTURE + PLANNING, LLC

## CIVIC CENTER HISTORIC DISTRICT CULTURAL LANDSCAPE INVENTORY

### SAN FRANCISCO, CALIFORNIA JUNE 2015

Prepared by: Laurie Matthews, Rachel Edmonds, Heather Buczek  
& Steve Leathers, MIG, Inc., and

Bridget Maley, a+h architecture + history, llc,

with assistance from Dr. Jeffrey T. Tilman, University of Cincinnati

Guided by: Tim Frye and Gretchen Hilyard, San Francisco  
Planning Department

### PUBLICATION CREDITS

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### COVER PHOTOS

Clockwise from top left: c. 1945 Aerial of Civic Center (University of California Berkeley, WBE Collection, College of Environmental Design Library), 1945 War Memorial Court (San Francisco History Center, San Francisco Public Library), 1964 Aerial of Civic Center (University of California Berkeley, WBE Collection, College of Environmental Design Library), 2012 Pioneer Monument (MIG), 2012 Seat Wall near San Francisco Public Library (MIG), 2012 Civic Center Plaza (MIG), 2012 Allée near Asian Art Museum (MIG), 2012 Civic Center Plaza and City Hall (MIG), 2012 War Memorial Court (MIG), 2012 Fire Call Box (MIG), 2012 War Memorial Complex Gate (MIG), 2012 Simon Bolivar Statue (MIG), 2012 AWSS Fire Hydrant (MIG)

### FOR MORE INFORMATION

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## ACKNOWLEDGEMENTS

This project, led by MIG, consisted of an interdisciplinary team of preservation planning and design professionals with a deep understanding of the history of San Francisco, historic architecture, historic landscapes, and cartography. The breadth and depth of this team’s expertise was essential to developing a comprehensive survey of the cultural landscape features within the Civic Center Historic District.

The team was assisted by generous access to various online and brick and mortar repositories of information which allowed them to craft a comprehensive understanding of the area’s long and complicated development history and provide a thorough analysis of the historic district’s extant features. In particular the team wishes to thank the people and organizations who have spent considerable time and resources to provide online sources of information that are so critical to the success of this type of work. Access to online collections assisted the team, benefitted the project and will help those interested in the Civic Center Historic District craft more informed plans for its future.

Though the bibliography lists all of the sources that were consulted, the authors wish to acknowledge the following people and resources that were critical to developing key sections of the report.

- Argonaut Journal
- Elizabeth Skrondal, San Francisco Planning Department
- Brian Quigley, University of California Berkeley, Earth Sciences and Map Library
- David Rumsey Map Collection
- Eleanor Cox
- James W. Haas
- Jeff Tilman, University of Cincinnati
- Historic American Building Survey
- Bancroft Library, University of California, Berkeley
- Miranda Hambro, Waverly Lowell and Chris Marino,

Environmental Design Archives, University of California, Berkeley

- College of Environmental Design (CED) Library, University of California, Berkeley
- San Francisco Chronicle
- San Francisco Recreation and Park Department
- San Francisco Department of Public Works, Bureau of Architecture
- San Francisco Examiner
- San Francisco Public Utilities Commission
- San Francisco History Center, San Francisco Public Library
- The Lawrence Halprin Collection, Architectural Archives of the University of Pennsylvania
- United States Geological Survey
- United States Library of Congress

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**FIGURE 1.1 C. 1906 PIONEER MONUMENT  
IN MARSHALL SQUARE**  
(San Francisco History Center, San Francisco  
Public Library)

## INTRODUCTION

### INTRODUCTION

The Civic Center Historic District comprises a roughly 58-acre and 15-block part of San Francisco that has multiple historic designations. It was designated locally as a San Francisco Landmark District in December 1994 (1994 SFLD), which followed a listing in the National Register of Historic Places on October 10, 1978 (1978 NR) for state and national levels of significance and a designation as a National Historic Landmark on February 27, 1987 (1987 NHL), which is the highest designation for a historic property in the United States. Both the National Register listing and National Historic Landmark designation comprise a smaller area boundary than the San Francisco Landmark District. The national listings include nearly an 8-block area just over 25 acres.

The historic district is located in the City and County of San Francisco, California, in downtown just north of Market Street

between Franklin Street and 7<sup>th</sup> Street. It extends north to McAllister Street and Golden Gate Avenue. It is surrounded by several neighborhoods including South of Market (SOMA), Western Addition, Tenderloin, Nob Hill and the Financial District. Properties in the Civic Center are primarily public in nature, but owned and managed by several different city, state and federal agencies.

Most of the city's major government and cultural institutions are located in the Civic Center Historic District including City Hall, San Francisco Public Library, War Memorial Complex including the Veterans Building and Opera House, Exposition (Civic) Auditorium, United Nations Plaza, Asian Art Museum, Civic Center Plaza, San Francisco Superior Court, Supreme Court of California, Louise M. Davies Symphony Hall, Federal Building at United Nations Plaza, Edmund G. Brown State Office Building, Hiram W. Johnson State Office Building, the

**Figure 1.2 The Civic Center Historic District Cultural Landscape Inventory Study Area (MIG)**



Nourse Theater and several educational institutions, including the University of California, Hastings College of the Law. Multi-modal transportation networks that run through Civic Center are overseen by the City of San Francisco, State of California, Bay Area Rapid Transit, and San Francisco Municipal Transportation Agency.

## SUMMARY OF HISTORIC DEVELOPMENT

Historically, this area has served as the center of the city’s public services, including a city hall and other municipal and private buildings that were destroyed in the Great 1906 San Francisco Earthquake and Fires. That event and the near total destruction of this area necessitated the planning and construction of a new civic center. The plan for San Francisco’s Civic Center was developed by many leading Beaux Arts era architects and urban planners including Daniel Burnham and John Galen Howard. Many plans were debated and major portions of the Civic Center were developed over the next few decades up through the construction, dedication and opening of the War Memorial Complex in 1936 (the buildings within the Complex were completed in 1932, but the Memorial Court was not complete until 1936). The Beaux Arts era plans for the Civic Center (See Figures 2.7 and 2.8) were never fully realized. The Great Depression and World War II ceased major development, though some changes were made during these years.

Focus was placed on the Civic Center again in the 1950s resulting in the construction of an underground exhibit hall, parking garage and the redesign of Civic Center Plaza. Controversy surrounded the plaza design and though discussions took place and plans were developed to renovate the major landscape space on more than one occasion (the first effort coming not long after the new plaza opened), no major changes were implemented. This pattern of intense focus and little to no action was a trend during the later half of the 20th century with multiple efforts to reimagine the Civic Center, but with few major changes actually implemented.

That trend of inaction was halted with dramatic developments in the last decade of the 20th century, with the building of the new public library in 1996 and rehabilitation of the old library into the Asian Art Museum in 2003. Also at this time the San Francisco Superior Court Building at Polk and McAllister Streets was built (using plan guidelines from 1912 and other Beaux Arts

principals), City Hall was seismically repaired and restored to its 1915 configuration, and the State of California demolished and replaced its building on Golden Gate Avenue and restored the Supreme Court Building on McAllister Street as one integrated State building complex.

The construction of BART and the Market Street transportation corridor improvements in the 1960s – 1970s also had a major impact on the southern edge of the Civic Center. A similar focus is currently being placed on Van Ness Avenue to implement transportation corridor improvements, including a bus rapid transit route. Bicycle facilities have also been added to the Civic Center to improve cyclist safety and convenience, such as the Polk Street Bikeway Improvement Project which was completed in May 2014.

## SUMMARY OF SIGNIFICANCE

The Civic Center Historic District is significant for its association with events and architectural styles connected to the Panama-Pacific International Exposition, the Beaux Arts Civic Center Plan, the formation of the United Nations, and the United States peace treaty with Japan. All of these areas of significance have been established through the 1994 SFLD, 1987 NHL and 1978 NR. Studies of related area of significance are planned or currently being completed by the San Francisco Planning Department which will further clarify the district's historic significance.

The Civic Center Historic District relates to several areas of National Register significance themes, including Architecture, Art, Beaux Arts, Community Planning and Development, Entertainment/Recreation (World’s Fair), Landscape Architecture, Politics/Government, and Social History. It has been demonstrated to meet two of the four National Register of Historic Places and National Historic Landmark program significance criteria: Criterion A/1 - a property associated with events that have made a significant contribution to the broad patterns of our history; and Criterion C/4 - a property that embodies the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

Architects, landscape architects and craftspeople associated with designing or building significant features in the Civic Center

Historic District include: Arthur Brown, Jr.; John Bakewell, Jr.; John Baur; Jean-Louis Bourgeois; Willis Polk; B. Marcus Priteca; Bernard J.S. Cahill; Daniel H. Burnham; DeLew, Cather and Company; Frederick H. Meyer; G. Albert Lansburgh; George Kelham; Jean Louis Bourgeois; John Galen Howard; John Bakewell, Jr.; John Reid, Jr.; Christopher H. Snyder; Paul Deniville; Thomas D. Church; Walter D. Bliss; and William B. Faville.

The boundary of the historic district reflects the limit outlined in the 1994 SFLD, which is more expansive than the boundary outlined in the 1978 NR and 1987 NHL. The period of significance for the Civic Center Historic District is 1896-1951. The end date for the period of significance was established by the 1987 NHL.

## RELATED STUDIES

There are a few distinct areas of significance that are the focus of current studies and planned future studies that could change the documented significance for the Civic Center Historic District. In particular a study is currently being completed to review the mid-century modern era urban development, planning and landscape architecture for the construction of the underground exhibit hall, parking garage and redesign of Civic Center Plaza which were designed by known masters of architecture and landscape architecture including Douglas Baylis; Skidmore, Owings and Merrill (SOM); and Wurster, Bernardi and Emmons (WBE). If the work associated with these efforts is found to be significant then the period of significance would extend to 1961. The area being studied primarily affects block 0788, but also relates to features on block 0812. In addition, the work of known master landscape architect Lawrence Halprin and his work associated with BART, Market Street and the United Nations Plaza is currently being studied. If work associated with that project is found to be significant then the period of significance would be extended to the 1970s. The area designated for this future study is outlined on maps of blocks 0351 and 0355, which are located in the Existing Conditions and Analysis section. Finally, Civic Center Historic District should be studied in terms of its relationship to numerous national level civic protests and social movements such as the Vietnam War, the House Committee on Un-American Activities, the White Night Riots and the gay rights movement.

## NEED FOR A CULTURAL LANDSCAPE INVENTORY

A great deal of research and documentation has been completed for the historic district’s buildings, structures and some landscape features, most notably through the National Register of Historic Places (NR) and National Historic Landmark (NHL) nominations that were completed in 1978 and 1987, respectively. In 2006, Jeffrey T. Tilman published a book that examined the career of Arthur Brown, Jr., chief architect of four main buildings in the Civic Center designed and built following the Great 1906 San Francisco Earthquake and Fires. These buildings include City Hall, War Memorial Opera House and Veterans Building, and the Federal Building. Through these efforts and other endeavors, some knowledge of the landscape’s developmental history had emerged. However, in order to make sound decisions for the Civic Center Landmark District today and in the future, a more comprehensive understanding of the district’s landscape features, its history and significance was needed. This is particularly true for three main reasons:

- The San Francisco Landmark District (1994 SFLD), established by Article 10 of the San Francisco Planning Code in 1994, encompasses a larger geographic boundary than the National Historic Landmark documentation covers. Developing an understanding of resources that are outside the NHL historic district, but included in the San Francisco Landmark District is critical for the City of San Francisco’s future planning efforts.
- None of the prior documentation efforts provides a comprehensive inventory or understanding of landscape features that relate to the periods and areas of significance. The previous studies focused on documenting the buildings with little attention to the surrounding landscape features and context. For every landscape feature that is documented, there are several that are not, and that gap of information will only thwart future planning and design efforts in the Civic Center Historic District which need to be sensitive to the district’s history.
- Some discrepancies and contradictions occur between the three previous documentation efforts (1978 NR, 1987 NHL, 1994 SFLD) which needed clarification.

A Cultural Landscape Inventory (CLI) is necessary for planning efforts associated with National Historic Landmarks that include cultural landscapes, as outlined in the National Historic Preservation Act Section 110 (as amended). Therefore, it is an early and critical step in the process to provide the City of San Francisco and its partners with the guidance needed for a property possessing national level of significance and integrity that enjoys ongoing use. A CLI is a versatile document that:

- Provides the stewards of the Civic Center Historic District a valuable reference which enriches people’s knowledge of the history of the site;
- Deepens the understanding of extant features and whether they contribute to the historic character of the district; and
- Provides an understanding of the district’s significance.

In particular, because the historic district is owned and managed by multiple agencies and departments, it is critical to have a CLI which provides a common source of knowledge and guidance for its stewards. It is a guiding document more than a prescriptive document; a resource which guides and manages decisions rather than making them outright. It culls historic and current information, bringing it together in one place and providing a database, analysis and framework for future decisions affecting the Civic Center Historic District. In essence it documents and evaluates the current status of extant features and includes an evaluation of their historic significance. Though many understand its significant place in the city, both historically and geographically, many of the current users of the Civic Center have differing missions, goals, and resources inherent to their organizations. There are places where these goals and missions overlap, and there are areas where compromise and balance are necessary to achieve the overall goals for the Civic Center. This CLI provides a solid base of information for stewards of the Civic Center Historic District to work together to achieve long-lasting protection and viability for a place that has impacted and provided inspiration for the citizens of San Francisco and the world.

This CLI incorporates information from previous inventories, documentation efforts, reports and studies which are relevant to the current understanding and future planning of the district. The

CLI also provides new information gathered through field survey and archival research. It is clear that the Civic Center Historic District holds a strong association with the citizens of San Francisco. The district has often been the site of civic protests, celebrations and other events. The Civic Center has been heavily involved in the City’s most important historic moments including the Great 1906 San Francisco Earthquake and Fires, the rise of San Francisco as a major west coast urban center, use as temporary housing and as a victory garden during World War II, the signing of the United Nations Charter, post World War II urban development efforts, and the assassination of Mayor George Moscone and City Supervisor Harvey Milk and subsequent riots. While other studies go into depth about specific events this CLI provides a comprehensive overview of significant historic events that have impacted its development.

It is the historic district as a whole, its buildings, its spaces and landscape features that need to be fully understood since they were designed to exhibit a harmonious whole and should be treated as such now and into the future. Focusing on the major building elements only includes half the picture. In fact, it is the open spaces and landscape features that were used to reinforce the design aesthetics of the Civic Center that have experienced the greatest threats to their design integrity. For example, Memorial Court was recently the focus of a design competition to determine how best to sensitively incorporate a Veteran's Memorial. Understanding the character-defining features of that landscape was critical in determining a preservation-minded solution that sensitively inserted a new design into a historic landscape. The same is true of many non-building contributing features; with little recognition and limited understanding they have been and could continue to be at a high risk of loss or damage. With very few of those historic features left in the district, it is imperative that the remaining contributing landscape features that date to the historic period and contribute to the significance of the district are recognized and preserved.

## CULTURAL LANDSCAPE INVENTORY BENEFITS

This Cultural Landscape Inventory for the Civic Center Historic District develops a greater understanding of the extant landscape features and their relationship to the historic period; lays the groundwork for approval by the City of San Francisco and the California’s State Office of Historic Preservation for future design interventions; and assists future efforts to update

the National Historic Landmark documentation. The Cultural Landscape Inventory will directly affect preservation planning, design and maintenance for the site by:

- Deepening the understanding of the site’s history and its extant resources as they relate to the historic district;
- Providing a compilation of current analysis and evaluation of the site’s extant character-defining features and its historical significance; and
- Providing information about the important landscape elements of the Civic Center that were not included in previous documentation, which focused on the individual buildings within the district.

## METHODOLOGY AND SCOPE OF WORK

### WHAT IS A CULTURAL LANDSCAPE INVENTORY?

A Cultural Landscape Inventory (CLI) is a comprehensive tool critical for the understanding of a cultural landscape associated with a National Historic Landmark property.

**Section I: Site History** includes a narrative and graphic account of the landscape’s development through the present focusing on the historic period to provide context for the later sections.

**Section II: Existing Conditions & Analysis** documents and assesses the extant features in the landscape, focusing on landscape characteristics and features that contribute to the significance of the historic property. It analyzes each feature’s relationship to the historic period, and determines which extant landscape characteristics and features date to the historic period and therefore contribute to the significance of the historic district.

**Section III: Evaluation** reviews the existing historic documentation and makes recommendations for updates to the documentation using National Register of Historic Places and National Historic Landmark program guidelines. The boundary, period of significance, areas of significance, and criteria are all evaluated.

Work for all sections was performed in conformance with guidelines established by various documents that lead this work including *The Secretary of the Interior’s Standards for the Treatment of Historic Properties with Guidelines for the Treatment*

*of Cultural Landscapes; A Guide to Cultural Landscape Reports: Contents, Process, and Techniques;* and the *Cultural Landscapes Inventory Professional Procedures Guide*.

## METHODOLOGY

The methodology for developing this Cultural Landscape Inventory blends traditional research, documentation and analysis methods with modern methods and tools. In particular, the site history was developed using traditional research methods by visiting select archives and repositories known to hold written and graphic materials relating to the history of the Civic Center’s development. Additional research was gleaned through various online sources, some relating to the brick and mortar repositories that the research team visited, but also extending to solely online sources of verifiable data.

The existing conditions were documented using a base of information gathered from various City of San Francisco departments and public agencies. This base information was sparse and/or needed a great deal of verification by the project team. A field team verified or recorded landscape features that were not previously captured or captured accurately on base maps and with photographs in September 2012. Individual features were verified during subsequent visits. This information was transferred to GIS along with a table of information associated with each feature. Photographs of each feature were tagged in the GIS data. The printed report provides a thorough view of the data that is available in the comprehensive digital GIS inventory, which has been transferred to the San Francisco Planning Department.

The existing conditions of the study area are organized using the San Francisco Office of the Assessor-Recorder’s numbering convention which assigns each block a unique number. With the exception of blocks 0765 and 0347 which are combined, each block has its own subset of information including a map, a features list, photos of select features, and a summary narrative. There are 15 “blocks” total.

The analysis and evaluation merges the information gleaned through the research and development of the site history with the inventory of extant features that were documented during field work and verification. Reports, newspaper articles, maps and photographs were used to determine what year or time period a particular feature was built or established. The date or era

was added to the features inventory and then an evaluation was made noting whether a particular feature dates to the historic period and contributes to the historic character of the district, or post-dates the historic period and is non-contributing to the historic character of the district.

The Civic Center survey area includes two known documented and significant archeological sites: the site of the former Yerba Buena Cemetery (a triangular site bounded by McAllister Street to the north, Market Street to the south, and Larkin Street to the west); and portions of Old City Hall foundation located at the current site of blocks: 0353, part of 0354 and part of 0351 (see 1905 period plan). This area was studied in depth before construction of the new public library in the 1990s and during rehabilitation of the Federal Building in 2012. The rehabilitation of the former library into the Asian Art Museum may have also included an archaeological study, but no records were found that outlined that type of effort.<sup>1</sup> Although a study of archeological sites was not within the scope of the CLI, it is important to recognize that these sites exist within the district and should be considered in future planning.

**STUDY BOUNDARY**

The Civic Center Historic District study area encompasses the

<sup>1</sup> The 1998 Final Environmental Impact Report for the Asian Art Museum Rehabilitation includes guidelines for mitigating the disturbance of archaeological resources, but there are no findings pertaining to any known resources.

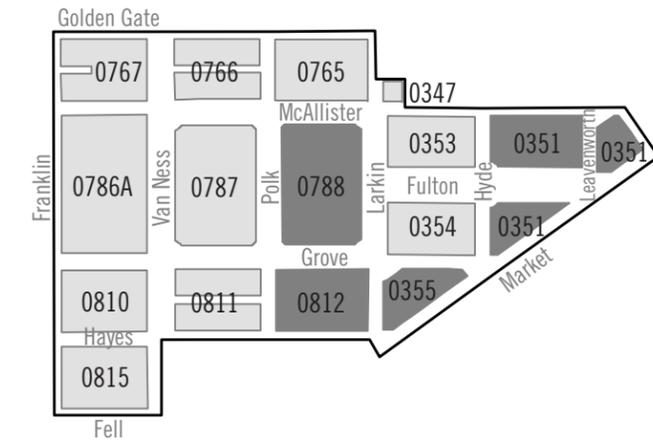


Figure 1.3 Cultural Landscape Inventory Study Area key map with SF assessor's block numbers. The blocks associated with current and future studies into potential additional areas of significance are indicated in dark grey. (MIG)

San Francisco Landmark District designated in 1994 through Article 10 of the San Francisco Planning Code with the addition of the northern half of block 0766 and the southern half of block 0811. These half-block areas were added based on a request from the City of San Francisco, but should not be considered part of the historic district boundary (See Figure 1.2). This study area is larger than the historic district established through the National Register and National Historic Landmark designations. All features located above ground within the block boundaries were included in the inventory. Elements that were not individually inventoried include features that are directly attached and associated with a building, such as stairs, ramps and other exterior decorative building features. These features were considered part of the building and already included in the historic district evaluation. Elements that exist within the streetscape were included when they have an impact on the character of the district. This did not include marking individual parking spaces, car and bike lanes, but the report does note the width and type of transportation modes that occur on streets in the study area. Finally, there are some features like the Van Ness Single Pendant Street Lights<sup>2</sup>, Fire Boxes, and A.W.S.S. Fire Hydrants that exist within this district and are part of larger city-wide systems that extend beyond the district boundaries. This inventory and evaluation only addresses these types of "city-wide" features that are physically located within the Civic Center Historic District and did not look at any of these features outside the geographic study boundary nor their relationship to any other historic contexts.

As noted earlier, current and future studies are exploring a few distinct areas of significance for the Civic Center Historic District. One current study is reviewing resources on block 0788 and 0812 associated with the mid-century modern era urban development, planning and landscape architecture for the construction of the underground exhibit hall, parking garage and redesign of Civic Center Plaza which were designed by known masters of architecture and landscape architecture including Douglas Baylis; Skidmore, Owings and Merrill (SOM); and Wurster, Bernardi and Emmons (WBE). Another current study is reviewing the work of known master landscape architect Lawrence Halprin

<sup>2</sup> The Van Ness Single Pendant Street Lights were also studied as part of the Van Ness Bus Rapid Transit Project in 2012. An EIR was prepared which supported the removal of these lights and replacement with modern fixtures. However, since the lights were still in existence when the existing conditions were inventoried for this report, they are included in this CLI.

and his designs for BART, Market Street and the United Nations Plaza associated with resources on blocks 0351 and 0355. Future studies will review Civic Center's relationship to numerous national level civic protests and social movements such as the Vietnam War, the House Committee on Un-American Activities, the White Night Riots and the gay rights movement.

## SITE HISTORY

### SITE HISTORY

#### LATE 19TH CENTURY – 1906: BEFORE THE EARTHQUAKE AND FIRES

##### SELECTED DEVELOPMENT CHRONOLOGY

c. 1849: The Yerba Buena Cemetery (c. 1849 – mid-1860s) was established in March of 1850 as the City's first municipal Cemetery, although unofficial use occurred by at least 1849. The cemetery encompassed the site currently occupied by blocks 0351, 0353, 0354 and 0355. Approximately 9,000 people were buried there, including burials that were moved from the North Beach cemetery in 1852.

1860s: The focus shifted and proposals were entertained to use the site for a public plaza or park.<sup>3</sup> The project of relocating bodies from Yerba Buena Cemetery to the Lone Mountain Cemetery began and was concluded by 1870.<sup>4</sup> Soon after the cemetery was converted into Yerba Buena Park, although no funds were made available to improve it, so it remained as "sand lots" before being slated as the site for the new City Hall.<sup>5</sup> The San Francisco Public Library, Asian Art Museum, UN Plaza and Federal Building were later built over the site.

1850s: Van Ness Avenue, which served as the western boundary for downtown San Francisco until the 1850s was originally called Marlette Street. It was widened from 68'-9" to 125' in the 1850s.<sup>6</sup>

1870: On April 4, 1870 the State Legislature passed a bill designating the Yerba Buena Cemetery property as the location of a new City Hall.<sup>7</sup>

1870: On May 11, 1870 Yerba Buena Park was given to the Board of City Hall Commissioners by the City. Proceeds of the sale of the lots were expected to help fund the design and construction of a new City Hall. The property was divided into 99 "city hall

3 Archaeological Monitoring and Architectural Documentation, San Francisco Public Library Project, 1994, 9

4 Archaeological Monitoring and Architectural Documentation, San Francisco Public Library Project, 1994, 9

5 Archaeological Monitoring and Architectural Documentation, San Francisco Public Library Project, 1994, 9

6 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 7

7 The Consolidation Act and Other Acts Relating to the Government of the City and County of San Francisco, A.E.T. Worley, 1887, 196-202

lots" that were 25' x 100' lots stretching from Market Street to Park Avenue (City Hall Avenue). The lots that were located in line with 8th Street were left open to create "a long vista up Eight Street which would eventually be terminated by the main tower of the City Hall."<sup>8</sup> This would eventually become Marshall Square, also known as City Hall Square (see 1905 period plan).

1870: A design competition, based on a design program developed by Williams & Wright, is held for the design of the City Hall which attracts 20 entries. The firm of Laver, Fuller & Company from New York is chosen. The building's architecture was modeled after the Second Empire style that was in vogue at the time following prominent buildings of a similar style including a new wing of the Louvre and city halls in Philadelphia and Detroit.<sup>9</sup>

8 The Consolidation Act and Other Acts Relating to the Government of the City and County of San Francisco, A.E.T. Worley, 1887, 196-202

9 Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 12



FIGURE 2.1 C. 1956 CIVIC CENTER PLAZA  
(J. Baird)

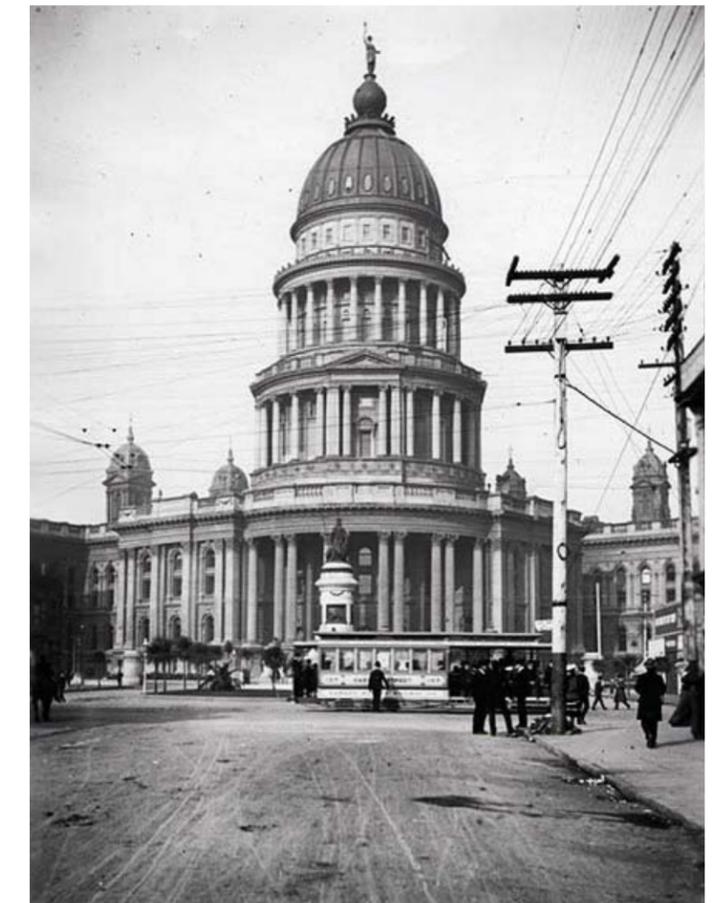


Figure 2.2 c. 1890 image of Old City Hall (California State Library)

1870s: Photographs of Van Ness Avenue during this decade depict trees and planters lining the street.<sup>10</sup>

1872: On February 22 the cornerstone is laid for Old City Hall (destroyed in 1906) and construction begins. The Old City Hall was built over an expansive area encompassing three blocks: 0353, part of 0354 and part of 0351 (see 1905 period plan).

1880s – 90s: Van Ness Avenue had wood plank sidewalks, gaslights on street corners, and trees planted in front of residential buildings. By the 1890s Van Ness Avenue was a stately boulevard flanked by Queen Anne style mansions. Street trees, brick gutters, and a cable car line can be seen in historical photographs.<sup>11</sup>

1882: The Mechanics Pavilion opened on the block bound by Grove, Larkin, Hayes and Polk Streets (block 0812). The Pavilion was a huge wooden meeting hall and served as the City's convention, meeting and exhibit hall until it was destroyed by fire in the Great 1906 San Francisco Fire and Earthquake.<sup>12</sup>

1893: Various buildings were located along Van Ness Avenue including: St. Ignatius College, the Priests' House and theatre buildings on block 0810; two and three story residential buildings on blocks 0786A and 0787; and one and two story dwellings on blocks 0767 and 0766. The sidewalks along Van Ness Avenue between Hayes and Grove were around 20' wide and the sidewalks between Grove and McAllister were between 10-15' wide. Blocks 0786A and 0787 were originally bisected by Fulton Street into four blocks.<sup>13</sup>

1894: The Pioneer Monument, designed by Frank H. Happersberger,<sup>14</sup> was completed with \$100,000 in funding which was left for the establishment of the monument by James Lick in his will. He died in 1876, but the trustee's of his estate ensured the

10 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 4

11 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 7

12 SF Examiner, "Remembering Mechanics' Pavilion," April 20, 2010. <http://www.examiner.com/article/remembering-mechanics-pavilion> (accessed June 4, 2015).

13 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 10-12

14 Civic Center Pioneer Monument, Art + Architecture, January 27, 2012

project was completed.<sup>15</sup> It was originally placed between City Hall Avenue (originally named Park Avenue) and Market Street, within what was known as City Hall Square and later Marshall Square, located in the SE corner of block 0354 (see 1905 period plan).

1897: The Old City Hall is finished after years of construction. Some sources point to a construction process that was characterized by rampant corruption which contributed to cost overages, and which some deemed the cause of the building's

15 Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 24

Figure 2.3 (upper right) c. 1899 view of McAllister Street and City Hall Avenue (which used to cut diagonally through block 0354) and no longer exists (California State Library), Figure 2.4 (lower right) 1905 axonometric view image of the Daniel Burnham Plan for San Francisco (D. Rumsey)

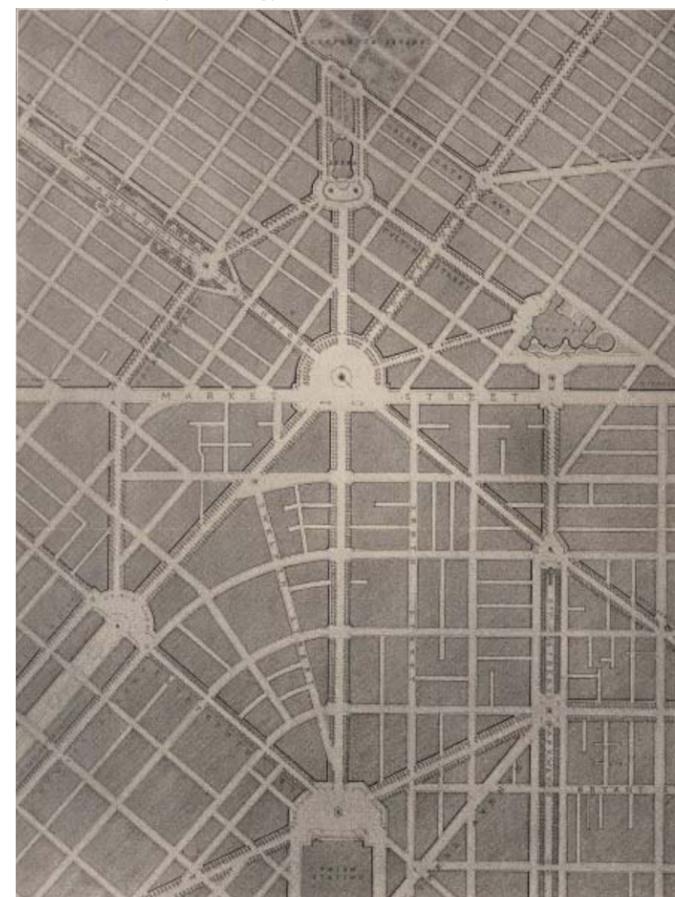
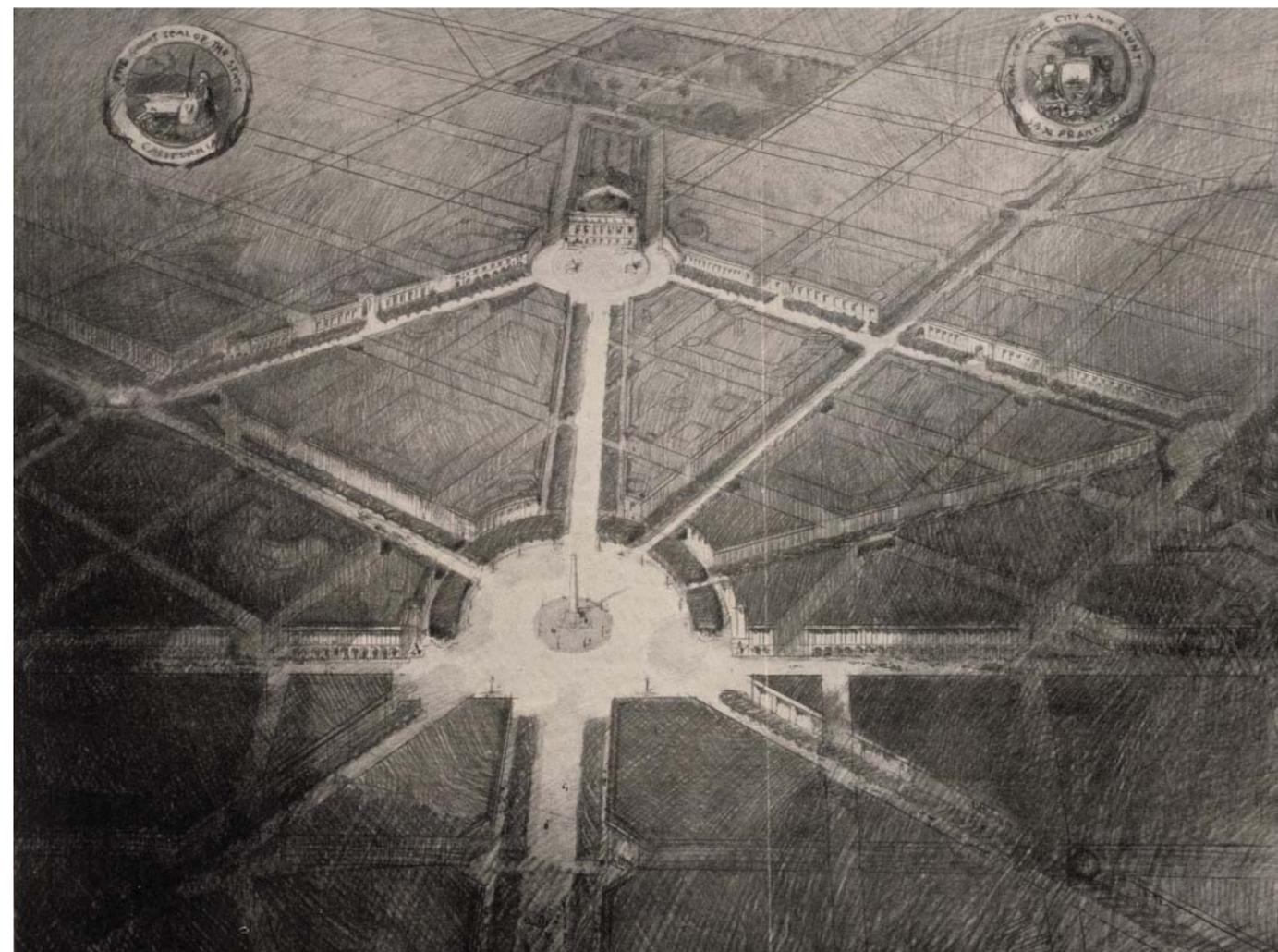
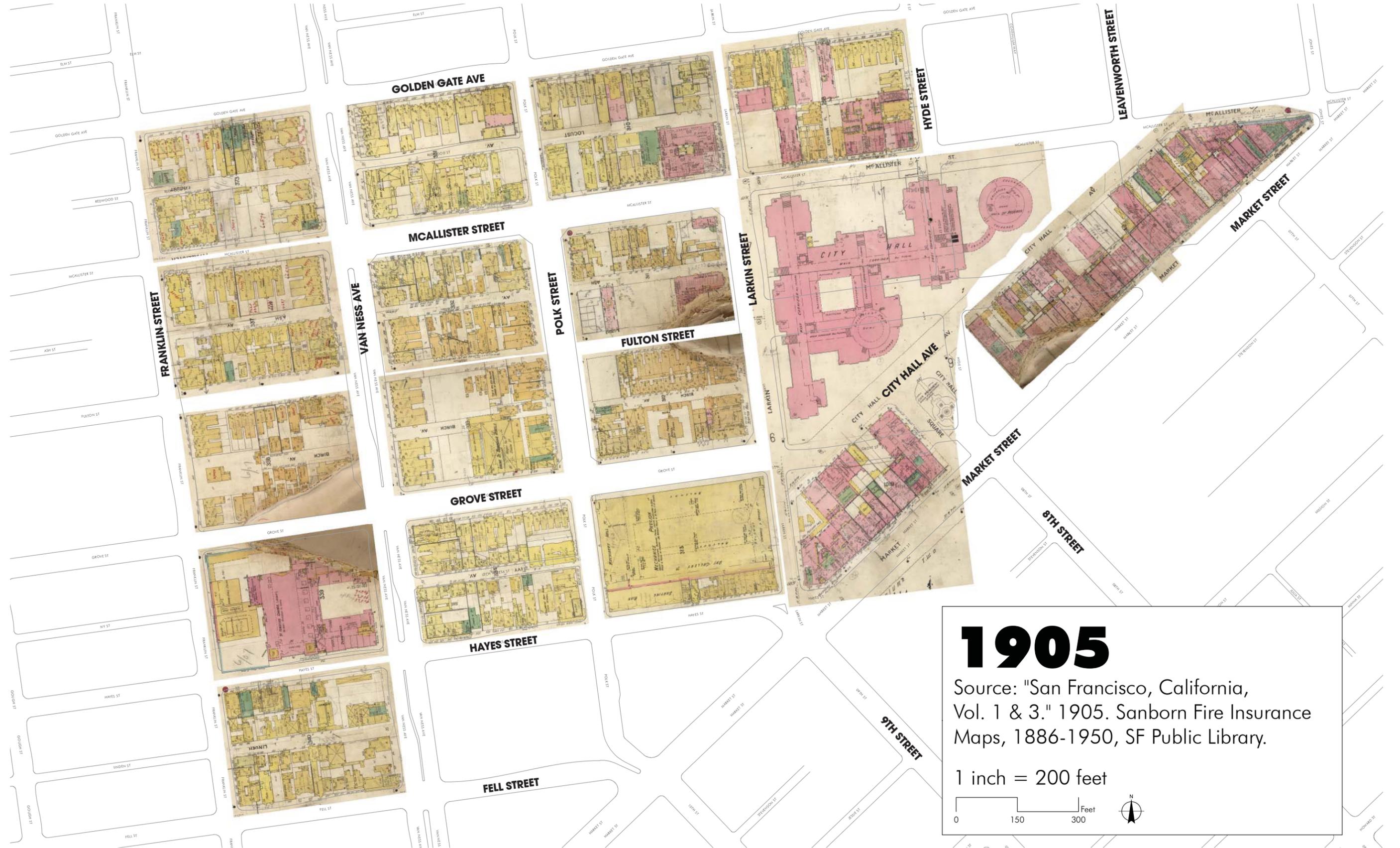


Figure 2.5 (above) 1905 plan view image of the Daniel Burnham Plan for Civic Center (D. Rumsey)

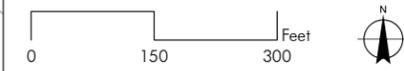




# 1905

Source: "San Francisco, California, Vol. 1 & 3." 1905. Sanborn Fire Insurance Maps, 1886-1950, SF Public Library.

1 inch = 200 feet



failures during the 1906 earthquake and fire.<sup>16</sup> Another source notes that the corruption only amounted to contractors, who were being supervised by an inexperienced group of commissioners, substituting inferior materials during the construction.<sup>17</sup> Stephen Tobriner notes that the eventual failure of City Hall was the result of a series of bad decisions that had more to do with its long construction history and the aspirations of the growing city than with corruption.<sup>18</sup> "Like most American civic structures it had a strongly classicist Baroque flavor, although individual details betrayed its Victorian setting. Somewhat awkwardly proportioned in its main building, with a lofty tower and dome embarrassedly set on the tower's top..."<sup>19</sup>

1899: By 1899, City Hall Square becomes known as Marshall Square (block 0354), named after James W. Marshall, who discovered gold at John Sutter's mill on the American River in 1848.<sup>20</sup>

1899: The fire box system is established in the City of San Francisco. Some boxes remain which bear that date.<sup>21</sup> A handful remain in the Civic Center Historic District.

1899: Bernard J.S. Cahill develops a plan for the Civic Center area at the request of Mayor James D. Phelan. Plan proposed a bifurcated Market Street, creating an island in the middle on which a large hotel could be built and redeveloping the property on either side of the street so that the U.S. Court House and Post Office could be visually connected with City Hall. No action is taken to implement the ambitious plan.<sup>22</sup>

1900: Various buildings were located along Van Ness Avenue including a mixture of residential and commercial buildings on block 0815; St. Ignatius College on block 0810; residential buildings, a commercial building and bike shop on block 0811; a mixture of two to three story residential and commercial buildings such as a hotel and drug store on blocks 0786A and 0787; and one and two story dwellings plus a stable on blocks 0767 and 0766. The sidewalks along Van Ness Avenue between Hayes and McAllister were roughly 10' wide.<sup>23</sup>

1904: The Association for the Improvement and Adornment of San Francisco was established on January 15, 1904 and unanimously elected former Mayor James Phelan as its president. The association included an executive committee. Membership was broadened to include any citizen genuinely interested in improving the city.<sup>24</sup> Membership grew to include 450 individuals. Goals of the association included promoting in every practical way the beautifying of streets, public buildings, parks, squares and places of San Francisco and to stimulate the sentiment of civic pride in the improvement and care of private property.<sup>25</sup> It was through this organization's efforts that Daniel Burnham was asked to develop a plan for San Francisco. In response Burnham

23 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 10-12

24 Mell Scott, The San Francisco Bay Area: A Metropolis in Perspective, 99

25 Rufus M. Steele, "Making San Francisco Beautiful," Sunset Magazine, June 1905, 120



16 Photographs, Written Historical and Descriptive Data: City Hall, Civic Center, HABS No. CAL-1881, 38-SANFRA71, Historic American Building Survey, National Park Service, 2; Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 19-20; San Francisco Chronicle, "City Hall Frauds: Brick Walls Filled in With Rubbish" June 6, 1890, 8

17 James W. Haas comments, 2014, 4

18 Tobriner, Stephen. Bracing for Disaster: Assessment of Damage in the 1906 Earthquake, 173

19 Photographs, Written Historical and Descriptive Data: City Hall, Civic Center, HABS No. CAL-1881, 38-SANFRA71, Historic American Building Survey, National Park Service, 2

20 Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 24-25

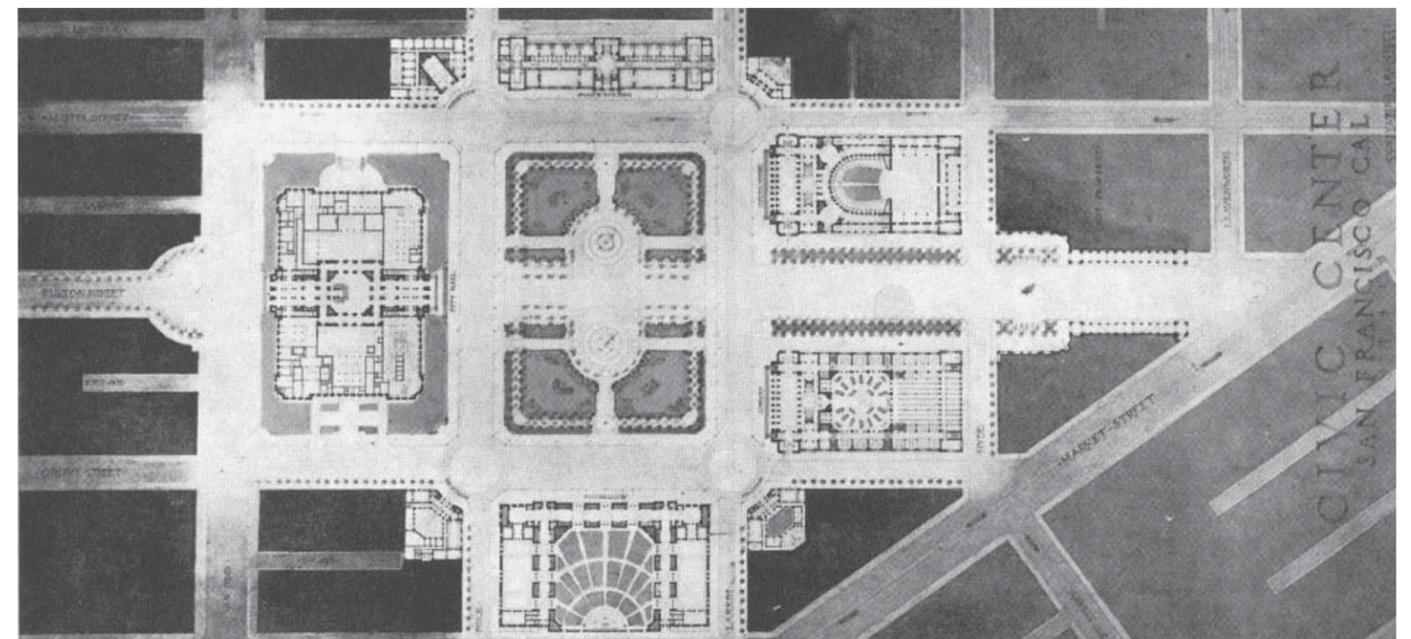
21 San Francisco Chronicle, "Why SF Still Counts on Street Fire Alarm Boxes," by John Wildermuth, February 7, 2012

22 B.J.S. Cahill "A Plan to Beautify Market Street." The California Architect and Building News, Vol. XX No. 10, October 20, 1899, pgs 110-119

Figure 2.7 (top right) 1914 Jules Guerin bird's eye view rendering of John Galen Howard's 1912 Civic Center plan (J. Tilman), Figure 2.8 (bottom right) 1912 lay out map of John Galen Howard's 1912 Civic Center plan (J. Tilman)



Figure 2.6 (above) Portion of 1906 plan highlighting street widening projects (Earth Sciences & Map Library, UC Berkeley),



sent associate Edward Bennett to San Francisco to begin the effort. He in turn solicited the help of Willis Polk, John McLaren and Arthur Brown.<sup>26</sup>

1905: Van Ness Avenue was largely a residential street. Photographs taken in 1905 show trees planted in front of residences, cable car tracks set into brick pavers, gaslights on street corners, wide concrete sidewalks, and brick gutters.<sup>27</sup>

1905: Daniel Burnham and his associates develop a plan for the City of San Francisco including the Civic Center, though no momentum to implement it immediately follows.<sup>28</sup> While Burnham had recently completed a high profile commission for Washington, D.C. this was his first opportunity to develop a plan for an entire city.<sup>29</sup> "In laying out his plan for San Francisco, Burnham and his associates visited and drew inspiration from L'Enfant's Washington, D.C. design; Burnham's plan intended to bring imperial grandeur to San Francisco."<sup>30</sup> The Burnham Plan exemplified Burnham's "conceptual view of the ideal city" and was modeled on Paris.<sup>31</sup> The plan was "built around a set of

- 26 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 69
- 27 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 7
- 28 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 68
- 29 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 69
- 30 Freebairn-Smith, Rod, Jennifer Devlin and Sarah Karlinsky, "Extending the City Beautiful," The Urbanist, Issue 488, January 2010
- 31 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 69

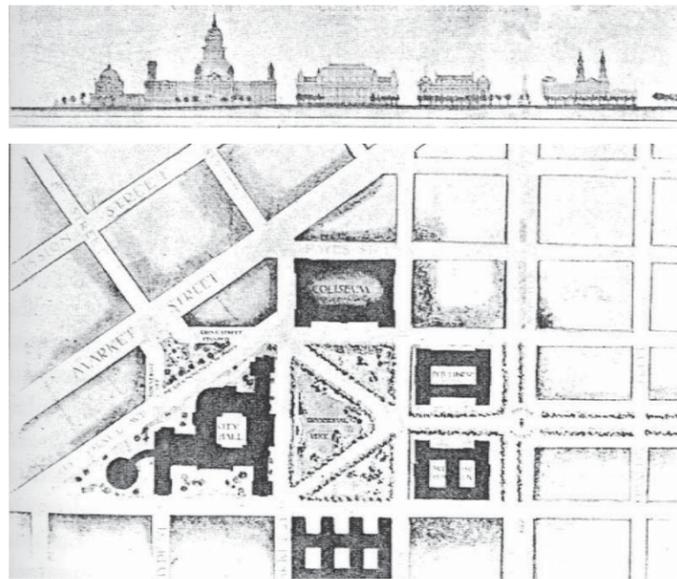


Figure 2.9 B.J.S. Cahill's 1904 section and plan for the Civic Center which was redrawn in 1909 (J. Tilman)

monumental civic buildings, from which radiate grand diagonal streets and concentric boulevards. Buildings of particular importance.... are placed at the intersection of these avenues, on prominent topography."<sup>32</sup> It called for "a city traversed by graceful roadways and diagonal boulevards; an abundance of fountains, parks, and plazas; and lakes filled with water flowing from reservoirs built in the city's hills. It also called for a grand Beaux Arts style civic center situated at Market Street and Van Ness Avenue, the geographical heart of the city."<sup>33</sup> Though portions of Burnham's plan were incorporated into the Civic Center Plan that was eventually built, "several key pieces of Burnham's Plan for the Civic Center were never realized. These include the creation of a *rond-point* (a roundabout at the convergence of streets) at the intersection of Market Street and Van Ness Avenue; a new promenade connecting the rond point to an opera house; extending the panhandle [of Golden Gate Park] to the Civic Center; and a different site for City Hall."<sup>34</sup> The plan was revisited following the 1906 earthquake which is outlined later in the site history.

1905: Simultaneously Bernard J.S. Cahill revised his 1899 plan in response, but like the Burnham plan it was not acted upon at this time. Cahill's plan called for a collection of civic buildings grouped around a public open space. His drawing was published in local newspapers and he sent copies to both Phelan and Burnham.<sup>35</sup>

- 32 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 69
- 33 Triptych, Asian Art Museum of SF, Fall 1993, 14
- 34 Freebairn-Smith, Rod, Jennifer Devlin and Sarah Karlinsky, "Extending the City Beautiful," The Urbanist, Issue 488, January 2010
- 35 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 70



Figure 2.10 1910 City Hall Avenue from Leavenworth Street, Hall of Records to right (San Francisco History Center, San Francisco Public Library)

1906: On April 18 at 5:12 AM an earthquake hits San Francisco which causes massive damage to the buildings and infrastructure. The initial damage is exacerbated by fires that rage through the city for days after the earthquake. This event became known as the Great 1906 San Francisco Earthquake and Fires.

### 1906-1937: CITY BEAUTIFUL AND THE BEAUX ARTS

#### SELECTED DEVELOPMENT CHRONOLOGY

1906: The Great 1906 San Francisco Earthquake and Fires wreaked great destruction on Van Ness Avenue and the City of San Francisco. The buildings on the east side of Van Ness Avenue were dynamited in an attempt to contain the fire, and as a result, most of the buildings on the west side of the street were saved. After the earthquake, many of the remaining mansions on Van Ness Avenue were converted to commercial uses.<sup>36</sup>

1906: The Great 1906 San Francisco Earthquake and Fires damaged City Hall causing a great deal of the façade to collapse. The tower and dome superstructure remained standing with the underlying steel structure open and exposed. The dome's drum lost its cladding and the huge exterior column drums fell away from the building onto Larkin Street, creating a mountain of debris. The Hall of Records, reinforced with iron and isolated from the rest of the building, was not badly damaged. The eastern portion of City Hall also fared better than the rest, and its basement was reinhabited and used for the temporary City Hall.<sup>37</sup> The Mechanics Pavilion across from City Hall survived the earthquake and was set up as a temporary hospital, but it later burned to the ground.<sup>38</sup>

1908: Wells Fargo building (1256 Market Street) is constructed originally as a stable and coach house on old City Hall Avenue.<sup>39</sup> City Hall Avenue used to run diagonally across block 0354 where the new San Francisco Public Library now exists (see 1905 period plan).

- 36 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 7
- 37 Tobriner, Stephen. Bracing for Disaster: Assessment of Damage in the 1906 Earthquake, 173-175
- 38 Richard Reinhardt, Four Books 300 Dollars and A Dream, 2005, pg 68
- 39 1978 NRHP Inventory Nomination Form, continuation sheet 1

1909: "Although the Great 1906 San Francisco Earthquake and Fires offered a prime opportunity to implement either the Burnham or Cahill plans, the idealism of a formal, grand plan lost out to eagerness to rebuild the city quickly."<sup>40</sup> Much of San Francisco was rebuilt along the same grid and plan that existed prior to the earthquake. However, by 1909 civic leaders were interested in revisiting Burnham's plan, so they asked him to revise and update it. Burnham's colleague, Willis Polk, led the revision effort. Hearing of this, Bernard J.S. Cahill also revised his 1904 plan and voiced his concern that the Burnham Plan would be too expensive to implement. Based on his previous interaction with Daniel Burnham and his associates before the earthquake and fire, Cahill felt disrespected and "thus began a campaign to frustrate any civic center campaign"<sup>41</sup> that would implement Burnham's plan. The buildout of Civic Center reflects more of what Cahill envisioned, but "in recompense for his obstructionist position, Cahill had no official role with the Civic Center Commission, nor did he receive any credit for his contribution to the design."<sup>42</sup>

1908: City Architect Newton J. Tharp recommends razing the Old City Hall ruins. He was supported by John Galen Howard and a special committee of the Board of Supervisors.<sup>43</sup>

1909: The Old City Hall is demolished with the exception of the Hall of Records and a portion of the McAllister Street wing. That same year the Board of Supervisors proposed a \$5 million bond for a "modern, fire proof city hall" which was still slated to be placed on the site of the Old City Hall.<sup>44</sup> The new structure was planned to house various municipal departments<sup>45</sup> (see 1905 period plan).

1909: San Francisco Auxiliary Water Supply System (AWSS) hydrants are installed in the Civic Center Historic District and are part of a larger city-wide system. The hydrants are short and painted white with a blue cap and stamped with the following

- 40 Freebairn-Smith, Rod, Jennifer Devlin and Sarah Karlinsky, "Extending the City Beautiful," The Urbanist, Issue 488, January 2010
- 41 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 70
- 42 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 70
- 43 Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 20
- 44 Archaeological Monitoring and Architectural Documentation San Francisco Main Library Project, 1994, 20
- 45 Coffey, Alfred I. "Tentative Program for the San Francisco City Hall Competition," Architect & Engineer, June 1911

letters: "1909, S.F. A.W.S."<sup>46</sup> Note: As of today, there are 16 AWSS hydrants dated 1909 within the study boundary.

1909: San Francisco voters are swayed in part by Bernard J.S. Cahill's argument that the Burnham Plan is too expensive to implement. Even though some city leaders were interested in implementing Burnham's revised plan, the ballot measure authorizing the appropriation of funds for a reduced version of the 1905 Burnham plan failed.<sup>47</sup> Planning for a new Civic Center is delayed.

1910: Newton J. Tharp Commercial School is designed and constructed on a site fronting on Grove Street between Polk and Larkin Streets (block 0788, the future location of Civic Center Plaza). The school is moved after three years and reconstructed at 170 Fell Street.<sup>48</sup>

- 46 Historic Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI-a - National Register of Historic Places, SFCC NHL, 17-3
- 47 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 71
- 48 School of the Arts Master Plan: Draft Environmental Impact Report. San Francisco Unified School District, 4-16.

1910: On October 24, 1910, the Board of Supervisors accepted an offer from the Whitcomb Estate Co. to construct a seven story building on their property on the south side of Market between Eighth and Ninth Streets to act as a temporary City Hall. This building, later named the Whitcomb Hotel, was sufficient to accommodate all the City agencies including the Courts currently in rental space.<sup>49</sup> City offices remained at this location until 1916.<sup>50</sup>

1911: Mayor Rolph, recently elected in some part for his promise to make major civic improvements in San Francisco, announces a competition for planning the new City Hall and Exposition (Civic) Auditorium. Over fifty teams respond and fall into one of two camps: either they propose using the site outlined in Burnham's plan or the site of the Old City Hall, as recommended in Cahill's plan.<sup>51</sup>

- 49 SF Chronicle, unnamed article, October 25, 1910, 16
- 50 Civic Center Proposal, Dianne Feinstein, November 1987, 10
- 51 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 72

1912: The debate over where to site City Hall continues into early 1912. On January 29 the Board of Supervisors officially selects the site of the Old City Hall for the new City Hall. Mayor Phelan appoints a committee of architects led by John Galen Howard and including Frederick Meyer and John Reid, Jr. to work with the city to plan the new civic center. They are often referred to as the "Consulting Architects."<sup>52</sup>

1912: Following the decision to use the site of the Old City Hall for the new City Hall, a special election is held on March 28 which overwhelmingly passes a \$8.8 million bond for the purchase of land for the Civic Center and construction of City Hall.<sup>53</sup>

1912: In April a competition for the design of the City Hall was announced which identified the project site as the site of the Old City Hall and a fairly detailed building program.<sup>54</sup>

1912: Just a month later the Consulting Architects, "sensing that the old city hall site would not be cleared in a timely fashion" decided to start a debate between the two proposed sites. The two proposed schemes for the layout of the Civic Center were drafted and published in newspapers to gauge public opinion. In essence Scheme A retained the site of the Old City Hall for reuse since the City already owned that property. Scheme B proposed to site the new City Hall on Van Ness between Grove and McAllister, on block 0787. Both schemes recommended that the existing street grid be established on the old site which would allow Hyde and Leavenworth to extend to Market. The proposed Schemes A and B were released and commented upon through editorial coverage in a local newspaper.<sup>55</sup>

1912: Ultimately the site was switched and the competition garnered over seventy submissions for a City Hall designed on its current site.<sup>56</sup>

1912: On May 28, while proposers are still in the midst of drafting submissions for the City Hall design competition, the Consulting Architects issued their report on the design of Civic Center calling for the location of City Hall on Van Ness (Scheme B). They proposed a two block square plaza in front of it, a new Auditorium on the south side (Mechanics Pavilion block) and

- 52 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 72
- 53 San Francisco Civic Center Development Plan 1958, 5; J. Tilman, Arthur Brown, Jr. Progressive Classicist, 73
- 54 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 74
- 55 "The Proposed Schemes for Civic Center: Which scheme, in your opinion, is best?", May 15, 1912, Bancroft Library
- 56 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 74

an Art Museum on the north side. Across the plaza from the City Hall a Public Library and Opera House would be located. They also suggested that their report be circulated for a month to get public reaction.<sup>57</sup> In essence, the location of the City Hall follows the Burnham Plan and the configuration of civic buildings surrounding a central open space reflects the Cahill Plan.

1912: Competition for the architectural design of City Hall, led by John Galen Howard, Frederick Meyer and John Reid, Jr., receives 73 entries. The commission is awarded to Arthur Brown, Jr. and John Bakewell, Jr. (Bakewell & Brown) along with a \$25,000 commission.<sup>58</sup>

1912: One key aspect of the Civic Center Plan that was adopted by John Galen Howard's committee is that each building diagonally across from the plaza's four corners would have a concave curvature at the corner facing the plaza. This curvature followed a proposed circular configuration at each of the plaza's four intersections. The circular intersection design, only partially realized was intended to visually reinforce the concave curvature design of the corner buildings.<sup>59</sup> The Department of Public Health Building, with its flat chamfered corner entrance area, was the first of just two buildings whose corners were designed and built in the spirit of Howard's Civic Center Plan. The San Francisco Superior Court Building on block 0766 also has a flat chamfered corner.

1912: Historic photographs show planting strips located in the wide sidewalks paralleling Van Ness Avenue and trees planted equidistantly apart in sidewalk planters near the future site of City Hall.<sup>60</sup>

1913: Construction of City Hall, designed by Arthur Brown, Jr. and John Bakewell, Jr. begins in April.<sup>61</sup>

1913: Exposition (Civic) Auditorium, designed by John Galen Howard, Frederick Meyer and John Reid, Jr., is slated for use during the San Francisco Panama-Pacific International

- 57 San Francisco Chronicle, unnamed article, May 29, 1912, 20
- 58 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 74; HABS
- 59 Civic Center Proposal, Dianne Feinstein, November 1987, 14
- 60 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 8
- 61 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 93



Figure 2.11 1912 View of Market Street at 8th with Hall of Records at left (Bancroft Library, UC Berkeley)

Exposition. Priority is given for this building to be finished in time for the Exposition, a goal that is ultimately achieved.<sup>62</sup>

1913: Throughout the early 20th century a location for the public library was often at the periphery of discussions by city officials and those involved in planning the Civic Center. Prior to the 1906 Earthquake and Fires the library was located in the Old City Hall. However, the facilities were considered insufficient and following the failure of the Old City Hall, a search was on to find a permanent home. To that end Library Trustees acquired property on block 0787, which later became the preferred site for the City Hall. In December 1913, Library Trustees transferred ownership of their property on block 0787 to the City in exchange for property on block 0353 for the future main public library.<sup>63</sup>

1913: (Newton J. Tharp) Commercial High School building was moved from its location on Grove Street (today's Civic Center Plaza) to the southwest corner of block 0815 (135 Fell Street) when that block was given to the Board of Education in exchange.<sup>64</sup> It

62 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 96

63 Joan Draper, San Francisco Civic Center: Architecture, Planning and Politics, 1979, 161-162

64 Joan Draper, San Francisco Civic Center: Architecture, Planning and Politics, 1979, 162; Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 8

should not be confused with the High School of Commerce which was built in 1926 on the same block.

1914: In anticipation of the Panama-Pacific International Exposition, which spurs work in and around the Civic Center including the Exposition (Civic) Auditorium, the Van Ness Avenue trolley tracks are completed in less than five months to accommodate the anticipated attendance predicted for the city during the 1915 Exposition. A 1913 report by City Engineer M.M. O'Shaughnessy predicted that during days of maximum attendance it would be necessary to transport up to 60,000 people per hour on rail, a staggering number that far outstripped the city's capacity, prior to the completion of this rail line.<sup>65</sup>

1914: The Van Ness Avenue trolley track was flanked by 259 trolley poles to support the overhead wires that powered the cars. The columns of the poles were composed of reinforced concrete, with a slender, tapered square form, a decorative finial, and cast iron footings with a modest foliated design and square base. The poles were initially erected without attached streetlights, but the city ultimately found the resources to install light fixtures. By the time of the Exposition's opening, pairs of electric streetlights were

65 HREIR Van Ness Avenue Bus Rapid Transit (BRT) Project, 22

hung on each trolley pole, making Van Ness Avenue the "best lit thoroughfare in the city."<sup>66</sup> The finial features a tapered square crown cradled by abacus and medallions terminating in volute detailing and the base is square with foliated detailing. The door is stamped "Joshua Hendy Iron Works S.F. CA", a Bay area foundry commissioned to make the base. Several of the doors are stamped "Steiger and Kerr Stove and Foundry Company S.F. CAL." Most likely these doors were early replacements for the original Hendy products. The replacement fiberglass bases do not have access doors and do not bear a maker's mark.<sup>67</sup>

1914: The City of San Francisco introduced tall, slender street lights to Van Ness Avenue sidewalks around 1914, which reflects

66 HREIR Van Ness Avenue Bus Rapid Transit (BRT) Project, 22

67 HREIR Van Ness Avenue Bus Rapid Transit (BRT) Project, 35



Figure 2.13 1915 Trolley Pole with lights (SF Dept. of Public Works historic photos, San Francisco History Center, San Francisco Public Library)

the City's plan at the time to develop the Civic Center area according to City Beautiful design principals.

1914: The Consulting Architects set up a competition for the design of the Main Library. George Kelham's design is selected. Some controversy surrounded the selection since Kelham's design resembled fellow architect Cass Gilbert's design for the Detroit Public Library, and Gilbert was a member of the jury. However, Joan Draper stated that Kelham "won on the basis of his plan as much as his facades."<sup>68</sup>

68 Cahill, B.J.S. "The San Francisco Public Library Competition." Architect and Engineer of California and the Pacific Coast 37, no. 1 (1914): 63; Joan Draper, San Francisco Civic Center: Architecture, Planning, and Politics, 1979, 216.



Figure 2.14 c. 1915 image of City Hall under construction (J. Tilman)



Figure 2.15 1915 bear statue on pedestal at Civic Center Plaza as part of the Panama-Pacific Exposition (SF Dept. of Public Works historic photos, San Francisco History Center, San Francisco Public Library)



Figure 2.12 1914 view of Marshall Square with the Pioneer Monument (Bancroft Library, UC Berkeley)



Figure 2.16 1915 photograph of trolley service opening on Van Ness Avenue for the Panama-Pacific Exposition (San Francisco History Center, San Francisco Public Library)



Figure 2.19 1915 view of the SW corner of Civic Center Plaza with City Hall in the background (J. Tilman)



Figure 2.21 c. 1915 image of Civic Center Plaza with City Hall in the background (J. Tilman)



Figure 2.17 1915 City Hall near Van Ness and Grove (SF Dept. of Public Works historic photos, San Francisco History Center, San Francisco Public Library)



Figure 2.18 1915 image of City Hall with Civic Center Plaza in the foreground (J. Tilman)



Figure 2.20 1915 detail of City Hall with part of Civic Center Plaza in the foreground (J. Tilman)



Figure 2.22 (above) c. 1915 rendering of Exposition (Civic) Auditorium from direction of Civic Center Plaza (CED Library, UC Berkeley)

1914: In his plan for Civic Center, John Galen Howard called for a large plaza based on Beaux Arts principles, landscaped quadrants, two round pools, and generous paved spaces in front of City Hall available for public gatherings of up to 20,000 people from the City Hall steps to Larkin Street. Final plans for Civic Center Plaza prepared by the Consulting Architects were finished and approved by the Board of Supervisors on May 11, 1914. This was the last major contribution of the Consulting Architects.<sup>69</sup>

1915: Though dedicated by Mayor Rolph on December 28 the new City Hall, designed by Arthur Brown, Jr. and John Bakewell, Jr. (Bakewell & Brown) for \$3.4 million, was not completed until March 1916.<sup>70</sup> It was not finished in time for the Panama-Pacific International Exposition. Although the general feeling of the building's style is Baroque, both inside and out, the details are generally Classical, with a generous addition of French Baroque ornamental features.<sup>71</sup>

1915: Civic Center Powerhouse is built (block 0347).<sup>72</sup>

1915: The Consulting Architects engagement with the Civic Center ends on June 30, 1915. John Reid, Jr. stays on part-time as a consultant to look after remaining projects which largely involved schools. Reid, who was Mayor Rolph's brother-in-law, later became City Architect.<sup>73</sup>

1915: By 1915, commercial buildings and an automobile/motorcycle showroom are located on block 0811. Block 0786A includes commercial buildings such as a paint shop, auto showroom, machine shop, restaurant and hotel. Blocks 0767 and 0766 contained an assortment of auto showrooms, supply shops and repair shops.<sup>74</sup> Some of this development and the configuration of these blocks are still evident on the 1919 period plan, based on the 1919 Sanborn Map.

69 San Francisco Chronicle, unnamed article, May 7, 1914, 13; Joan Draper, *San Francisco Civic Center: Architecture, Planning, and Politics*, 1979, 222.

70 San Francisco Civic Center Development Plan 1958, 5; J. Tilman, Arthur Brown Jr., *Progressive Classicist*, 2005, 95

71 HABS No. CAL-1881, 8

72 1987 NHL, 7,11

73 Joan Draper, *The San Francisco Civic Center: Architecture, Planning, and Politics*, 1979, 223; J. Tilman, Arthur Brown Jr., 2006, 249n23

74 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 13

1915: Civic Center Plaza was established in time for the Panama-Pacific International Exposition, but the full implementation of its design was not completed until 1925. A. Lacy Warswick, who was with the City Architect's office, designed the plan which included major and minor design axes and preserved important sight lines between the Civic Center's major buildings. "Two fountains, each located at the juncture of the cross axis, flanked the main ceremonial axis. Functionally the plan provided for a clear and open central plaza area which was available for important civic events, and permitted parades to proceed along Fulton Street directly to City Hall. The twin fountains were framed by large sweeping semi-circles which were lined with seating bays and in turn framed a double row of trees around the perimeter."<sup>75</sup>

1915: A temporary, but elaborate balustrade wall made of plaster is constructed and decorated with large urns and sculpture around the perimeter of Civic Center Plaza. Linear shrubs lined the balustrade. Each fountain contained a large sculptural composition, all of plaster. The Consulting Architects explained that the temporary nature of the plaster works was intended to be a trial to determine whether these adornments would be suitable and appreciated by the public.<sup>76</sup> Built for the Panama Pacific Exposition, these features of the Plaza design were removed within a few short years<sup>77</sup> (See Figures 2.15, 2.18, 2.19 and 2.21). Archival drawings dated 1914 confirm plaster construction of these and other features.<sup>78</sup>

1916: About this time, blue police telephone call boxes are installed around the city including in Civic Center to serve as a pre-radio and phone communication system allowing police officers walking a beat to check in with their station houses.<sup>79</sup> Some of these remain in the Civic Center Historic District.

1916: Pedestrian light poles and young London plane trees exist along Polk Street and the Civic Center Plaza.<sup>80</sup>

1917: The Public Library designed by George Kelham is constructed (present day Asian Art Museum) with a structural

75 Diane Feinstein, *City Center Proposal*, 1987, 14

76 San Francisco Chronicle, unnamed article, May 7, 1914, pg. 13

77 J. Tilman, Arthur Brown, Jr. *Progressive Classicist*, 97;

*Civic Center Proposal*, Dianne Feinstein, November 1987, 14

78 WBE Collection, *Environmental Design Archives*

79 SF Chronicle, "Why SF Still Counts on Street Fire Alarm Boxes," February 7, 2012

80 J. Tilman, Arthur Brown, Jr. *Progressive Classicist*, 97



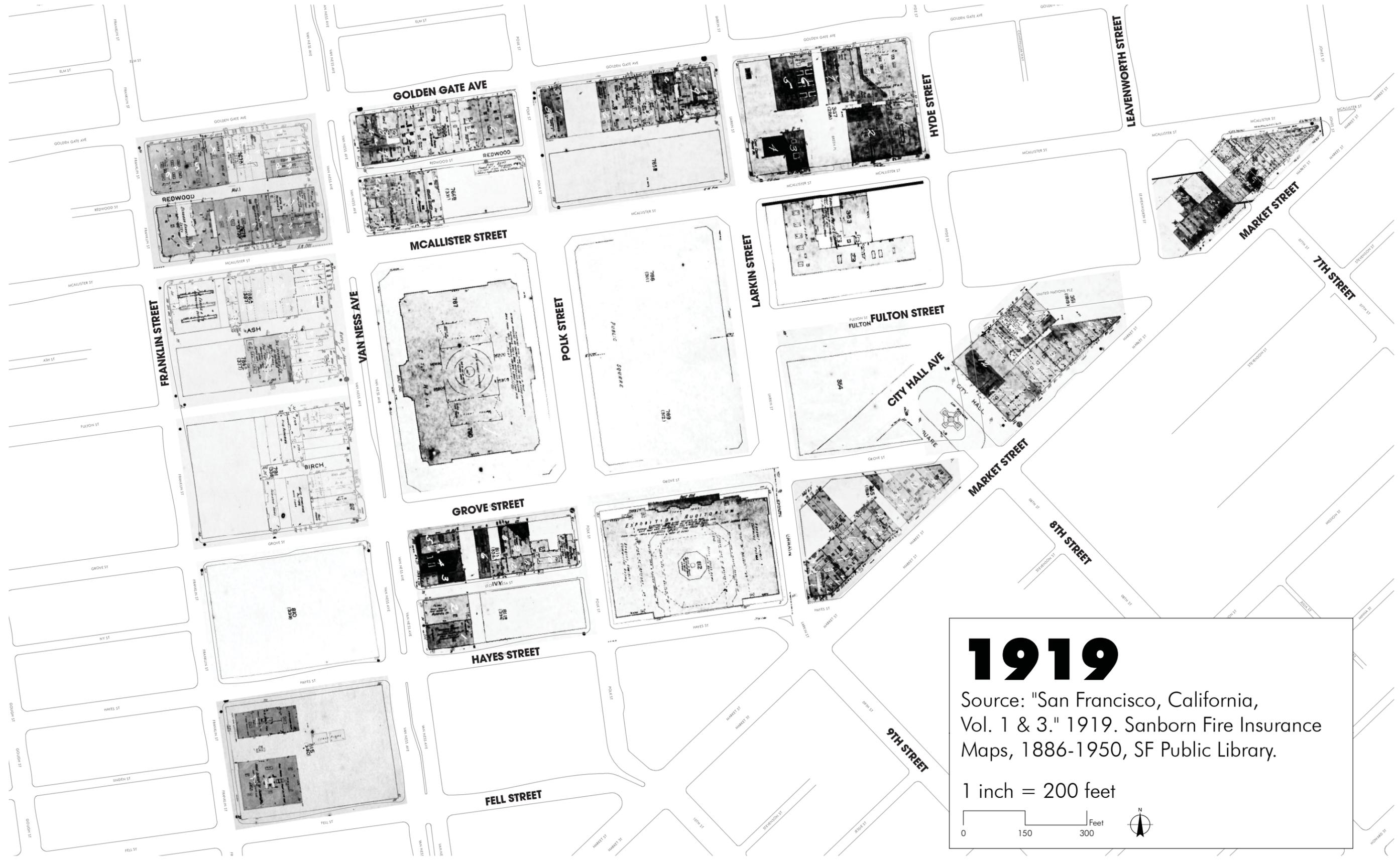
Figure 2.23 c. 1915 bird's eye aerial of Civic Center Plaza (San Francisco History Center, San Francisco Public Library)



Figure 2.24 1917 View of Civic Center Plaza with the fountain and City Hall in the background (SF Dept. of Public Works)



Figure 2.25 1918 image from City Hall looking over Civic Center Plaza and down Fulton Street towards Market Street (SF Planning Dept.)



**1919**  
Source: "San Francisco, California, Vol. 1 & 3." 1919. Sanborn Fire Insurance Maps, 1886-1950, SF Public Library.  
1 inch = 200 feet



Figure 2.26 c. 1920 image of Marshall Square with the Pioneer Monument in the foreground at intersection of Grove and Hyde, the Civic Center Plaza in the midground, and the City Hall in the background (Library of Congress)

steel frame, reinforced concrete floors, and unreinforced brick walls (block 0353).<sup>81</sup>

1917: A design competition is announced for the State Building (now Supreme Court of California) on McAllister Street. Bliss & Faville are awarded the prize with their Italian Renaissance-influenced design for the building.<sup>82</sup>

1918-1919: Specifications call for protection of existing granite curbs during construction of the State Building (now Supreme Court of California).<sup>83</sup>

1920: The cornerstone for the State Building (now Supreme Court of California) is laid.<sup>84</sup>

- 81 Civic Center Development Plan: Preliminary Report, Appendix V
- 82 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 98
- 83 Specifications for San Francisco State Building Fund Chapters 541-1913, 618-1919
- 84 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 98

1922: Future site of the War Memorial Complex (block 0786A) is purchased and cleared by the City.<sup>85</sup>

1922: Arthur Brown, Jr. expresses concern about the design of the space between the two buildings of the War Memorial Complex and how they would frame City Hall from this open plaza<sup>86</sup> (See Figure 2.28). Thomas Church is later commissioned to design the courtyard between the buildings.

1923: Architectural Advisory Commission for the War Memorial presents drawings for buildings separated by a large memorial court with a victory column.<sup>87</sup>

1924: The trustees for the War Memorial hire Willis Polk, G. Albert Lansburgh and Arthur Brown to develop designs for the War

- 85 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 8
- 86 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 100
- 87 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 100

Memorial Complex buildings based on the 1923 drawings. "It was agreed that Polk and Lansburgh would collaborate on the opera house, and that Bakewell & Brown would design the Veterans Building and the memorial court (which was later designed by Thomas Church)." However Polk's death in 1924 put the project on hold and the dissolution of the firm of Bakewell & Brown meant that Lansburgh was the principal designer of the Opera House and Brown the principal designer of the Veterans Building.<sup>88</sup>

1924: High School of Commerce Athletic Field and Grandstand is built on block 0810.<sup>89</sup>

1926: State Building (now Supreme Court of California), designed by Bliss & Faville, is finished.<sup>90</sup>

- 88 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 101-103
- 89 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 11
- 90 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 98; 1987 NHL, 7-8



Figure 2.27 1921 oblique aerial of the Civic Center district (J. Tilman)

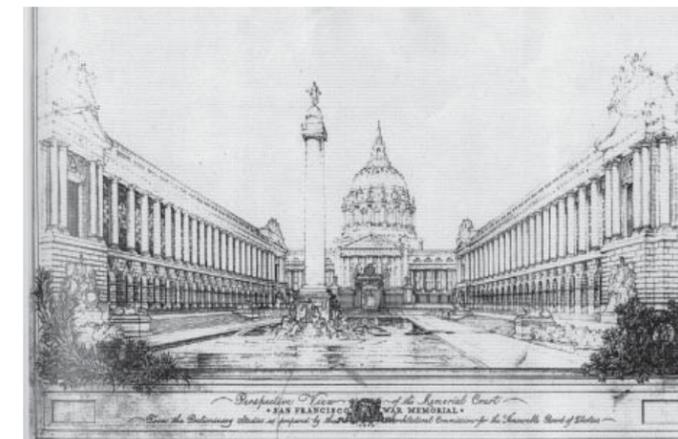


Figure 2.28 1923 perspective illustration of War Memorial Court (J. Tilman)



Figures 2.29 1924 photo of the Civic Auditorium (San Francisco History Center, San Francisco Public Library)



Figure 2.30 1928 image of Pantages (Orpheum) Theater at Market and Hyde Streets (Bancroft Library, UC Berkeley)



Figure 2.31 1929 photo looking south along Van Ness Avenue (San Francisco History Center, San Francisco Public Library)



Figure 2.32 1930 oblique aerial of the Civic Center district (San Francisco History Center, San Francisco Public Library)



Figure 2.34 1932 view of City Hall through the War Memorial Court (Architect & Engineer)



Figure 2.35 1932 image of the War Memorial Complex (J. Tilman)



Figure 2.33 Undated hand tinted postcard of the Civic Center during a major civic celebration. Note absence of the War Memorial Complex and San Francisco Department of Public Health Building. (CED Library, UC Berkeley)



Figure 2.36 1930s annotated oblique aerial of the Civic Center district (San Francisco History Center, San Francisco Public Library)

1926: High School of Commerce at 135 Van Ness Avenue was completed in 1926 in the Spanish Colonial Revival style. The building was composed of three separate building wings and the Nourse Auditorium (Theater)<sup>91</sup> and designed by John Reid, Jr.<sup>92</sup> It was built on the same block as the Newton J. Tharp Commercial High School.

1926: The Pantages Theater (now the Orpheum Theater) opened its doors at Hyde and Market Streets as the fifth of Market Street's six major movie palaces. The theater was designed by B. Marcus Priteca, a prominent Bay Area architect.<sup>93</sup>

1927: In the late 1920s, the west side of Van Ness Avenue between Fell and Grove Streets was lined with trees in sidewalk planters.<sup>94</sup>

1930: A Standard Oil service station occupies the SE corner of block 0766 near the Polk and McAllister intersection after it was forced to move from its previous location on the War Memorial Complex site. The site, which is owned by the City, was frequently slated as the site for a consolidated fire and police station, but was never built.<sup>95</sup>

1930: In the early 1930s, the historic photographs show curb cuts in the sidewalks directly in front of the entrances to the War Memorial Opera House and Veterans Building. Historically, these sidewalk cuts allowed vehicles traveling southbound on Van Ness Avenue to pull over and drop off or pick up passengers going to and coming from the War Memorial Complex buildings. Historic photographs show awnings extending from the Opera House's façade to the sidewalk cuts.<sup>96</sup>

1931: Construction on the War Memorial Complex buildings, including the Opera House and Veterans Building, commences

91 School of the Arts Master Plan: Draft Environmental Impact Report. San Francisco Unified School District, 4-18 - 4-19.

92 "San Francisco Landmark #140: High School of Commerce." San Francisco Landmarks. <http://www.noehill.com/sf/landmarks/sf140.asp>. (accessed January 5, 2015).

93 "San Francisco Landmark #94: Orpheum Theater." San Francisco Landmarks. <http://noehill.com/sf/landmarks/sf094.asp> (accessed March 13, 2015).

94 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 8

95 1978 NRHP Inventory Nomination Form, continuation sheet 2

96 Historic Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI-a - National Register of Historic Places, SFCC NHL, 17-3

in January and the cornerstones were laid on Armistice Day (Veterans Day), November 11.<sup>97</sup>

1932: The War Memorial Complex buildings, including the Opera House and Veterans Building, are dedicated on California State Admission Day, September 9.<sup>98</sup>

1932: The French Renaissance style of the Opera House, designed by Arthur Brown and G. Albert Lansburgh, opens with performance of Puccini's *Tosca*. The frame is structural steel with reinforced concrete floors. The walls are reinforced concrete with some unreinforced brick.<sup>99</sup> The Veterans Building, designed by Arthur Brown, Jr., is constructed with similar specifications.<sup>100</sup>

1932: The Department of Public Health Building, located on the NE corner of block 0811, is constructed with a structural steel frame and reinforced concrete floors.<sup>101</sup>

1932: Perpendicular parking (90 degree) is visible in front of the Veterans Building, part of the War Memorial Complex.<sup>102</sup>

97 Landmarks Preservation Advisory Board Final Case Report, War Memorial Complex, Approved September 4, 1974, 4

98 Landmarks Preservation Advisory Board Final Case Report, War Memorial Complex, Approved September 4, 1974, 4

99 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 107; Civic Center Development Plan: Preliminary Report, Appendix V; Landmarks Preservation Advisory Board Final Case Report, War Memorial Complex, Approved September 4, 1974, 6

100 1987 NHL, 7,4; Civic Center Development Plan: Preliminary Report, Appendix V; Landmarks Preservation Advisory Board Final Case Report, War Memorial Complex, Approved September 4, 1974, p.6

101 1987 NHL, 7,10

102 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 102



Figure 2.37 c. 1936 photograph of Fulton and Hyde near the Federal Building (J. Tilman)

1932: Crosswalk treatments (dotted lines) are visible on the street at the corner of McAllister and Van Ness Avenue.<sup>103</sup>

1932: The 25' wide sidewalks in front of the War Memorial complex are not landscaped.<sup>104</sup>

1932: Decorative iron fencing is visible along the Van Ness side of Memorial Court. Low wide curbs are visible at the edge of each building's lawn course.<sup>105</sup>

1932: Light poles along Van Ness Avenue between McAllister and Grove Streets are double globe lights that are attached to the pole about 2/3 up in height on every other pole.<sup>106</sup>

103 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 102

104 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 8

105 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 102

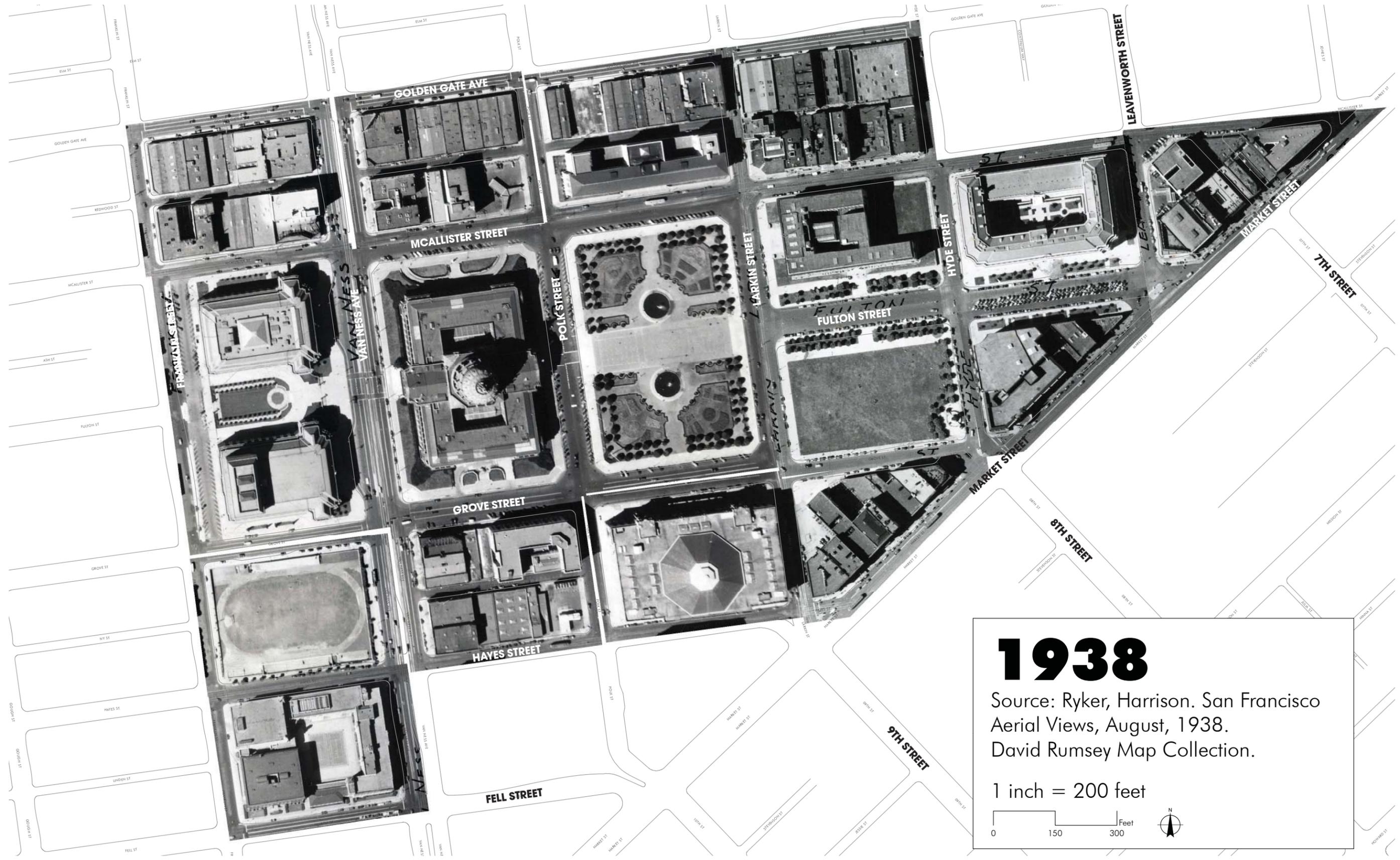
106 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 102



Figure 2.39 1938 storefronts along Fulton at Hyde (San Francisco History Center, San Francisco Public Library)



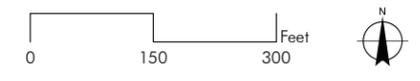
Figure 2.38 c. 1941 oblique aerial of the Civic Center including the War Memorial Complex (J. Tilman)



# 1938

Source: Ryker, Harrison. San Francisco Aerial Views, August, 1938. David Rumsey Map Collection.

1 inch = 200 feet



1932: Single columnar trees (possibly *Taxus sp.*) are located in landscape planters at the corners of the Veterans Building and Opera House along Van Ness Avenue. No other plantings are visible except turf. The austere plantings were due to the lack of funds to complete landscape work. The planters are irregular in plan and approximately fifteen-feet wide and twelve-feet deep. The corners of the planters are chamfered, a landscape design feature that echoes a vocabulary used in the corners of the War Memorial Complex buildings, City Hall, and the Department of Public Health Building. The planters are demarcated with low, white, granite walls, approximately one-foot tall by one-foot wide.<sup>107</sup>

1932: War Memorial Court contains soil from various cities around the world where Americans had been in battle which was gathered by American War Veterans.<sup>108</sup>

1933: Construction begins on Federal Building designed by Arthur Brown, Jr.<sup>109</sup>

1936: Construction of the Federal Building is completed. Planting beds are visible around the exterior of the Federal Building, but no planting materials are installed.<sup>110</sup>

1936: War Memorial Court finished, designed by Thomas Church and H. Leland Vaughn. Blue and gold painted ornamental iron fencing is installed at west and east entrances.<sup>111</sup>

1936: Van Ness Avenue is widened and the sidewalks are narrowed to 16 feet on both sides to anticipate surge of traffic due to completion of Golden Gate Bridge. To accommodate the street widening all of the trolley poles are moved back from the road.<sup>112</sup>

1936-37: Following the widening of Van Ness the San Francisco Public Utilities Commission undertook the relighting of the poles, affixing a single tear-drop luminaire. The uniform lighting standards replaced the small electric lights from the Exposition

107 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 102; Historic Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI-a-National Register of Historic Places, SFCC NHL, 17-3

108 Civic Center Study, SF Planning Department, 97

109 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 109

110 1987 NHL, 7,9; J. Tilman, Arthur Brown, Jr. Progressive Classicist, 109

111 1987 NHL; 1987 NHL, 7,4

112 HREIR Van Ness Avenue Bus Rapid Transit (BRT) Project, 29

era (c. 1914), which had largely been considered a temporary expedient for the occasion, and many of which had already been taken out of service. In all, 259 specially designed pendant brackets mounted on the Municipal Railway trolley poles, supporting 6000 lumen pendants.<sup>113</sup>

1936: Specifications for light standards along Van Ness Avenue describe luminaires to have 6,000 lumen lamps, with bronze finials and globe fitters, mounted to poles brush-painted with buff colored paint.<sup>114</sup>

113 HREIR Van Ness Avenue Bus Rapid Transit (BRT) Project, 29; San Francisco Public Utilities Commission Reports, Volume II, 1936-40, Electric Power Bureau, 130

114 Public Utilities Commission: Proposal for Street Lighting Construction on Van Ness (Market to North Point), McAllister (Polk to Franklin), and Grove (Hyde to Franklin), October 1936, 38; Public Utilities Commission: Proposal for Street Lighting Construction on Van Ness (Market to North Point), McAllister (Polk to Franklin), and Grove (Hyde to Franklin), October 1936, 47



Figure 2.40 1941 Hospitality House construction with street lighting, fire hydrant and traffic signal (San Francisco History Center, San Francisco Public Library)



Figure 2.41 1941 Larkin Street façade of the Hospitality House (The Argonaut)



Figure 2.42 1942 photo of Civic Center Plaza with the Civic Auditorium in the background (San Francisco History Center, San Francisco Public Library)



Figure 2.43 1940s view of a parking lot, Hospitality House with the Civic Center Plaza and City Hall in the background. (San Francisco History Center, San Francisco Public Library)



Figure 2.44 1943 image of paving detail of Civic Center Plaza with barracks and State Building in background (San Francisco History Center, San Francisco Public Library)



Figure 2.45 1943 barracks in Civic Center Plaza (The Argonaut)

1936: Streets adjacent to the Federal Building are fitted with 32 16.5' concrete standards carrying 4,000 lumen lamps<sup>115</sup>

1936-37: 32 16.5' light standards with 4,000 lumens are installed on McAllister and Grove Streets<sup>116</sup>

1936: By 1936, small 12' pedestrian lights are visible along Fulton Street, and ornate 30' tri-globe lights are visible along Hyde Street.<sup>117</sup>

1936: Around 1936, the Civic Center Plaza includes four rows of parking down the center of Fulton Street reaching from Leavenworth to Larkin Street. The parking area between Hyde and Larkin is lined with a double row of plane trees.<sup>118</sup>

115 San Francisco Public Utilities Commission Reports, Volume I, 1930-36, Electric Power Bureau, 133

116 San Francisco Public Utilities Commission Reports, Volume II, 1936-40, Electric Power Bureau, 130

117 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 109

118 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 109

1936: By 1936, shrub massing are planted near a corner of City Hall, and large trees are located near the main entrance of City Hall at Van Ness Avenue. Trees are planted in double rows in Civic Center Plaza. There are no street trees.<sup>119</sup>

### 1938-1961: WORLD WAR II AND MID-CENTURY MODERN

#### SELECTED DEVELOPMENT CHRONOLOGY

1941: The Hospitality House opens to serve visiting military personnel, citizens and soldiers during World War II. It is located on Larkin Street on the site of Marshall Square (block 0354). It was one of the last New Deal projects in the Bay Area, and built by the Building Trades Council labor unions and private construction companies as an entirely volunteer effort. This building later housed the San Francisco Planning

119 J. Tilman, Arthur Brown, Jr. Progressive Classicist, 108



Figure 2.46 1943 oblique aerial of the Civic Center Plaza during World War II (San Francisco History Center, San Francisco Public Library)



Figure 2.47 1945 aerial of Civic Center Plaza with the barracks in place (San Francisco History Center, San Francisco Public Library)

Department, and was removed prior to the 1993 construction of the new San Francisco Public Library.<sup>120</sup>

1941: Prefabricated barracks, built to provide lodging for visiting service personnel at a cost of 50 cents per night, are located in the Civic Center Plaza (block 0788) during World War II.<sup>121</sup> Based on photographs of the area it appears they were removed by the end of 1946.

1945: The United States Navy constructs a three-story wood frame stucco temporary office building on the NE corner of block 0353, later referred to as the 45 Hyde Street Annex. In 1948, the Navy transferred the building to the City of San Francisco, and it was used as an annex to the public library until it was removed 1997 during the conversion of the Public Library to the Asian Art Museum.<sup>122</sup>

1945: Around 1945, a gas station, potentially the same as the Standard Oil station that was relocated here in 1930, is located on the SE corner of block 0766 at the intersection of Polk and McAllister Streets. This site later becomes the San Francisco Superior Court in 1995.

1945: Light poles with an aggregate concrete base are located along Fulton Street near the Federal Building by 1945 (block 0351).

1945: The Pioneer Monument remains located on the SE corner of Marshall Square (block 0354), where it stood since its origination in 1894. Today, Marshall Square is now gone and the Pioneer Monument has been moved to the middle of Fulton Street between the Asian Art Museum (block 0353) and the Public Library (block 0354).

1945: Around 1945, yews are planted near the vehicular entrance to the Opera House on Grove Street.

1945: In the late spring and summer of 1945, representatives from 50 nations gathered in San Francisco to attend the founding conference of the United Nations, which was hosted in the Civic Center. It was during this conference that they drafted and later signed the United Nations Charter. President Truman and other dignitaries signed the United Nations Charter "in the auditorium

120 San Francisco Independent, "Historic Hospitality House faces razing," by Nora Leishman, January 29, 1991

121 1987 NHL, 7,11

122 San Francisco Department of Planning, San Francisco Main Library Final Environmental Impact Report, 1992, 61a

of Veterans Memorial Hall" on June 26 in which the President addressed the delegates.<sup>123</sup> The UN Charter was ratified by nations later that year.

1946: Bird's eye aerial photos and existing landscape plans<sup>124</sup> dated 1946 show trimmed acacia trees located in two rows at the perimeter of Civic Center Plaza. Irish yews are planted around the circular fountains and along the Fulton Mall. Civic Center Plaza also contains decorative flower beds, hedge species, flagpoles, drinking fountains, and brick paving.

123 History of the United Nations, San Francisco Conference <[http://www.un.org/en/aboutun/history/sanfrancisco\\_conference.shtml](http://www.un.org/en/aboutun/history/sanfrancisco_conference.shtml)> August 19, 2013; Landmarks Preservation Advisory Board Final Case Report, War Memorial Complex, Approved September 4, 1974, 4

124 Bird's eye black and white photographs of Civic Center dated 1946, WBE Archive; Existing Landscape Plan for Civic Center Plaza drawn up by Board of Park Commissioners' Division of Engineering and Landscape Design, 1946, WBE Archive



Figure 2.48 1943 view of barracks being constructed in Civic Center Plaza (San Francisco History Center, San Francisco Public Library)



Figure 2.49 1945 photo of the Powerhouse at the corner of Larkin and McAllister (San Francisco History Center, San Francisco Public Library)

1947: In front of the new Federal Building, newly planted trees (most likely London Plane trees) are visible.

1950: The H Trolley Line, running along Van Ness Avenue since the 1915 Exposition, is abandoned in March and replaced with motor coach service. The tracks are quickly removed with a median replacing the rail lines.<sup>125</sup>

1950: An apartment building, as well as commercial buildings, automobile repair shops and show rooms remain located along Van Ness Avenue on the west side of block 0811, near the Department of Public Health Building.<sup>126</sup>

1950: In 1950, block 0767 contained a variety of commercial buildings, including an automobile dealer, single-story electric

125 HRIER Van Ness Avenue Bus Rapid Transit (BRT) Project, 31

126 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 11

supply shop, and a two-story automobile sales shop. Most of these buildings, including a law school, are no longer present since the State of California Building now resides here. The Barbara Apartments, located in the SW corner of block and present in 1950, remain.

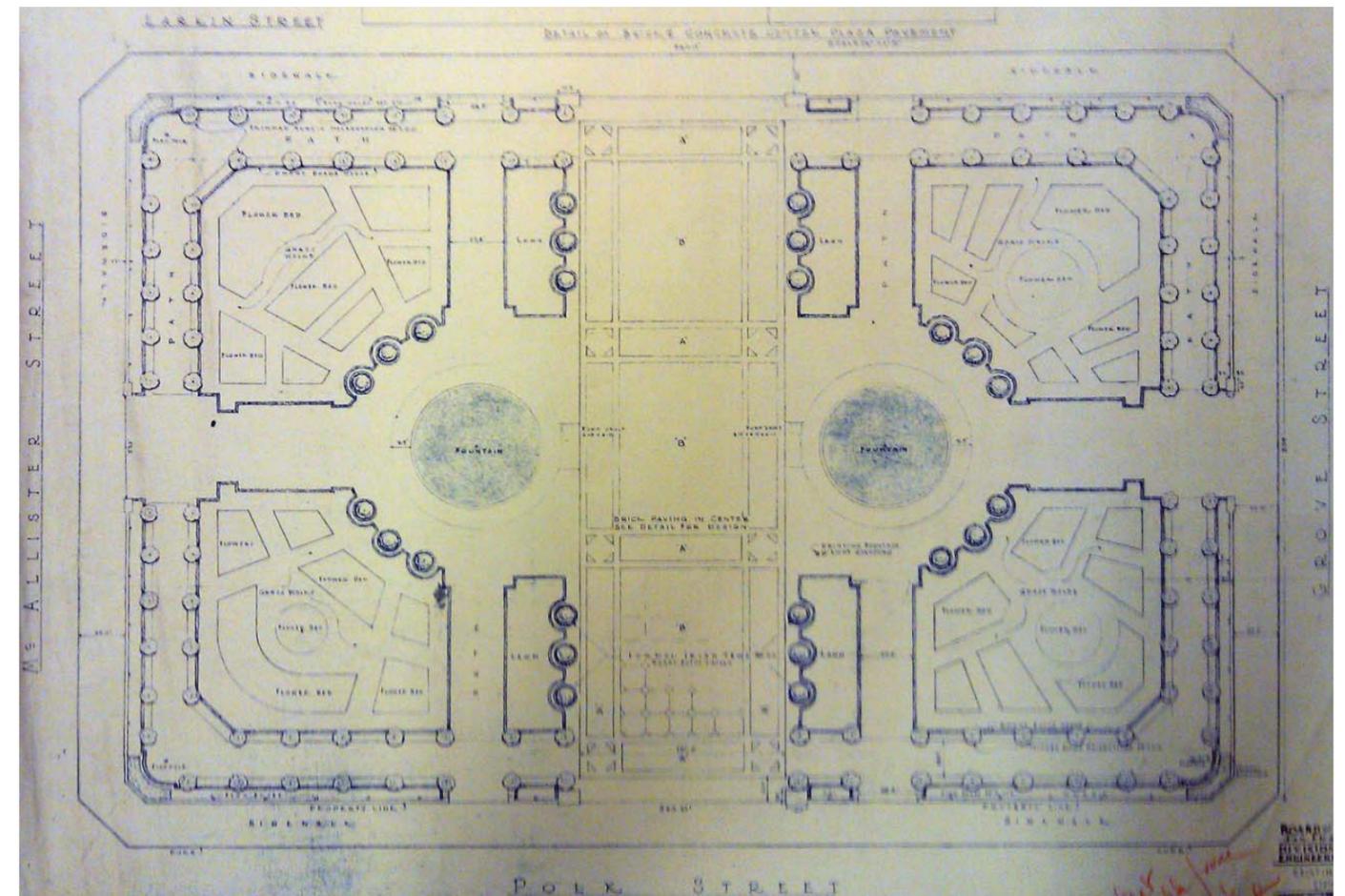
1950: Commercial buildings, state offices and an automobile dealer are located along Van Ness Avenue on block 0766.<sup>127</sup>

1950: The sidewalks along Van Ness Avenue range from 10' wide near the High School of Commerce on block 0815 to 25' wide near the War Memorial Complex on block 0786A.<sup>128</sup>

1951: The Treaty of San Francisco is signed at the War Memorial

127 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 14

128 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 12



Figures 2.50 1946 Civic Center Plaza landscape plans of existing conditions showing areas for flower beds, trimmed Irish yew hedges around fountains and along Fulton Mall, and two rows of acacia trees at the plaza's perimeter.



Opera House on September 8, officially ending strife between the Allied Powers and Japan, effectively ending World War II. The Treaty went into effect in April 1952.<sup>129</sup>

1952: The High School of Commerce Athletic Field and Grandstand are removed from block 0810 along Van Ness Avenue.<sup>130</sup>

1953: In June, the San Francisco Planning Department publishes *An Introductory Plan for the Civic Center* suggesting a modernist approach for its redevelopment. The 1953 plan is eventually rejected for not adhering to the 80 foot height and bulk limit and

129 "Security Treaty Between the US and Japan, September 8, 1951," The Avalon Project, Yale Law School Library <[http://avalon.law.yale.edu/20th\\_century/japan001.asp](http://avalon.law.yale.edu/20th_century/japan001.asp)> April 2013; Price, John, "The 1951 San Francisco Peace Treaty Historical Perspective," Japan Policy Research Institute, Working Paper 78, June 2001

130 Historical Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI, DPW, 2007, 11

Figures 2.51 - 2.52 (left and below) 1945 bird's eye view of the War Memorial Court from Franklin Street (San Francisco History Center, San Francisco Public Library), c. 1947 bird's eye view of the Civic Center areas flanking Fulton Street with view of new Federal Building at lower right (CED Library, UC Berkeley)



spatial layout around the plaza.<sup>131</sup> Despite controversy, a \$3.25 million bond measure is eventually passed in November 1954 to upgrade the Civic Auditorium for conventions and build an exhibit hall under Civic Center Plaza.<sup>132</sup>

1956-1957: Excavation begins for the construction of Brooks Exhibit Hall which necessitates the removal of the Beaux Arts-era Civic Center Plaza.<sup>133</sup> Brooks Hall and the associated underground parking garage (later built in 1959) were designed by the architectural firms Wurster Bernardi Emmons (WBE) and Skidmore Owings and Merrill (SOM) to modernize and expand San Francisco's convention facilities at the Exposition (Civic) Auditorium, which had not changed since the building's construction in 1915. Douglas Baylis was the team's landscape

131 An Introductory Plan for the Civic Center, SF Planning, June 1953, 16-17

132 The Argonaut, 76, 78; San Francisco Civic Center Development Plan 1958, 5

133 The Argonaut, 77; Amendment to Article 10 in the City Planning Code, 7



architect; he was tasked with redesigning Civic Center Plaza after the completion of Brooks Hall.<sup>134</sup>

1957: The California State Building Annex, located on the north end of block 0765, is completed.<sup>135</sup> This addition was located behind the California State Building, designed by Bliss & Faville and built in 1926. The 1957 California State Building Annex was damaged in the 1989 Loma Prieta Earthquake and subsequently replaced by the Hiram W. Johnson State Office Building, designed by SOM.<sup>136</sup>

1958: Brooks Exhibit Hall below Civic Center Plaza is completed.

1958: Tied to their work on Brooks Hall and the anticipated redesign of Civic Center Plaza, a Civic Center Development Plan is completed by WBE and SOM.<sup>137</sup>

1958: Several recommendations are made for the buildings and landscape spaces in the Civic Center Development Plan, but only some were implemented, including the new underground parking

134 The Cultural Landscape Foundation, "Civic Center Plaza San Francisco," <<http://tclf.org/landscapes/civic-center-plaza-san-francisco>> April 8, 2013

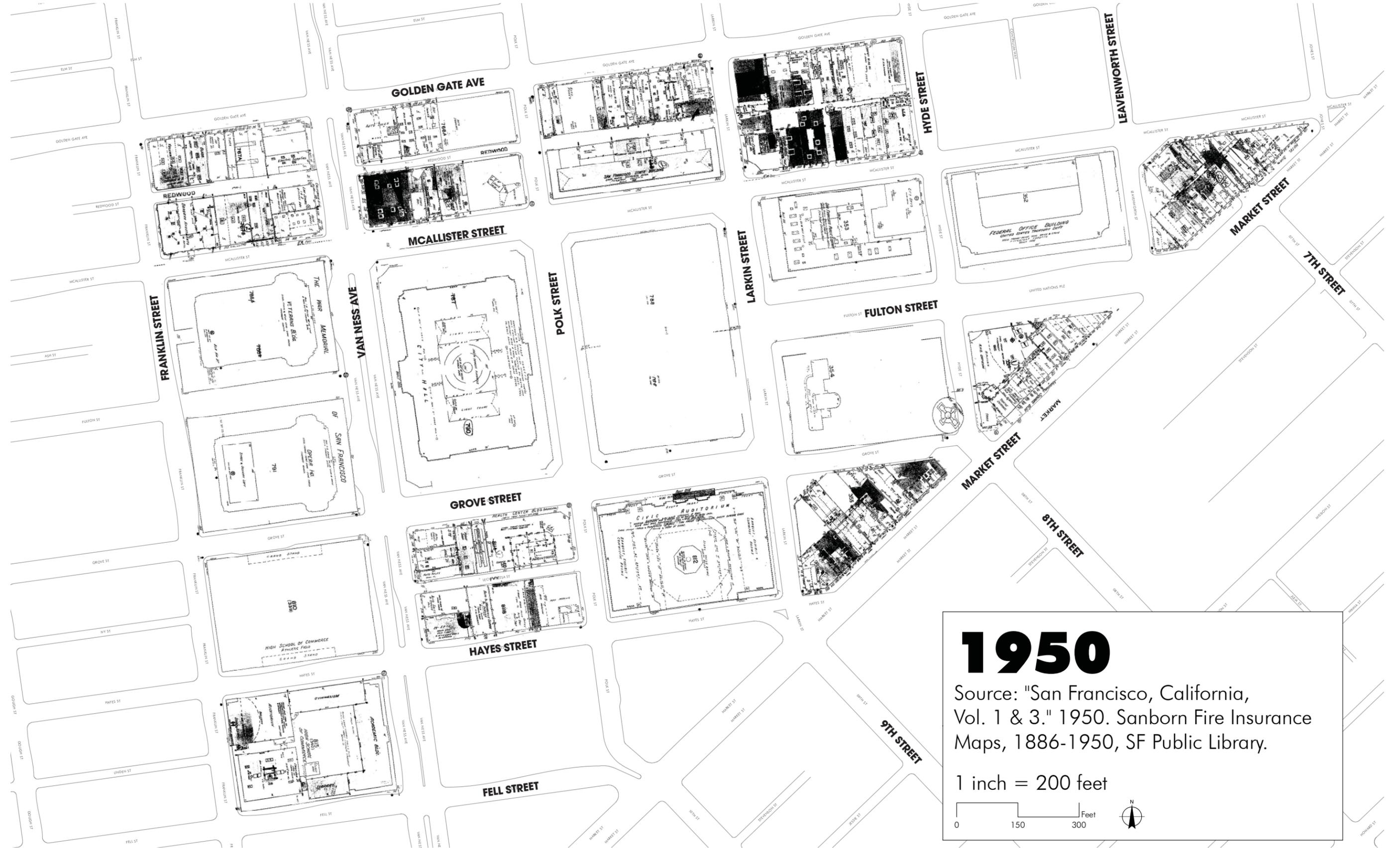
135 1987 NHL, 7,8

136 Forell/Elsesser Engineers, "Hiram W. Johnson State Office Building and Earl Warren Supreme Court Building," <<http://www.forell.com/projects/historic-renovation/hiram-w-johnson-state-office-building/>> April 8, 2013

137 San Francisco Civic Center Development Plan 1958; The Argonaut, 77

Figures 2.53 - 2.55 (clockwise from upper left) 1947 view of Civic Center with the Auditorium in the background, 1950 image of traffic on McAllister with the Civic Center Plaza in the background, 1955 view of the entrance to the War Memorial Court from Franklin Street with hedge in place east of gate opening (all images from San Francisco History Center, San Francisco Public Library)





# 1950

Source: "San Francisco, California, Vol. 1 & 3." 1950. Sanborn Fire Insurance Maps, 1886-1950, SF Public Library.

1 inch = 200 feet



garage adjacent to Brooks Hall, new plaza landscape, and street closings to increase open space. Some recommendations that were not implemented include the demolition of the Department of Public Health Building and replacement of the Power House.<sup>138</sup>

1958: An assessment of City and County buildings in the Civic Center area finds that they do not have modern design requirements for lateral loads, rendering remodeling for expansions physically challenging and economically unfeasible. This study, completed by WBE and SOM, noted: "Even if the structural frames remain in good condition, plumbing, wiring, HVAC, and space allocations render the buildings obsolete and expendable." However, City Hall receives fair condition assessment and "with proper upkeep may operate in present way indefinitely."<sup>139</sup>

1958: Transportation recommendations in the Civic Center Redevelopment Plan include a subway along Market Street (BART was built in the early 1970s), changes to traffic direction (one-way to two-way or vice versa), closing portions of Polk and Larkin Streets (not executed) and closing portions of Fulton Street (executed and made way for design of United Nations Plaza).<sup>140</sup>

1958-1961: The restoration plan for Civic Center Plaza, outlined in the 1958 *Civic Center Development Plan*, was necessitated by the construction of Brooks Hall and the associated parking garage, both located underneath the 1915 era Civic Center Plaza. The first version of the Civic Center Plaza redesign, completed by landscape architect Douglas Baylis, closely reflected the 1915 era design, but was met with criticism by Mayor George Christopher. This design was never constructed. Baylis completed another version of the site design, which followed the modern design aesthetic in vogue at the time.<sup>141</sup> However, following construction in 1961, this design was met with major public criticism, again from Mayor Christopher and joined by San Francisco architecture critic Allan Temko. This criticism resulted in an international design competition to redesign the plaza in the mid-1960s.<sup>142</sup> Though modifications have been made, it is the 1961 Baylis design that remains today. It's interesting to note that there is no reference to this project in the Douglas Baylis

138 San Francisco Civic Center Development Plan 1958, 4  
 139 Civic Center Development Plan: Preliminary Report, Appendix V  
 140 San Francisco Civic Center Development Plan 1958, 10  
 141 1960 Site & Paving Plan, A3; 1960 Planting Plan, L1  
 142 Civic Center Proposal, Dianne Feinstein, November 1987, 18; The Argonaut, 81

collection at the University of California at Berkeley College of Environmental Design Archives. It has been theorized that this omission was deliberate since Baylis was involved in at least one other controversial project in San Francisco for Portsmouth Square, but materials related to that project are included in his professional archives and papers.<sup>143</sup>

1959-1960: Civic Center Parking Garage is built adjacent to Brooks Hall and designed by WBE/SOM. The two structures are built independently of each other, although by the same designers. It opens on March 1, 1960.<sup>144</sup>

1960: Pollarded sycamores were added to landscape planters at

143 The Argonaut, 82  
 144 The Argonaut, 79



Figure 2.56 1956 photo of Civic Center Plaza (J. Baird)



Figure 2.57 1956 removal of acacia trees from Civic Center Plaza prior to excavation for Brooks Hall and underground parking garage (San Francisco History Center, San Francisco Public Library)



Figure 2.58 1955 oblique aerial of Civic Center showing the west side of the War Memorial Complex and athletic field associated with the high school (San Francisco History Center, San Francisco Public Library)

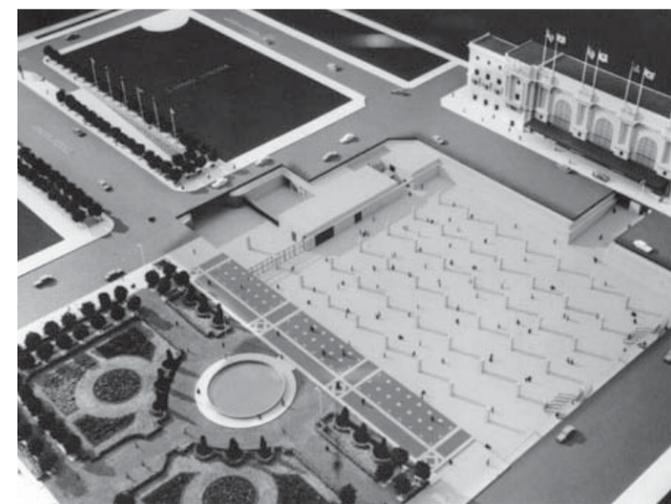


Figure 2.59 c. 1950s model of planned Brooks Hall construction (San Francisco History Center, San Francisco Public Library),



Figure 2.60 1958 photo of Civic Center Plaza demolition (San Francisco History Center, San Francisco Public Library)



Figure 2.61 1958 dedication of Brooks Hall from Hyde Street access ramp (San Francisco History Center, San Francisco Public Library)

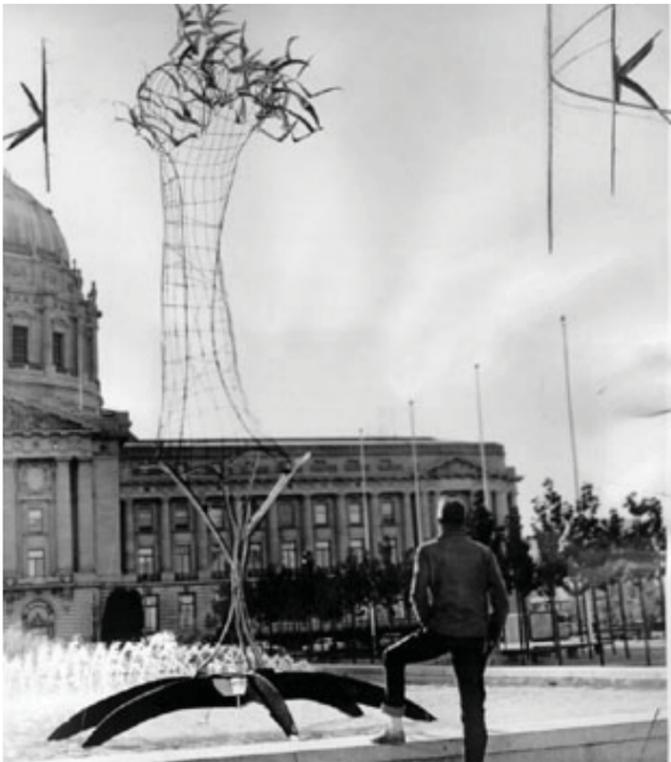


Figure 2.62 1961 photo of fountain pool at Civic Center Plaza with City Hall in background (San Francisco History Center, San Francisco Public Library)

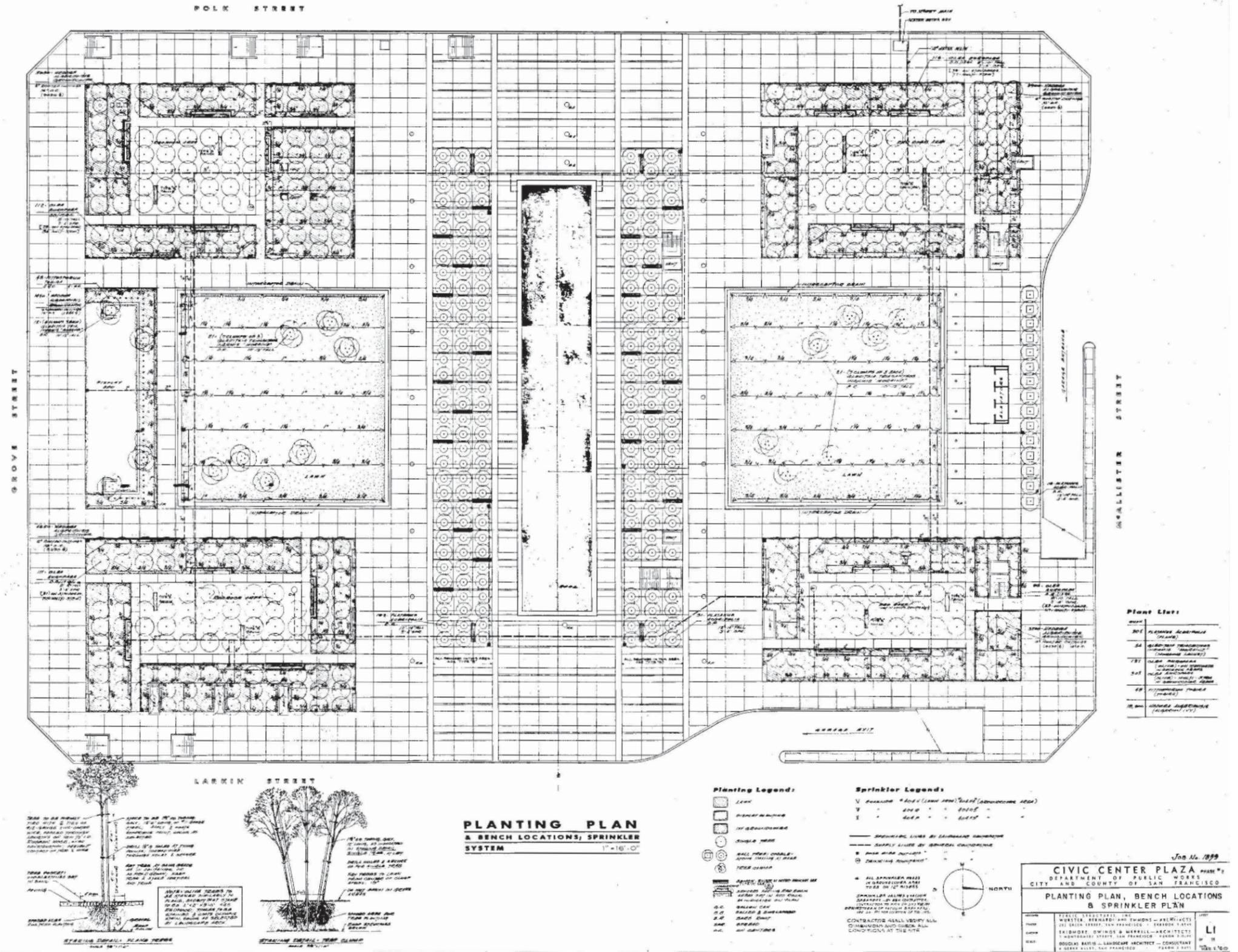


Figure 2.63 1960 Douglas Baylis planting plan for Civic Center Plaza. Notes indicate that trees along the pool were to have a "3' - 4' spread" indicating they are pollarded London plane trees. (SF Dept. of Public Works)



Figures 2.64 - 2.68 (clockwise from top left) 1961 photo of Civic Center Plaza fountain filled with soap foam, 1961 photo of flagpoles in Civic Center Plaza, 1961 view of ramp to parking garage located underneath Civic Center Plaza, 1961 view of Civic Center Plaza from City Hall, 1960s bird's eye view of Civic Center Plaza from roof of Civic Auditorium (all images from San Francisco History Center, San Francisco Public Library).



the corners of the Veterans Building and Opera House in the War Memorial Complex along Van Ness Avenue after 1960.<sup>145</sup>

**1962-1976: CONTROVERSY AND CHANGE**

**SELECTED DEVELOPMENT CHRONOLOGY**

1964: A distinguished jury is selected for the Civic Center Plaza redesign which includes Thomas Church (landscape architect), Luis Barragán (architect), Andre Bloc (sculptor), Moses Lasky (art patron), and Sybil Moholy Nagy (art historian).<sup>146</sup> Though a great deal of effort is exerted on the redesign (which is reflected in this section of the site history), no plans are ever approved or executed as part of this effort.

1964: City Hall is documented by the Historic American Building Survey.

1964: The Civic Center Technical Coordinating Committee determines "that a review of the Civic Center Development Plan is necessary at this time because of changes that have occurred with the passing of time and because of proposed new developments which will require decisions of far reaching

145 Historic Resources Evaluation Report for the Van Ness Avenue Streetscape Improvement Project, Attachment VI-a - National Register of Historic Places, SFCC NHL, 17-3  
146 The Argonaut, 83



Figure 2.69 1961 photo of newly planted *Platanus x acerifolia* trees and planter boxes of rhododendrons (San Francisco History Center, San Francisco Public Library)

consequence to the physical development of the Civic Center."<sup>147</sup>

1964: The International Competition for the Enhancement of the San Francisco Civic Center is announced to solicit plans for a redesign of Civic Center Plaza.

1964: Exterior renovations to Civic Auditorium include extending the western most pier to accommodate an escalator to Brooks Auditorium.<sup>148</sup>

1965: 317 submittals are received in response to the International Competition for the Enhancement of the San Francisco Civic Center Plaza. The winning design by architects Ivan Tzvetin and Angela Danadjieva of Paris, France was the unanimous choice by the Competition's jury who urged its realization. However the modernist design was considered so far removed from the character of the Civic Center that no action was ever taken to implement the design.<sup>149</sup> The jury provided several reasons for choosing the Tzvetin and Danadjieva<sup>150</sup> design, including "that if there was to be a departure from the present design, it should be so decisive that a truly original and new space experience was created. The scheme, comprising a series of flat and varied terraces, represents a fresh and, in many ways, surprising approach."<sup>151</sup>

1966: The Civic Center Plaza Fountain, which had been a center for controversy surrounding the Plaza, is described in the *San Francisco Chronicle* as "the mayor's urinal" due to the position and phallic appearance of the spouts.<sup>152</sup> This criticism likely leads to the fountain's jets being replaced in 1970 (see below).

1966: Landscape architect Lawrence Halprin is asked by civic leader and philanthropist Walter Haas, Sr. to develop a design for Civic Center Plaza. The plan includes two circular pools and flagpoles. The unveiling was followed by hearings, but nothing was ever implemented due to a concern that the plan is too

147 A Report on the Civic Center Development Plan, October 1964  
148 1987 NHL, 7,5  
149 SF Examiner, "\$6000 Gift to Speed Design for Civic Plaza," by Chas Cruttenden, March 1966, WBE Archives  
150 It is interesting to note that Angela Danadjieva went on to work for Lawrence Halprin and Associates.  
151 Internet Archive, "SF Arts Commission Minutes from January 4, 1965," Internet Archive, <[http://archive.org/stream/artcommissionmin1965sanf/artcommissionmin1965sanf\\_djvu.txt](http://archive.org/stream/artcommissionmin1965sanf/artcommissionmin1965sanf_djvu.txt)> April 8, 2013  
152 SF Examiner, "Civic Center's pond a font of controversy," by Gerald Adams, August 9, 1993

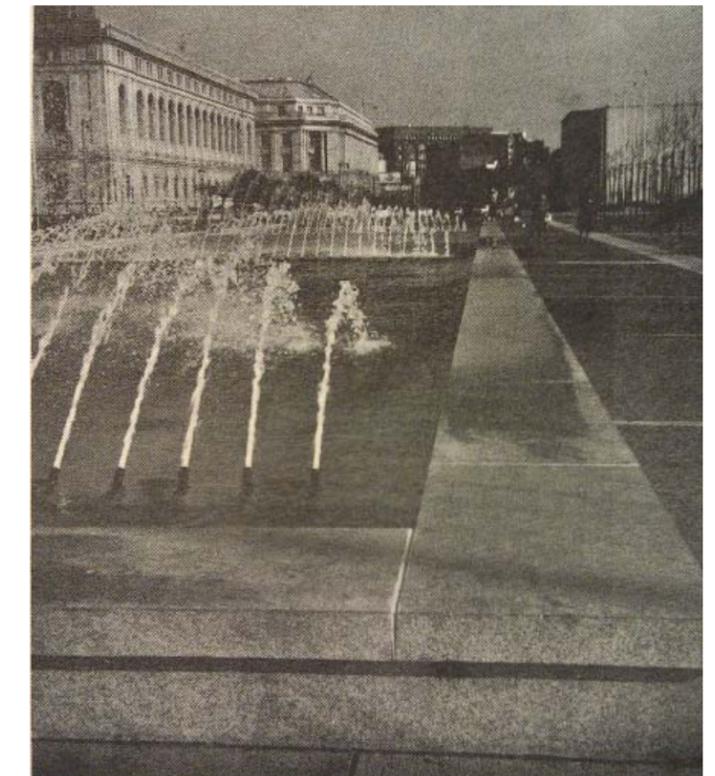
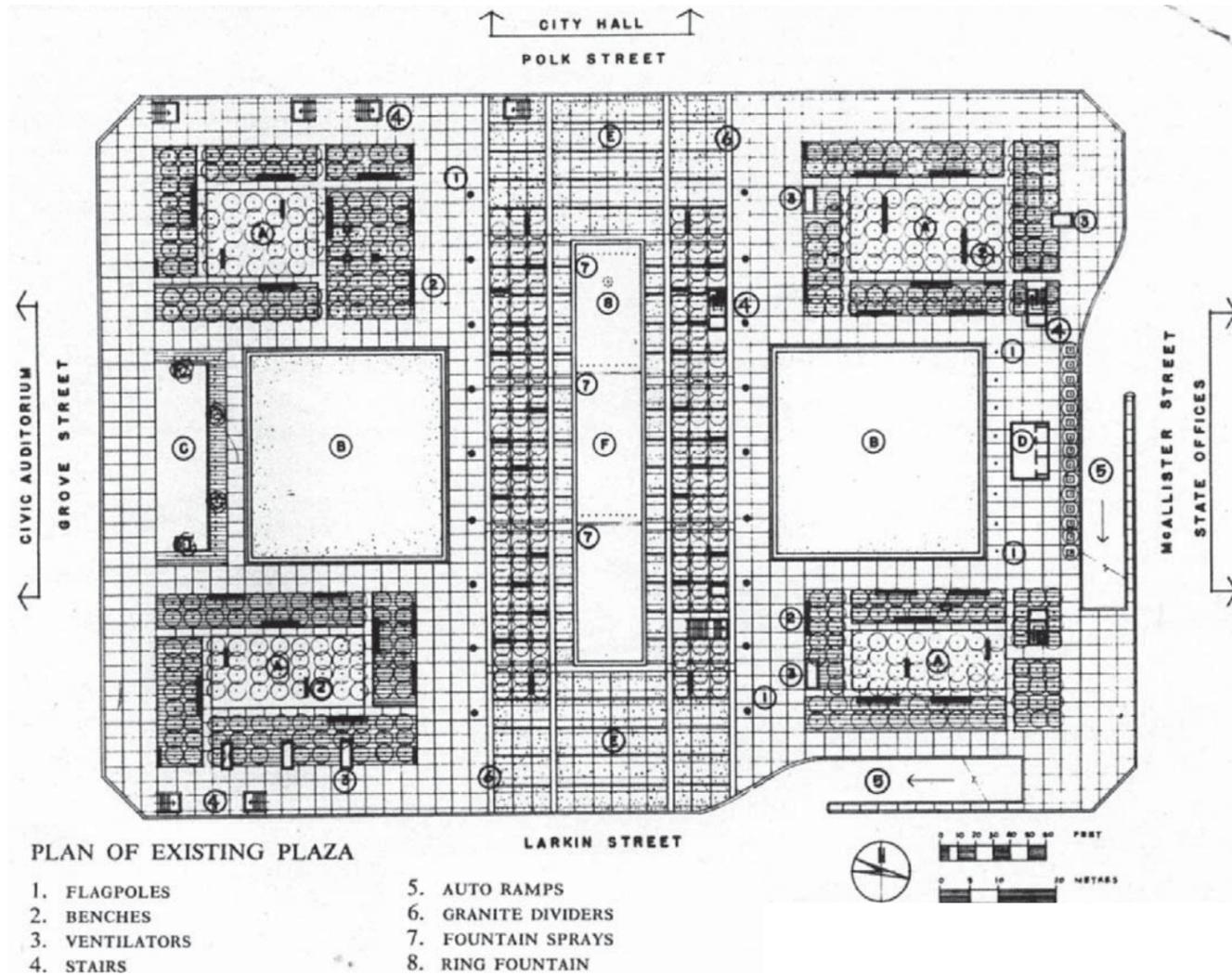
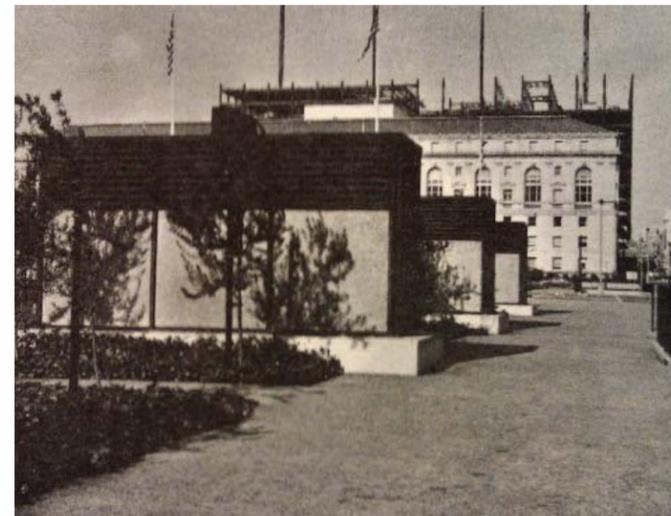
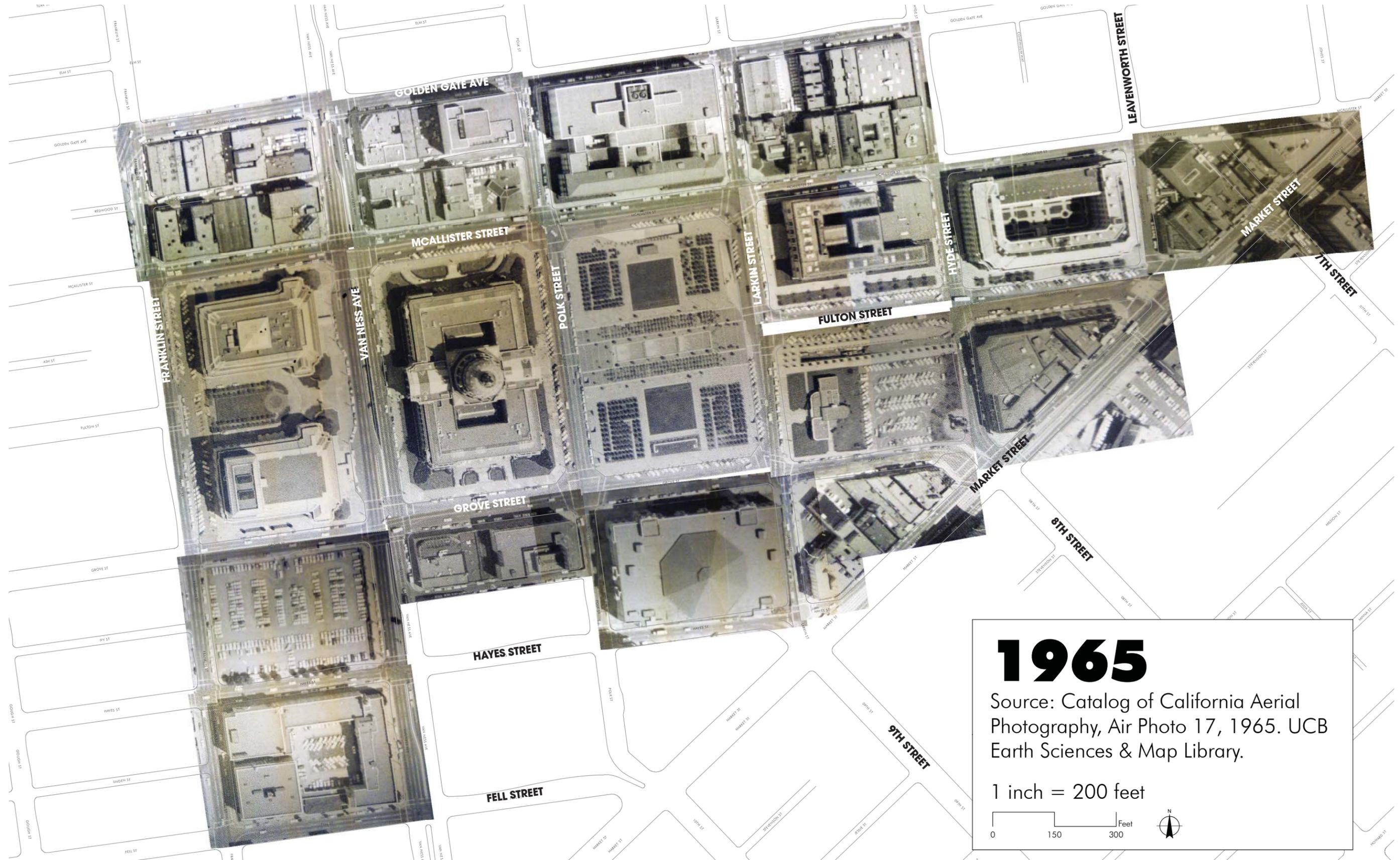


Figure 2.70 1964 plan of existing plaza for the International Competition for the Enhancement of the SF Civic Center (CED Library, UC Berkeley)



Figures 2.71 - 2.72 1964 photographs documenting existing conditions of Civic Center Plaza, including olive groves (left) and above ground ventilators above Brooks Hall (right) (Environmental Design Archives, UC Berkeley)

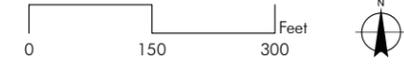
Figures 2.73 - 2.75 (clockwise from top) 1964 photographs documenting existing conditions of Civic Center Plaza including the flagpoles, water features, benches and trees (Environmental Design Archives, UC Berkeley)

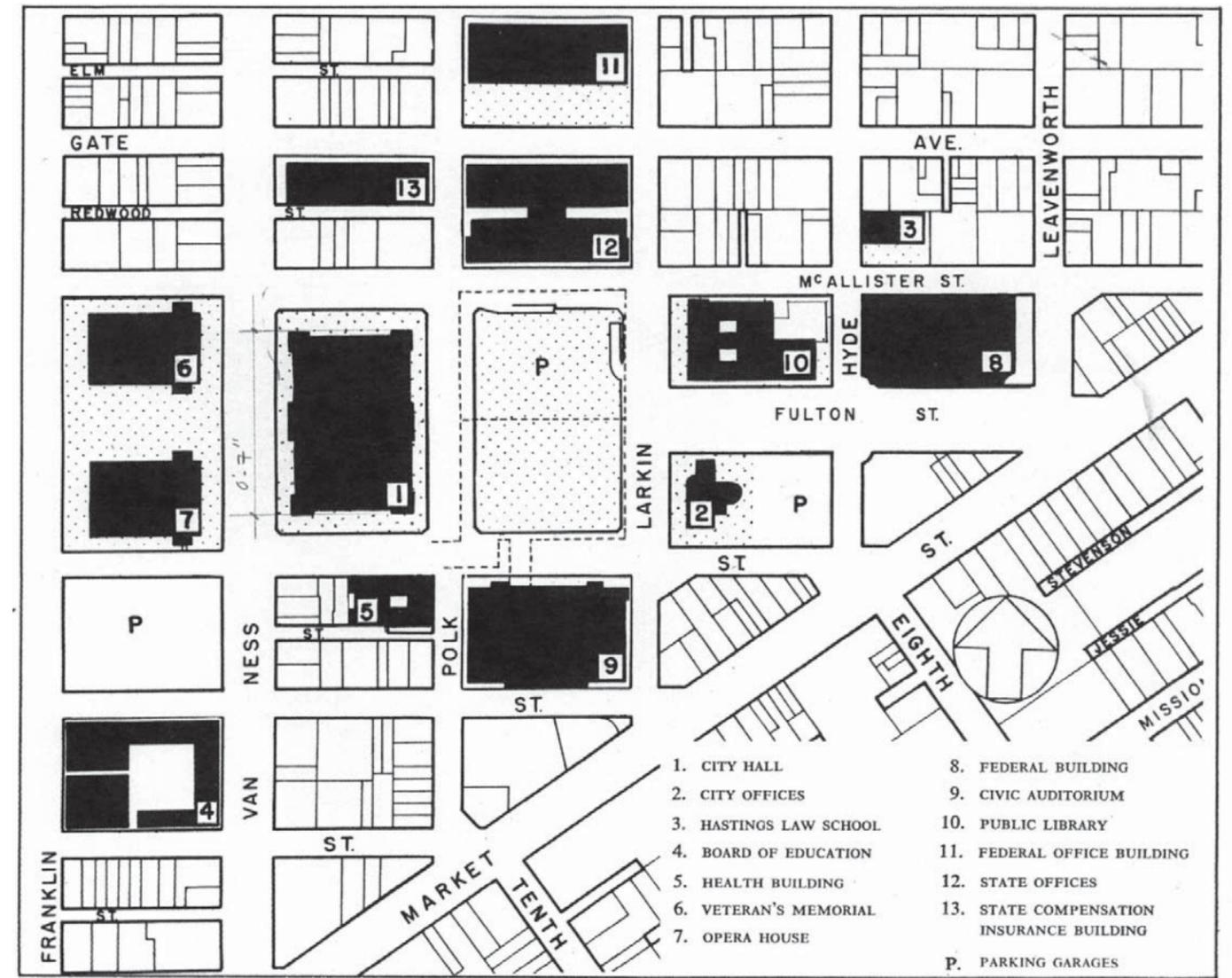
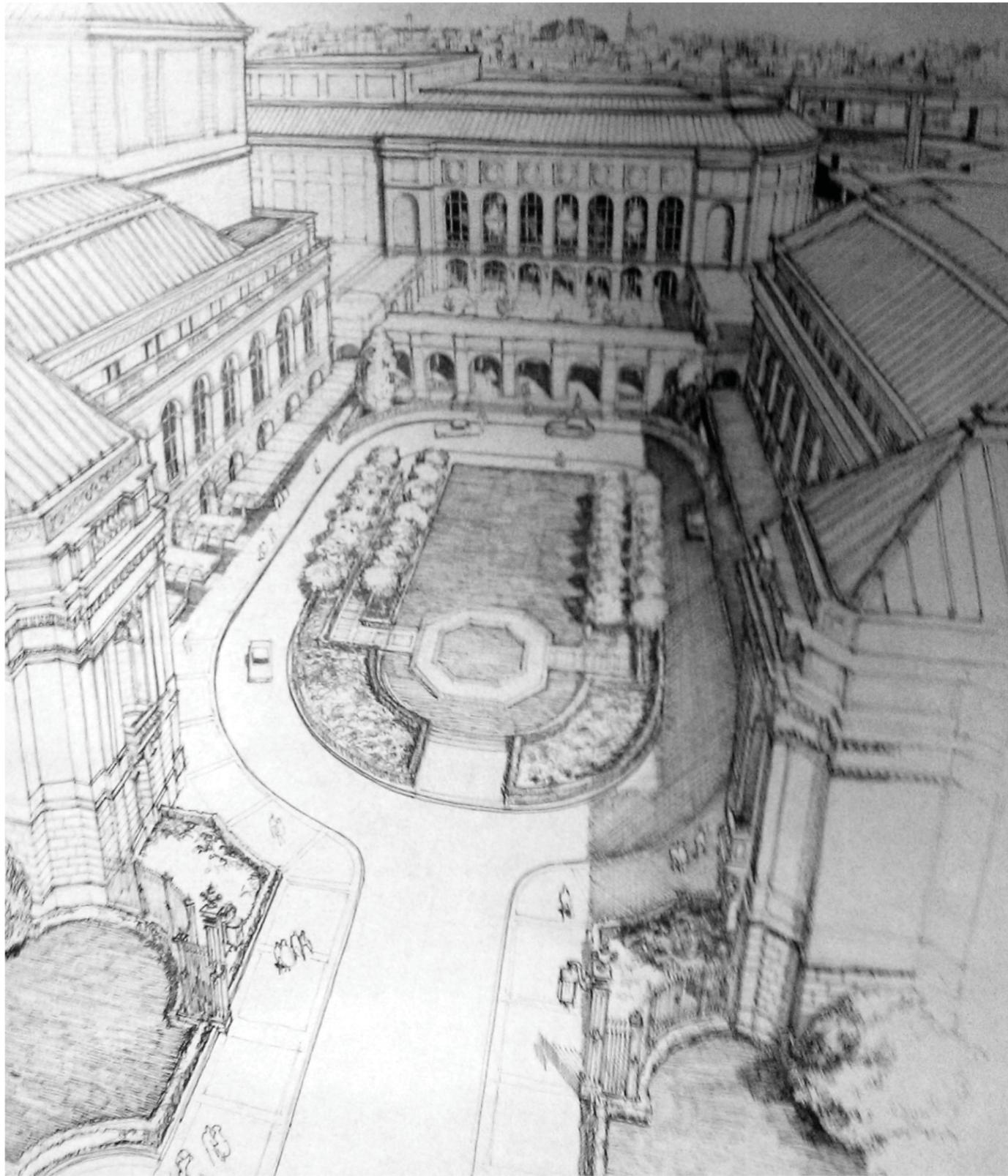


**1965**

Source: Catalog of California Aerial Photography, Air Photo 17, 1965. UCB Earth Sciences & Map Library.

1 inch = 200 feet





expensive.<sup>153</sup> It is important to note that based on a review of the finding aid of archived materials from Halprin's design firm, his work on the Civic Center Plaza spanned between 1955-1968, but was not related to his later work associated with UN Plaza and BART work along Market Street.<sup>154</sup>

1966: Wells Fargo building (1256 Market Street) is remodeled after it is purchased by the bank.<sup>155</sup>

<sup>153</sup> SF Chronicle, "Powers that be can revive Civic Center," by John King, August 15, 2012; The Argonaut, 85

<sup>154</sup> It is likely that Halprin was consulted or submitted design plans on multiple occasions for Civic Center. Further research about Halprin's role was deemed outside the scope of this project, but needs to be researched and analyzed.

<sup>155</sup> 1978 NRHP Inventory Nomination Form, continuation sheet 1

1967: Work begins on the Market Street Subway and underground stations, including a station at Civic Center.<sup>156</sup>

1970: Following complaints, city engineers dismantle the Civic Center Plaza fountain's multi-spouts of water and replace them with a conventional single jet of water shooting vertically. The height is not deemed satisfactory.<sup>157</sup>

1973: Service at the Civic Center/UN Plaza BART Station begins in November.<sup>158</sup>

<sup>156</sup> A History of BART: The Project Begins <<http://www.bart.gov/about/history/history2.aspx>> April 2013

<sup>157</sup> SF Examiner, "Civic Center's pond a font of controversy," by Gerald Adams, August 9, 1993

<sup>158</sup> BART Chronology, January 1947-May 2009 <<http://www.bart.gov/docs/BARThistory.pdf>> April 2013

Figure 2.76 (above) 1964 sketch of the War Memorial Court with Franklin Street development proposal (Environmental Design Archives, UC Berkeley); Figure 2.77 (right) 1964 map of existing Civic Center land uses for the International Competition for the Enhancement of the San Francisco Civic Center (CED Library, UC Berkeley)

1974: *Civic Center: A Comprehensive Plan* developed by the San Francisco Department of Planning is adopted by the San Francisco City Planning Commission on July 25 (Resolution No. 7216).<sup>159</sup> No additional information or references about this plan have been found to date.

1975: Construction begins in January on United Nations Plaza, designed by landscape architect Lawrence Halprin, and is completed in June. The United Nations Plaza was part of the Market Street/Civic Center Station project (Halprin office job numbers 6721 and 6842).<sup>160</sup> It was a joint venture with John Carl Warnecke & Associates and Mario Ciampi & Associates, and funded by a 1968 bond issue. The plaza is located along

159 Civic Center Proposal, Dianne Feinstein, November 1987, 20

160 Based on a review of the Halprin archives finding aid and information provided by the University of Pennsylvania archivist it appears that work on the Market St. and United Nations Plaza was split over two jobs, which may correspond to the Market St. work and the United Nations Plaza work. Further research about Halprin's role was deemed outside the scope of this project, but needs to be researched and analyzed.

Fulton Street, between Market and Hyde, and Leavenworth, between Market and McAllister. The 1-acre pedestrian plaza was designed to commemorate the founding of the United Nations in the Civic Center in 1945. The original design consisted of 117,000 square feet of brick paving laid in a herringbone pattern, over 20,000 square feet of lawn area, 16 light standards and 24 wood slate benches (later removed) lining the outer edges of the promenade, low granite walls bordering the promenade and planting areas, 192 *Platanus acerifolia* (London plane) and *Populus nigra* (Lombardy poplar) trees, and a large granite slab fountain.<sup>161</sup> The granite materials were chosen to echo the principal materials of the Civic Center buildings. UN Plaza functions to provide a pedestrian approach to the Civic Center and a view from Market Street to City Hall.<sup>162</sup> The entrance to the Civic Center BART Station is located just south of the pedestrian promenade.

161 Market Street Redevelopment Project Newsletter, San Francisco Public Library, UN Plaza folder; and architectural drawings dated December 22, 1973

162 1978 NRHP Inventory Nomination Form, continuation sheet 12

1975: The first tree at UN Plaza is dedicated by Mayor Alioto on June 26 in honor of the late Dag Hammarskjold, United Nations Secretary General from 1953 to 1961.<sup>163</sup>

### 1977-2015: HISTORIC DISTRICT ESTABLISHED TO PRESENT DAY

#### SELECTED DEVELOPMENT CHRONOLOGY

1977: Design guidelines are drafted for UN Plaza and describe the site as a hard edge open space where buildings rise directly from the plaza pavement without intervening grass or other plantings, and where main entrances of the surrounding buildings should open into the plaza. The fountain consists of major granite slabs symbolizing the earth's major continents, with the lower block in the center signifying the mythical lost continent. Tidal action of the earth's oceans is represented by a surge of water into the fountain basin, a short pause at flood stage, followed by a rapid draining period. This cycle repeats

163 Market Street Redevelopment Project Newsletter, San Francisco Public Library, UN Plaza folder

every two minutes. Jets shoot up in the air to alert people that the surge will begin. Jets also make the fountain more visible from Market Street and other areas of the plaza.<sup>164</sup>

1978: The Civic Center is listed in the National Register of Historic Places as a historic district.

1978: Discussions are held to discuss the implications of the 80' height limit surrounding the United Nations Plaza and its impact on framing the axial view west toward City Hall.<sup>165</sup>

1979: Opera House Addition is completed, extending west side of Opera House out to Franklin Street.<sup>166</sup>

164 Memorandum - Design Guidelines for UN Plaza north of Fountain site; United Nations Plaza: Site Assessment Report, 10

165 Memorandum - Resolution 8064 to Explore Appropriate Height of Development around UN Plaza, 1

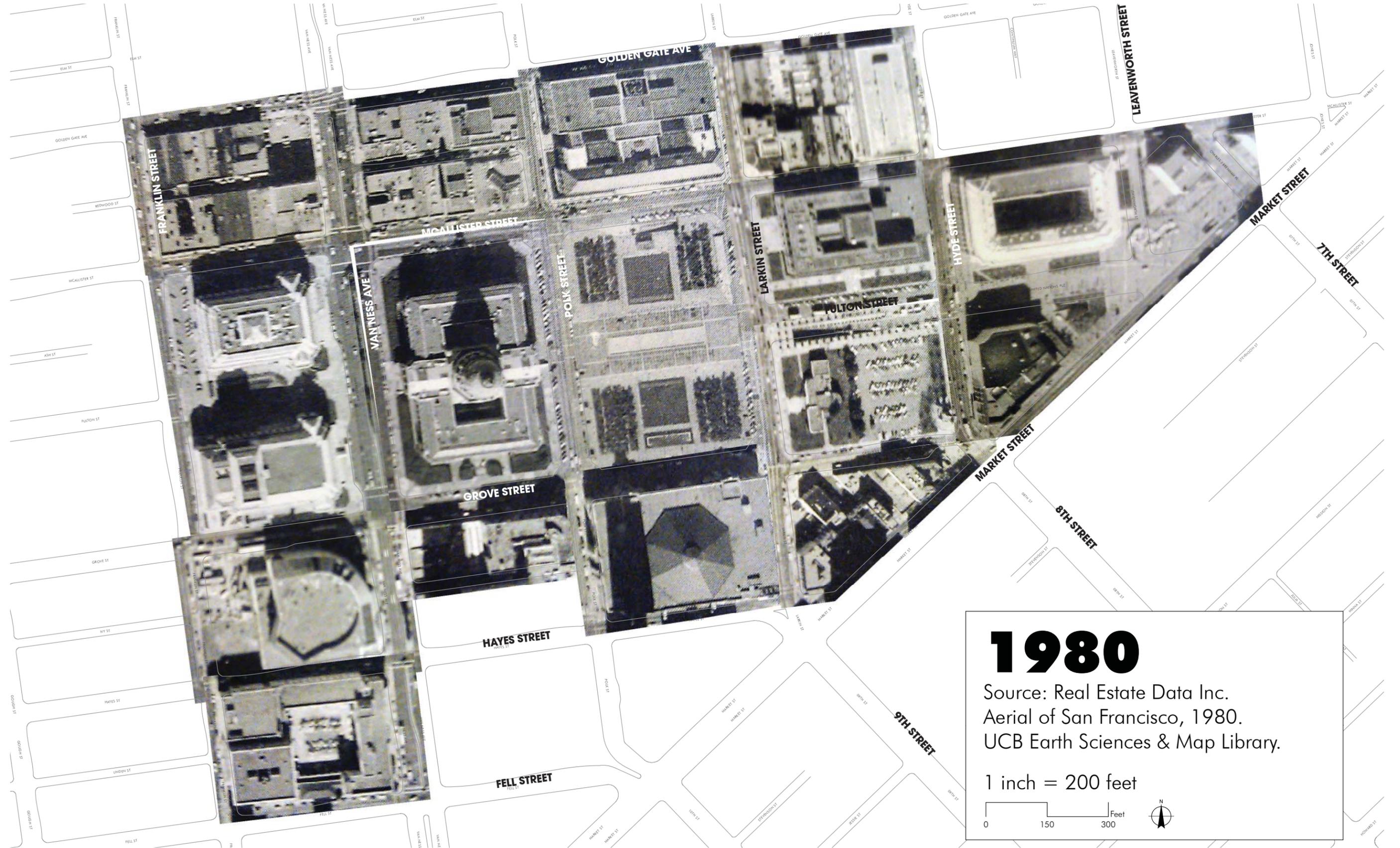
166 VerPlanck, Christopher. "Eighty Years of the War Memorial Opera House." San Francisco Opera. 2012. [http://sfopera.com/SanFranciscoOpera/media/SiteAssets/8\\_About/History/Opera-House-Feature---FINAL.pdf](http://sfopera.com/SanFranciscoOpera/media/SiteAssets/8_About/History/Opera-House-Feature---FINAL.pdf). (accessed January 15, 2015).



Figure 2.78 1970s view of the Fulton Mall and Civic Center Plaza from City Hall (San Francisco History Center, San Francisco Public Library)



Figure 2.79 1973 photo of Civic Center Plaza fountain and plane tree allees with City Hall in the background (San Francisco History Center, San Francisco Public Library)



**1980**

Source: Real Estate Data Inc.  
Aerial of San Francisco, 1980.  
UCB Earth Sciences & Map Library.

1 inch = 200 feet



1980: Hiro II sculpture installed near the SE corner of the Veterans Building (created by artist Peter Voukos in 1967).

1980: Louise M. Davies Symphony Hall (designed by Skidmore Owings and Merrill) opens, anchoring the western corner of Civic Center.<sup>167</sup>

1980s: Glass domed bus shelters are installed for MUNI stations. They are later deemed inaccessible.<sup>168</sup>

1980s: United Nations Plaza begins hosting Farmer's Markets on Wednesdays and Sundays.<sup>169</sup>

- 167 Triptych, Asian Art Museum of SF, Fall 1993, 14
- 168 SF Chronicle, "San Francisco's snazzy bus shelters let rain in, riders say," by Will Kane, January 3, 2011
- 169 R. Solnit, Infinite City: A SF Atlas, 2010



Figure 2.80 undated photo of work being completed on Civic Auditorium (San Francisco History Center, San Francisco Public Library)



Figure 2.81 1981 Historic American Building Survey photo of Civic Auditorium at Grove and Polk Streets

1981: Harold L. Zellerbach Rehearsal Hall is completed and opened, adjacent to Davies Symphony Hall at the corner of Hayes and Franklin Streets.

1982: San Francisco Public Library (now Asian Art Museum) adds symmetrical handicap access ramps to the Larkin Street entrance.<sup>170</sup>

1984: Simon Bolivar Monument is dedicated on the 200th anniversary of his birth. The statue was a gift from Venezuela to San Francisco.<sup>171</sup>

- 170 SF Civic Center Historic District, Prepared for the Landmarks Preservation Advisory Board, Jan 1995, 5
- 171 United Nations Plaza: Site Assessment Report, 11



Figure 2.82 1981 Historic American Building Survey photo of Opera House (foreground) and Veterans Building (background) from corner of Grove Street and Van Ness Avenue



Figure 2.83 1981 Historic American Building Survey photo of SF Public Library (now Asian Art Museum) along Larkin Street

1986: Edmund G. Brown State Office Building is completed. It is designed by Skidmore Owings & Merrill to echo Davies Symphony Hall with semi circular curbs and a triple tiered façade.<sup>172</sup>

1987: *The Civic Center Proposal*, submitted by Mayor Dianne Feinstein, includes many recommendations. These include a new consolidated courthouse, improvements to Civic Center Plaza, added retail along the Fulton Street Mall, and painting the Orpheum Theater façade. It also calls for the construction of a pedestrian mall along Fulton Street in concert with construction of a new library on the Marshall Square site and a remodeling

- 172 SF Civic Center Historic District, Prepared for the Landmarks Preservation Advisory Board, Jan 1995, 5



Figure 2.84 1981 Historic American Building Survey photo of State Building from corner of Polk and McAllister



Figure 2.85 1982 blank façade of Orpheum Theater along Hyde Street and Brooks Hall entry sign

of the existing library into the Asian Art Museum.<sup>173</sup> The proposal calls for the preservation of the War Memorial Court as a special urban space within the Civic Center, and improving the appearance of the Van Ness Avenue streetscape with new a median, landscaping and crosswalk areas (medians and landscaping exist today).<sup>174</sup> The proposal also calls for the street light system to be redesigned so they are uniform.<sup>175</sup>

1987: The San Francisco Chapter of the American Institute of Architects propose a design for Civic Center Plaza similar to the one proposed and built based on the 1912 civic center plan and the 1914 A. Lacy Warwick design. The proposal would have restored the public assembly area (location of rectangular fountain) and rebuilt the two oval fountains, on either side of the assembly area. Voters later fail to pass the bond that would finance the redesign in November 1991.<sup>176</sup>

1987: The San Francisco Recreation and Park Commission adopts guidelines and a master plan calling for the restoration of the Civic Center Plaza with the intent to recreate the major Beaux Arts elements as the plaza existed from 1915-1958.<sup>177</sup> However, by 1989 this plan is halted.

1988: San Francisco Planning Commission Resolution #11428 proposes the Civic Center as local historic district pursuant to Article 10 in the City Planning Code. The local historic district is not formally designated until 1994.

1988: San Francisco voters approve a bond issue to construct a new library on block 0354, which was the site of Marshall Square. The building's design will integrate Beaux Arts detailing on two sides to complement other Civic Center Buildings and a contemporary façade on the other two sides to meet the "city of commerce" on Market and Hyde streets.<sup>178</sup>

- 173 Civic Center Proposal, SF Planning Dept, 22
- 174 Civic Center Proposal, SF Planning Dept, 22
- 175 Civic Center Proposal, SF Planning Dept, 3
- 176 SF Examiner, "Civic Center's pond a font of controversy," by Gerald Adams, August 9, 1993; *The San Francisco Civic Center: A Study in Urban Form*, 10
- 177 Certificate of Appropriateness from Recreation and Park Commission
- 178 San Francisco Civic Center News, May 1993, Issue 1, 2

1989: San Francisco Landmarks Preservation Advisory Board halts plans to renovate Civic Center Plaza to Beaux Arts era design.<sup>179</sup> Based on available research it is not known why this action was taken.

1989: Loma Prieta Earthquake strikes on October 17, 1989 at 5:04 PM. The earthquake severely damages City Hall and other buildings in the Civic Center Historic District.

1990: A \$332 million bond is passed in June 1990 to fund Phase 2 of the Earthquake Safety Program which provided funds to repair City Hall, the Exposition (Civic) Auditorium, and the War Memorial Opera House.<sup>180</sup> Separate arrangements and funding were made for other buildings such as the Old Main Library (Asian Art Museum) and Veterans Building. The Department of Public Health Building is the only City building which has not yet been seismically upgraded as of January 2015.

1990: Mayor Agnos announced that homeless people will no longer be allowed to sleep in Civic Center Plaza.<sup>181</sup>

1990: Deteriorated site furnishings and cracked/damaged paving are repaired in Civic Center Plaza.<sup>182</sup>

1991: Hospitality House, built during World War II and which had been serving as an office for the Planning Department, is slated for removal, but plans to move the building are also considered. In the end the building is demolished.<sup>183</sup>

1992: Friends of the Library initiate two bond issues on the June 2 ballot to restore and improve Civic Center Plaza and create a Fulton Street Mall (\$26.7 million) and to expand the Civic Center Parking Garage under Fulton Street during the library construction (\$24 million).<sup>184</sup> Neither bond measure passed.

179 San Francisco Independent, "Civic Center plans stalled," by Susan Herbert, April 5, 1989

180 San Francisco Civic Center News, May 1993, Issue 1, 2

181 "Homeless Banned From Center Plaza," LA Times, July 1, 1990 <[http://articles.latimes.com/1990-07-01/news/mn-980\\_1\\_center-plaza](http://articles.latimes.com/1990-07-01/news/mn-980_1_center-plaza)> April 2013

182 Civic Center Historic District Improvement, General Obligation Bond Program Report, 2

183 San Francisco Independent, "Historic Hospitality House faces razing," by Nora Leishman, January 29, 1991

184 City and County of San Francisco, San Francisco Voter Information Pamphlet and Sample Ballot for June, 2, 1992 Consolidated Primary Election, Office of the Registrar of Voters (San Francisco, CA: 1992), 44. [http://sfpl.org/pdf/main/gic/elections/June2\\_1992short.pdf](http://sfpl.org/pdf/main/gic/elections/June2_1992short.pdf) (accessed January 15, 2015).

1993-1994: A children's playground is constructed on NE corner of Civic Center Plaza near intersection of Larkin and McAllister.<sup>185</sup>

1993: Construction begins on the new Main Library on the former Marshall Square block (block 0354). Pei Cobb Freed & Partners of New York and Simon Martin-Vegue Winkelstein Moris of San Francisco are awarded the commission.<sup>186</sup>

1993: Various proposals for the Civic Center Plaza Fountain are voiced, some in response to the Department of Public Health's concern about the safety of the water, including planting it with flowers and shrubs and filling it with Styrofoam.<sup>187</sup> It is not clear if any of these proposals were implemented.

1994: The Civic Center Landmark District is designated under Article 10 of the San Francisco Planning Code, after first being nominated in 1988.

1994: City Hall is vacated to accommodate seismic upgrades. Staff move to the Veterans Building.<sup>188</sup>

1994: *Civic Center Study* completed by Planning Department is released. Few of the recommendations are implemented.

Recommendations that are implemented include a bicycle plan,

185 Civic Center Historic District Improvement, General Obligation Bond Program Report, 2; SF Examiner, "Civic Center gets a place for kids to play," by Rachel Gordon, A-6, March 1994

186 San Francisco Civic Center News, May 1993, Issue 1, 2

187 SF Examiner, "Civic Center's pond a font of controversy," by Gerald Adams, August 9, 1993

188 SF Examiner, "Civic Center Exodus Inspires Renewal Ideas," by Gerald Adams, San Francisco City Planning Archive



Figure 2.86 1995 Historic American Building Survey photo of State Building from the Public Library showing corner of Larkin Street and McAllister Street and NE corner of Civic Center Plaza

some of the Van Ness Avenue changes including sidewalks and new planters, and improvements are made to outdoor lighting for pedestrian safety.<sup>189</sup>

1994: A recommendation is made to remove the UN Plaza Fountain due to the homeless presence and suggestion that the feature is "out of scale". Landscape architect Lawrence Halprin rejects this assertion.<sup>190</sup>

1995: Concerns that water recirculated in the UN Plaza Fountain could harm city's water supply since bird droppings, public bathing and urination occur here.<sup>191</sup>

1995: An assessment of the UN Plaza Fountain determines that the fountain has been functioning at a reduced capacity with only vertical and arching jets being operated by a single pump. The filtration system, equipment that provides waterfall effects, blow holes, mist jets, and "tidal effects" have been idle for 15 years. These features are considered the centerpiece of the fountain.<sup>192</sup>

1995: To commemorate the 50th anniversary of the signing of the United Nations Charter in San Francisco, the "walk of great ideas" is added to UN Plaza using brass and granite paving

189 Draft Historic Property Survey Report and Finding of Effect: Minor Site Improvements at UN Plaza, 3

190 SF Examiner, "Civic Center Exodus Inspires Renewal Ideas," by Gerald Adams, San Francisco City Planning Archive

191 United Nations Plaza: Site Assessment Report, Appendix 2: Fountain Assessments, 2

192 United Nations Plaza: Site Assessment Report, Appendix 2: Fountain Assessments, 1



Figure 2.87 1995 Historic American Building Survey photo of California State Building's east façade along Larkin Street

stones which includes the United Nations Charter preamble, a list of member nations, and the preamble for the Universal Declaration of Human Rights. Sixteen hooded luminaires mounted on granite columns line the central promenade. The names of United Nations member nations are engraved in the granite light standards that line the Plaza. Several pedestrian scale lights are placed along Market Street façade of the commercial building at 10 UN Plaza. It is designed by Andrew Detsch.<sup>193</sup>

1995: Bond funds were not available to refurbish and restore City Hall to its 1916 condition so a \$64 million bond issue was placed on the November 7 ballot to fund that work. The bond measure passed.<sup>194</sup>

1995: Public self-cleaning toilets installed throughout city including some in Civic Center.<sup>195</sup>

1996: New Main Library opens to the public on April 18, 1996.<sup>196</sup>

193 SF Chronicle, "Work Begins on Memorial in UN Plaza," by Edward Epstein; United Nations Plaza: Site Assessment Report, 5

194 City and County of San Francisco, San Francisco Voter Information Pamphlet and Sample Ballot for November 7, 1995 Consolidated Municipal Election, Office of the Registrar of Voters (San Francisco, CA: 1992), 31. [http://sfpl.org/pdf/main/gic/elections/November7\\_1995short.pdf](http://sfpl.org/pdf/main/gic/elections/November7_1995short.pdf) (accessed January 15, 2015).

195 SF Chronicle, "It's time to raise a stink over public toilets," by C.W. Nevius, December 10, 2011

196 San Francisco Public Library, Library Timeline. <http://sfpl.org/index.php?pg=2000105801> (accessed January 15, 2015).



Figure 2.88 1995 Historic American Building Survey photo of California State Building's west façade along Polk Street

1996: The War Memorial Opera House is vacated to complete seismic upgrades.<sup>197</sup>

1997: Improvements are recommended for the Civic Center Historic District by the Department of Public Works, but few are implemented. The exceptions were removal of the fountain in Civic Center Plaza, the addition of some seating areas (which were later removed), and the removal of some olive trees.<sup>198</sup>

1998: The central pool in Civic Center Plaza is replaced by a lawn panel<sup>199</sup> and later a decomposed granite pathway.<sup>200</sup>

1998: Civic Center Plaza's name is formally changed to Joseph L. Alioto Performing Arts Piazza.<sup>201</sup>

1998: The Department of Public Works begins leading a process for a "people-friendly makeover" of Civic Center Plaza. The public is engaged with the help of Olin Partnership to help guide  
 197 SF Examiner, "Civic Center Exodus Inspires Renewal Ideas," by Gerald Adams, San Francisco City Planning Archive  
 198 Civic Center Historic District Improvements, General Obligation Bond Program Report, 2  
 199 Civic Center Historic District Improvements, General Obligation Bond Program Report, Figure 3  
 200 SF Chronicle, "Powers that be can revive Civic Center," by John King, August 15, 2012  
 201 SF Examiner, "Plaza named for Alioto," by Anastasia Hendrix, October 28, 1998



Figure 2.89 2008 DIY Victory Garden with City Hall in background (Flickr Creative Commons, edibleoffice)

the process for the "historic, spacious and underused" plaza. Public outreach events were held, but nothing came of the effort. Landscape Architect Laurie Olin was quoted as saying that the plaza is "too loose, vapid and open."<sup>202</sup>

1998: 136 olive trees are removed from Civic Center Plaza to make room for events and prevent damage by the trees' roots to the below grade parking garage. The olive trees were originally planted in 1961 as part of Douglas Baylis' redesign of the Plaza. According to Jorge Alfaro of the Department of Public Works, "The idea is to make more and better use of the plaza...."<sup>203</sup>

1998: Rehabilitation of the California State Building (now the Supreme Court of California known as the Earl Warren Building) is completed by Page & Turnbull. This project is done in association with SOM's design and construction of the Hiram W. Johnson State Office Building located on the north side of block 0765.

1999: Another children's playground is constructed in Civic Center Plaza in the SE corner near the intersection of Polk and Grove Streets.<sup>204</sup>

202 SF Chronicle, "S.F. to Give Civic Center A New Look / Ideas for renovation aired at public meeting" by Dan Levy, June 11, 1998. <http://www.sfgate.com/news/article/S-F-to-Give-Civic-Center-A-New-Look-Ideas-for-3004604.php> (accessed March 13, 2015).  
 203 Hearst Newspapers, "Olive Trees Being Taken From Civic Center Plaza," November 3, 1998  
 204 Civic Center Historic District Improvements, General Obligation Bond Program Report, 2



Figure 2.90 2008 Detail of DIY Victory Garden plots (Flickr Creative Commons, squash)

1999: City Hall reopens after seismic upgrades are completed and damage from the 1989 Loma Prieta earthquake is fixed.<sup>205</sup>

1999: California Supreme Court relocates to the Earl Warren Building at 350 McAllister after renovations and seismic upgrades are completed.<sup>206</sup>

1999: The Department of Public Works completes a site assessment of UN Plaza. Recommendations include increasing programming of scheduled events, installing vertical elements to frame views of City Hall and direct pedestrian flow, and replacing the original modernist light standards with more "historically appropriate" light standards.<sup>207</sup>

1999-2000: Department of Public Works receives funding to implement street light improvements along Market Street near the United Nations Plaza including four along the north side of the Orpheum, four along the south façade of the Federal Building, and seven along the south and west sides of 83 McAllister.<sup>208</sup>

2003: Former public library rehabilitated to become Asian Art Museum.

205 SF Chronicle, "Civic Center: A Blend of All Things San Francisco," by Gail Todd, March 15, 2012  
 206 Celebration of the 150th Anniversary of the Supreme Court  
 207 United Nations Plaza: Site Assessment Report, pgs. 1, 9, 14, 22, San Francisco Planning Department Archives  
 208 Draft Historic Property Survey Report and Finding of Effect: Minor Site Improvements at UN Plaza, 3; Draft Historic Property Survey Report and Finding of Effect: Minor Site Improvements at UN Plaza, Figure 1



Figure 2.91 2009 Patrick Dougherty willow saplings sculptures at Civic Center Plaza (Flickr Creative Commons, sinterbear)

2003: Controversy erupts again over calls for removal of United Nations Plaza Fountain.<sup>209</sup> The fountain is fenced off during this time and landscape architect Lawrence Halprin outlines his distaste for recent changes in local newspaper articles.<sup>210</sup>

2005: United Nations Plaza receives \$1.5 million "facelift" to coincide with the City's celebration of United Nations World Environmental Day. The project includes the insertion of new globe lighting fixtures on pylons, new pedestrian lighting, two new location kiosks, new utility and electrical connections for kiosks, replacing the grassy SE corner with an eating and performance space, adding tables and moveable seating, relocation of the Simon Bolivar Monument to its current location, removing portions of walls blocking a footpath and behind the fountain, hanging flags of all 191 UN member nations, replacing the bollards and chains around the fountain, and installing a new stone monument to commemorate the event and the 60<sup>th</sup> anniversary of the signing of the UN Charter.<sup>211</sup> Lawrence Halprin was consulted in the redesign.

2006-2007: Department of Public Works installs 31 Fixed Pedestal (pedmount) newspaper racks in Civic Center which replace 137 free standing news racks.<sup>212</sup>

209 LA Times, "Artistry Loses in Reaction to SF Homeless," by Carol Pogash, LA Times, May 4, 2003  
 210 SF Chronicle, "UN Plaza's Architect to Fight Redesign," by Ilene Lelchuk, April 18, 2003  
 211 UN Plaza finally getting new look / Spruced-up site to have more events, outdoor markets; San Francisco Office of the Mayor, Press Release: "United Nations Plaza Transformation," March 9, 2005  
 212 Department of Public Works, "News Rack Program"; Department of Public Works, Van Ness Avenue Enhancement Project, Great Streets Program Newsletter



Figure 2.92 SantaCon 2010 at Civic Center Plaza (Flickr Creative Commons, Gil Riego Jr.)

2007: Civic Center designated a "Sustainable Resource District" by Mayor Newsom.

2008: Victory Gardens are installed at Civic Center Plaza as a temporary display.<sup>213</sup>

2010: *Lagunaria patersoni* (primrose) trees added to north side of block 0351 by Friends of the Urban Forest (located at McAllister and Leavenworth).<sup>214</sup>

2010: Glass domed MUNI bus shelters are deemed inaccessible and replaced with shelters with wavy red roofs.<sup>215</sup>

2010: San Francisco awarded grant from U.S. Environmental Protection Agency to develop Civic Center Sustainable District Plan. A portion of the EPA funds were originally proposed to pay for the preparation of a new plan for Civic Center Plaza but were eventually diverted to retrofit the plumbing in City Hall and other buildings.<sup>216</sup>

2011: Mayor Gavin Newsom signs legislation on January 9, 2011 establishing a Community Benefit District (CBD) for Civic Center covering some thirty blocks of public and private property. The CBD is a special assessment district conceived and organized by a group of concerned Civic Center property owners, arts organizations, government entities and other stakeholders. The CBD provides additional cleaning and maintenance in the area as well as safety and serves the primary public advisory body for Civic Center.<sup>217</sup>

2012-2013: The Federal Building undergoes rehabilitation project which is managed by GSA and being led by HKS Architects, with Knapp Architects as consulting historic preservation architect.

213 SPUR, "DIY Urbanism," *The Urbanist*, Issue 496, September 2010

214 Friends of the Urban Forest

215 SF Chronicle, "San Francisco's snazzy bus shelters let rain in, riders say," by Will Kane, January 3, 2011; *Dwell Magazine*, "San Francisco's New Bus Shelters," April 22, 2010 <<http://www.dwell.com/travel-reports/article/san-franciscos-new-bus-shelters>> April 2013

216 San Francisco Public Utilities Commission, Water Conservation Program 2011-2012 Annual Report, 3. <http://sfwater.org/modules/showdocument.aspx?documentid=3024> (accessed June 5, 2015).

217 Civic Center Community Benefits District. <http://sfccivic-center.org/the-cbd/> (accessed January 15, 2015).

2013: Veterans Building is closed in May for seismic upgrades and rehabilitation including installation of the new San Francisco Opera Center and will reopen in June 2015.<sup>218</sup>

2014: Construction begins in April on a new Veterans Memorial in the War Memorial Court. Susan Narduli and landscape architect Andrea Cochran designed a granite octagon monolith, reflecting pool and polished granite wall inscribed with the poem "The Young Dead Soldiers" by Archibald MacLeish. The project is completed in October.<sup>219</sup>

2014: A new separated northbound bike lane (also known as a contra-flow lane) installed on Polk Street (which runs southbound one-way) between Grove and Market Streets as part of the DPW Polk Street Bikeway Improvement Project.<sup>220</sup>

2014: In Civic Center Plaza, the sunken square-shaped turf sections in the north and south areas of the plaza were replaced with at-grade turf to improve accessibility. In addition, the arc-shaped flower planting beds in these turf areas were removed.

2014-2017: Final concept designs for Civic Center playground renovations complete by the end of 2014. A draft project schedule sets construction drawings to be complete by the end of 2016 and construction to be complete by the end of 2017. Playgrounds to be designed at no cost to the City through an agreement with the Trust for Public Land. The project is funded through a pledge agreement between the Helen Diller Family Foundation and Trust for Public Land.<sup>221</sup>

218 "Charles Pankow Builders - War Memorial Veterans Building." *Construction Today*. May 1, 2013. <http://www.construction-today.com/index.php/sections/civil/1728-charles-pankow-builders-war-memorial-veterans-building> (accessed January 15, 2015).

219 Whiting, Sam. "After 82 years, War Memorial Complex monument honors vets at last." *San Francisco Chronicle*, October 5, 2014. <http://www.sfgate.com/entertainment/article/After-82-years-War-Memorial-Complex-monument-5803009.php> (accessed January 15, 2015).

220 San Francisco Municipal Transportation Agency, New Bike Lane Creates Key Link between Market Street and Civic Center. <http://sfdpw.org/modules/showdocument.aspx?documentid=4194> (accessed January 15, 2015).

221 Karen Mauney-Brodek to the Capital Committee and Recreation and Park Commission, September 3, 2014, Civic Center Playground Renovation and Gift Acceptance, San Francisco Recreation and Parks Department, San Francisco, CA. <http://sfrecpark.org/wp-content/uploads/Item-6-Joseph-L.-Alitoto-Piazza-and-Civic-Center-Plaza-Playgrounds-MOU-Staff-Report-Final-090314.pdf> (accessed January 15, 2015).



**EXISTING CONDITIONS & ANALYSIS**

**Orientation to the study area:**

The Civic Center study area is broken up into fifteen "blocks" using the San Francisco Office of the Assessor-Recorder's numbering convention. Each block has its own photos, map and table except for blocks #0765 and #0347, which are combined. Contributing features have bolded blue photo captions and table entries.

The blocks are organized north to south and west to east. They are discussed in the following order:

Block #0767 - State of California Building

Block #0786A - War Memorial Complex

Block #0810 - Davies Symphony Hall

Block #0815 - San Francisco Unified School District

Block #0766 - San Francisco Superior Court

Block #0787 - San Francisco City Hall

Block #0811 - San Francisco Department of Public Health

Block #0765 - Supreme Court of California

Block #0347 - San Francisco Powerhouse Building

Block #0788 - Civic Center Plaza

Block #0812 - San Francisco Exposition (Civic) Auditorium

Block #0353 - Asian Art Museum

Block #0354 - San Francisco Public Library

Block #0355 - Wells Fargo and other Market Street Buildings

Block #0351 - United Nations Plaza

**Key to acronyms and abbreviations in tables:****Jurisdiction:**

ADM - Admin Services

BART - Bay Area Rapid Transit

BEWS - Bureau of Engineering & Water Supply

DPW - Department of Public Works

LOC - Library of Congress

MUNI - San Francisco Municipal Railway

ROW - Right-of-Way

RPD - San Francisco Recreation and Park Department

SFDPH - San Francisco Department of Public Health

SFDT - San Francisco Department of Technology

SFFD - San Francisco Fire Department

SF PUC - San Francisco Public Utilities Commission

SFUSD - San Francisco Unified School District

USPS - United States Postal Service

US Govt - United States Government

VA - Veterans Administration

WAR - War Memorial Board of Trustees

**Character Defining:**

C - Contributing

NC - Not Contributing

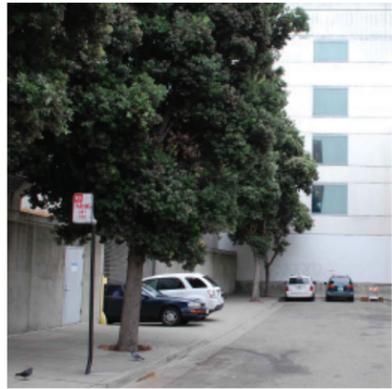
U - Undetermined

**Guide to photos in this chapter:**

All photos in the Existing Conditions chapter were taken during field work completed by MIG, Inc. in September 2012 and January 2013. A limited number of building photos were pulled from Google Street View. Those images have an asterisk (\*) in their caption.

**Period of significance:**

The period of significance for the San Francisco Civic Center Historic District is 1896-1951. A more detailed discussion of the period of significance and how it relates to Civic Center Plaza and UN Plaza, which are the focus of further studies, is contained in the Evaluation section.



Metrosideros excelsa/Pohutukawa trees along Redwood St



Square metal grate, Franklin St



Van Ness trolley pole with single pendant



Phoenix canariensis/Canary Island Date Palm in the courtyard of the Barbara Apartments



Corymbia ficifolia/Red Flowering Gum trees along Franklin St



Newspaper box, Van Ness Ave



6" granite curb at McAllister St

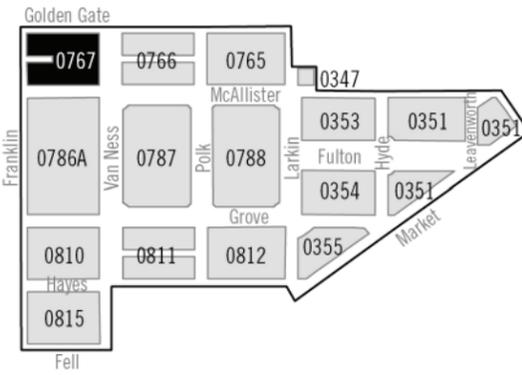


State of California Building\*

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0767



As the north bookend to the War Memorial Complex, block #0767 has few landscape elements that date to the period of significance. Elements that remain on this block include Van Ness trolley poles, fire hydrants and granite curbs.

The California State Building, home of the California Public Utilities Commission, was constructed in 1986. This development cleared existing buildings on publicly owned property, though an historic apartment building remains along Franklin Street.



Planter box with camelia shrubs and Acacia melanoxylon/Black Acacia trees along Van Ness Ave



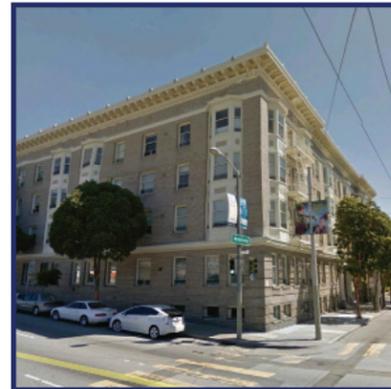
Circular metal grate, Van Ness Ave



Single cobra street light on Redwood St



Curb ramp at McAllister St and Van Ness Ave



Barbara Apartments at Franklin St\*



Lophostemon confertus/Brisbane Box trees, Franklin St



High pressure auxiliary water supply hydrant, Golden Gate Ave

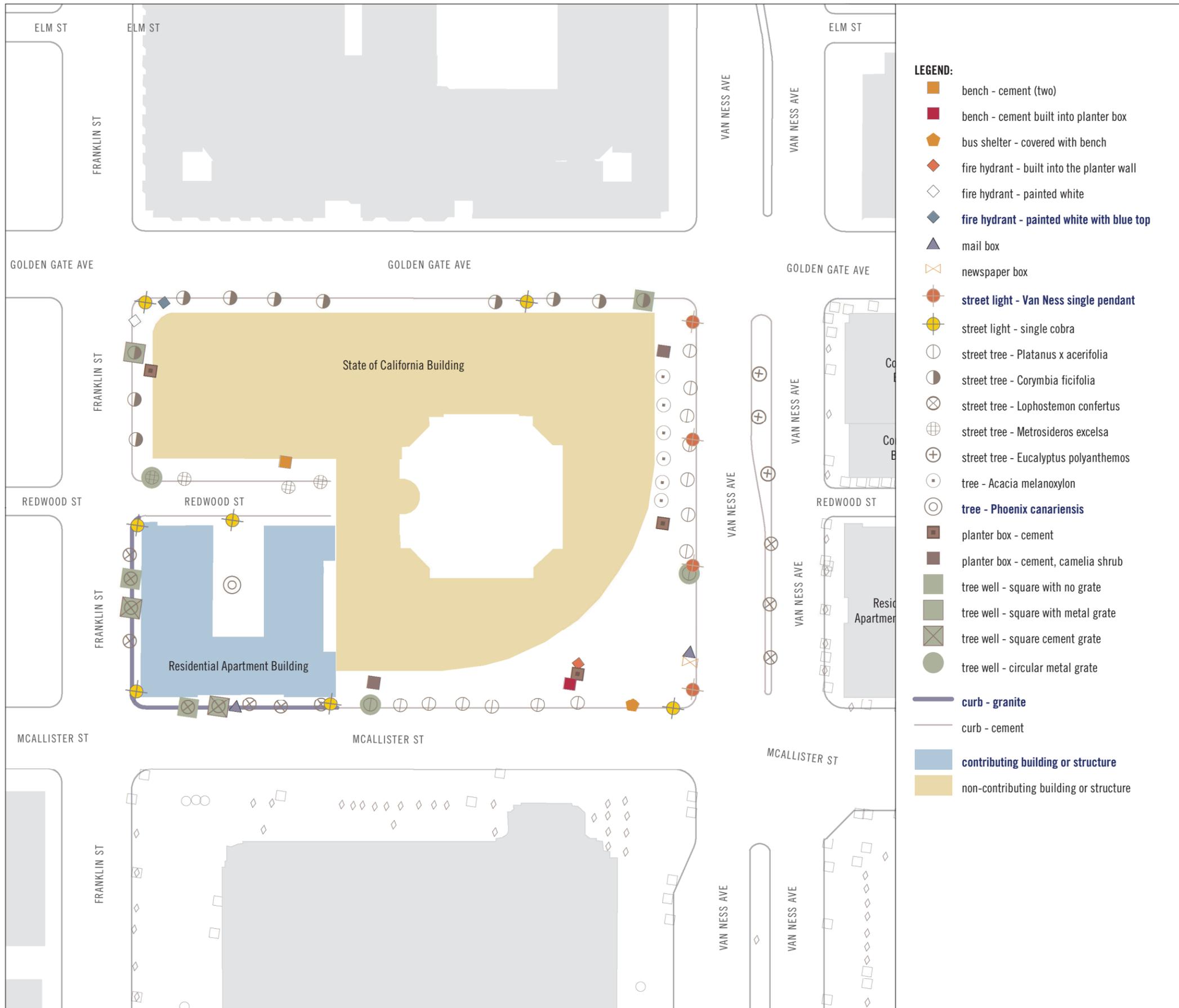
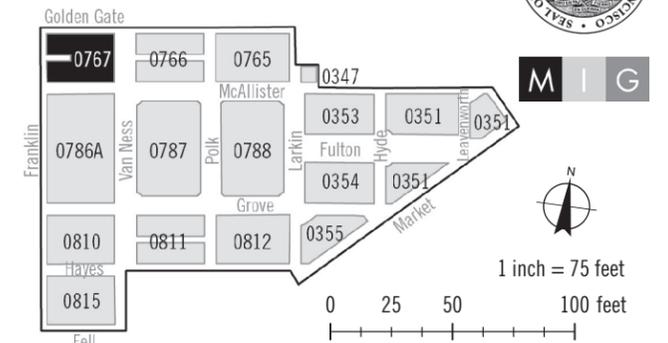


Lophostemon confertus/Brisbane Box and Eucalyptus polyanthemos/Silver Dollar Gum trees in Van Ness Ave median

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0767



- LEGEND:**
- bench - cement (two)
  - bench - cement built into planter box
  - bus shelter - covered with bench
  - fire hydrant - built into the planter wall
  - fire hydrant - painted white
  - fire hydrant - painted white with blue top
  - mail box
  - newspaper box
  - street light - Van Ness single pendant
  - street light - single cobra
  - street tree - Platanus x acerifolia
  - street tree - Corymbia ficifolia
  - street tree - Lophostemon confertus
  - street tree - Metrosideros excelsa
  - street tree - Eucalyptus polyanthemos
  - tree - Acacia melanoxylon
  - tree - Phoenix canariensis
  - planter box - cement
  - planter box - cement, camelia shrub
  - tree well - square with no grate
  - tree well - square with metal grate
  - tree well - square cement grate
  - tree well - circular metal grate
  - curb - granite
  - curb - cement
  - contributing building or structure
  - non-contributing building or structure

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated Septemeber 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

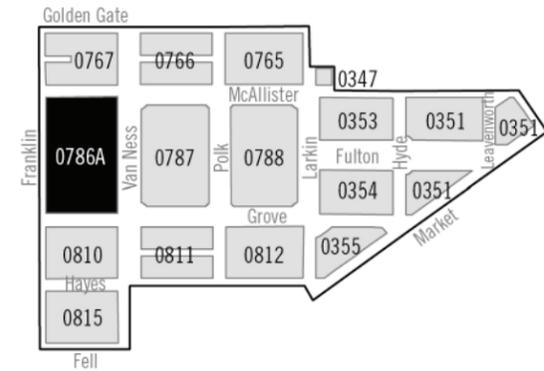
BLOCK #0767 - STATE OF CALIFORNIA BUILDING								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Residential apartment building	Barbara Apartments	580 McAllister	1912	1994 SFLD	private	C
buildings & structures	1	State of California Building	State of California Building - California Public Utilities Commission Building (Edmund G. Brown State Office Building)	505 Van Ness	1986	1994 SFLD	State of CA	NC
circulation	6	curb	6" cement curb	Block #0767 on Franklin, McAllister, Redwood, Van Ness		site visit	DPW	NC
circulation	2	curb	6" granite curb	Block #0767 on Franklin, McAllister	1915-1919	site visit	DPW	C
small scale feature	1	bench	bench - cement (two)	Block #0767 on Redwood	1986	site visit	-	NC
small scale feature	1	bench	bench - cement built into planter box	Block #0767 on McAllister	1986	site visit	-	NC
small scale feature	1	bus stop	bus shelter - covered with bench	Block #0767 on McAllister	2010	site visit	MUNI	NC
small scale feature	1	fire hydrant	fire hydrant - four valves built into the planter wall	Block #0767 on McAllister	1986	site visit	SFFD	NC
small scale feature	1	fire hydrant	fire hydrant - painted white	Block #0767 on Franklin	-	site visit	SFFD	-
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top	Block #0767 on Golden Gate	1909c	site visit	BEWS	C*
small scale feature	2	mail box	mail box	Block #0767 on McAllister, Van Ness	-	site visit	USPS	NC
small scale feature	1	newspaper box	newspaper box	Block #0767 on Van Ness	2006	site visit	DPW	NC
small scale feature	3	tree well	tree well - circular metal grate	Block #0767 on McAllister, Redwood, Van Ness	-	site visit	DPW	-
small scale feature	2	tree well	tree well - square cement grate	Block #0767 on Franklin, McAllister	-	site visit	DPW	-
small scale feature	1	tree well	tree well - square with metal grate	Block #0767 on Franklin	-	site visit	DPW	-
small scale feature	3	tree well	tree well - square with no grate	Block #0767 on Franklin, McAllister, Golden Gate	-	site visit	DPW	-
small scale feature	7	street light	street light - single cobra	Block #0767 on Franklin, Redwood, McAllister, Golden Gate	-	SF PUC	SF PUC	-
small scale feature	4	street light	street light - Van Ness single pendant	Block #0767 on Van Ness	1915-1936	site visit, 1915 SFPL image	SF PUC	C*
vegetation	3	planter box	planter box - cement	Block #0767 on Franklin, McAllister, Van Ness	1986	site visit	State of CA	NC
vegetation	2	planter box	planter box - cement, camelia shrub	Block #0767 on McAllister, Van Ness	1986	site visit	State of CA	NC
vegetation	15	tree	street tree - 1 of 15 with same metal grate; Platanus x acerifolia, London Plane	Block #0767 on McAllister, Van Ness	1986c	site visit	DPW	NC
vegetation	14	tree	street tree - Corymbia ficifolia, Red Flowering Gum	Block #0767 on Franklin, Golden Gate, Van Ness	1986c	site visit	DPW	NC
vegetation	9	tree	street tree - Lophostemon confertus, Brisbane Box	Block #0767 on Franklin, McAllister	-	site visit	DPW	-
vegetation	4	tree	street tree - Metrosideros excelsa, New Zealand Christmas Tree	Block #0767 on Redwood	1986c	site visit	DPW	NC
vegetation	6	tree	tree - in elevated planting box with double row of camelia shrubs; Acacia melanoxylon, Black Acacia	Block #0767 on Van Ness	1986	site visit	State of CA	NC
vegetation	1	tree	tree - located in courtyard - Phoenix canariensis, Canary Island Date Palm	Block #0767 on Redwood	1912c	site visit	private	C
vegetation	3	tree	street tree - Eucalyptus polyanthemos, Silver Dollar Gum	Block #ROW on Van Ness	1950	2009 HRIER Van Ness BRT Project	DPW	C
vegetation	3	tree	street tree - Lophostemon confertus, Brisbane Box	Block #ROW on Van Ness	-	site visit	DPW	-

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0786A



Pittosporum undulatum/Victorian Box trees at the War Memorial Court's Van Ness Ave entrance



War Memorial Court lawn edged with Buxus sempervirens/Boxwood hedge



Van Ness trolley pole with single pendant



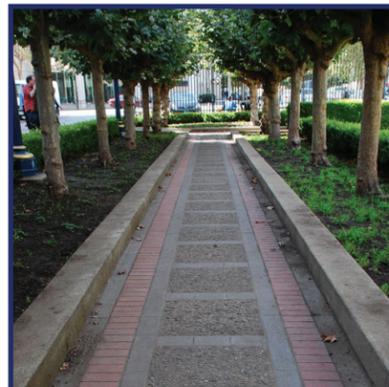
Accessible ramp to Opera House and Memorial Court with granite curbs at Van Ness Ave



Combination police box and fire box at Van Ness Ave with planted median in background



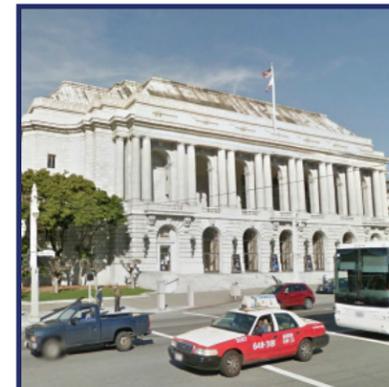
Pollarded Platanus x acerifolia/London Plane trees at southeast corner of Opera House



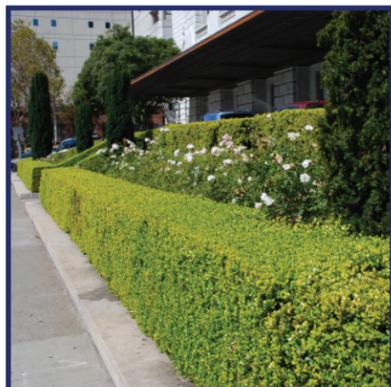
Sunken path at Memorial Court with pollarded Platanus x acerifolia/London Plane trees



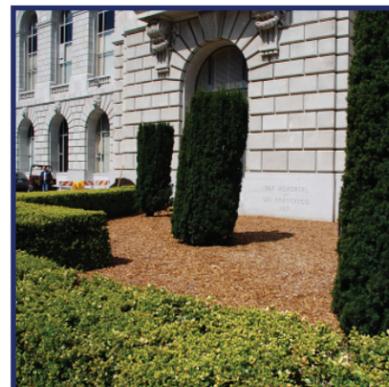
Veterans Building parking lot with bollards, chains and stall dividers along Franklin St



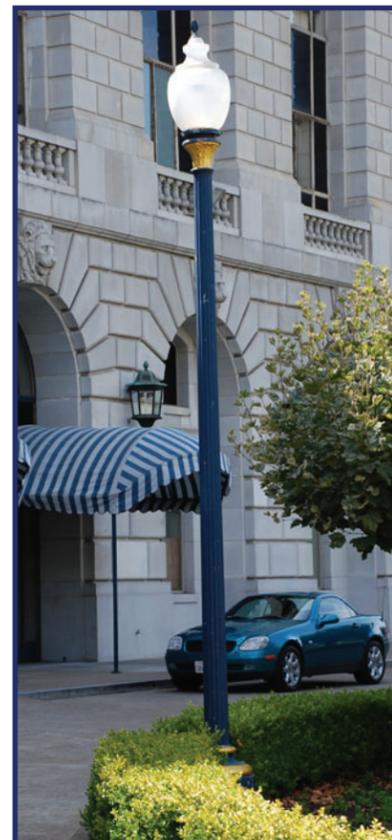
Opera House at Van Ness Ave\*



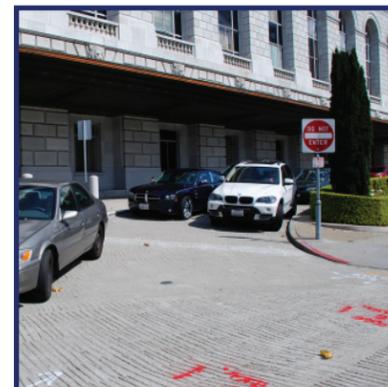
Taxus baccata 'Stricta'/Irish Yew, Buxus sempervirens/Boxwood and roses at Opera House, Grove St



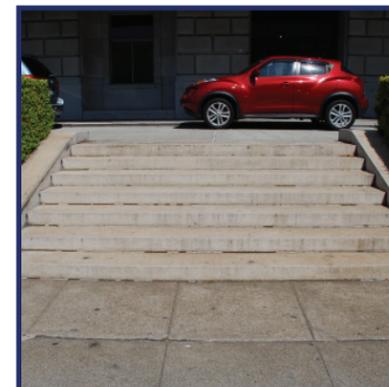
Taxus baccata 'Stricta'/Irish Yew and Buxus sempervirens/Boxwood at east Court entrance



War Memorial Court acorn light painted blue



Driveway to Opera House with textured paving along Grove St



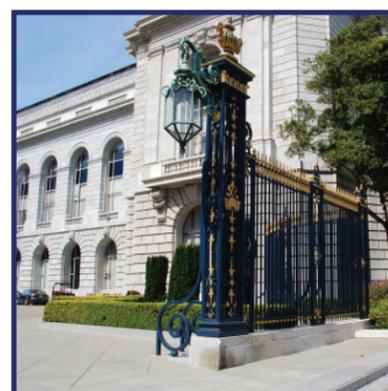
Granite steps at south entrance to Opera House on Grove St



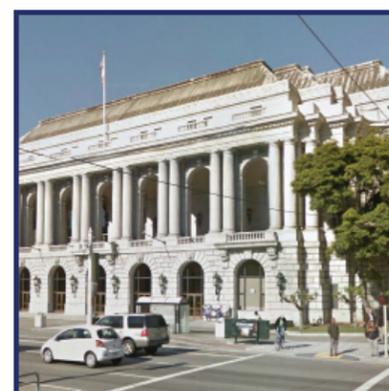
Patina tube metal fence at parking lot, Franklin St



Detail of brick and aggregate path and lawn area at War Memorial Court



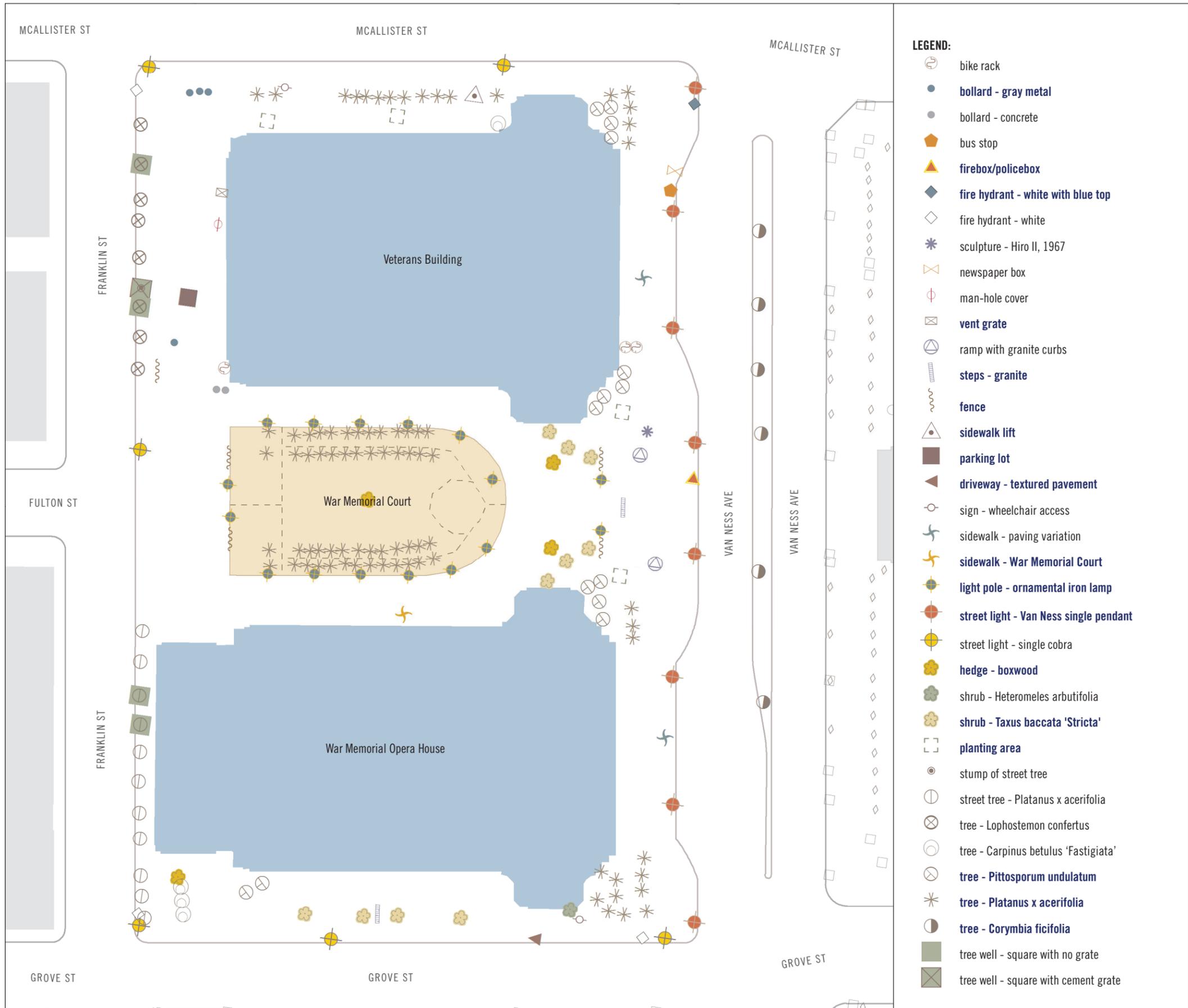
Blue and gold ornamental iron lamp and fence at Memorial Court east entrance, Van Ness Ave



Veterans Building at Van Ness Ave\*

Block #0786A is the home to San Francisco's Opera House, Veterans Building, and the War Memorial Court, collectively known as the War Memorial Complex. The Van Ness frontage still features trolley poles installed as early as 1914, but most landscape features date from between 1932-1936. Thomas Church, landscape architect of the War Memorial Court, advised on plantings for the block's streetscape, building entrances, and other interstitial spaces.

Completed in 1936, the War Memorial Court features a palette of trimmed evergreen shrubs, deciduous pollarded London Plane trees, lawn panels and walkways constructed of aggregate paving, concrete, red brick and black unit pavers. Since construction, much of the original planting material has been replaced with the same or similar species. Groupings of Victorian Box trees (Pittosporum undulatum) at building corners along Van Ness are originals from Church's design but are overgrown and shadow the building façades. Boxwood shrubs were added by 1955 at the Franklin entrance to prevent foot traffic across the lawn. Groundcover along the paved walkways has periodically been replaced with species including low-growing junipers, English ivy and, most recently, creeping raspberry.

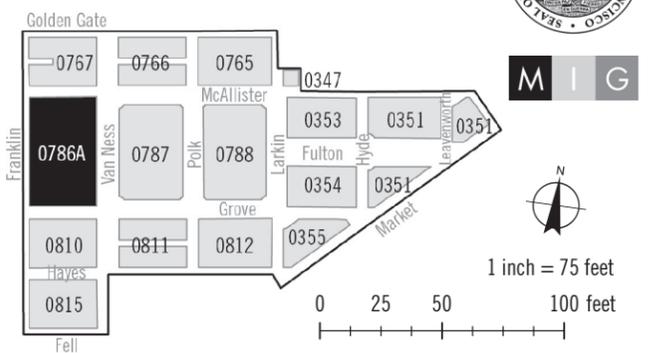


- LEGEND:**
- bike rack
  - bollard - gray metal
  - bollard - concrete
  - bus stop
  - firebox/policebox
  - fire hydrant - white with blue top
  - fire hydrant - white
  - sculpture - Hiro II, 1967
  - newspaper box
  - man-hole cover
  - vent grate
  - ramp with granite curbs
  - steps - granite
  - fence
  - sidewalk lift
  - parking lot
  - driveway - textured pavement
  - sign - wheelchair access
  - sidewalk - paving variation
  - sidewalk - War Memorial Court
  - light pole - ornamental iron lamp
  - street light - Van Ness single pendant
  - street light - single cobra
  - hedge - boxwood
  - shrub - Heteromeles arbutifolia
  - shrub - Taxus baccata 'Stricta'
  - planting area
  - stump of street tree
  - street tree - Platanus x acerifolia
  - tree - Lophostemon confertus
  - tree - Carpinus betulus 'Fastigiata'
  - tree - Pittosporum undulatum
  - tree - Platanus x acerifolia
  - tree - Corymbia ficifolia
  - tree well - square with no grate
  - tree well - square with cement grate

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0786A



**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- pathway
- curb - cement
- contributing building or structure
- spatial organization
- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0786A - WAR MEMORIAL COMPLEX									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	War Memorial Veterans Building	Veterans Building; similar in appearance to Opera House with long stairway approach	401 Van Ness	1932	1978 NR, 1987 NHL, 1994 SFLD	WAR	C	
buildings & structures	1	War Memorial Opera House	Opera House; similar in appearance to Veterans Building	301 Van Ness	1932	1978 NR, 1987 NHL, 1994 SFLD	WAR	C	
circulation	4	curb	6" cement curb	Block #0786A on Franklin, Grove, McAllister, Van Ness	1932	site visit	DPW	C	
circulation	3	bollard	bollard - gray metal; one in a set of three	Block #0786A on McAllister	1932c	site visit	WAR	C	
circulation	1	bollard	bollard - gray metal; one of many with chain for closing off parking spots	Block #0786A on Franklin	1932c	site visit	WAR	C	
circulation	2	bollard	bollard - concrete, painted light grey; pair	Block #0786A on Franklin	-	site visit	WAR	-	
circulation	1	driveway	driveway - south entry to building, textured paving	Block #0786A on Grove	1932c	site visit	WAR	C	
circulation	1	pathway	pathway - Memorial Court pathway of brick, aggregate concrete, black unit pavers	War Memorial Court	1936	site visit	WAR	C	
circulation	1	parking lot	parking lot - with bollards and chains	Block #0786A on Franklin	1932c	site visit	WAR	C	
circulation	2	ramp	ramp - at entrance with granite curbs and ornate edge treatment	Block #0786A on Van Ness	1990c	site visit	WAR	-	
circulation	1	sidewalk	sidewalk - three paving treatments	Block #0786A on Van Ness	-	site visit	-	-	
circulation	1	sidewalk	sidewalk - adjacent to driveway and edged by boxwood hedge	War Memorial Court	1932c	site visit	WAR	C	
circulation	1	sidewalk	sidewalk - variation in paving treatment and evidence of repair patching	Block #0786A on Van Ness	-	site visit	-	-	
circulation	1	steps	steps - granite leading up to central courtyard	War Memorial Court	1932	1987 NHL	WAR	C	
circulation	1	steps	steps - located in the middle of hedge row	Block #0786A on Grove	1932	site visit	WAR	C	
small scale feature	3	bike rack	bike rack - gray metal 3 loop wave	Block #0786A on Franklin, Van Ness	-	site visit	WAR	NC	
small scale feature	1	bus stop	bus stop - covered with bench	Block #0786A on Van Ness	2010	site visit	WAR	NC	
small scale feature	4	fence	fence - ornate iron fence painted blue w/gold trim, lantern on end post	War Memorial Court	1932	1987 NHL	WAR	C	
small scale feature	1	fence	fence - patina steel tube fencing with 3 rails separating sidewalk from parking area	Block #0786A on Franklin	1932c	site visit	-	C	
small scale feature	1	fire box	firebox/policebox - red/blue with gold trim, metal	Block #0786A on Van Ness	1899c	site visit	-	C*	
small scale feature	1	fire hydrant	fire hydrant - painted white	Block #0786A on Franklin	-	site visit	SFFD	-	
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #0786A on Van Ness	1909	site visit	BEWS	C*	
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1980	Block #0786A on Grove	1980	site visit	SFFD	NC	
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1998	Block #0786A on Franklin	1998	site visit	SFFD	NC	
small scale feature	1	manhole cover	manhole cover for utility located in pathway	Block #0786A on Franklin	-	site visit	DPW	-	
small scale feature	1	newspaper box	newspaper box	Block #0786A on Van Ness	2006	site visit	DPW	NC	
small scale feature	1	sculpture	sculpture - SE corner of Veterans Building - bronze, Hiro II by Peter Voulkos, 1967; acquired by SF MoMa in 1971; installed in front of Veterans Building in 1981	Block #0786A on Van Ness	1981	site visit	SF Museum of Modern Art	-	
small scale feature	1	sidewalk lift	sidewalk lift - exterior basement access next to sidewalk with bollard barrier	Block #0786A on McAllister	1932	site visit	WAR	C	
small scale feature	2	sign	sign - wheelchair access	Block #0786A on Grove, McAllister	1990c	site visit	WAR	NC	
small scale feature	4	tree well	tree well - square no grate	Block #0786A on Franklin	-	site visit	DPW	-	
small scale feature	1	tree well	tree well - square with cement grate	Block #0786A on Franklin	-	site visit	DPW	-	
small scale feature	1	vent grate	vent grate along sidewalk adj. to buiding	Block #0786A on Franklin	1932	site visit	WAR	C	
small scale feature	4	light pole	light pole - ornamental iron lamp located on fence	War Memorial Court	1932	1987 NHL	WAR	C	
small scale feature	12	light pole	light pole - ornate iron lamp post with single globe, blue with gold trim	War Memorial Court	1932	site visit	WAR	C	
small scale feature	6	street light	street light - single cobra	Block #0786A on Franklin, Grove, McAllister	-	SF PUC	SF PUC	-	
small scale feature	8	street light	street light - Van Ness single pendant	Block #0786A on Van Ness	1915-1936	site visit, 1915 SFPL image	SF PUC	C*	
spatial organization	1	War Memorial Court	War Memorial Court; central lawn encircled by sidewalk with box hedges and sycamore trees, ornamental iron lamps and fencing	301-401 Van Ness	1932-36	1987 NHL	WAR	C	
vegetation	4	hedge	hedge - boxwood hedge lining tree walkways and perimeter planting areas	Block #0786A on Grove, War Memorial Court	1936	1987 NHL	WAR	C	
vegetation	2	planting area	planting area - entry trees at War Memorial Court	Block #0786A on Van Ness	1932	site visit	WAR	C	
vegetation	1	planting area	planting area - granite edging with grass and wood chips	Block #0786A on McAllister	1932	site visit	WAR	C	
vegetation	1	planting area	planting area with wood chips, grass and trees with wood edging	Block #0786A on McAllister	1932	site visit	WAR	C	
vegetation	1	stump	stump of street tree	Block #0786A on Franklin	-	site visit	-	-	
vegetation	1	hedge	shrub - Heteromeles arbutifolia, Toyon, 5'- 10' tall	Block #0786A on Grove	-	site visit	WAR	-	
vegetation	4	shrub	shrub - in row of boxwood hedges; Taxus baccata 'Stricta', Irish Yew	Block #0786A on Grove	1936	Church planting plan	WAR	C	
vegetation	6	shrub	shrub - Taxus baccata 'Stricta', Irish Yew	War Memorial Court	1936	Church planting plan	WAR	C	
vegetation	8	tree	street tree - Lophostemon confertus, Brisbane Box	Block #0786A on Franklin	-	site visit	DPW	-	
vegetation	11	tree	street tree - Platanus x acerifolia, London Plane	Block #0786A on Franklin	-	site visit	DPW	-	
vegetation	4	tree	tree - adjacent to building in planting area; Carpinus betulus Fastigiata, Pyramidal European Hornbeam	Block #0786A on McAllister, Grove	-	site visit	WAR	NC	
vegetation	14	tree	tree - adjacent to building and courtyard entry; Pittosporum undulatum, Victorian Box	Block #0786A on Grove, Van Ness	1936	Church planting plan	WAR	C	
vegetation	82	tree	tree - Platanus x acerifolia, pollarded London Plane	Block #0786A on Grove, McAllister, Van Ness	1936	Church planting plan	WAR	C	
vegetation	6	tree	tree - street median - Corymbia ficifolia - Red Flowering Gum	Block #ROW on Van Ness	1950	2009 HRIER Van Ness BRT Project	DPW	C	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Metrosideros excelsa/Pohutukawa trees along Franklin St in square tree wells



Tree well along Hayes St - semicircle, no grate, filled with decomposed granite



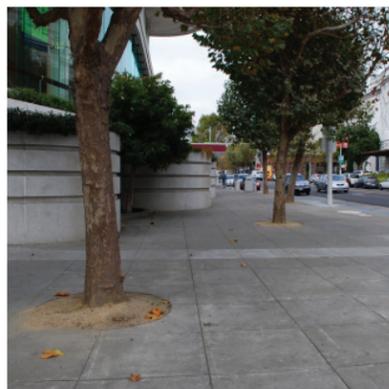
Van Ness trolley pole with single pendant and high pressure auxiliary water supply hydrant



Metal signs with symphony advertising along Grove St



Wide granite curb along Van Ness Ave



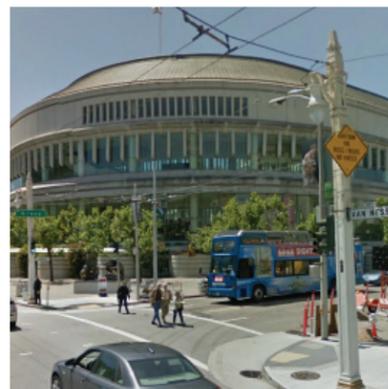
Platanus x acerifolia/London Plane trees along Grove St in decomposed granite-filled tree wells



Nerium oleander/Oleander in building planter at Van Ness Ave and Grove St



Concrete bollards with domed tops along Grove St

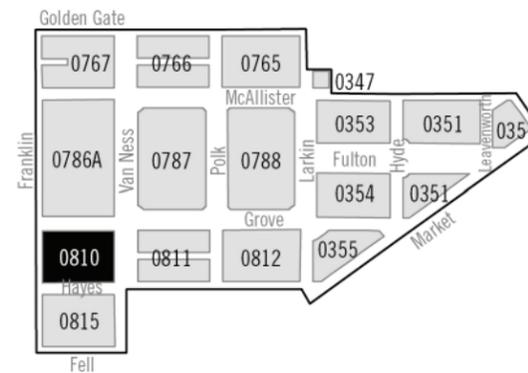


Louise M. Davies Symphony Hall\*

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0810



As the south bookend to the War Memorial Complex, block #0810, bounded by Van Ness Avenue, Hayes, Franklin and Grove Streets existed as a sports field for the San Francisco Unified School District between 1924 and 1952. In 1980, the Louise M. Davies Symphony Hall was built, and in 1981 the Harold L. Zellerbach Rehearsal Hall was built. These new buildings added a new palette of landscape features including new sidewalks, street trees, tree grates, access drives, public artwork, signage, etc.

Landscape elements that remain from the historic period of significance include Van Ness trolley poles and granite curbs of varying widths. Newest additions to the block include fenced landscape planters installed as part of the Van Ness greening project through the Department of Public Works.



Established Platanus x acerifolia/London Plane tree on Grove St



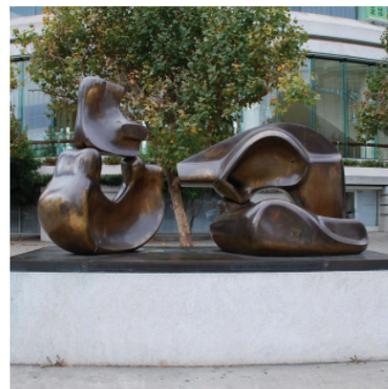
Tree well along Van Ness Ave - circular, metal edging, filled with decomposed granite



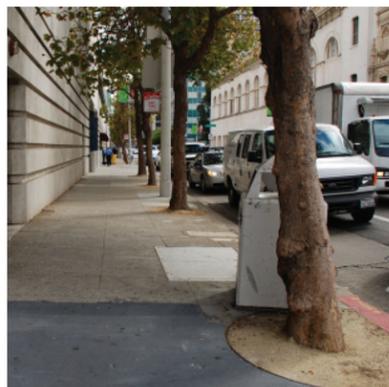
Single cobra street light with banners



Bike rack - metal staple style, installed incorrectly along Grove St



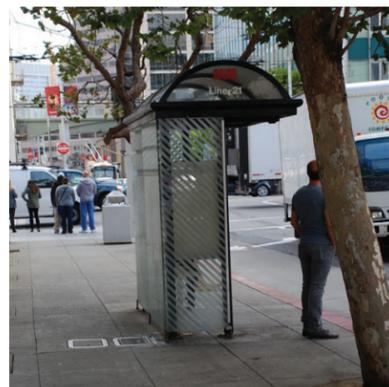
Sculpture - Large Four Piece Reclining at Grove St and Van Ness Ave



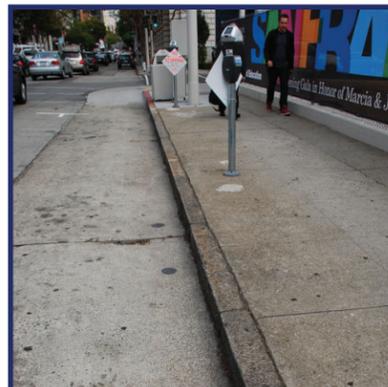
Platanus x acerifolia/London Plane trees, Hayes St



Fenced planter box along Van Ness Ave



MUNI bus shelter with domed glass roof along Hayes St

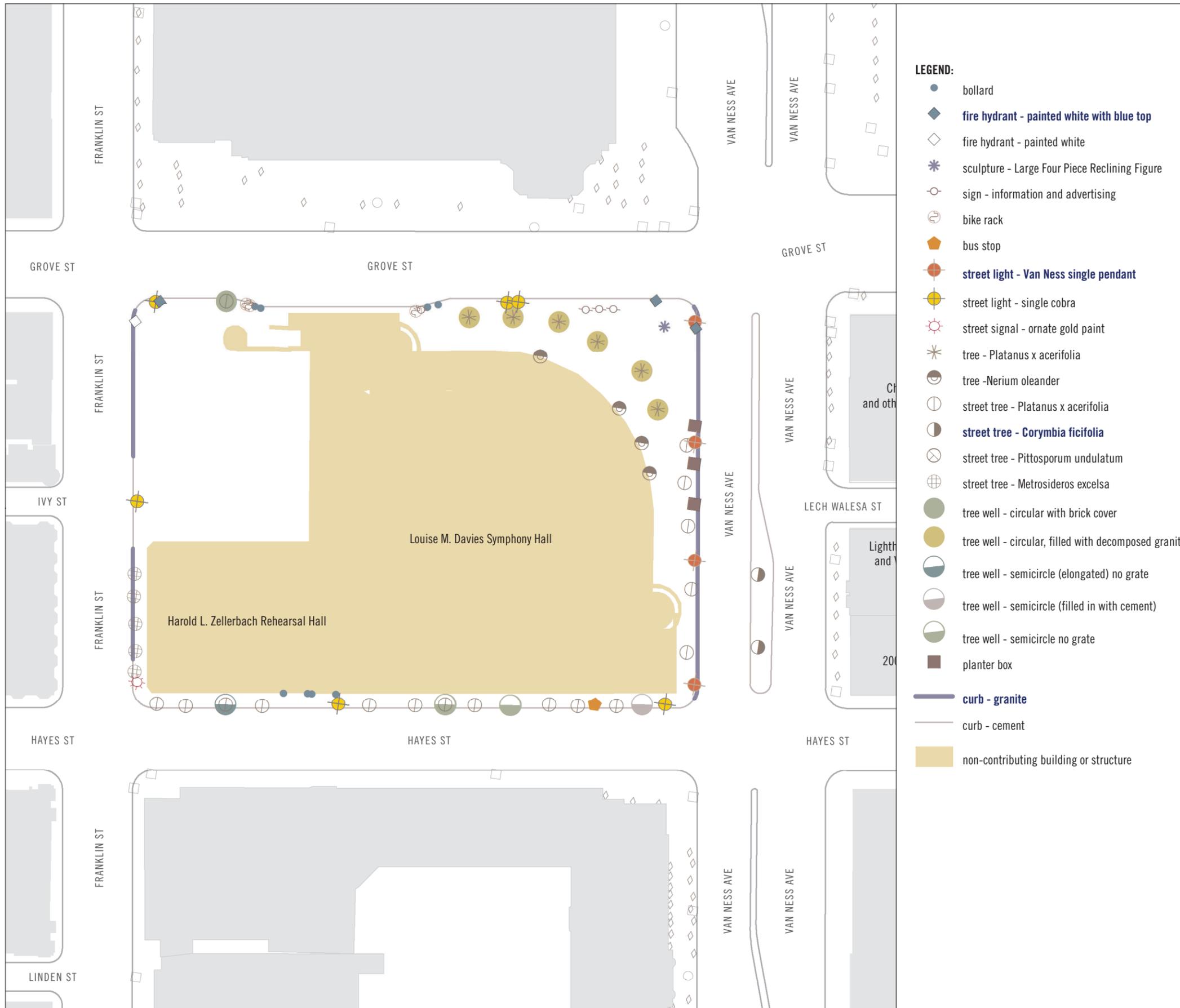
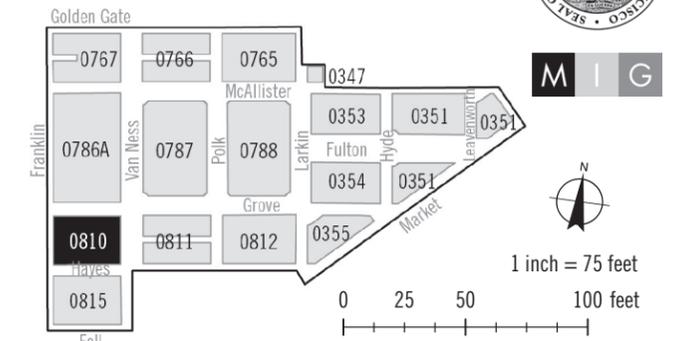


Granite curb along Franklin St

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0810



- LEGEND:**
- bollard
  - ◆ fire hydrant - painted white with blue top
  - ◇ fire hydrant - painted white
  - \* sculpture - Large Four Piece Reclining Figure
  - sign - information and advertising
  - bike rack
  - ⬢ bus stop
  - street light - Van Ness single pendant
  - street light - single cobra
  - ☀ street signal - ornate gold paint
  - \* tree - Platanus x acerifolia
  - tree - Nerium oleander
  - street tree - Platanus x acerifolia
  - street tree - *Corymbia ficifolia*
  - ⊗ street tree - *Pittosporum undulatum*
  - ⊕ street tree - *Metrosideros excelsa*
  - tree well - circular with brick cover
  - tree well - circular, filled with decomposed granite
  - tree well - semicircle (elongated) no grate
  - tree well - semicircle (filled in with cement)
  - tree well - semicircle no grate
  - planter box
  - curb - granite
  - curb - cement
  - non-contributing building or structure

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- ◇ vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

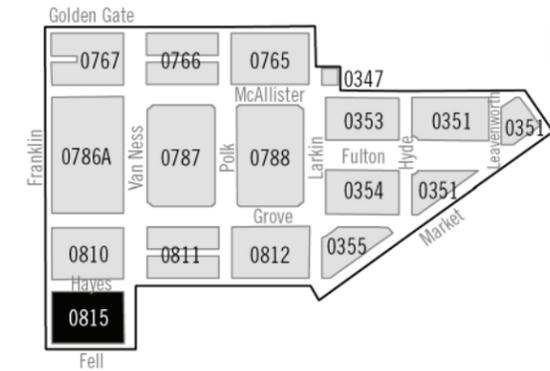
BLOCK #0810 - DAVIES SYMPHONY HALL								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Louise M. Davies Symphony Hall	Louise M. Davies Symphony Hall	201 Van Ness	1980	1994 SFLD	WAR	NC
buildings & structures	1	Harold L. Zellerbach Rehearsal Hall	Harold L. Zellerbach Rehearsal Hall	300 Franklin	1981	site visit	WAR	NC
circulation	4	curb	6" cement curb	Block #0810 on Franklin, Grove, Hayes	-	site visit	DPW	-
<b>circulation</b>	<b>3</b>	<b>curb</b>	<b>6" granite curb</b>	<b>Block #0810 on Franklin, Van Ness</b>	<b>1915c</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>
small scale feature	3	bike rack	bike rack - metal staple type	Block #0810 on Grove	-	site visit	WAR	NC
small scale feature	4	bollard	bollard - metal adjacent to garage door	Block #0810 on Hayes	1980c	site visit	WAR	NC
small scale feature	4	bollard	bollard - cement with domed top	Block #0810 on Grove	1980c	site visit	WAR	NC
small scale feature	1	bus stop	bus stop - covered	Block #0810 on Hayes	1980c	site visit	MUNI	NC
<b>small scale feature</b>	<b>3</b>	<b>fire hydrant</b>	<b>fire hydrant - painted white with blue top; embossed 1909</b>	<b>Block #0810 on Grove, Van Ness</b>	<b>1909</b>	<b>site visit</b>	<b>BEWS</b>	<b>C*</b>
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1998	Block #0810 on Franklin	1998	site visit	SFFD	NC
small scale feature	1	sculpture	sculpture - southeast corner of Davies Hall, bronze, "Large Four Piece Reclining Figure" by Henry Moore, 1973	Block #0810 on Van Ness	1980	site visit	WAR	NC
small scale feature	3	sign	sign - advertising Louise M. Davies Symphony Hall	Block #0810 on Grove	-	site visit	WAR	NC
small scale feature	1	sign	sign - information	Block #0810 on Grove	-	site visit	WAR	NC
small scale feature	1	tree well	tree well - circular with brick cover	Block #0810 on Grove	-	site visit	DPW	-
small scale feature	1	tree well	tree well - semicircle (elongated) no grate	Block #0810 on Hayes	1980c	site visit	DPW	NC
small scale feature	1	tree well	tree well - semicircle with smaller semicircle (filled in with cement)	Block #0810 on Hayes	-	site visit	DPW	-
small scale feature	1	tree well	tree well - semicircle with smaller semicircle and no grate	Block #0810 on Hayes	1980c	site visit	DPW	NC
small scale feature	1	tree well	tree well - semicircle with smaller semicircle and no grate (no tree)	Block #0810 on Hayes	1980c	site visit	DPW	NC
small scale feature	6	tree well	tree well - circular with metal edging, filled with decomposed granite	Block #0810 on Van Ness	1980c	site visit	-	NC
small scale feature	6	street light	street light - single cobra	Block #0810 on Franklin, Grove, Hayes	-	SF PUC	SF PUC	-
<b>small scale feature</b>	<b>4</b>	<b>street light</b>	<b>street light - Van Ness single pendant</b>	<b>Block #0810 on Van Ness</b>	<b>1915-1936</b>	<b>site visit, 1915 SFPL image</b>	<b>SF PUC</b>	<b>C*</b>
small scale feature	1	street signal	street signal - ornate gold paint on base of pole	Block #0810 on Franklin	-	SF PUC	SF PUC	-
vegetation	3	planter box	planter box - east side of the building - black iron decorative fencing	Block #0810 on Van Ness	2010	site visit	DPW	NC
vegetation	5	tree	street tree - Metrosideros excelsa, New Zealand Christmas Tree	Block #0810 on Franklin	1980c	site visit	DPW	NC
vegetation	17	tree	street tree - Platanus x acerifolia, London Plane	Block #0810 on Grove, Hayes, Van Ness	1980c	site visit	DPW	NC
vegetation	4	tree	tree - adjacent to building in planting area - Nerium oleander, Oleander	Block #0810 on Grove, Van Ness	1980c	site visit	WAR	NC
vegetation	6	tree	tree - northeast edge of building - Platanus x acerifolia, London Plane	Block #0810 on Grove, Van Ness	1980c	site visit	DPW	NC
<b>vegetation</b>	<b>2</b>	<b>tree</b>	<b>tree in median - Corymbia ficifolia, Red Flowering Gum</b>	<b>Block #ROW on Van Ness</b>	<b>1950</b>	<b>2009 HRIER Van Ness BRT Project</b>	<b>DPW</b>	<b>C</b>

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0815



Syzygium paniculatum shrubs at southeast corner of SFUSD administration building along Fell St



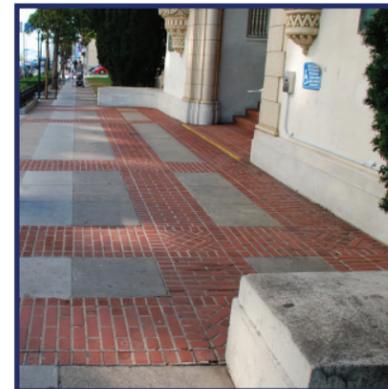
Staked Lophostemon confertus trees in square tree wells along Fell St



Taxus baccata 'Stricta' / Irish Yew trees and Rhampholepis indica / Indian Hawthorn shrubs along Van Ness Ave



Single cobra street light along Franklin St



Brick paving pattern along Van Ness Ave



San Francisco Unified School District Administration Building from Van Ness Ave\*



Established Lophostemon confertus tree along Fell St



Low pressure hydrant along Franklin St



Van Ness trolley pole with single pendant



Concrete sidewalk with granite curbs along Van Ness Ave



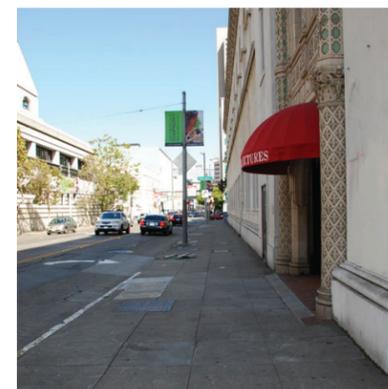
Newton Tharp Commercial High School from Fell St\*



Fenced planter box along Van Ness Ave



US Postal Service mail boxes along Van Ness Ave



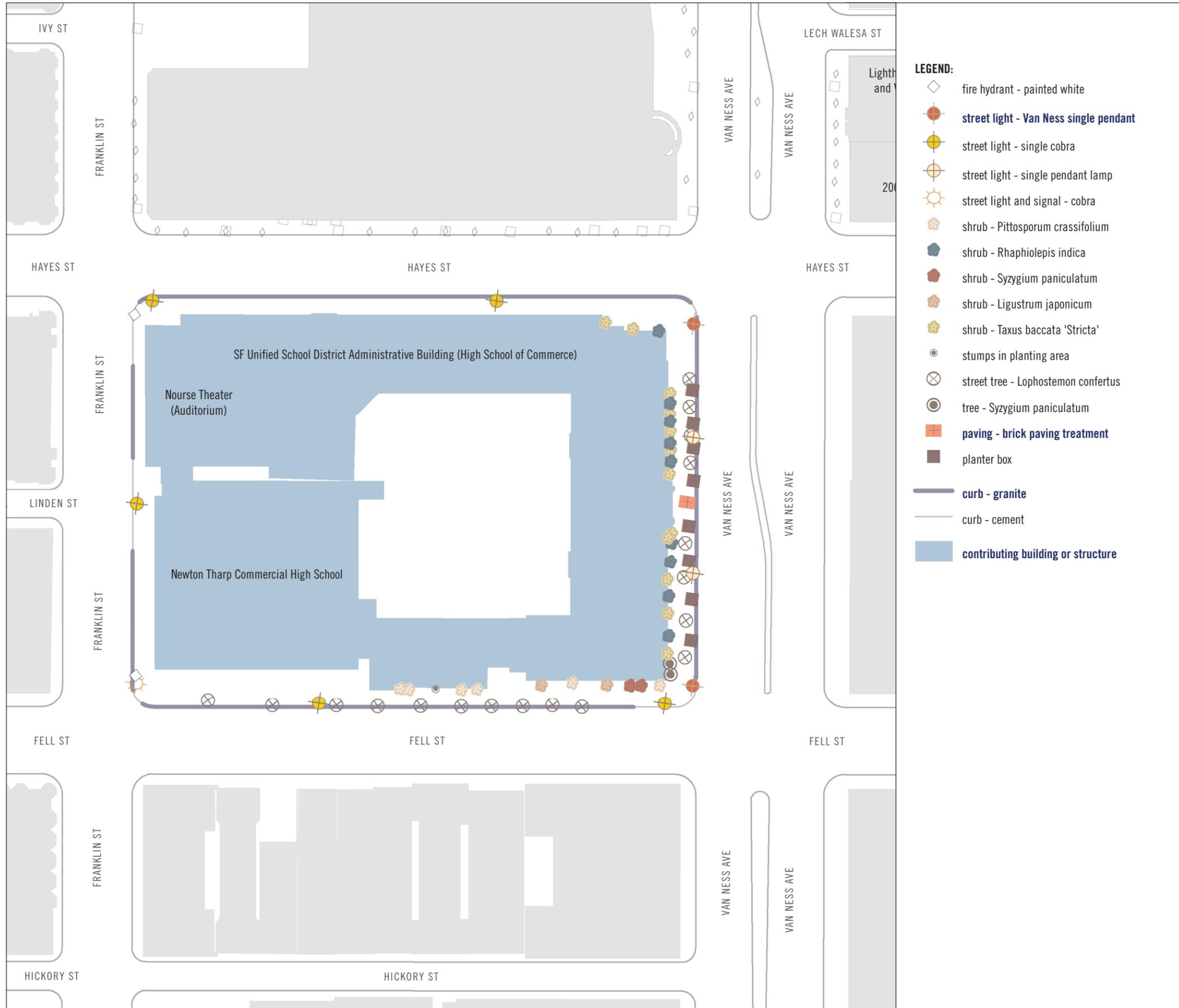
Concrete sidewalk paving pattern along Hayes St



6" granite curb along Fell St

The San Francisco Unified School District (SFUSD) has maintained presence on the block bound by Hayes, Van Ness, Fell and Franklin since 1913. That year, the Newton J. Tharp Commercial High School ( b. 1910) was moved from its original location along Grove Street (between Polk and Larkin Streets) to its present location at the northeast corner of Franklin and Fell Streets. Moving the building allowed construction of Civic Center Plaza for the 1915 Panama Pacific International Exposition. In 1926, the High School of Commerce and Nourse Theater (Auditorium) was built in the Spanish colonial revival style at 135 Van Ness Street. These three SFUSD buildings on block #0815 date to the period of significance.

Landscape elements that remain from the period of significance include Van Ness trolley poles, brick paving treatment along Van Ness and granite curbs. Newest additions to the block include fenced landscape planters installed as part of the Van Ness greening project through the Department of Public Works.

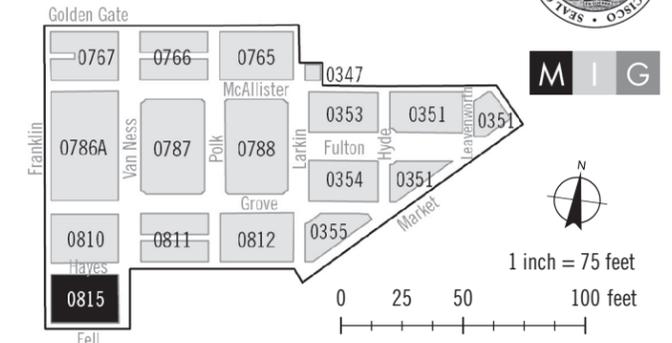


- LEGEND:**
- fire hydrant - painted white
  - street light - Van Ness single pendant
  - street light - single cobra
  - street light - single pendant lamp
  - street light and signal - cobra
  - shrub - Pittosporum crassifolium
  - shrub - Rhapsiolepis indica
  - shrub - Syzygium paniculatum
  - shrub - Ligustrum japonicum
  - shrub - Taxus baccata 'Stricta'
  - stumps in planting area
  - street tree - Lophostemon confertus
  - tree - Syzygium paniculatum
  - paving - brick paving treatment
  - planter box
  - curb - granite
  - curb - cement
  - contributing building or structure

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0815



**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

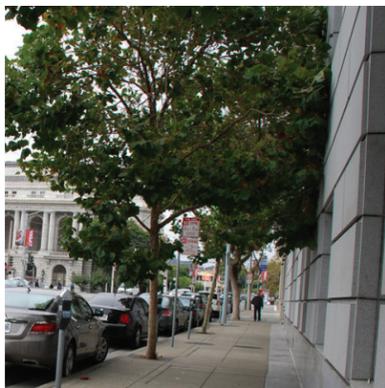
March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0815 - SAN FRANCISCO UNIFIED SCHOOL DISTRICT								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Newton Tharp Commercial High School	Newton Tharp Commercial High School	170 Fell	1910	1994 SFLD	SFUSD	C
buildings & structures	1	SF Unified School District Administrative Building	SF Unified School District Administrative Building (High School of Commerce)	135 Van Ness	1926	1994 SFLD	SFUSD	C
circulation	6	curb	6" cement curb	Block #0815 on Fell, Franklin, Van Ness	-	site visit	DPW	-
circulation	5	curb	6" granite curb	Block #0815 on Fell, Franklin, Hayes, Van Ness	1915c	site visit	DPW	C
circulation	1	paving	paving - brick paving treatment	Block #0815 on Van Ness	1926c	site visit	SFUSD	C
small scale feature	2	fire hydrant	fire hydrant - painted white; embossed 2002 and 2007	Block #0815 on Franklin	2002	site visit	SFFD	NC
small scale feature	5	street light	street light - single cobra	Block #0815 on Fell , Franklin, Hayes	-	SF PUC	SF PUC	NC
small scale feature	2	street light	street light - single pendant lamp	Block #0815 on Van Ness	-	SF PUC	SF PUC	-
small scale feature	2	street light	street light - Van Ness single pendant	Block #0815 on Van Ness	1915-1936	site visit, 1915 SFPL image	SF PUC	C*
small scale feature	1	street light	street light and signal - cobra	Block #0815 on Franklin	-	SF PUC	SF PUC	-
vegetation	8	planter box	planter box - faux granite curb edges with black metal fencing	Block #0815 on Van Ness	2010	site visit	DPW	NC
vegetation	2	shrub	shrub - Ligustrum japonicum, Japanese Privet	Block #0815 on Fell	-	site visit	SFUSD	-
vegetation	6	shrub	shrub - Pittosporum crassifolium, Karo Pittosporum	Block #0815 on Fell	-	site visit	SFUSD	-
vegetation	1	shrub	shrub - Rhamphiolepis indica, Indian Hawthorn	Block #0815 on Hayes	-	site visit	SFUSD	-
vegetation	8	shrub	shrub - Rhamphiolepis indica, Indian Hawthorn	Block #0815 on Van Ness	-	site visit	SFUSD	-
vegetation	2	shrub	shrub - Syzygium paniculatum, Brush cherry	Block #0815 on Fell	-	site visit	SFUSD	-
vegetation	12	shrub	shrub - Taxus baccata 'Stricta', Irish Yew	Block #0815 on Hayes, Van Ness	-	site visit	SFUSD	-
vegetation	1	stump	stumps in planting area	Block #0815 on Fell	-	site visit	SFUSD	-
vegetation	18	tree	street tree - Lophostemon confertus, Brisbane Box	Block #0815 on Fell , Van Ness	2010c	site visit	DPW	-
vegetation	2	tree	tree - Syzygium paniculatum, Brush cherry (diseased)	Block #0815 on Van Ness	-	site visit	SFUSD	-

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



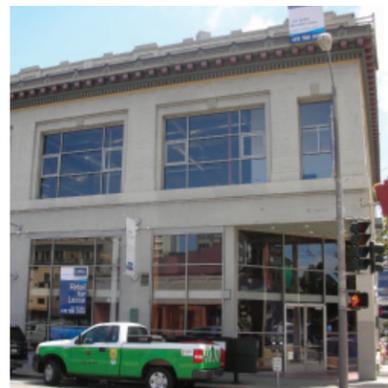
Platanus x acerifolia/London Plane trees along McAllister St



Van Ness trolley pole with single pendant



Fire box at Polk and McAllister Streets

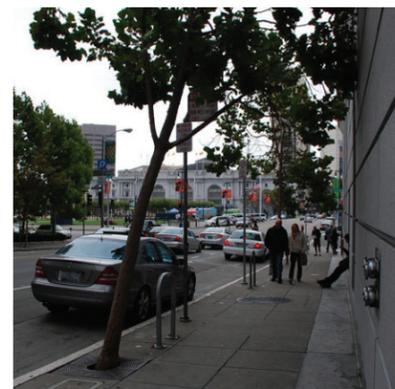
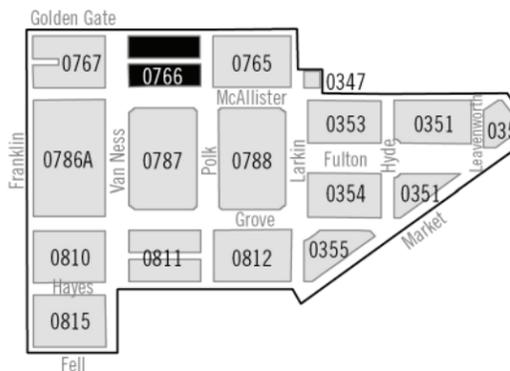


Former Standard Motor Car Company showroom at Van Ness and Golden Gate Ave

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

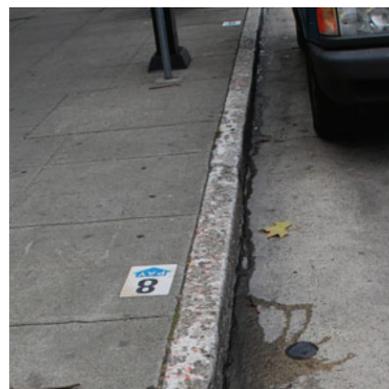
### BLOCK #0766



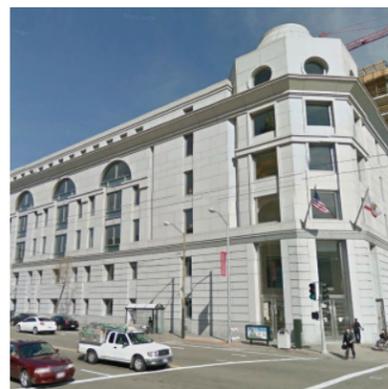
Platanus x acerifolia/London Plane trees along Polk St with staple style bike racks



Square tree well with metal grate along Polk St

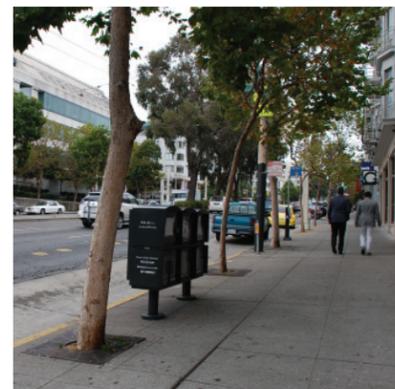


6" granite curb detail along Van Ness Ave



San Francisco Superior Court, McAllister St\*

Block #0766, bounded by Polk and McAllister Streets and Golden Gate and Van Ness Avenues, is home to San Francisco's Superior Court, several commercial buildings, a residential apartment building and the newly constructed San Francisco Public Utilities Commission building. Before 1995, a corner gas station and surface parking lot occupied the location of the courthouse. The northern half of this block is included in the project study area, but not within the 1994 San Francisco Landmark District.



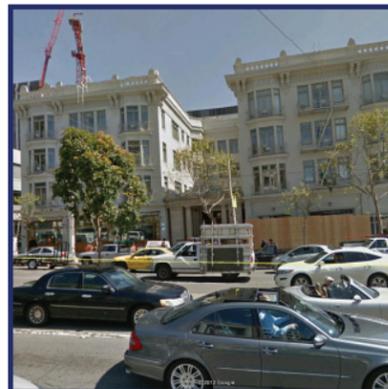
Platanus x acerifolia/London Plane trees in square tree wells with metal grates along Van Ness Ave



Square tree well with DG fill and ring and post style bike rack along Van Ness Ave

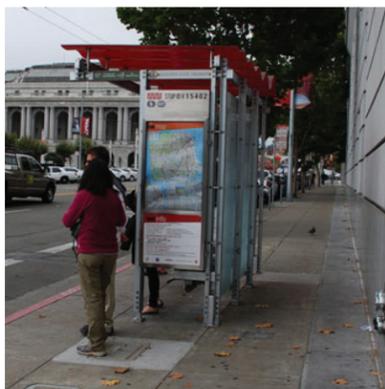


Low pressure hydrant at Redwood St



Residential apartment building at Van Ness Ave\*

Landscape elements that remain from the historic period of significance include Van Ness trolley poles, fire utilities, and granite curbs along Van Ness Avenue. The northern half of this block is included in the project study area, but not within the 1994 San Francisco Landmark District.



MUNI bus shelter with wavy red roof on McAllister St



Single cobra street light



Bike rack - metal staple style, installed along Polk St

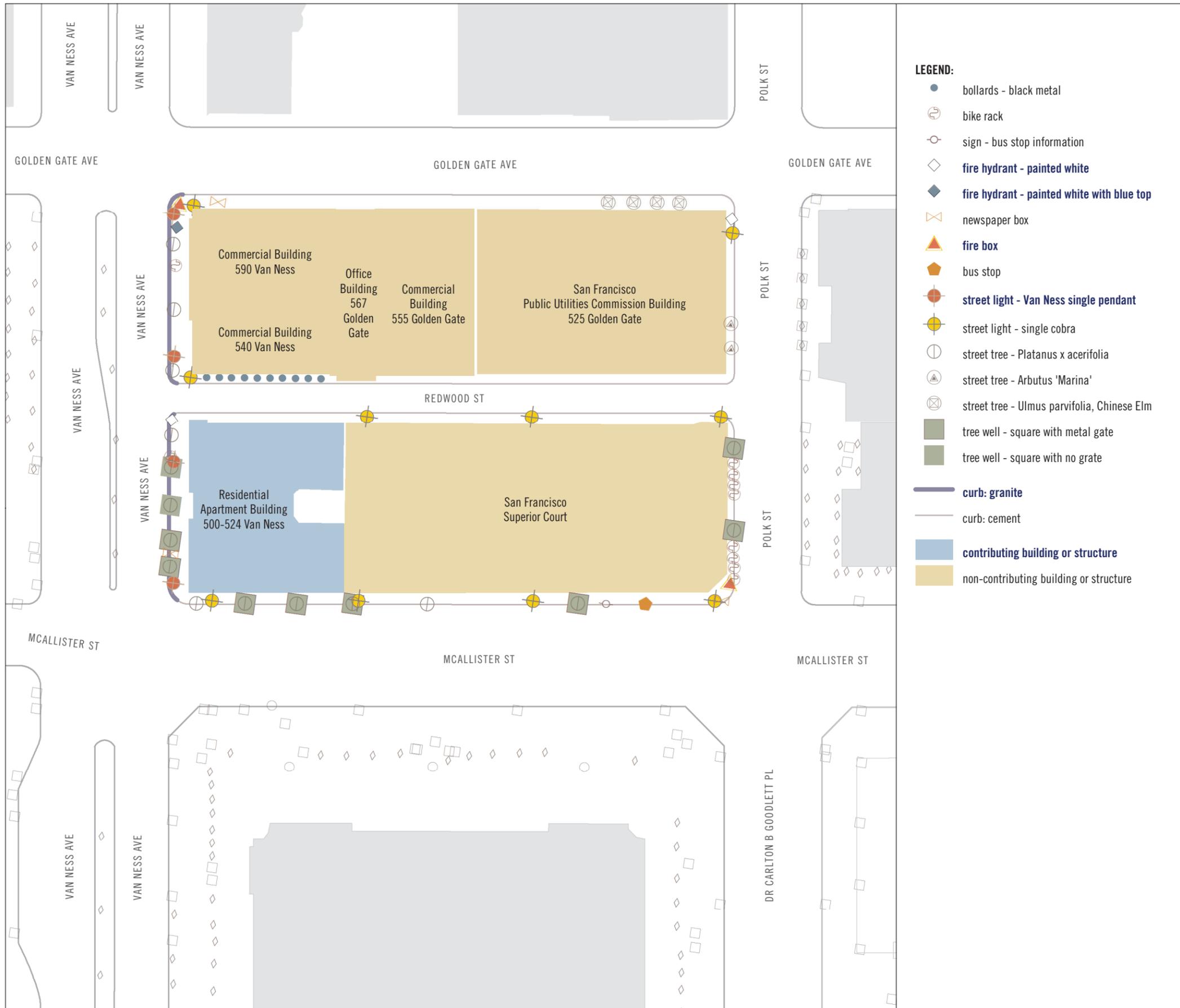
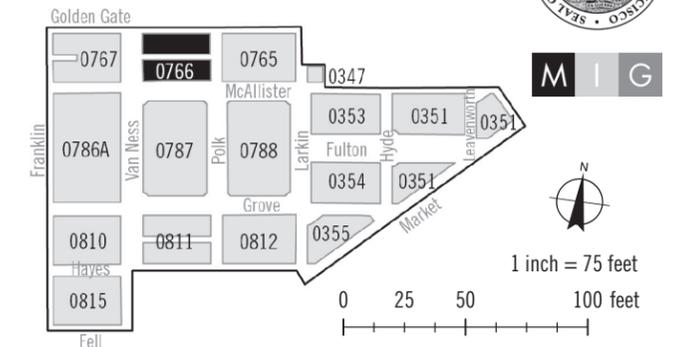


Former Trader Vic's building at 555 Golden Gate Ave

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0766



- LEGEND:**
- bollards - black metal
  - ⊗ bike rack
  - ⊕ sign - bus stop information
  - ◇ fire hydrant - painted white
  - ◆ fire hydrant - painted white with blue top
  - ⊗ newspaper box
  - ▲ fire box
  - ⬢ bus stop
  - street light - Van Ness single pendant
  - street light - single cobra
  - street tree - Platanus x acerifolia
  - ⊗ street tree - Arbutus 'Marina'
  - ⊗ street tree - Ulmus parvifolia, Chinese Elm
  - tree well - square with metal gate
  - tree well - square with no grate
  - curb: granite
  - curb: cement
  - contributing building or structure
  - non-contributing building or structure

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- ◇ vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

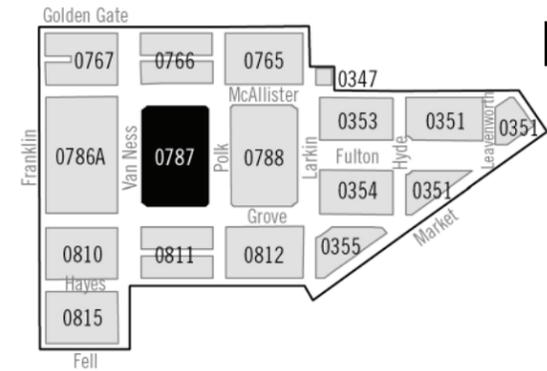
BLOCK #0766 - SAN FRANCISCO SUPERIOR COURT								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	San Francisco Superior Court	San Francisco Superior Court Building	400 McAllister (450 McAllister)	1995c	1994 SFLD	City/County	NC
buildings & structures	1	San Francisco Public Utilities Building	San Francisco Public Utilities Commission Building	525 Golden Gate	2012	site visit	City/County	NC
buildings & structures	1	Commercial building	Commercial building - formerly Trader Vic's	555 Golden Gate	1909	SF Assessor's Office	private	NC
buildings & structures	1	Office building	Office building	567 Golden Gate	-	SF Assessor's Office	private	NC
buildings & structures	1	Commercial building	US Bank Building	540 Van Ness	1909	SF Assessor's Office	private	NC
buildings & structures	1	Commercial building	Commercial building - formerly William Hughson's Standard Motor Car Company	590 Van Ness	1909	SF Assessor's Office	private	NC
<b>buildings &amp; structures</b>	<b>1</b>	<b>Residential apartment building</b>	<b>Corinthian Court Apartments</b>	<b>500-524 Van Ness</b>	<b>1915</b>	<b>1994 SFLD</b>	<b>private</b>	<b>C</b>
circulation	6	curb	6" cement curb	Block #0766 on McAllister, Polk, Redwood, Golden Gate	-	site visit	DPW	-
<b>circulation</b>	<b>2</b>	<b>curb</b>	<b>6" granite curb</b>	<b>Block #0766 on Van Ness</b>	<b>1915c</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>
small scale feature	1	bike rack	bike rack - inverted U-style	Block #0766 on Polk	-	site visit	DPW	NC
small scale feature	1	bike rack	bike rack - ring and post style	Block #0766 on Van Ness	-	site visit	DPW	NC
small scale feature	8	bike rack	bike rack - single staple-style	Block #0766 on Polk, Van Ness	-	site visit	DPW	NC
small scale feature	10	bollard	bollards - black metal	Block #0766 on Redwood	-	site visit	private	NC
small scale feature	1	bus stop	bus stop with cover and bench	Block #0766 on McAllister	2010	site visit	MUNI	NC
<b>small scale feature</b>	<b>2</b>	<b>fire box</b>	<b>fire box</b>	<b>Block #0766 on Polk, Van Ness</b>	<b>1899</b>	<b>site visit</b>	<b>SFDT</b>	<b>C*</b>
<b>small scale feature</b>	<b>1</b>	<b>fire hydrant</b>	<b>fire hydrant - painted white with blue top: embossed 1909</b>	<b>Block #0766 on Van Ness</b>	<b>1909</b>	<b>site visit</b>	<b>BEWS</b>	<b>C*</b>
small scale feature	2	fire hydrant	fire hydrant - painted white	Block #0766 on Van Ness, Polk	-	site visit	SFFD	NC
small scale feature	3	newspaper box	newspaper box	Block #0766 on McAllister, Van Ness, Golden Gate	2006	site visit	DPW	NC
small scale feature	1	sign	sign - bus stop information	Block #0766 on McAllister	-	site visit	Golden Gate Transit	NC
small scale feature	10	street light	street light - single cobra	Block #0766 on McAllister, Redwood, Golden Gate, Polk	-	SF PUC	SF PUC	-
<b>small scale feature</b>	<b>4</b>	<b>street light</b>	<b>street light - Van Ness single pendant</b>	<b>Block #0766 on Van Ness</b>	<b>1915-1936</b>	<b>site visit, 1915 SFPL image</b>	<b>SF PUC</b>	<b>C*</b>
small scale feature	8	tree well	tree well - square with metal grate	Block #0766 on McAllister, Polk, Van Ness	-	site visit	DPW	NC
small scale feature	2	tree well	tree well - square with no grate	Block #0766 on Van Ness	-	site visit	DPW	NC
vegetation	4	tree	street tree - Arbutus 'Marina', Strawberry Tree	Block #0766 on Polk	2012	site visit	DPW	NC
vegetation	2	tree	street tree - Ulmus parvifolia, Chinese Elm	Block #0766 on Golden Gate	2012	site visit	DPW	NC
vegetation	16	tree	street tree - Platanus x acerifolia, London Plane	Block #0766 on McAllister, Polk, Van Ness	-	site visit	DPW	-

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

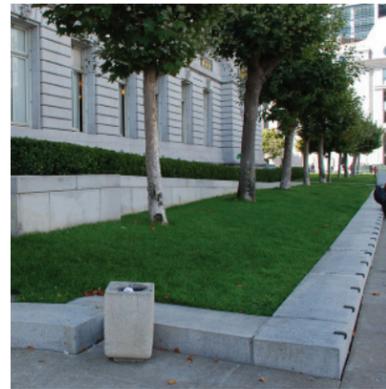
San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0787



Pollarded Platanus x acerifolia/London Plane trees in granite edged turf planting area along Van Ness Ave



Pollarded Platanus x acerifolia/London Plane trees in granite edged turf planting area along Polk St



Single pollarded Platanus x acerifolia/London Plane tree in planting area at Grove St driveways



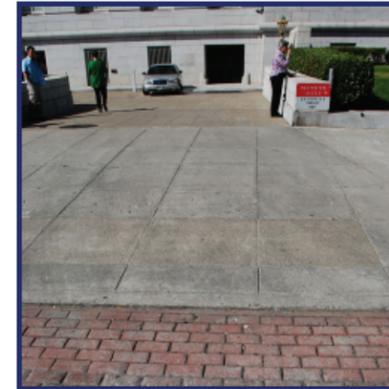
Ligustrum japonicum/Japanese Privet shrub lining metal fence at playground on McAllister St; pollarded Platanus x acerifolia/London Plane trees behind fence



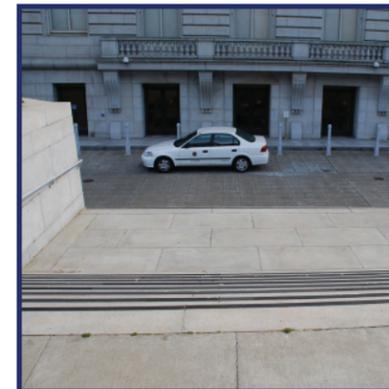
Street light - double pendant painted blue at McAllister St



Van Ness trolley pole with single pendant



Driveway at City Hall's south entrance along Grove St - combination brick and cement



Steps and driveway at City Hall's north entrance along McAllister St



Fenced planter box along Van Ness Ave with Platanus x acerifolia/London Plane tree



Fence detail of planter box along Van Ness Ave with Platanus x acerifolia/London Plane tree



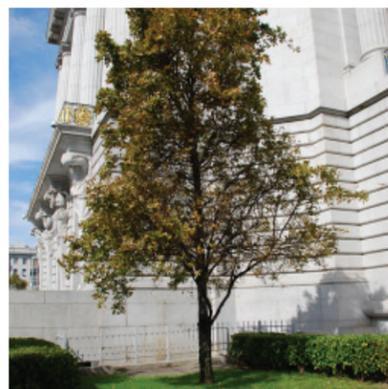
Aggregate concrete streetlight post with right angle pendant on Grove St



Low pressure fire hydrant and high pressure auxiliary water supply hydrant at Grove St



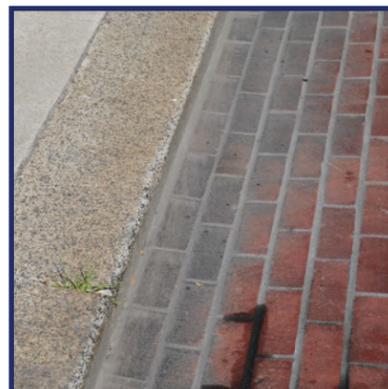
Bronze statue of Abraham Lincoln on granite pedestal along Dr. Carlton B Goodlett Place



Quercus lobata/Valley Oak tree at City Hall's Van Ness Ave entrance



Accessible granite ramp to City Hall's west entrance at Van Ness Ave



Granite curb with brick gutter along Grove St



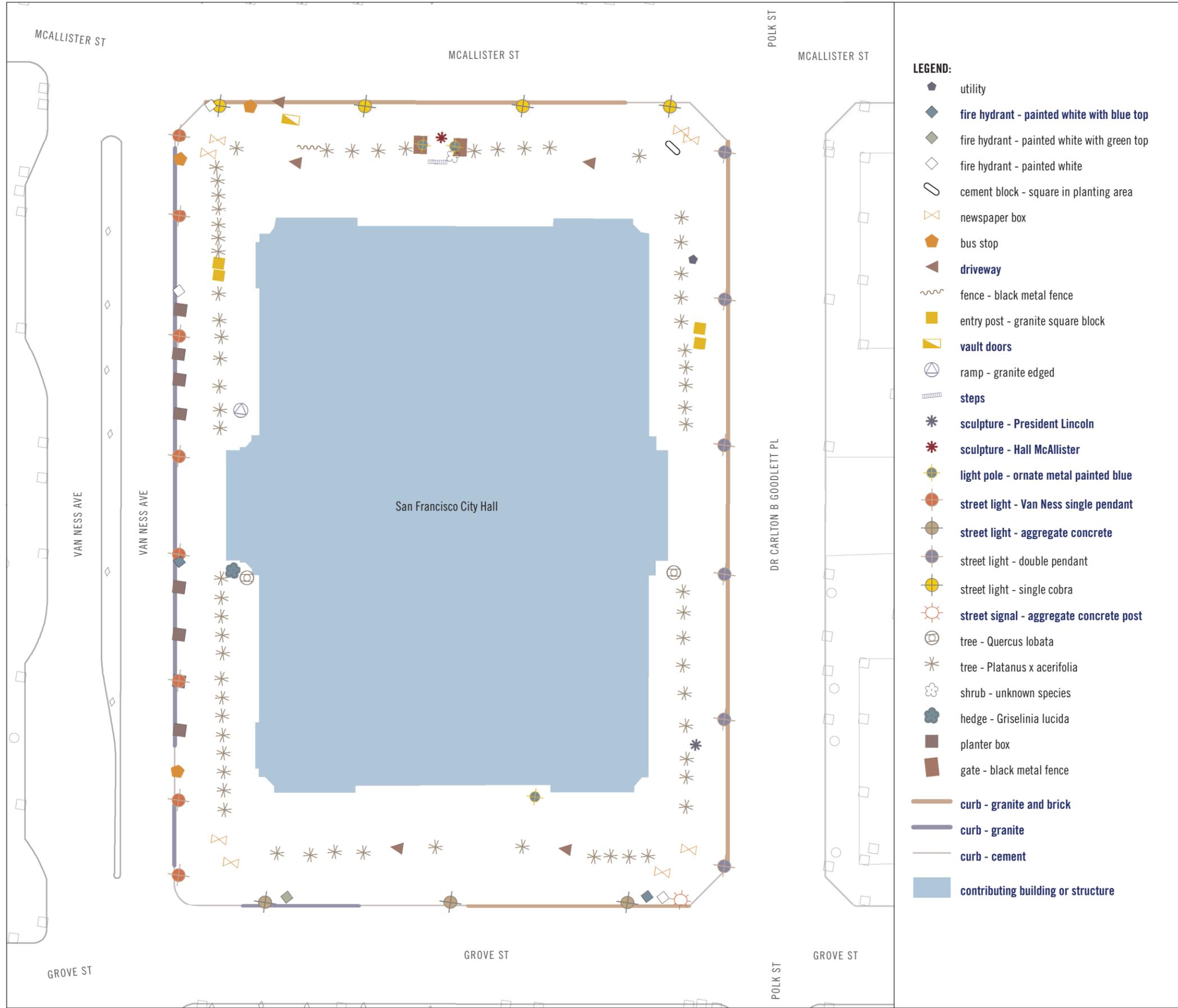
San Francisco City Hall from Grove St\*

As the defining architectural feature of the Civic Center, City Hall is both the seat of the City's political and administrative function and also the iconic image of San Francisco that prevails in the public consciousness. It occupies block #0787.

Until the postwar period, trees and plantings were sparse around City Hall, concentrated mainly at building corners and entrances. Historic photos show evidence of London Plane trees at the building's perimeter by 1957.

Landscape elements that date to the historic period of significance include the Van Ness trolley poles, building perimeter statuary, granite and brick curbs, fire utilities, ornamental lighting fixtures, and pollarded London Plane trees - the characteristic vegetation that defines the building's exterior.

New additions to the block include fenced landscape planters installed as part of the Van Ness greening project and updated MUNI bus shelters.

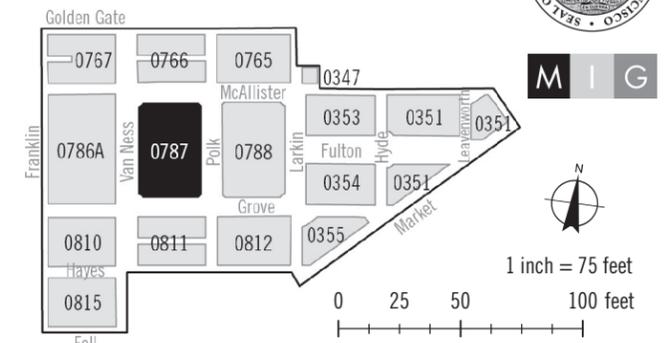


- LEGEND:**
- utility
  - ◆ fire hydrant - painted white with blue top
  - ◆ fire hydrant - painted white with green top
  - ◇ fire hydrant - painted white
  - cement block - square in planting area
  - ⊠ newspaper box
  - ⬠ bus stop
  - ▶ driveway
  - ⋈ fence - black metal fence
  - entry post - granite square block
  - ▤ vault doors
  - ⊕ ramp - granite edged
  - ▬ steps
  - \* sculpture - President Lincoln
  - \* sculpture - Hall McAllister
  - light pole - ornate metal painted blue
  - street light - Van Ness single pendant
  - street light - aggregate concrete
  - street light - double pendant
  - street light - single cobra
  - ☀ street signal - aggregate concrete post
  - ⊕ tree - Quercus lobata
  - \* tree - Platanus x acerifolia
  - ☼ shrub - unknown species
  - ⬢ hedge - Griselinia lucida
  - ▭ planter box
  - ▭ gate - black metal fence
  - curb - granite and brick
  - curb - granite
  - curb - cement
  - contributing building or structure

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0787



- SOURCES:**
1. MIG field work, September 10-14, 2012
  2. Hand drawn inventory field maps, September 2012
  3. Bing aerial imagery online for ArcGIS, 2012
  4. San Francisco Utility Commission light pole data, 2012
  5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**  
 MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**  
 March 2013, updated September 2013, updated July 2014

- LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**
- ◇ vegetation
  - small scale feature
  - circulation
  - circulation - curb
  - building or structure

BLOCK #0787 - SAN FRANCISCO CITY HALL									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	San Francisco City Hall	San Francisco City Hall - structure with dome	1 Carlton B. Goodlett Place	1913-1915	1978 NR, 1987 NHL, 1994 SFLD	DPW	C	
circulation	10	curb	6" cement curb	Block #0787 on Dr. Carlton B. Goodlett Place, Grove, McAllister, Van Ness	1915	site visit	DPW	C	
circulation	3	curb	6" granite and brick curb	Block #0787 on Dr. Carlton B. Goodlett Place, Grove, McAllister	1915	site visit	DPW	C	
circulation	3	curb	6" granite curb	Block #0787 on Grove, Van Ness	1915	site visit	DPW	C	
circulation	2	driveway	driveway	Block #0787 on Grove	1915	site visit	-	C	
circulation	1	driveway	driveway - combination brick with cement	Block #0787 on McAllister	1915	site visit	-	C	
circulation	2	driveway	driveway flanked by walls to lower level of building	Block #0787 on McAllister	1915	site visit	-	C	
circulation	1	ramp	ramp - granite edged by hedges and railing	Block #0787 on Van Ness	1990c	site visit	-	NC	
circulation	1	steps	steps - leading to the lower level of the building	Block #0787 on McAllister	1915	site visit	-	C	
small scale feature	3	bus stop	bus stop - covered with bench	Block #0787 on McAllister, Van Ness	2010	site visit	MUNI	NC	
small scale feature	1	cement block	cement block - square pedestal in planting area	Block #0787 on Dr. Carlton B. Goodlett Place	-	site visit	-	-	
small scale feature	4	entry post	entry post - granite square block and wheelchair access sign	Block #0787 on Dr. Carlton B. Goodlett Place, Van Ness	1990c	site visit	-	NC	
small scale feature	1	fence	fence - black iron fence with mesh concealing children's play area	Block #0787 on McAllister	1999	site visit	SF Chronicle	NC	
small scale feature	2	fire hydrant	fire hydrant - painted white	Block #0787 on Grove, Van Ness	-	site visit	SFFD	-	
small scale feature	2	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #0787 on Grove, Van Ness	1909	site visit	BEWS	C*	
small scale feature	1	fire hydrant	fire hydrant - painted white with green top; embossed 1988	Block #0787 on Grove	1988	site visit	SFFD	NC	
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1993	Block #0787 on McAllister	1993	site visit	SFFD	NC	
small scale feature	2	gate	gate - black metal fence	Block #0787 on McAllister	1999	site visit	SF Chronicle	NC	
small scale feature	8	newspaper box	newspaper box	Block #0787 on Dr. Carlton B. Goodlett Place, Grove, McAllister, Van Ness	2006	site visit	DPW	NC	
small scale feature	1	sculpture	sculpture - at north entry of the building, Hall McAllister, bronze statue by Robert Aitken on cylindrical stone/concrete pedestal base located on 400 block of McAllister St	Block #0787 on McAllister	1915	1978 HR	DPW	C	
small scale feature	1	sculpture	sculpture - President Lincoln, bronze statue by Haig Patigan on rectangular stone/concrete base located south of the Polk St entrance to City Hall overlooking Civic Center Plaza	Block #0787 on Dr. Carlton B. Goodlett Place	1927	1978 HR	DPW	C	
small scale feature	1	utility	utility	Block #0787 on Dr. Carlton B. Goodlett Place	-	site visit	-	-	
small scale feature	1	vault doors	vault doors in sidewalk	Block #0787 on McAllister	1915	site visit	-	-	
small scale feature	3	light pole	light pole - ornate metal painted blue with gold trimming	Block #0787 on Grove, McAllister	1915	site visit		C	
small scale feature	3	street light	street light - aggregate concrete post and single pendant lamp	Block #0787 on Grove	1945c	1945c aerial CED Archives	SF PUC	C	
small scale feature	6	street light	street light - double pendant on ornate blue iron post	Block #0787 on Dr. Carlton B. Goodlett Place	2000-2009	Pelosi Press Release, SF Chronicle	SF PUC	-	
small scale feature	4	street light	street light - single cobra	Block #0787 on McAllister	-	SF PUC	SF PUC	-	
small scale feature	8	street light	street light - Van Ness single pendant	Block #0787 on Van Ness	1915-1936	site visit, 1915 SFPL image	SF PUC	C*	
small scale feature	1	street signal	street signal - aggregate concrete post and post top	Block #0787 on Grove	pre 1945	1945c aerial CED Archives	-	C	
vegetation	1	hedge	hedge - Griselinia lucida, Akapuka	Block #0787 on Van Ness	-	site visit	-	-	
vegetation	8	planter box	planter box - faux granite curb edges with black metal fencing	Block #0787 on Van Ness	2010	site visit	DPW	NC	
vegetation	1	shrub	shrub - unknown species in space between fence and stairway wall	Block #0787 on McAllister	-	site visit	DPW	NC	
vegetation	2	tree	tree - older, Quercus lobata, Valley Oak	Block #0787 on Dr. Carlton B. Goodlett Place, Van Ness	-	site visit	DPW	NC	
vegetation	66	tree	tree - Platanus x acerifolia, pollarded London Plane	Block #0787 on Dr. Carlton B. Goodlett Place, Grove, McAllister, Van Ness	post 1957	SFPL image	DPW	U	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Platanus x acerifolia/London Plane trees along Grove St



Square tree well filled with decomposed granite at Grove St



Aggregate concrete streetlight post with right angle pendant at Grove St



Modified aggregate concrete post with traffic signal



Blue painted metal fence along Grove St

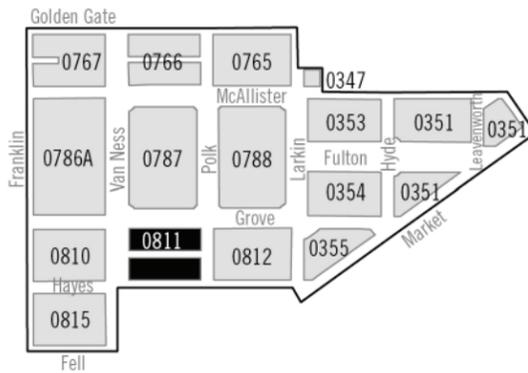


San Francisco Department of Public Health Building\*

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0811



The block bounded by Grove, Polk, Hayes Streets and Van Ness Avenue is home to the Department of Public Health Building (b. 1926). The block is divided in half by Lech Walesa Street. While many of the buildings on block #0811 date to the period of significance, most have been altered over the years from their original form. The northern half block has more buildings that date to the period of significance than the south half block. The southern half of this block is included in the project study area, but not within the 1994 San Francisco Landmark District.

There are no street trees associated with the health building, but there are a number of mature London Plane trees facing the Church of Christ and San Francisco Arts Commission Gallery. Other landscape elements that date to the historic period of significance include the Van Ness trolley poles, aggregate base light poles, granite curbs and brick gutters.

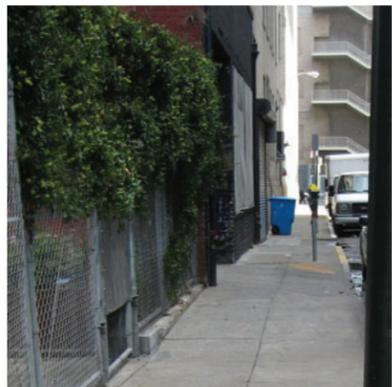
New additions to the block include fenced landscape planters installed as part of the Van Ness greening project through Department of Public Works.



Fenced planter box along Van Ness Ave



Granite curb with brick gutter along Grove St



Vine growing over fence on Lech Walesa St



Granite curb along Polk St



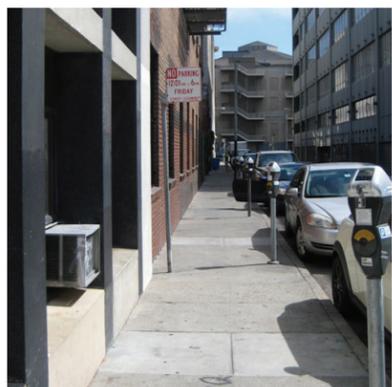
Van Ness trolley pole with single pendant and signal



High pressure auxiliary water supply hydrant along Grove St



Church of Christ building\*



Concrete sidewalk at Lech Walesa St



Accessible ramp with truncated domes



Academy of Art University building with elevated pedestrian bridge over Hayes St

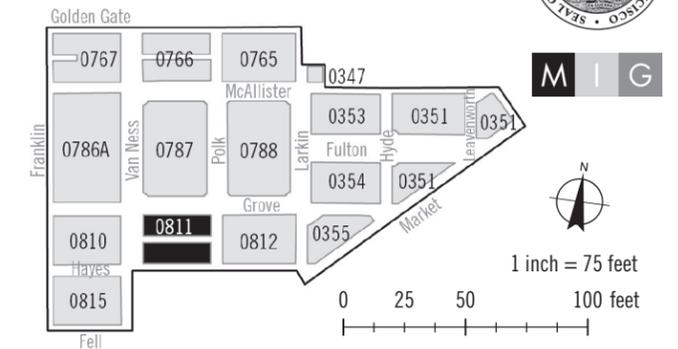


SF Arts Commission Gallery along Grove St\*

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0811



- LEGEND:**
- bike rack
  - fire hydrant - painted white with blue top
  - fire hydrant - painted white
  - mail box; mail box
  - ramp
  - street signal - aggregate concrete post
  - street light - Van Ness single pendant
  - street light - aggregate concrete
  - street light - single cobra
  - street light - single cobra with ornate detail
  - street tree - Platanus x acerifolia
  - street tree - Lophostemon confertus
  - planter box
  - fence - blue metal
  - curb - granite and brick
  - curb - granite
  - curb - cement
  - contributing building or structure
  - non-contributing building or structure

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0811 - SAN FRANCISCO DEPARTMENT OF PUBLIC HEALTH									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	Church of Christ and other private buildings	Church of Christ Building and other private buildings	171-195 Grove St	1913	1994 SFLD	private	NC	
buildings & structures	2	buildings	buildings	234-240 Van Ness	-	1994 SFLD	-	NC	
buildings & structures	1	Pedestrian bridge	Elevated pedestrian bridge at 2nd floor connecting north and south sides of Hayes St	150 Hayes	1968	site visit	private	NC	
buildings & structures	1	Office building	Academy of Art University	150 Hayes	1968	SF Assessor's website	private	NC	
buildings & structures	1	Office building	Lighthouse for the Blind and Visually Impaired	214 Van Ness Ave	1917	SF Assessor's website	private	NC	
buildings & structures	1	<b>San Francisco Department of Public Health Building</b>	<b>San Francisco Department of Public Health Building</b>	<b>101 Grove</b>	<b>1932</b>	<b>1978 NR, 1987 NHL, 1994 SFLD</b>	<b>City/County</b>	<b>C</b>	
buildings & structures	1	San Francisco Arts Commission Gallery	San Francisco Arts Commission Gallery	155 Grove	1914	1994 SFLD	City/County	NC	
circulation	11	curb	6" cement curb	Block #0811 on Grove, Lech Walesa, Polk, Van Ness, Hayes	-	site visit	DPW	-	
circulation	1	<b>curb</b>	<b>6" granite and brick curb</b>	<b>Block #0811 on Grove</b>	<b>1915-1932</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
circulation	6	<b>curb</b>	<b>6" granite curb</b>	<b>Block #0811 on Grove, Lech Walesa, Polk, Van Ness</b>	<b>1915-1932</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
circulation	1	ramp	ramp - for building accessibility with ornat blue metal railings	Block #0811 on Grove	1990c	site visit	SFDPH	NC	
small scale feature	2	bike rack	bike rack - ring and post style	Block #0811 on Grove, Polk	-	site visit	DPW	NC	
small scale feature	2	bike rack	bike rack - single staple-style	Block #0811 on Grove, Polk	-	site visit	DPW	NC	
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top; embossed 1958	Block #0811 on Grove	1958	site visit	BEWS	NC	
small scale feature	3	fire hydrant	fire hydrant - painted white; embossed 1968	Block #0811 on Van Ness, Hayes	1968c	site visit	SFFD	NC	
small scale feature	2	mail box	mail box - blue metal with USPS logo	Block #0811 on Grove, Van Ness	-	site visit	USPS	NC	
small scale feature	1	fence	fence - blue painted metal fence	Block #0811 on Grove	-	site visit	City/County	NC	
small scale feature	4	<b>street light</b>	<b>street light - aggregate concrete post and single pendant lamp</b>	<b>Block #0811 on Grove, Polk</b>	<b>pre 1945</b>	<b>1945c aerial CED Archives</b>	<b>SF PUC</b>	<b>C</b>	
small scale feature	1	<b>street light</b>	<b>street light - aggregate concrete post with single pendant arm style with cobra luminaire</b>	<b>Block #0811 on Polk</b>	<b>pre 1945</b>	<b>SF PUC</b>	<b>SF PUC</b>	<b>-</b>	
small scale feature	4	street light	street light - single cobra	Block #0811 on Lech Walesa, Hayes	-	SF PUC	SF PUC	-	
small scale feature	1	street light	street light - single cobra with ornate support detail	Block #0811 on Lech Walesa	-	SF PUC	SF PUC	-	
small scale feature	4	<b>street light</b>	<b>street light - Van Ness single pendant</b>	<b>Block #0811 on Van Ness</b>	<b>1915-1936</b>	<b>site visit, 1915 SFPL image</b>	<b>SF PUC</b>	<b>C**</b>	
small scale feature	2	<b>street signal</b>	<b>street signal - aggregate concrete post and post top</b>	<b>Block #0811 on Polk</b>	<b>pre 1945</b>	<b>site visit</b>	<b>-</b>	<b>-</b>	
spatial organization	1	parking lot	parking lot - asphalt	Block #0811 on Hayes, Van Ness, Lech Walesa	-	site visit	-	NC	
spatial organization	1	vacant lot	vacant lot	165 Grove	-	1994 SFLD	-	NC	
vegetation	5	planter box	planter box - faux granite curb edges with black metal fencing	Block #0811 on Van Ness	2010	site visit	DPW	NC	
vegetation	1	tree	street tree - Lophostemon confertus, Brisbane Box	Block #0811 on Van Ness	-	site visit	DPW	-	
vegetation	12	tree	street tree - Platanus x acerifolia, London Plane in square tree well	Block #0811 on Grove, Van Ness	-	site visit	DPW	-	

\*\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Platanus x acerifolia/London Plane street trees along McAllister St



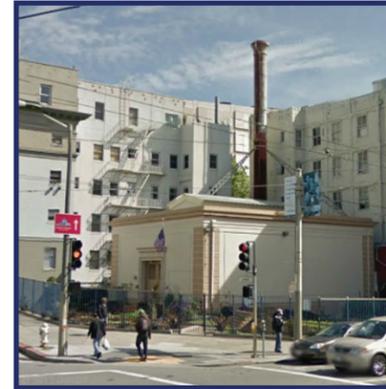
Elevated granite planter with anchored metal skateboard guards at Larkin & McAllister Streets



Single cobra street light with banners along McAllister St



Fire box at Golden Gate Ave and Larkin St

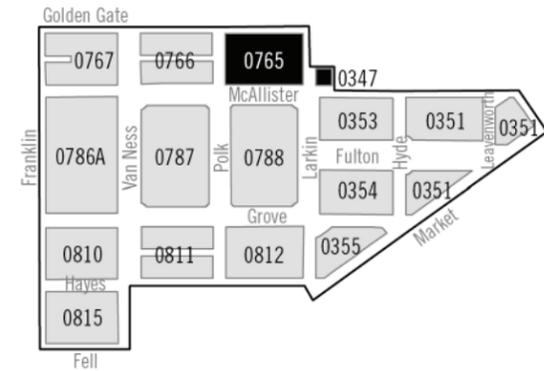


Powerhouse building\*

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCKS #0765, #0347



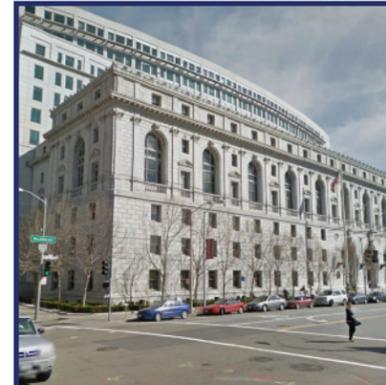
Platanus x acerifolia/London Plane trees, Buxus sempervirens/Boxwood and Agapanthus orientalis/Lily-of-the-Nile in fenced planter along Polk St



Wide granite planter edging with anchored metal skateboard guards at McAllister St



Blue metal fence around Powerhouse courtyard



Supreme Court of California along McAllister St\*

The Supreme Court of California (Earl A. Warren Building), the Hiram S. Johnson State Office Building and the San Francisco Powerhouse occupy blocks #0765 and #0347 of the project study area.

Renovations to the Supreme Court of California Building following the 1989 Loma Prieta Earthquake resulted in additions to the landscape at the building perimeter in the 1990s. The San Francisco Powerhouse Building remains unchanged, but the exterior landscape area has been altered by new community garden uses and installation of protective metal fencing along McAllister and Larkin Streets.

Landscape elements that date to the period of significance are few in number, but notable in that similar features are found throughout the historic district. These features include fire utilities and granite curbs. Much of the planting material at the exterior of the Supreme Court of California Building was present by 1980 but has been updated since the building's most recent renovation in 1999.



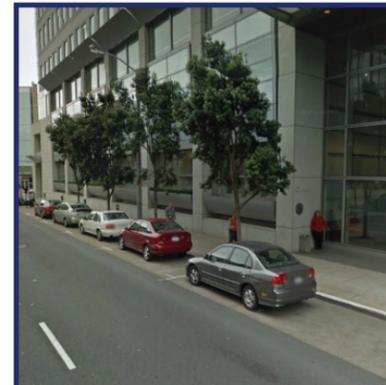
Metrosideros excelsa/Pohutukawa trees planted in square metal tree grates along Polk St



Detail of square metal grate on Polk St



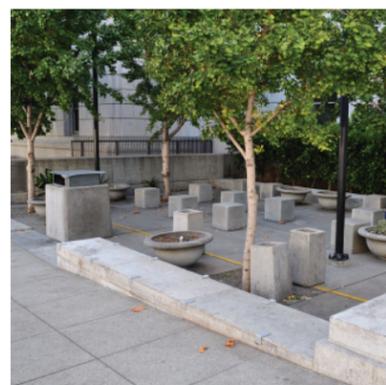
High pressure auxiliary water supply hydrant along Polk St



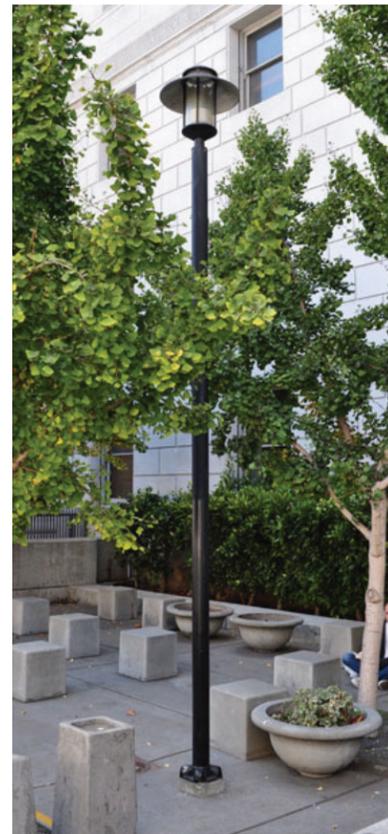
State Building Annex along Golden Gate Ave \*



Concrete pathway leading to Powerhouse building



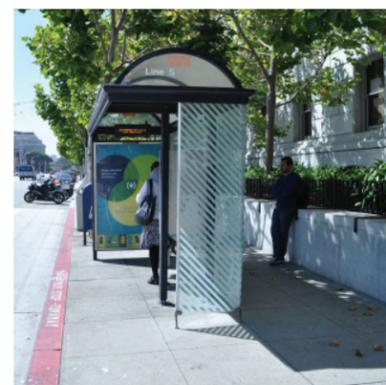
Hardscape plaza planted with Ginkgo biloba/Maidenhair trees along Larkin St



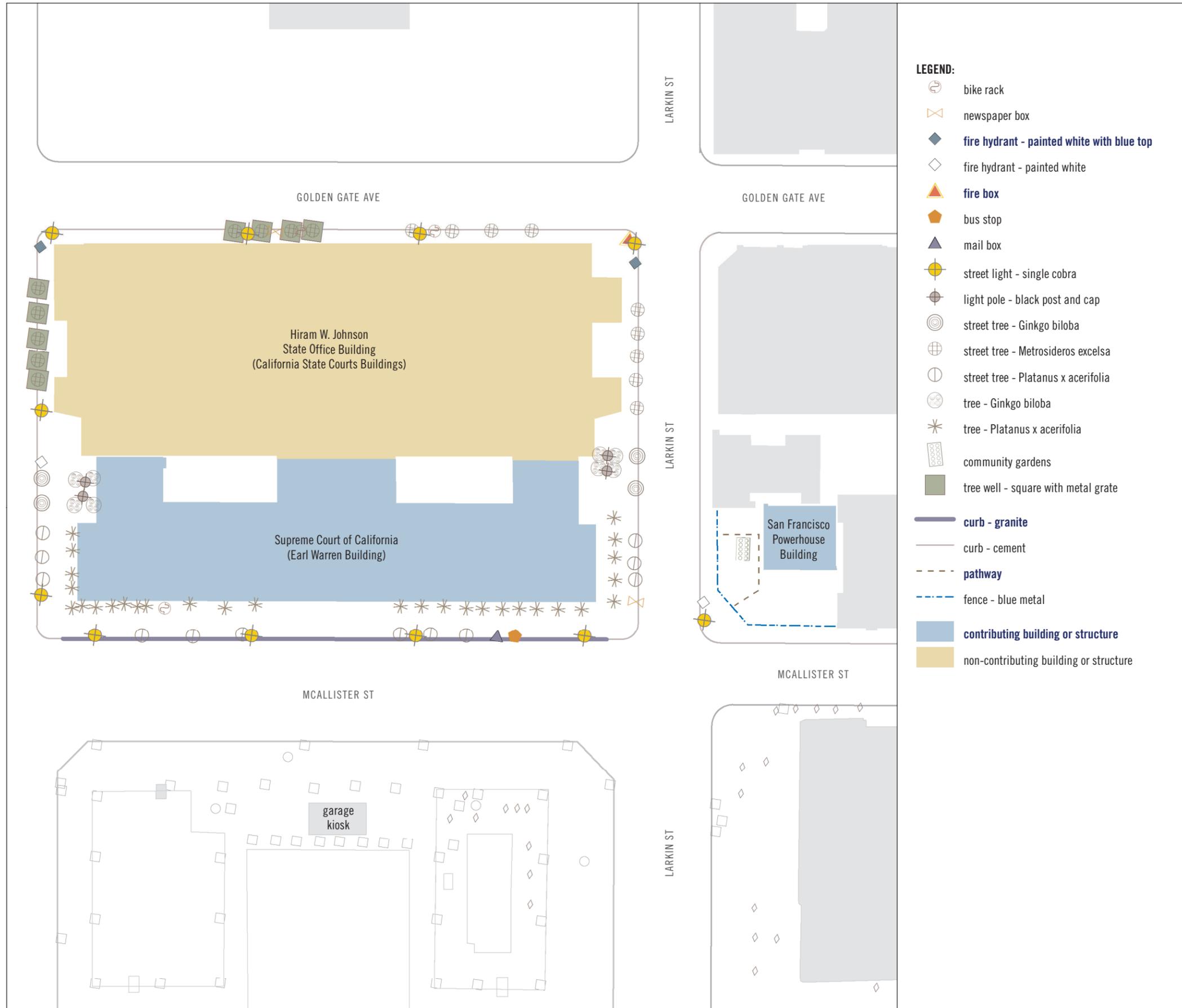
Plaza light pole - black post and cap at Larkin St



Newspaper box - six compartments on two posts along Larkin St



MUNI bus shelter with domed glass roof along Hayes St

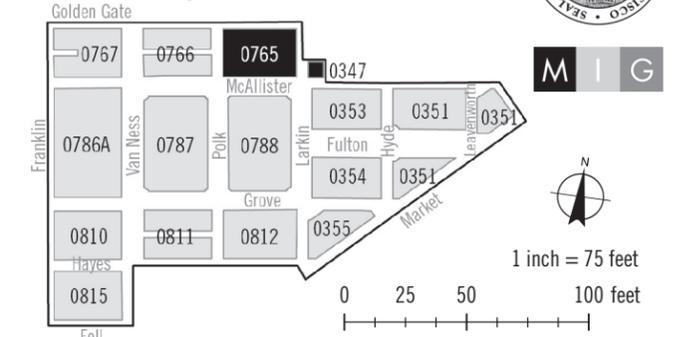


- LEGEND:**
- bike rack
  - newspaper box
  - fire hydrant - painted white with blue top
  - fire hydrant - painted white
  - fire box
  - bus stop
  - mail box
  - street light - single cobra
  - light pole - black post and cap
  - street tree - Ginkgo biloba
  - street tree - Metrosideros excelsa
  - street tree - Platanus x acerifolia
  - tree - Ginkgo biloba
  - tree - Platanus x acerifolia
  - community gardens
  - tree well - square with metal grate
  - curb - granite
  - curb - cement
  - pathway
  - fence - blue metal
  - contributing building or structure
  - non-contributing building or structure

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCKS #0765, #0347



**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0765 - SUPREME COURT OF CALIFORNIA								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Supreme Court of California	Supreme Court of California (Earl Warren Building, State Office Building, or California State Building) by Bliss & Faville; earthquake rehabilitation by Page & Turnbull (1998)	350 McAllister	1926	1978 NR, 1987 NHL, 1994 SFLD	State of CA	C
buildings & structures	1	State Building Annex	Hiram W. Johnson State Office Building (California State Courts Building) by Skidmore Owings Merrill	455 Golden Gate	1998	1994 SFLD	State of CA	NC
circulation	5	curb	6" cement curb	Block #0765 on Larkin, McAllister, Polk, Golden Gate	-	site visit	DPW	-
circulation	1	curb	6" granite curb	Block #0765 on McAllister	1915-1926	site visit	DPW	C
small scale feature	1	bike rack	bike rack	Block #0765 on Golden Gate	-	site visit	DPW	NC
small scale feature	1	bike rack	bike rack - gray metal 3 loop wave	Block #0765 on McAllister	-	site visit	DPW	NC
small scale feature	1	bike rack	bike rack - narrow staple (installed in the incorrect direction)	Block #0765 on Golden Gate	-	site visit	DPW	NC
small scale feature	1	bus stop	bus stop - covered	Block #0765 on McAllister	1980c	site visit	MUNI	NC
small scale feature	1	fire box	fire box - red metal on single post	Block #0765 on Golden Gate	1899	site visit	SFDT	C**
small scale feature	1	fire hydrant	fire hydrant - painted white	Block #0765 on Polk	-	site visit	SFFD	-
small scale feature	2	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #0765 on Larkin, Polk	1909	site visit	BEWS	C**
small scale feature	1	mail box	mail box - blue metal with USPS logo	Block #0765 on McAllister	-	site visit	USPS	NC
small scale feature	2	newspaper box	newspaper box - six compartment on two posts	Block #0765 on Larkin, Golden Gate	2006	site visit	DPW	NC
small scale feature	9	tree well	tree well - square with metal grate	Block #0765 on Polk, Golden Gate	1959	site visit	DPW	-
small scale feature	4	light pole	light pole - black post and cap	Block #0765 on Larkin, Polk	1999	California Supreme Court Historical Society, Feb 2000	State of CA	NC
small scale feature	10	street light	street light - single cobra	Block #0765 on Larkin, McAllister, Polk, Golden Gate	-	SF PUC	SF PUC	-
vegetation	4	tree	street tree - Ginkgo biloba, Maidenhair Tree	Block #0765 on Larkin, Polk	1999	California Supreme Court Historical Society, Feb 2000	DPW	NC
vegetation	18	tree	street tree - Metrosideros excelsa, New Zealand Christmas Tree	Block #0765 on Larkin, Polk, Golden Gate	1998	site visit	DPW	NC
vegetation	12	tree	street tree - Platanus x acerifolia, London Plane	Block #0765 on Larkin, McAllister, Polk	1980-1995	1980 Real Estate Data Aerial; 1994 SFLD	DPW	NC
vegetation	8	tree	tree - Ginkgo biloba, Maidenhair Tree with Agapanthus orientalis, Lily of the Nile	Block #0765 on Larkin, Polk	1999	California Supreme Court Historical Society, Feb 2000	State of CA	NC
vegetation	29	tree	tree - in planting area adjacent to building, fencing, ramp - Platanus x acerifolia, London Plane	Block #0765 on Larkin	1999	California Supreme Court Historical Society, Feb 2000	State of CA	NC

BLOCK #0347 - POWERHOUSE								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	San Francisco Powerhouse Building	San Francisco Powerhouse Building	320 Larkin	1915	1987 NHL	City/County	C*
circulation	2	curb	6" cement curb	Block #0347 on Larkin, McAllister	-	site visit	DPW	-
circulation	1	pathway	pathway - located within fenced courtyard	Block #0347 on Larkin	1915-1927	Argonaut	-	C
small scale feature	1	fence	fence - blue metal around small courtyard	Block #0347 on Larkin	post 1995	1994 SFLD	-	NC
small scale feature	1	fire hydrant	fire hydrant - painted white	Block #0347 on Larkin	2000	site visit	SFFD	NC
small scale feature	1	street light	street light - single cobra	Block #0347 on Larkin	-	SF PUC	SF PUC	-
vegetation	1	vegetable garden	vegetable garden beds - community gardens	Block #0347 on Larkin	2010	site visit	City/County	NC

\*The 1994 San Francisco Landmark District designation does not recognize the Powerhouse building as a contributory building, but the 1987 NHL does.

\*\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Double allée of pollarded *Platanus x acerifolia*/London Plane trees



Elevated display planting bed and small flag poles north of Exposition (Civic) Auditorium



Decorative blue pedestrian light pole along Dr. Carlton B Goodlett Place



Concrete paving band and large flagpoles related to US and CA history

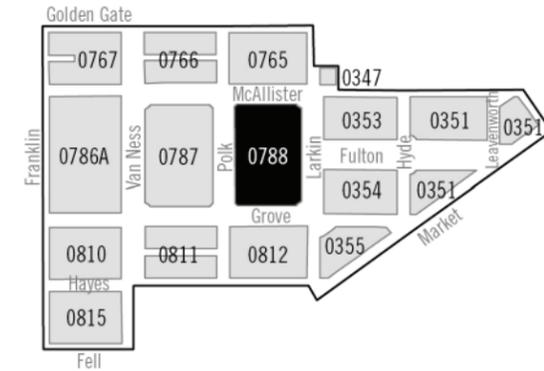


Bronze plaque affixed to large flagpole related to US and CA history

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0788



At-grade square-shaped turf area with granite edging



Retaining wall for display planting bed north of Exposition (Civic) Auditorium along Grove St



Double cobra street light along Larkin St

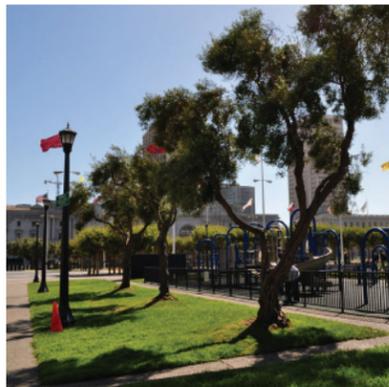


Blue painted metal utility cage near south playground



Overview of Civic Center Plaza from corner of Larkin and McAllister Streets\*

Since it was first built as a formal processional space for the Panama-Pacific International Exposition in 1915, Civic Center Plaza has played an important role in San Francisco's public life. For more than 40 years, the Plaza's design reflected a Beaux Arts aesthetic that helped complement the scale and ornamentation of civic buildings that surrounded it.



*Olea europaea*/European Olive trees lining north playground along Larkin St



Commemorative inlaid plaque along Larkin St



Street light - double pendant painted blue along Dr. Carlton B. Goodlett Place



Self-cleaning unisex toilet along Grove St



Brooks Hall ventilation structures near south playground along Larkin St

As the Civic Center's urban fabric continued to develop at a hurried pace between the 1930s and 1960s, the Plaza would be transformed several times over and even demolished to build underground parking and convention facilities. By 1961, the Plaza was redesigned with a modern aesthetic that reorganized the Plaza's spatial relationships, altered circulation through the site, removed traditional ornamentation, and introduced new planting material. Much of what exists today at the time of writing this report reflects the 1961 Douglas Baylis landscape design.



Processional path of decomposed granite



Granite curb with brick gutter along Dr. Carlton B. Goodlett Place



High pressure auxiliary water supply hydrant at Larkin St



Civic Center Plaza Garage kiosk building and small perimeter flagpoles along McAllister St

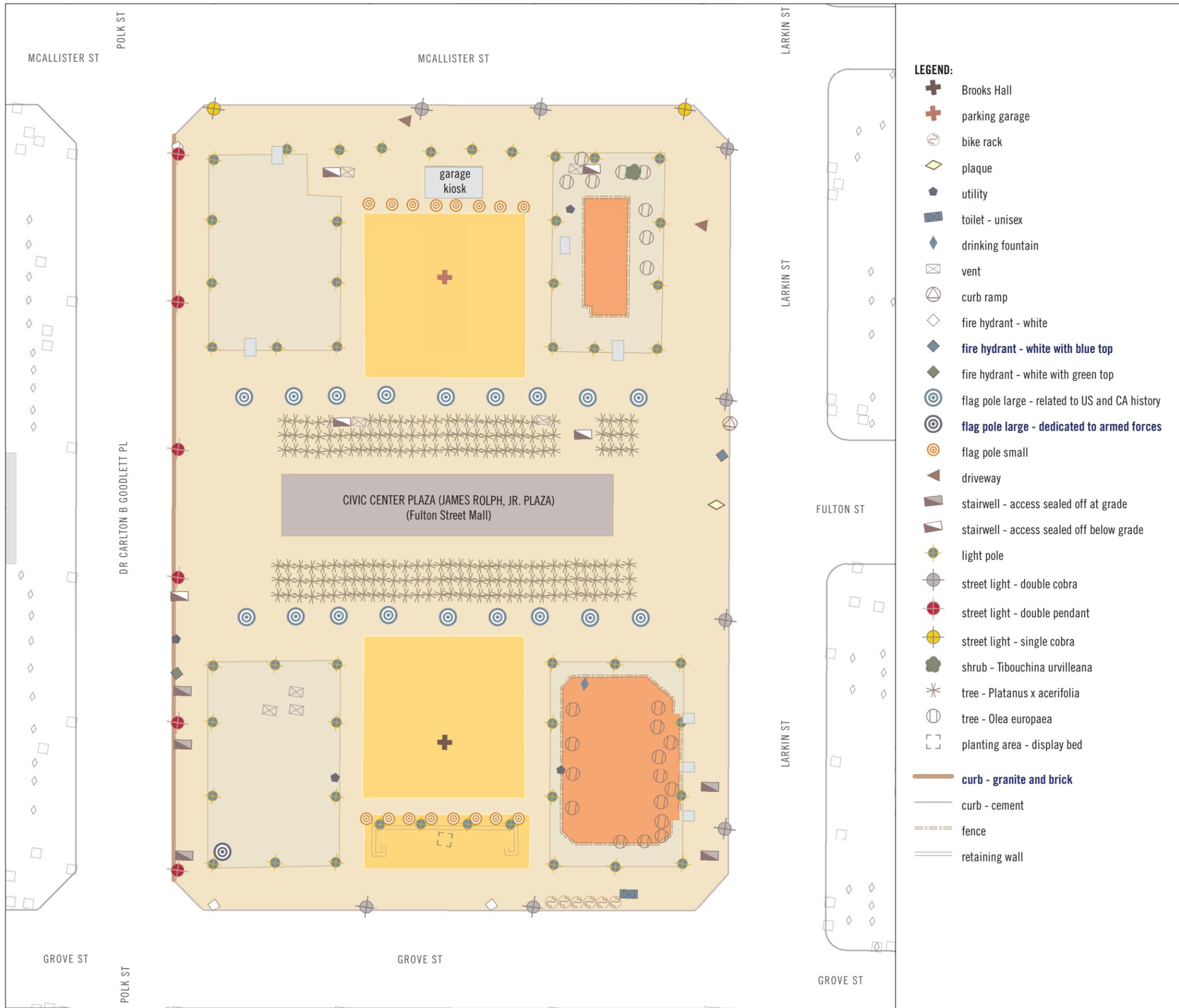
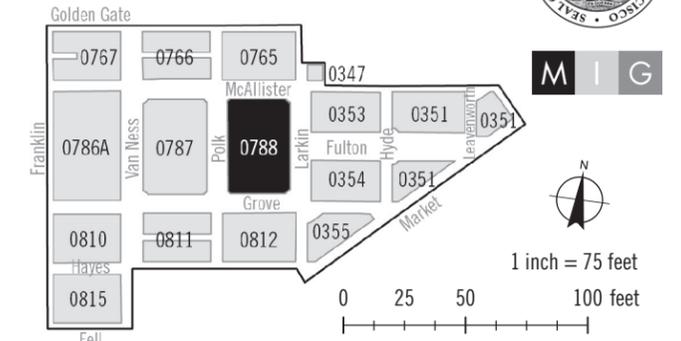
Features have also been added and/or removed to respond to public demand and safety concerns. These features include new public restrooms, playgrounds, art exhibit space, removal of the Plaza's central water feature, and abandonment of stairwells leading underground to Brooks Hall.

Civic Center Plaza is currently being studied to fully understand how it contributes to the significance of the larger Civic Center district.

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0788



- LEGEND:**
- Brooks Hall
  - parking garage
  - bike rack
  - plaque
  - utility
  - toilet - unisex
  - drinking fountain
  - vent
  - curb ramp
  - fire hydrant - white
  - fire hydrant - white with blue top
  - fire hydrant - white with green top
  - flag pole large - related to US and CA history
  - flag pole large - dedicated to armed forces
  - flag pole small
  - driveway
  - stairwell - access sealed off at grade
  - stairwell - access sealed off below grade
  - light pole
  - street light - double cobra
  - street light - double pendant
  - street light - single cobra
  - shrub - Tibouchina urvilleana
  - tree - Platanus x acerifolia
  - tree - Olea europaea
  - planting area - display bed
  - curb - granite and brick
  - curb - cement
  - fence
  - retaining wall

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013, updated July 2014

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- processional pathway
- Civic Center Plaza
- playground
- planting area - slight modification
- planting area
- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0788 - CIVIC CENTER PLAZA									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	Brooks Hall	Brooks Hall - located under south half of Civic Center Plaza	99 Grove	1958	1960 Extg Surface Cond, A2	ADM	U****	
buildings & structures	1	garage kiosk	Civic Center Plaza Parking Garage kiosk building	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD	U****	
buildings & structures	1	parking garage	Civic Center Plaza Parking Garage - located under north half of Civic Center Plaza	355 McAllister	1958	1960 Extg Surface Cond, A2	RPD	U****	
buildings & structures	3	ventilation structure	ventilation structure for Brooks Hall	Block #0788 on Larkin	1958	1960 Extg Surface Cond, A2	RPD	U****	
buildings & structures	4	ventilation structure	ventilation structure for Civic Center Plaza Garage	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD	U****	
circulation	5	curb	6" cement curb	Block #0788 on Grove, Larkin, McAllister	1961	1960 Site & Paving Plan, A3	DPW	U****	
circulation	1	curb	<b>6" granite and brick curb</b>	<b>Block #0788 on Dr. Carlton B. Goodlett Place</b>	<b>1915</b>	<b>1960 Site &amp; Paving Plan, A3</b>	<b>DPW</b>	<b>C</b>	
circulation	1	curb ramp	curb ramp	Civic Center Plaza	-	site visit	RPD	NC	
circulation	2	driveway	driveway into lower level parking garage	Civic Center Plaza	1958	1960 Site & Paving Plan, A3	RPD	U****	
circulation	1	pathway	processional pathway - decomposed granite	Civic Center Plaza	1990	SF Chronicle	RPD	NC	
small scale feature	2	fence	fence - metal fence around play area	Block #0788 on Larkin	1993 north, 1998 south	1992 Layout Plan & Construction Details, L-3; SF Chronicle	RPD	NC	
small scale feature	1	retaining wall	retaining wall - cement around planting area	Block #0788 on Grove	1961	1960 Site & Paving Plan, A3	RPD	U****	
small scale feature	6	bike rack	bike rack - ring and post style	Civic Center Plaza	-	site visit	RPD	NC	
small scale feature	1	drinking fountain	drinking fountain - metal	Civic Center Plaza	1993	site visit	RPD	-	
small scale feature	3	fire hydrant	fire hydrant - painted white	Civic Center Plaza	-	site visit	SFFD	-	
small scale feature	1	fire hydrant	<b>fire hydrant - painted white with blue top; embossed 1909</b>	<b>Civic Center Plaza</b>	<b>1909</b>	<b>site visit</b>	<b>BEWS</b>	<b>C**</b>	
small scale feature	1	fire hydrant	fire hydrant - painted white with green top	Civic Center Plaza	-	site visit	SFFD	-	
small scale feature	18	flag pole	flag pole large - with flags related to US & CA history	Civic Center Plaza	1961	1960 Site & Paving Plan, A3	RPD	U****	
small scale feature	1	flag pole	<b>flag pole large - white metal, plaque on base dedicated to the City's armed forces, dedicated 2007</b>	<b>Civic Center Plaza</b>	<b>1915-1921</b>	<b>Tillman image</b>	<b>RPD</b>	<b>C</b>	
small scale feature	16	flag pole	flag pole small - one of eight	Civic Center Plaza	1961	1960 Site & Paving Plan, A3	RPD	U****	
small scale feature	1	plaque	plaque - in the walkway "Joseph L. Alioto Performing Arts Plaza"	Civic Center Plaza	1998	SF Chronicle	RPD	-	
small scale feature	2	playground	playground in fenced area	Civic Center Plaza	1993, 1998	SF Chronicle	RPD	NC	
small scale feature	5	stairwell	stairwell - access sealed off at grade	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD/ADM***	U****	
small scale feature	5	stairwell	stairwell - access sealed off below grade	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD/ADM***	U****	
small scale feature	1	toilet	toilet - unisex	Civic Center Plaza	1995	SF Chronicle	DPW	NC	
small scale feature	3	utility	water utility - protected by metal cage	Civic Center Plaza	1961	1960 Utility Plan, P1	RPD	U****	
small scale feature	3	utility	vent - green painted metal - Brooks Hall	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD	U****	
small scale feature	4	utility	vent - metal cover with railing - Civic Center Plaza Parking Garage	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD	U****	
small scale feature	1	utility	gas meter box - protected by white bollard	Civic Center Plaza	1958	1960 Extg Surface Cond, A2	RPD	U****	
small scale feature	48	light pole	light pole - decorative blue painted metal	Civic Center Plaza	2000-2009	Pelosi Press Release, SF Chronicle	RPD	NC	
small scale feature	8	street light	street light - double cobra	Block #0788 on McAllister, Larkin, Grove	-	SF PUC	SF PUC	NC	
small scale feature	6	street light	street light - double pendant on ornate blue iron post	Block #0788 on Dr. Carlton B. Goodlett Place	2000-2009	Pelosi Press Release, SF Chronicle	SF PUC	NC	
small scale feature	2	street light	street light - single cobra	Block #0788 on McAllister	-	SF PUC	SF PUC	NC	
spatial organization	1	Civic Center Plaza	Civic Center Plaza (James Rolph, Jr. Plaza); city block, flagpoles, lawn panels, London Plane trees	Civic Center Plaza	1961	1960 Planting Plan, L1; 1960 Site & Paving Plan, A3	RPD	U****	
spatial organization	1	<b>Fulton Street Mall</b>	<b>Fulton Street Mall - associated with Blocks #0351, #0353, #0354, #0788</b>	<b>Block #0788</b>	<b>c. 1916</b>	<b>c. 1918 SF Planning image</b>	<b>DPW</b>	<b>C</b>	
spatial organization	2	playground	playground area for children	Block #0788 on Larkin	1993, 1998	SF Chronicle	RPD	NC	
vegetation	1	planting area	planting area - display bed	Civic Center Plaza	1961	1960 Planting Plan, L1	RPD	U****	
vegetation	2	planting area	planting area - lawn around playgrounds	Block #0788 on Larkin	1993, 1998	1992 Planting & Irrigation Plan, L-6; SF Chronicle	RPD	U****	
vegetation	2	planting area	planting area - turf along Dr. Carlton B. Goodlett Place	Block #0788 on Dr. Carlton B. Goodlett Place	1998	SF Chronicle	RPD	U****	
vegetation	3	planting area	planting area - lawn, concrete coping	Civic Center Plaza	1961	1960 Planting Plan, L1	RPD	U****	
vegetation	1	shrub	shrub - Tibouchina urvilleana, Princess Flower	Civic Center Plaza	-	site visit	RPD	NC	
vegetation	191	tree	tree in allee - pollarded Platanus x acerifolia, London Plane	Civic Center Plaza	1961	1960 Planting Plan, L1	RPD	U****	
vegetation	23	tree	tree in playground - Olea europaea, Olive	Civic Center Plaza	1961	1960 Planting Plan, L1	RPD	U****	

\*The 1994 San Francisco Landmark District designation recognizes these buildings as contributory/alterd and non-contributing.

\*\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

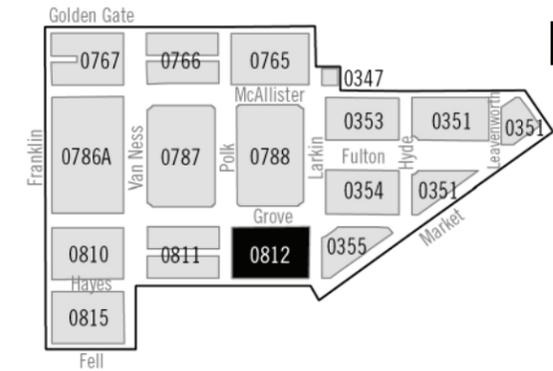
\*\*\*RPD has jurisdiction over below ground features on the north side of Civic Center Plaza (parking garage). ADM has jurisdiction over below ground features on the south side of Civic Center Plaza (Brooks Hall). RPD has jurisdiction over all above ground f

\*\*\*\*The Civic Center Plaza will require a future study to fully understand how it contributes to the significance of the larger Civic Center district.

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0812



Granite curbs at Exposition (Civic) Auditorium block along Hayes St



Inlaid metal street name in concrete sidewalk on Hayes St



Aggregate concrete streetlight post with pendant arm style cobra luminaire at Larkin St



Inlaid plaque along Grove St



Bike rack along Grove St - ring and post style



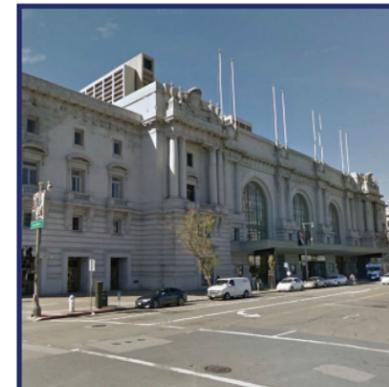
Established Platanus x acerifolia/London Plane trees along Grove St



Inlaid metal street name in concrete sidewalk on Hayes St



High pressure auxiliary water supply hydrant along Grove St



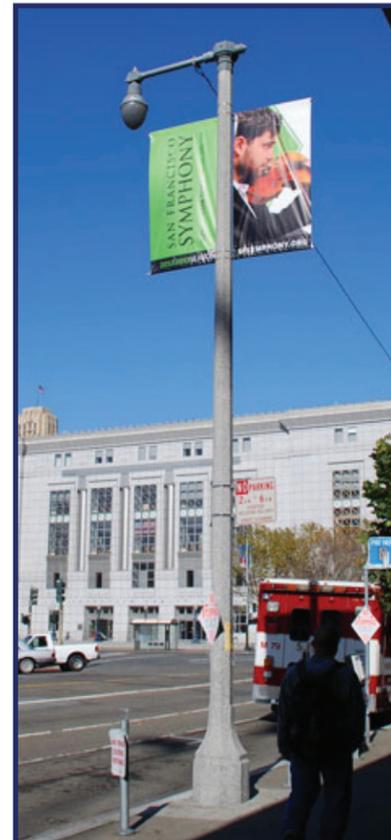
Exposition (Civic) Auditorium from Grove St\*



Newly planted Platanus x acerifolia/London Plane trees along Grove St



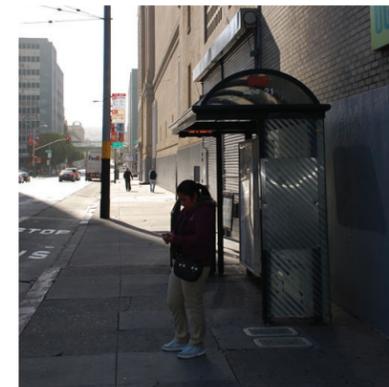
Inlaid metal street name in concrete sidewalk on Larkin St



Aggregate concrete streetlight post with right angle pendant along Grove St



Stairwell to Brooks Hall along Grove St



MUNI bus shelter with domed glass roof along Hayes St



Inlaid metal street name in concrete sidewalk on Polk St

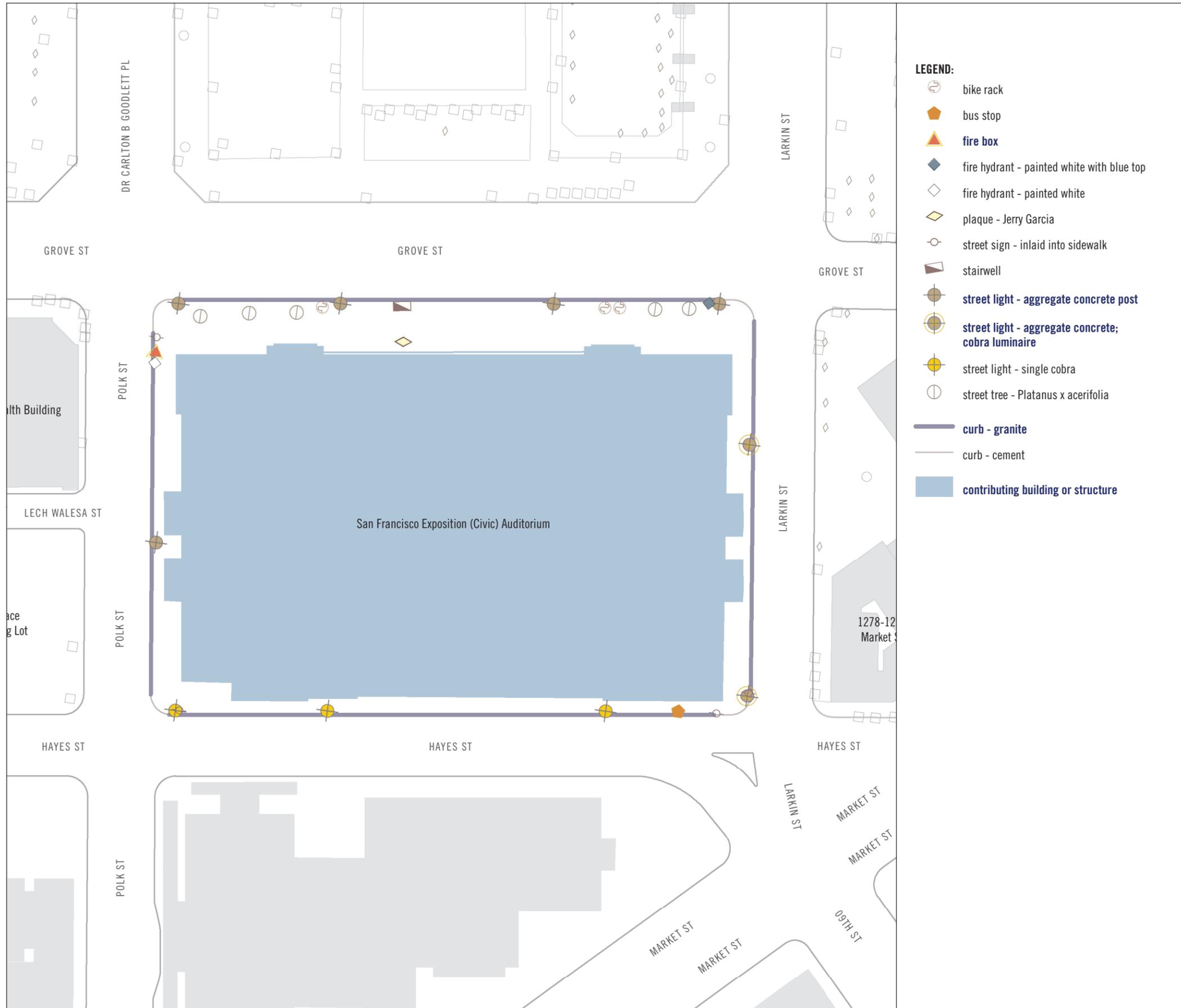


Fire box along Polk St

The Exposition (Civic) Auditorium was the first building constructed in the Beaux Arts style in the Civic Center in 1915. As a main assembly facility for attendees of the 1915 Panama Pacific Exposition, the Auditorium has long been in public use as a performance space, and has undergone extensive lighting, sound, seismic, and other upgrades before and after the 1989 Loma Prieta Earthquake. The Auditorium acts as the southern bookend of Civic Center Plaza (block #0788).

There are very few landscape elements for block #0812 that date to the period of significance. These include a series of aggregate post ornamental street lights, granite curbs and fire utilities. There are other elements that may be contributing features, such as embedded brass street name labels that are not found on other blocks in the district. No information is available about these brass labels, so further investigation is necessary to confirm whether they date to the period of significance.

Stairwells to subterranean Brooks Hall underneath Civic Center Plaza added to the Grove Street sidewalk between 1958-1960 have long since been barricaded and do not provide access to Brooks Hall from the street and are in poor condition. Features constructed on block #0812 in conjunction with Civic Center Plaza will require a future study to fully understand how they contribute to the significance of the larger Civic Center district.

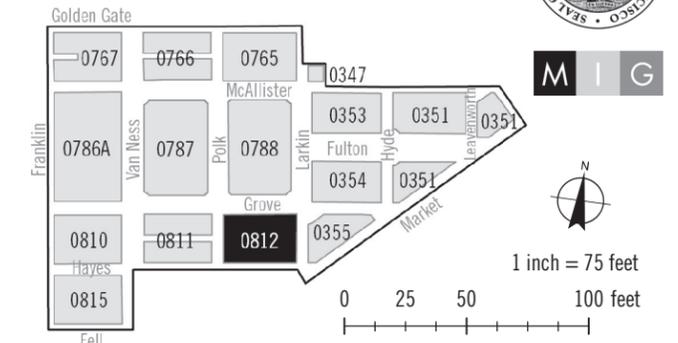


- LEGEND:**
- bike rack
  - bus stop
  - fire box
  - fire hydrant - painted white with blue top
  - fire hydrant - painted white
  - plaque - Jerry Garcia
  - street sign - inlaid into sidewalk
  - stairwell
  - street light - aggregate concrete post
  - street light - aggregate concrete; cobra luminaire
  - street light - single cobra
  - street tree - Platanus x acerifolia
  - curb - granite
  - curb - cement
  - contributing building or structure

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0812



**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013, updated July 2014

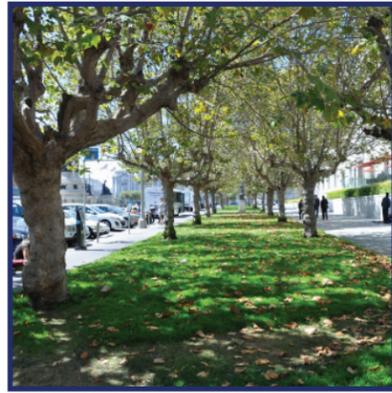
**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0812 - SAN FRANCISCO EXPOSITION (CIVIC) AUDITORIUM									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	San Francisco Exposition (Civic) Auditorium	San Francisco Exposition (Civic) Auditorium	99 Grove	1915	1978 NR, 1987 NHL, 1994 SFLD	DPW	C	
circulation	8	curb	6" cement curb	Block #0812 on Grove, Hayes, Larkin, Polk	-	site visit	DPW	-	
circulation	4	curb	6" granite curb	Block #0812 on Grove, Hayes, Larkin, Polk	1915	site visit	DPW	C	
circulation	4	sign	street sign - brass lettering inlaid into the sidewalk	Block #0812 on Hayes, Larkin, Polk	-	site visit	DPW	-	
small scale feature	2	bike rack	bike rack	Block #0812 on Grove	-	site visit	DPW	-	
small scale feature	1	bike rack	bike rack - ring and post style	Block #0812 on Grove	-	site visit	DPW	-	
small scale feature	1	bus stop	bus stop - covered	Block #0812 on Hayes	1980s	site visit	MUNI	-	
small scale feature	1	fire box	fire box - red metal single post	Block #0812 on Polk	1899c	SF Chronicle	SFDT	C*	
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top; embossed 1958	Block #0812 on Grove	1958	site visit	BEWS	U**	
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1993	Block #0812 on Polk	1993	site visit	SFFD	-	
small scale feature	1	plaque	plaque - bronze, in the sidewalk, Jerry Garcia	Block #0812 on Grove	-	site visit	DPW	-	
small scale feature	1	stairwell	stairwell - access to Brooks Hall with black metal railing	Block #0812 on Grove	1958	site visit	DPW	U**	
small scale feature	5	street light	street light - aggregate concrete post and single pendant lamp	Block #0812 on Grove, Polk	pre 1945	1945c aerial CED Archives	SF PUC	C	
small scale feature	2	street light	street light - aggregate concrete post with single pendant arm style with cobra luminaire	Block #0812 on Larkin	pre 1945	1945c aerial CED Archives	SF PUC	C	
small scale feature	3	street light	street light - single cobra	Block #0812 on Hayes	-	SF PUC	SF PUC	-	
vegetation	5	tree	street tree - Platanus x acerifolia, London Plane	Block #0812 on Grove	post 1965	1965 CA Aerial photo, UCB	DPW	NC	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

\*\*Features constructed in conjunction with Civic Center Plaza will require a future study to fully understand how they contribute to the significance of the larger Civic Center district.



Double allée of Platanus x acerifolia/London Plane trees in turf area at Fulton Mall



Concrete sidewalk along south entrance to Asian Art Museum at Fulton Mall



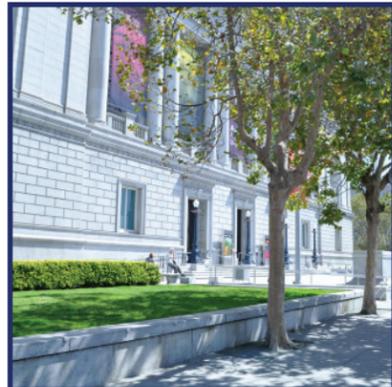
Light pole at Hyde St driveway and gate



Granite curb along McAllister St



Fire box along Larkin St



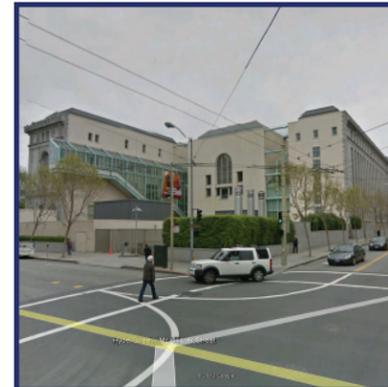
Platanus x acerifolia/London Plane trees and turf planting area at Larkin St entrance



Square metal tree grate along McAllister St



MUNI bus shelter with wavy red roof along Larkin St

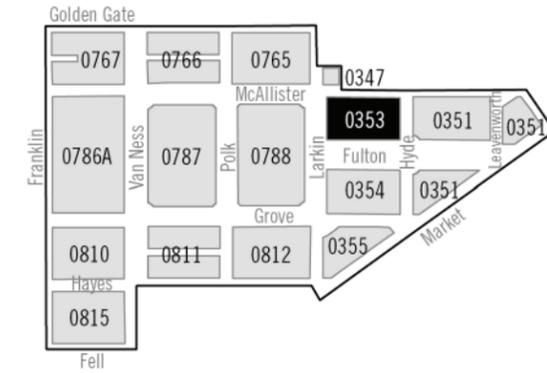


Rear view of Asian Art Museum at Hyde and McAllister Streets\*

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Planning Department, San Francisco, California

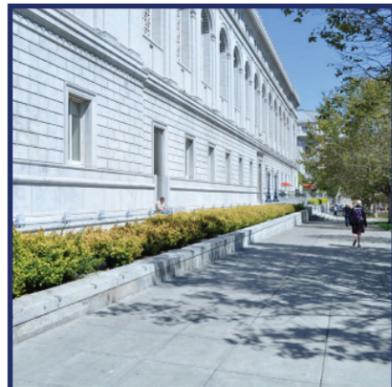
## Cultural Landscape Report

### BLOCK #0353



Block #0353, bounded by McAllister, Hyde, Fulton and Larkin Streets, is home to the Asian Art Museum. The building previously functioned as the San Francisco Public Library between 1917-1995. The museum opened in 2003.

Aside from the building itself, the block today has few landscape elements that date to the period of significance. These features include London Plane trees planted in turf beds at the building's south side, fire utilities and granite curb remnants.



Planting area along Fulton Mall entrance



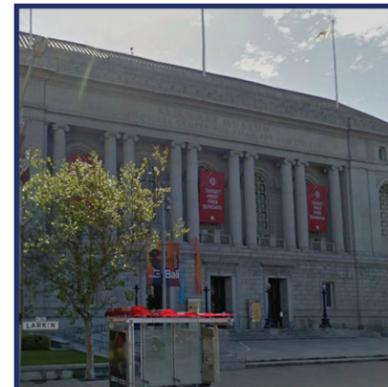
Elevated planter box with Buxus sempervirens/Boxwood at Hyde St



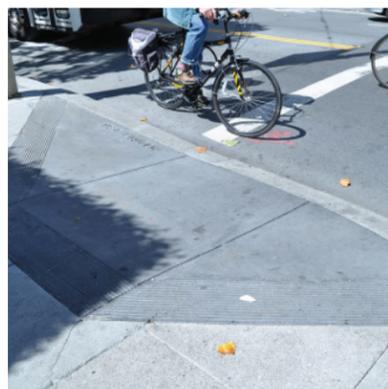
Single cobra street light at McAllister and Larkin Streets



Bronze statue of Ashurbanipal at Fulton St museum entrance



Asian Art Museum entrance at Larkin St\*



Curb ramp at McAllister and Hyde Streets



High pressure auxiliary water supply hydrant along Grove St

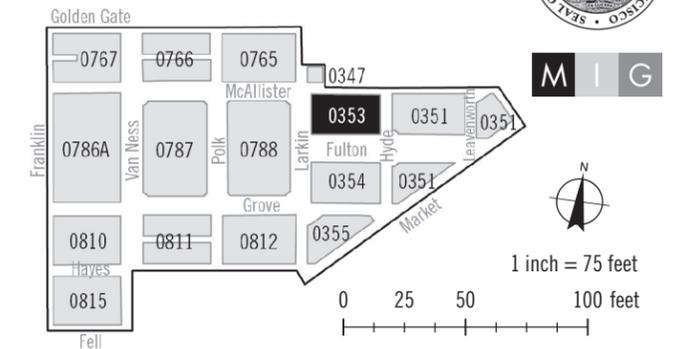


Traffic control box at Fulton and Larkin Streets

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0353



- LEGEND:**
- sign - street name
  - sign - SFPD inlaid into the sidewalk
  - bike rack
  - utility
  - fire hydrant - painted white with blue top
  - bus stop
  - driveway
  - fire box
  - traffic control box
  - sculpture - Ashurbanipal statue
  - light pole
  - street light - aggregate concrete post
  - street light - single cobra
  - street tree - Platanus x acerifolia
  - tree - Platanus x acerifolia
  - planting area
  - planter box - granite with shrub
  - planter box
  - tree well - square metal grate
  - curb - granite
  - curb - cement
  - contributing building or structure
  - non-contributing building or structure

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated September 2013

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

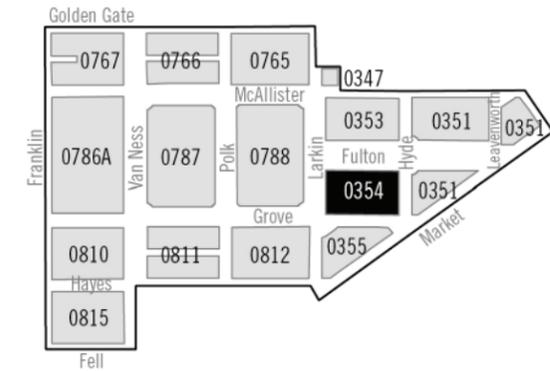
BLOCK #0353 - ASIAN ART MUSEUM									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	Asian Art Museum	Asian Art Museum; ten murals (former San Francisco Public Library)	200 Larkin	1916	1978 NR, 1987 NHL, 1994 SFLD	-	C	
circulation	6	curb	6" cement curb	Block #0353 on Fulton, Hyde, Larkin, McAllister	-	site visit	DPW	-	
circulation	2	curb	6" granite curb	Block #0353 on Hyde, McAllister	1910c	site visit	DPW	C	
circulation	1	driveway	driveway with light pole	Block #0353 on Hyde	2003	site visit	-	NC	
small scale feature	1	bike rack	bike rack	Block #0353 on McAllister	2003	site visit	DPW	NC	
small scale feature	1	bus stop	bus stop - covered with bench	Block #0353 on Larkin	2010	site visit	MUNI	NC	
small scale feature	1	fire box	firebox - red metal post	Block #0353 on Larkin	pre 1936	site visit	SFDT	C*	
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top	Block #0353 on Larkin	1909c	site visit	BEWS	C*	
vegetation	1	planter box	planter box - adjacent to building	Block #0353 on Hyde	2003	site visit	-	NC	
vegetation	1	planter box	planter box - granite with tall shrub	Block #0353 on Hyde	2003	site visit	-	NC	
vegetation	2	planting area	planting area adjacent to building with box hedge	Block #0353 on Fulton	pre 1938	site visit	-	C	
vegetation	2	planting area	planting area adjacent to building with turf and box hedge	Block #0353 on Larkin	pre 1938	site visit	-	C	
small scale feature	1	sculpture	sculpture - at entry steps; bronze statue on a concrete base of Ashurbanipal - by Fred Parhad and Frank Tomsick	Block #0353 on Fulton	1985	site visit	DPW	NC	
small scale feature	1	sign	sign - logo for SFPD inlaid into the sidewalk	Block #0353 on Fulton	-	site visit	-	-	
small scale feature	1	sign	sign - street name 'FULTON' engraved into curbscut ramp apron	Block #0353 on Fulton	-	site visit	DPW	-	
small scale feature	1	traffic control box	traffic control box - green metal post	Block #0353 on Fulton	1916c	site visit	-	C	
small scale feature	6	tree well	tree well - square metal grate	Block #0353 on Hyde	2003	site visit	DPW	NC	
small scale feature	1	utility	utility protected by a green mesh cage	Block #0353 on Larkin	1916c	site visit	-	C	
small scale feature	1	light pole	light pole - double lamp on metal post on median into driveway	Block #0353 on Hyde	2003	site visit	-	NC	
small scale feature	3	street light	street light - aggregate concrete post with single pendant arm style with cobra luminaire	Block #0353 on Fulton, Larkin	-	SF PUC	SF PUC	-	
small scale feature	6	street light	street light - single cobra	Block #0353 on Fulton, Hyde, McAllister	-	SF PUC	SF PUC	-	
small scale feature	1	sculpture	Pioneer Monument - see Block #0354 for more information	Fulton between Larkin and Hyde	1894, 1993	1987NHL, 1994 SFLD	DPW	C	
spatial organization	1	Fulton Street Mall	Fulton Street Mall - associated with Blocks #0351, #0353, #0354, #0788	Block #0353	c. 1916	c. 1918 SF Planning image	DPW	C	
vegetation	20	tree	street tree - Platanus x acerifolia, London Plane	Block #0353 on Hyde, McAllister	2003	site visit	DPW	NC	
vegetation	5	tree	street tree - adjacent to planting area - Platanus x acerifolia, London Plane	Block #0353 on Larkin	1980-1993	site visit	-	NC	
vegetation	20	tree	tree in an allee with turf - (historically) pollarded Platanus x acerifolia, London Plane	Block #0353 on Fulton	c. 1936	J. Tilman image courtesy of Moulin Archive	-	C	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

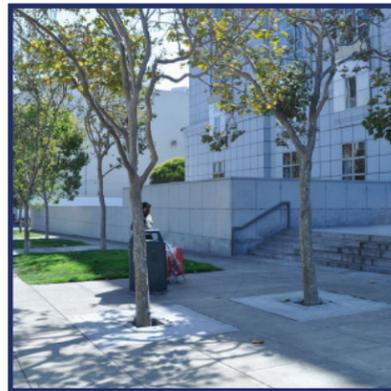
## BLOCK #0354



Block #0354, bounded by Fulton, Hyde, Grove and Larkin Streets, is home to the San Francisco Public Library, completed in 1995 and opened in April 1996.

North of the Fulton Street façade is the location of an historic sculpture that has been part of the Civic Center since 1894, the Pioneer Monument (James Lick Memorial). Today, the sculpture functions as a median in the Fulton Street/Fulton Mall right-of-way that slows through-traffic between Larkin and Hyde Streets. The sculpture was relocated from the corner of Hyde and Grove Streets to this location in 1993 when construction for the new library commenced.

There are few landscape elements from Block #0354 that date to the period of significance. These features include London Plane trees planted in turf beds at the building's north side, the Pioneer Monument, fire utilities and granite curb remnants.



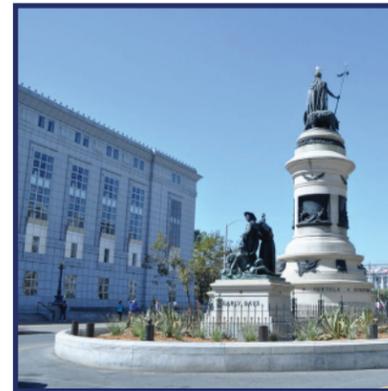
Platanus x acerifolia/London Plane trees in square tree wells filled with square tiles along Fulton Mall



Square tree well filled with square tiles along Grove St



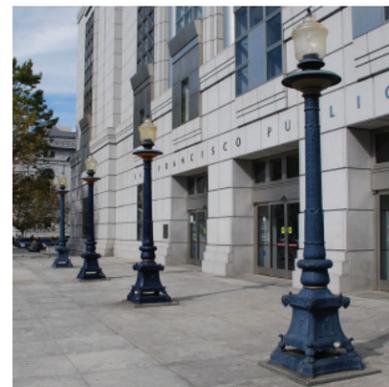
Single cobra street light along Fulton Mall



Pioneer Monument at Fulton Mall



Platanus x acerifolia/London Plane trees in turf planting area along Fulton Mall



Ornate metal light poles at SF Public Library's Larkin St entrance



MUNI bus shelter with domed glass roof along Larkin St



San Francisco Public Library\*



Raised planting area with Platanus x acerifolia/London Plane trees at Larkin St



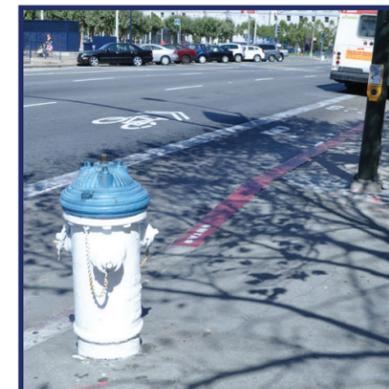
Elevated planting area and seat wall with skateboard deterrent clips at Larkin St



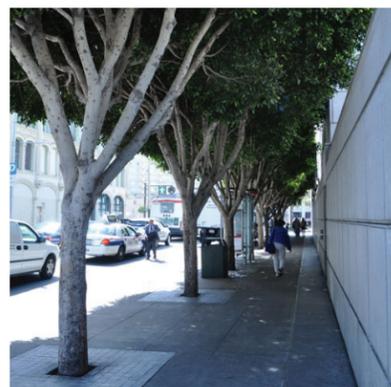
Single cobra street light along Larkin St



Sculpture in planting area - Double L Exentric Gyratory



High pressure auxiliary water supply hydrant along Larkin St



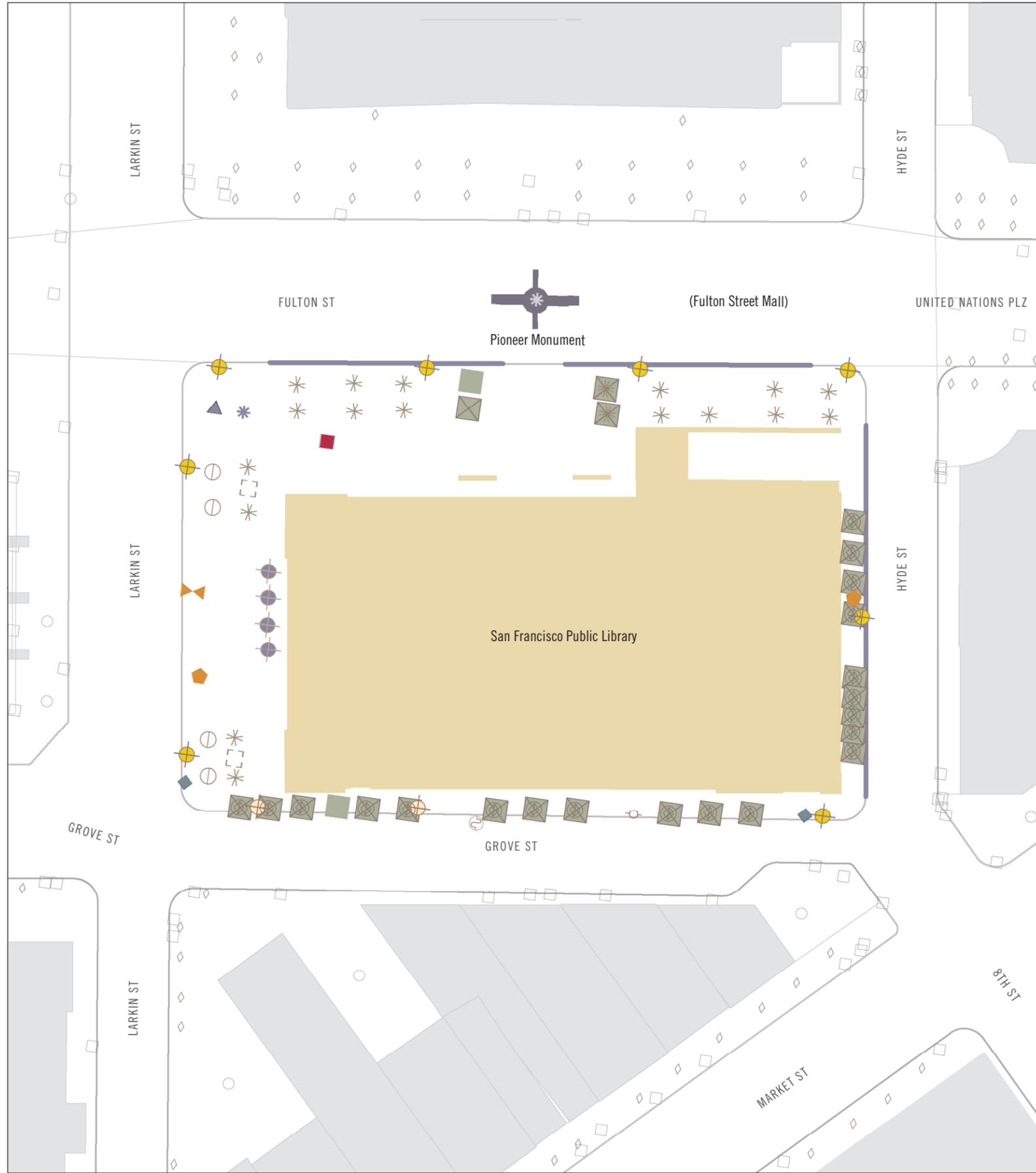
Ficus microcarpa/Ficus trees along Grove St



On street bike parking at library's Grove St entrance



US Postal Service mail boxes along Larkin St

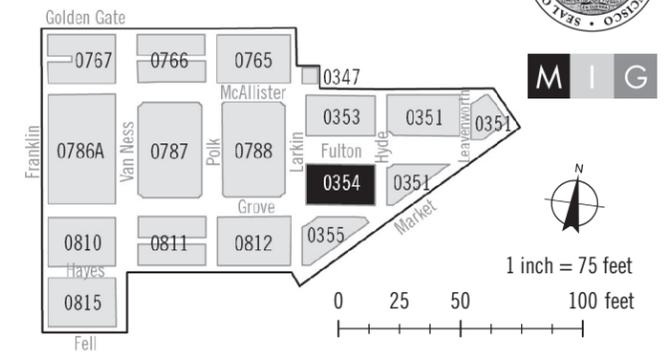


- LEGEND:**
- bike rack
  - fire hydrant - painted white with blue top
  - bench
  - book drop
  - bus stop
  - mailbox
  - sculpture - Double L Excentric Gyrotory
  - sculpture - Pioneer Monument
  - sign - street name
  - light pole - ornate metal
  - street light - aggregate concrete post
  - street light - single cobra
  - street tree - Ficus macrocarpa
  - street tree - Platanus x acerifolia
  - tree - Platanus x acerifolia
  - planting area
  - tree well
  - tree well - square with square tile covering
  - curb - granite
  - curb - cement
  - Pioneer Monument
  - non-contributing building or structure

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0354



- SOURCES:**
1. MIG field work, September 10-14, 2012
  2. Hand drawn inventory field maps, September 2012
  3. Bing aerial imagery online for ArcGIS, 2012
  4. San Francisco Utility Commission light pole data, 2012
  5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**  
 MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**  
 March 2013, updated September 2013

- LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**
- vegetation
  - small scale feature
  - circulation
  - circulation - curb
  - building or structure

BLOCK #0354 - SAN FRANCISCO PUBLIC LIBRARY									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING	
buildings & structures	1	San Francisco Public Library	San Francisco Public Library; former site of Marshall Square constructed in 1870; site of south wing of Old City Hall until 1906	100 Larkin	1995	1994 SFLD	City/County	NC	
circulation	7	curb	6" cement curb	Block #0354 on Fulton, Grove, Hyde, Larkin	-	site visit	DPW	NC	
<b>circulation</b>	<b>3</b>	<b>curb</b>	<b>6" granite curb</b>	<b>Block #0354 on Fulton, Hyde</b>	-	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
small scale feature	1	bench	bench - built into planting area with turf	Block #0354 on Fulton	1995c	site visit	-	NC	
small scale feature	1	bike rack	bike corral - metal bollards with sunken ring racks (6 total)	Block #0354 on Grove	1995c	site visit	DPW	NC	
small scale feature	1	book drop box	book drop box - brushed steel with blue text	Block #0354 on Larkin	1995c	site visit	City/County	NC	
small scale feature	2	bus stop	bus stop - covered with bench	Block #0354 on Hyde, Larkin	1980c, 2010	site visit	MUNI	NC	
<b>small scale feature</b>	<b>1</b>	<b>fire hydrant</b>	<b>fire hydrant - painted white with blue top</b>	<b>Block #0354 on Grove</b>	<b>1909</b>	<b>site visit</b>	<b>SFFD</b>	<b>C*</b>	
<b>small scale feature</b>	<b>1</b>	<b>fire hydrant</b>	<b>fire hydrant - painted white with blue top; embossed 1909</b>	<b>Block #0354 on Larkin</b>	<b>1909</b>	<b>site visit</b>	<b>BEWS</b>	<b>C*</b>	
small scale feature	1	mail box	mail box - two blue metal mail boxes no logo	Block #0354 on Larkin	1995c	site visit	USPS	NC	
small scale feature	1	sculpture	sculpture - Double L Excentric Gyrotory - located in square turf planting area; 30' tall stainless steel by George Rickey	Block #0354 on Larkin	1982, 1997	site visit	DPW	NC	
small scale feature	1	sign	sign - street name 'GROVE' engraved into curbcut ramp apron	Block #0354 on Grove		site visit	DPW	-	
small scale feature	1	tree well	tree well - missing tree	Block #0354 on Grove	1995c	site visit	DPW	-	
small scale feature	23	tree well	tree well - no tree and filled in with small square tiles	Block #0354 on Fulton, Grove, Hyde	1995c	site visit	DPW	-	
small scale feature	4	light pole	light pole - ornate metal postes with glass lamps, appear historic	Block #0354 on Larkin	1995c	site visit	City/County	-	
<b>small scale feature</b>	<b>2</b>	<b>street light</b>	<b>street light - aggregate concrete post with single pendant arm style with cobra luminaire</b>	<b>Block #0354 on Grove</b>	<b>pre 1945</b>	<b>1945c aerial CED Archives</b>	<b>SF PUC</b>	<b>C</b>	
small scale feature	8	street light	street light - single cobra	Block #0354 on Fulton, Grove, Hyde, Larkin	-	SF PUC	SF PUC	-	
<b>small scale features</b>	<b>1</b>	<b>Pioneer Monument</b>	<b>Pioneer Monument (James Lick Memorial) by Frank Happersberger, built 1894; modeling of large figures, ordinary people depicted in heroic groupings. Located at NE corner of Hyde &amp; Grove until 1993 when moved to Fulton Street ROW between Larkin &amp; Hyde.</b>	<b>Fulton between Larkin and Hyde</b>	<b>1894, 1993</b>	<b>1987 NHL, 1994 SFLD</b>	<b>DPW</b>	<b>C</b>	
<b>spatial organization</b>	<b>1</b>	<b>Fulton Street Mall</b>	<b>Fulton Street Mall - associated with Blocks #0351, #0353, #0354, #0788</b>	<b>Block #0354</b>	<b>c. 1916</b>	<b>c. 1918 SF Planning image</b>	<b>DPW</b>	<b>C</b>	
vegetation	2	planting area	planting area - with turf; skateboard chips on edges	Block #0354 on Larkin	1995	site visit	-	NC	
vegetation	20	tree	street tree - Ficus macrocarpa, Chinese Banyan	Block #0354 on Grove, Hyde	1995c	site visit	DPW	NC	
vegetation	4	tree	street tree - Platanus x acerifolia, London Plane	Block #0354 on Larkin	1995c	site visit	DPW	NC	
<b>vegetation</b>	<b>17</b>	<b>tree</b>	<b>tree - in planting area with turf - Platanus x acerifolia, London Plane</b>	<b>Block #0354 on Fulton, Larkin</b>	<b>1920s, 1995</b>	<b>c. 1920 LOC image</b>	<b>DPW</b>	<b>C</b>	
<b>vegetation</b>	<b>2</b>	<b>tree</b>	<b>tree in plaza with square tree wells filled with square tiles - Platanus x acerifolia, London Plane</b>	<b>Block #0354 on Fulton</b>	<b>1920s, 1995</b>	<b>c. 1920 LOC image</b>	<b>DPW</b>	<b>C</b>	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Platanus x acerifolia/London Plane trees along Larkin St



Platanus x acerifolia/London Plane trees along Market St



Market St three arm street light with globe pendants



High pressure auxiliary water supply hydrant along Market St

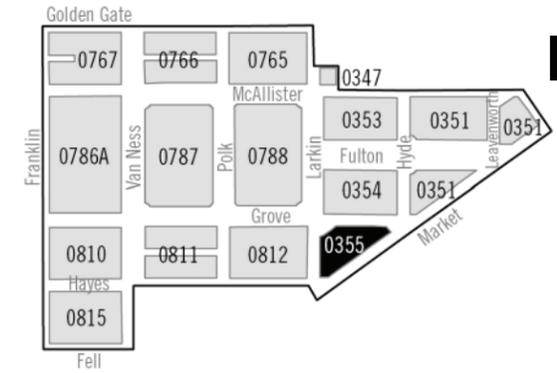


BART escalator entrance at Grove St

San Francisco Civic Center Historic District  
Planning Department, San Francisco, California

## Cultural Landscape Report

### BLOCK #0355



Square tree well with no grate along Larkin St



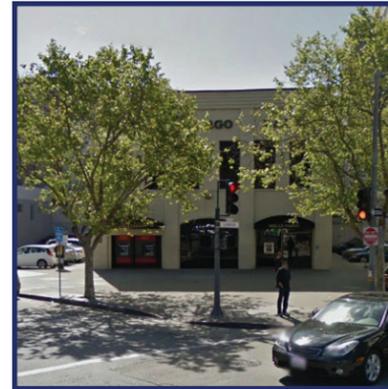
Circular tree well with radial metal tree grate along Market St



Market St pole base



Low pressure hydrant along Larkin St



Wells Fargo building entrance at Grove St\*

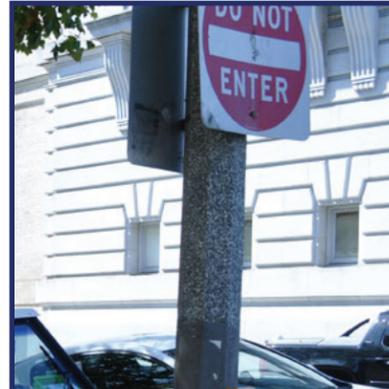
Buildings on block #0355 are oriented towards Market Street and include restaurants, offices, commercial services, BART station access, and other uses. The Grove Street façades feature parking and delivery access as well as restaurants and offices.



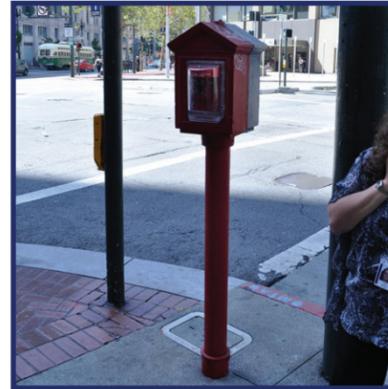
Granite curbs and inlaid metal street sign at Hyde St



Granite curbs at Hayes St



Fire and police box at Larkin and Hayes Streets



Surface parking lot adjacent to Wells Fargo building at Larkin St

There are few landscape elements that date to the period of significance. These include granite curbs, fire utilities, and Market Street pedestrian lighting.

Features on block #0355 built in conjunction with UN Plaza and the Market Street redesign will require a future study to fully understand how they contribute to the significance of the larger Civic Center district. More information about UN Plaza is in the Evaluation section.



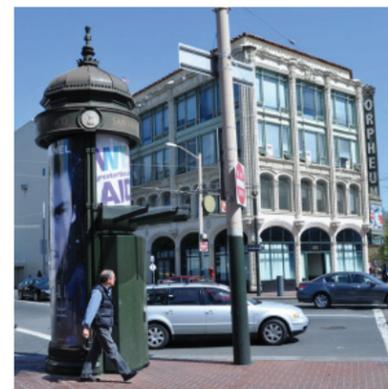
Limit of Market St brick paving at Grove St



Single cobra street light at Grove St



Granite bollards with chain along Hayes and Market Streets



Informational kiosk located at Hyde and Grove Streets

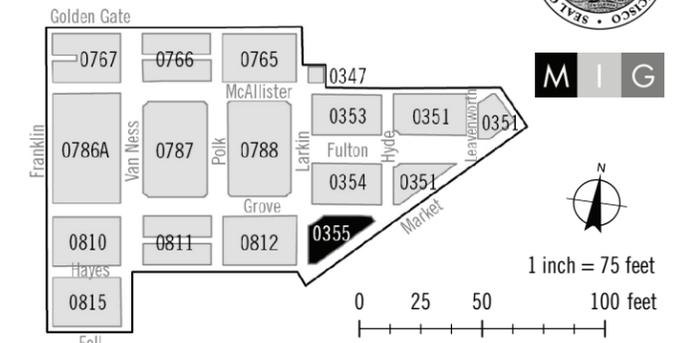
San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California

# Cultural Landscape Report

## BLOCK #0355



M I G



- LEGEND:**
- bollard
  - sign - street sign
  - ⊗ bike rack
  - ⌘ escalator
  - ⊞ newspaper box
  - ◆ fire hydrant - painted white with blue top
  - ◇ fire hydrant - painted white
  - ▲ fire box
  - ⊞ kiosk
  - ⊙ street light - Market Street three arm with globe luminaire
  - ⊙ street light - aggregate concrete post
  - ⊙ street signal - aggregate concrete post
  - ⊙ street tree - Platanus x acerifolia, no tree grate
  - ⊙ street tree - Platanus x acerifolia, radial grate
  - parking lot
  - curb - granite
  - curb - cement
  - contributing building or structure
  - non-contributing building or structure
  - sidewalk - brick with herringbone pattern
  - Market Street / Civic Center Station / UN Plaza Future Study Area

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated July 2014

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

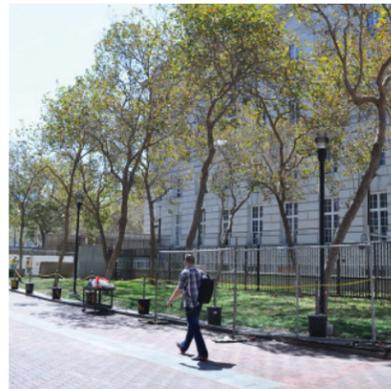
- ◇ vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

BLOCK #0355 - WELLS FARGO & OTHER MARKET STREET BUILDINGS								
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Commercial building	Marye Building	1200 Market	1908	1994 SFLD	private	C*
buildings & structures	1	Commercial building	Commercial building	1212 Market	1907	1994 SFLD	private	C
buildings & structures	3	Commercial buildings	Commercial buildings	1230 Market, 1236 Market*, 1244 Market	1906-1924	1994 SFLD	private	NC
buildings & structures	1	Commercial building	Commercial building	1240-42 Market	1908	1994 SFLD	private	C*
buildings & structures	1	Wells Fargo Building	Wells Fargo Building - 2-story brick building extending through the block from Market (front side) to Grove (back side)	1256-64 Market	1908	1994 SFLD	private	C*
buildings & structures	1	Commercial building	Commercial building (Hotel Avalon)	1272-76 Market	1907	1994 SFLD	private	C
buildings & structures	1	Commercial building	Commercial building	1278-98 Market	1907	1994 SFLD	private	C
circulation	2	curb	6" cement curb	Block #0355 on Grove, Larkin	-	site visit	DPW	-
circulation	2	curb	6" granite curb	Block #0355 on Larkin	1915c	site visit	DPW	C
circulation	3	curb	12" granite curb	Block #0355 on Market, Grove, Hayes	1915c	site visit	DPW	C
circulation	1	escalator	escalator to Bay Area Transit subway tunnel	Block #0355 on Hyde	1973	site visit	BART	U***
circulation	2	parking lot	parking lot - asphalt (vacant lot)	Block #0355 on Larkin, Grove (41-47 Grove, SE corner of Grove & Larkin)	1966c	1994 SFLD	private	NC
circulation	1	sidewalk	sidewalk - brick sidewalks with a herringbone pattern	Block #0355 on Market	1973c	site visit	DPW	U***
small scale feature	4	bike rack	bike rack - metal staple (three in a row)	Block #0355 on Market, Grove, Larkin	-	site visit	DPW	NC
small scale feature	2	bike rack	bike rack - ring and post style	Block #0355 on Grove	-	site visit	DPW	NC
small scale feature	6	bollard	bollard - 1 of many linked by chain around the curve of the block	Block #0355 on Hayes	1973c	site visit	DPW	U***
small scale feature	1	fire box	fire and police box - red metal on single post, blue compartment	Block #0355 on Larkin	1899c	site visit	SFDT	C**
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 2001	Block #3701 on Larkin Street	2001	site visit	SFFD	NC
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1980	Block #3701 on Larkin Street	1980	site visit	SFFD	NC
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1995	Block #3701 on Market Street	1995	site visit	SFFD	NC
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #3701 on Market Street	1909	site visit	BEWS	C**
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top	Block #3701 on Market Street	1909c	site visit	BEWS	C**
small scale feature	1	kiosk	kiosk - round metal with dome and advertising	Block #0355 on Hyde	1975	site visit	DPW	U***
small scale feature	2	newspaper box	newspaper box	Block #0355 on Grove, Market	2006	site visit	DPW	NC
small scale feature	1	sign	sign - metal street sign inlaid to brick sidewalk 'HYDE ST.'	Block #0355 on Hyde	1975	site visit	DPW	U***
small scale feature	5	street light	street light - aggregate concrete post with single pendant arm style with cobra luminaire	Block #0355 on Grove, Larkin	pre 1945	1945c aerial CED Archives	SF PUC	C
small scale feature	5	street light	street light - Market Street three arm; globe luminaires on cast iron post	Block #0355 on Market	1915-1928	Bancroft image	SF PUC	C
small scale feature	1	street signal	street signal - aggregate concrete post	Block #0355 on Grove	pre 1945	1945c aerial CED Archives	SF PUC	C
vegetation	6	tree	street tree - Platanus x acerifolia, London Plane, no tree grate	Block #0355 on Grove, Larkin	1973c	site visit	DPW	NC
vegetation	15	tree	street tree - circular tree well - Platanus x acerifolia, London Plane, with metal radial grate	Block #0355 on Market	1973	site visit	DPW	U***

\*The 1994 San Francisco Landmark District designation recognizes these buildings as contributory/alterd and non-contributing.

\*\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

\*\*\*The Market Street area will require a future study to fully understand how it contributes to the significance of the larger Civic Center district.



Plantanus x acerifolia/London Plane trees in turf planting area along Leavenworth St



Granite bollards with chain along McAllister St east of Federal Building



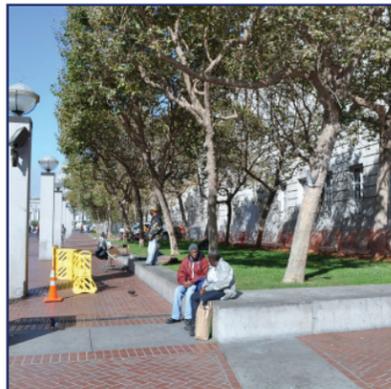
Market St three arm street light with globe pendants



Square granite column lights with frosted globes along Fulton Mall



Commercial building at 10 United Nations Plaza\*



Double row of Platanus x acerifolia/London Plane trees in elevated planting area along Fulton Mall



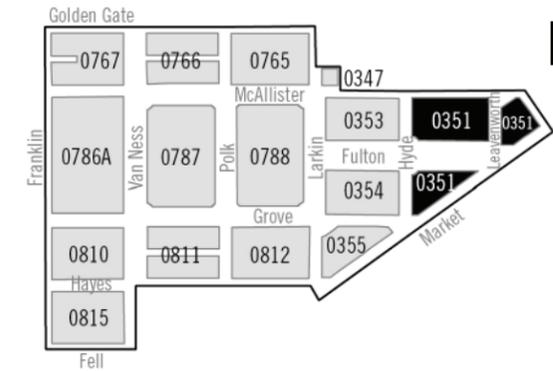
Decorative metal covers over tree wells near BART entrance at UN Plaza



Simon Bolivar bronze statue along Fulton Mall at Hyde St



Federal Building\*



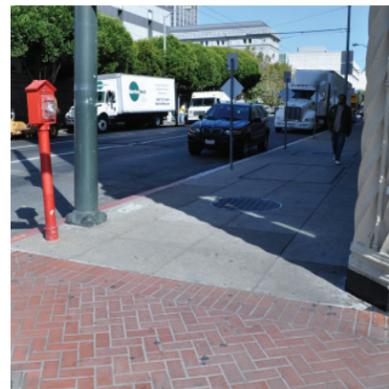
The three city blocks that comprise block #0351 form an open space known as the UN Plaza, designed by master landscape architect Lawrence Halprin. The Plaza established Fulton Street/Fulton Mall as a pedestrian-only space between Market and Hyde Streets. UN Plaza's distinct palette of landscape features links to and complements Market Street on one side, while its other side is linked to the Civic Center. Fulton Mall provides a significant view shed of City Hall.

Landscape elements that date to the period of significance include granite curbs of varying width, and Market Street pedestrian lighting.

The UN Plaza will require a future study to fully understand how it contributes to the significance of the larger Civic Center district. More information about UN Plaza is in the Evaluation section.



Plantanus x acerifolia/London Plane trees in circular tree grates along Hyde St



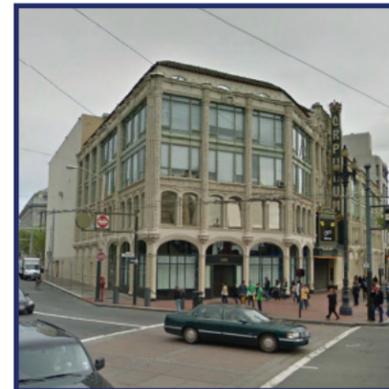
Limit of Market St brick paving at Grove St



Gold spotlights at UN Plaza fountain



Fire box at UN Plaza and base of gold flag pole



Orpheum Theater at Hyde and Grove Streets\*



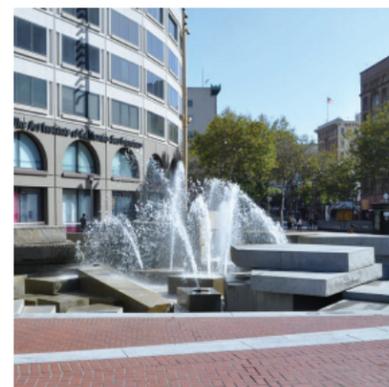
Double row of Plantanus x acerifolia/London Plane trees along Market St



Circular tree well with radial metal tree grate along Market St



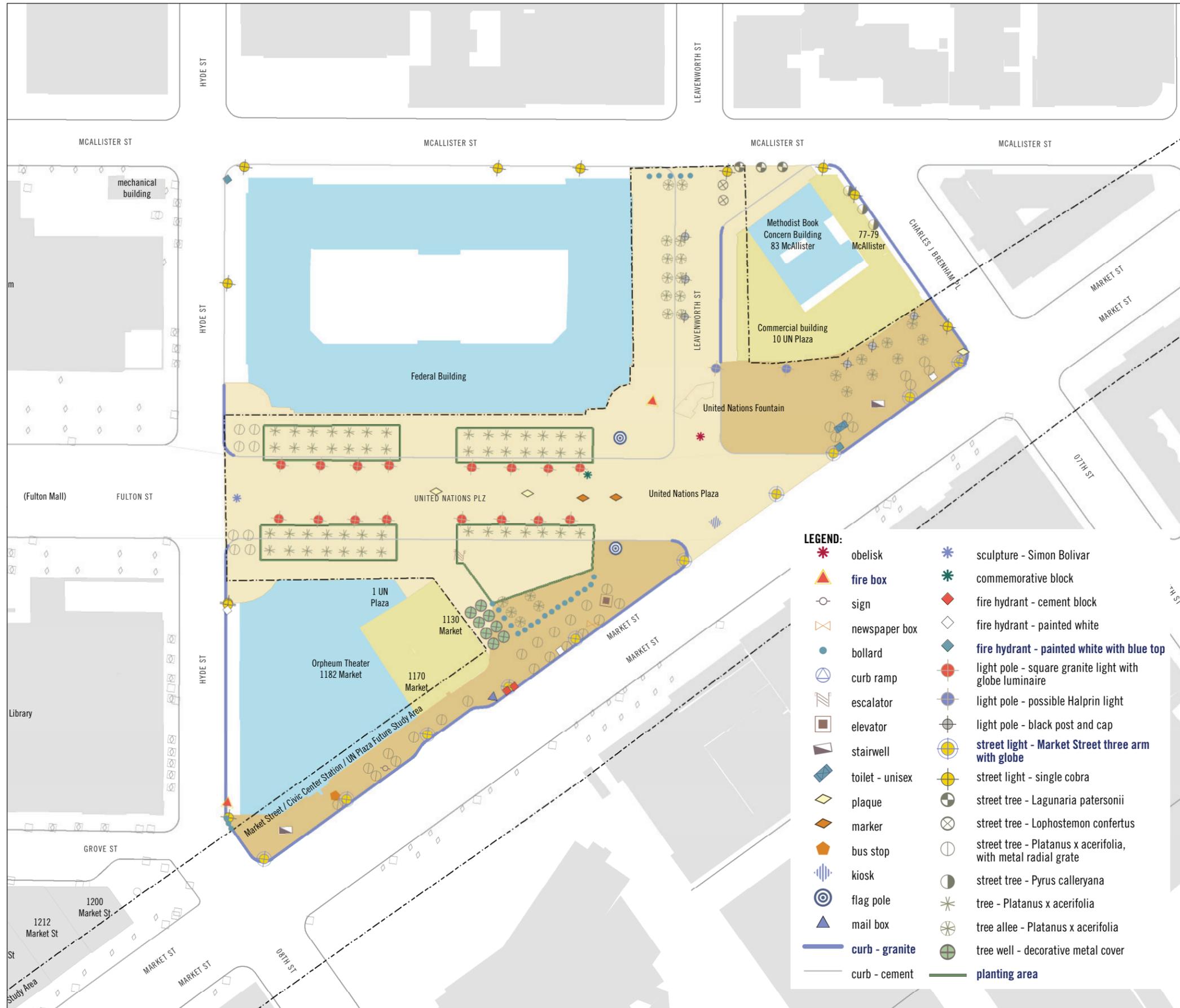
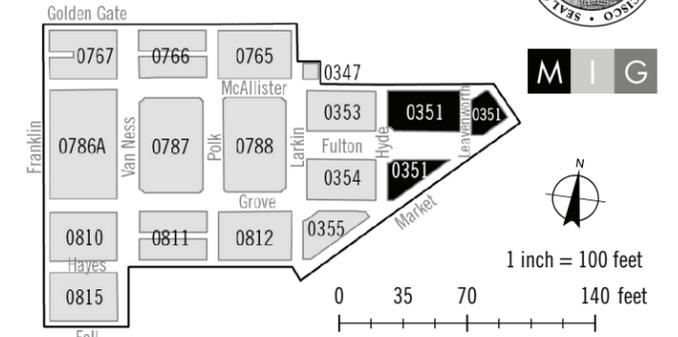
UN Seal embedded in brick at UN Plaza



United Nations Plaza Fountain

# Cultural Landscape Report

## BLOCK #0351



- LEGEND:**
- |                 |  |
|-----------------|--|
| obelisk         | sculpture - Simon Bolivar                                    |
| fire box        | commemorative block  |
| sign            | fire hydrant - cement block                                  |
| newspaper box   | fire hydrant - painted white                                 |
| bollard         | fire hydrant - painted white with blue top                   |
| curb ramp       | light pole - square granite light with globe luminaire       |
| escalator       | light pole - possible Halprin light                          |
| elevator        | light pole - black post and cap                              |
| stairwell       | street light - Market Street three arm with globe            |
| toilet - unisex | street light - single cobra                                  |
| plaque          | street tree - Lagunaria patersonii                           |
| marker          | street tree - Lophostemon confertus                          |
| bus stop        | street tree - Platanus x acerifolia, with metal radial grate |
| kiosk           | street tree - Pyrus calleryana                               |
| flag pole       | tree - Platanus x acerifolia                                 |
| mail box        | tree allee - Platanus x acerifolia                           |
| curb - granite  | tree well - decorative metal cover                           |
| curb - cement   | planting area  |

**SOURCES:**

1. MIG field work, September 10-14, 2012
2. Hand drawn inventory field maps, September 2012
3. Bing aerial imagery online for ArcGIS, 2012
4. San Francisco Utility Commission light pole data, 2012
5. San Francisco publicly available GIS city lot, block and curb data, 2012

**DRAWN BY:**

MIG: Rachel Edmonds, Steve Leathers and Heather Buczek using Arc GIS 10.

**DRAWN DATE:**

March 2013, updated July 2014

**LEGEND FOR SURROUNDING LANDSCAPE FEATURES:**

- vegetation
- small scale feature
- circulation
- circulation - curb
- building or structure

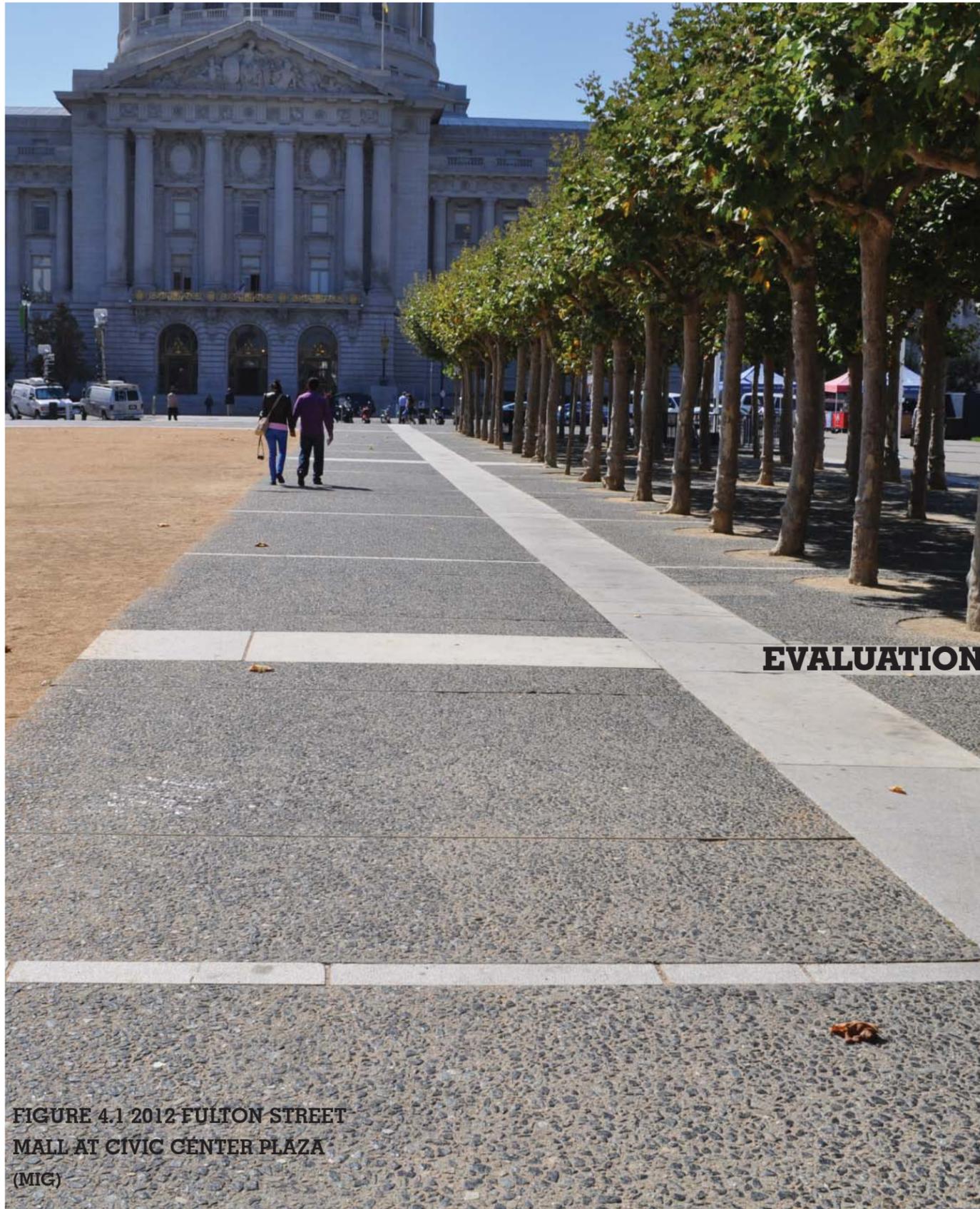
**LEGEND BLOCK N, O, P (cont.):**

- Market Street / Civic Center Station / UN Plaza Future Study Area
- contributing building or structure
- United Nations Plaza
- non-contributing building or structure
- sidewalk - brick with herringbone pattern

BLOCK #0351 - UNITED NATIONS PLAZA									
CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER	DEFINING
buildings & structures	1	Commercial building	Commercial building	10 United Nations Plaza	1982	1994 SFLD	private	NC	
<b>buildings &amp; structures</b>	<b>1</b>	<b>Commercial building</b>	<b>Commercial building</b>	<b>1 United Nations Plaza</b>	<b>1927</b>	<b>1994 SFLD</b>	<b>private</b>	<b>C</b>	
buildings & structures	2	Commercial buildings	Commercial buildings	1130-1170 Market	1983	1994 SFLD	private	NC	
buildings & structures	1	Commercial building	Commercial building	79 McAllister	1906	1994 SFLD	private	NC	
<b>buildings &amp; structures</b>	<b>1</b>	<b>Residential building</b>	<b>Methodist Book Concern Building</b>	<b>83 McAllister</b>	<b>1907</b>	<b>1994 SFLD</b>	<b>private</b>	<b>C</b>	
<b>buildings &amp; structures</b>	<b>1</b>	<b>Federal Building</b>	<b>Federal Building</b>	<b>50 United Nations Plaza</b>	<b>1936</b>	<b>1978 NR, 1987 NHL, 1994 SFLD</b>	<b>US Govt</b>	<b>C</b>	
<b>buildings &amp; structures</b>	<b>1</b>	<b>Orpheum Theater</b>	<b>Orpheum Theater</b>	<b>1182 Market Street</b>	<b>1925</b>	<b>1978 NR, 1994 SFLD</b>	<b>private</b>	<b>C</b>	
circulation	4	curb	12" granite curb	Block #0351 on Charles J. Brenham Place, Hyde, Market	-	site visit	DPW	C	
circulation	8	curb	6" cement curb	Block #0351 on Hyde, Leavenworth, McAllister, UN Plaza	-	site visit	DPW	-	
<b>circulation</b>	<b>4</b>	<b>curb</b>	<b>6" granite curb</b>	<b>Block #0351 on Hyde, Leavenworth</b>	<b>-</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
circulation	1	curb ramp	curb ramp - brick	Block #0351 on Market	1975	site visit	DPW	U**	
circulation	1	elevator	elevator into the BART substation	United Nations Plaza	1973-1975	site visit	BART	U**	
circulation	1	escalator	escalator - down into to BART subway station	United Nations Plaza	1973-1975	site visit	BART	U**	
circulation	1	sidewalk	sidewalk - brick sidewalks with a herringbone pattern	Block #0355 on Market	1973c	site visit	DPW	U**	
circulation	2	stairs	stairwell - down into to BART subway station	Block #0351 on Market, United Nations Plaza	1973-1975	site visit	BART	U**	
small scale feature	25	bollard	bollard - cement linked with chain	Block #0351 on Hyde, McAllister, United Nations Plaza	1976c	site visit	DPW	U**	
small scale feature	1	bus stop	bus stop - covered with bench	Block #0351 on Market	2010	site visit	MUNI	-	
small scale feature	1	commemorative block	commemorative block - stone with UN emblem and text	United Nations Plaza	1995	site visit	DPW	-	
<b>small scale feature</b>	<b>2</b>	<b>fire box</b>	<b>fire box - red metal on single post</b>	<b>Block #0351 on Hyde, United Nations Plaza</b>	<b>1899c</b>	<b>site visit</b>	<b>SFDT</b>	<b>C*</b>	
small scale feature	2	fire hydrant	fire hydrant - cement block with two spouts	Block #0351 on Market	1970c	site visit	SFFD	U**	
small scale feature	3	fire hydrant	fire hydrant - painted white	Block #0351 on Hyde, Market	-	site visit	SFFD	-	
<b>small scale feature</b>	<b>2</b>	<b>fire hydrant</b>	<b>fire hydrant - painted white with blue top; one embossed 1909</b>	<b>Block #0351 on Hyde, Market</b>	<b>1909</b>	<b>site visit</b>	<b>BEWS</b>	<b>C*</b>	
small scale feature	2	flag pole	flag pole - metal base in radial pattern	United Nations Plaza	1975	site visit	DPW	U**	
small scale feature	1	fountain	fountain - located in plaza, large stones	United Nations Plaza	1975	site visit	DPW	U**	
small scale feature	1	kiosk	kiosk - advertisements	Block #0351 on Market	1975	site visit	DPW	U**	
small scale feature	1	mail box	mail box - two army green embossed U.S. Mail	Block #0351 on Market	-	site visit	USPS	-	
small scale feature	1	marker	marker - lettering noting the latitude coordinates	United Nations Plaza	1995	site visit	DPW	NC	
small scale feature	1	marker	marker - stone with text	United Nations Plaza	1995	site visit	DPW	NC	
small scale feature	1	newspaper box	newspaper box	Block #0351 on Market	2006	site visit	DPW	NC	
small scale feature	1	obelisk	obelisk - black stone with the UN emblem	United Nations Plaza	1975	site visit	DPW	U**	
small scale feature	1	plaque	plaque - in walkway "C.J. Brenham Pl."	Block #0351 on Charles J. Brenham Place	-	site visit	DPW	-	
small scale feature	1	plaque	plaque - inlaid in pathway	United Nations Plaza	-	site visit	DPW	-	
small scale feature	1	plaque	plaque - United Nations emblem	United Nations Plaza	1995	site visit	DPW	NC	
small scale feature	1	sculpture	sculpture - bronze Simon Bolivar	United Nations Plaza	1984	site visit	DPW	NC	
small scale feature	1	sign	sign - advertisements	Block #0351 on Market	-	site visit	DPW	-	
small scale feature	1	toilet	toilet - green painted metal with gold detail - unisex	United Nations Plaza	1995	site visit	DPW	NC	
small scale feature	36	tree well	tree well - metal grate with radial pattern	Block #0351 on Market	1975	site visit	DPW	U**	
small scale feature	8	tree well	tree well - no tree, filled in with decorative metal cover	United Nations Plaza	1975	site visit	DPW	U**	
small scale feature	2	light pole	gold spotlight pole with 12 lamps - possible Halprin light fixture	United Nations Plaza	1975	SF PUC	SF PUC	U**	
small scale feature	6	light pole	light pole - black post and cap	United Nations Plaza	-	SF PUC	SF PUC	-	
small scale feature	16	light pole	UN Plaza square granite light standard with sphere globe luminaire	United Nations Plaza	1975, 1995	site visit	DPW	U**	
<b>small scale feature</b>	<b>10</b>	<b>street light</b>	<b>street light - Market Street three arm; globe luminaires on cast iron post</b>	<b>Block #0351 on Market</b>	<b>pre 1928</b>	<b>Bancroft image</b>	<b>SF PUC</b>	<b>C</b>	
small scale feature	11	street light	street light - single cobra	Block #0351 on Charles J. Brenham Place, Hyde, McAllister	-	SF PUC	SF PUC	-	
spatial organization	1	United Nations Fountain	United Nations Fountain	United Nations Plaza	1975	site visit	DPW	U**	
spatial organization	1	United Nations Plaza	United Nations Plaza; brick plaza with granite borders, rows of trees, bronze flag pole	United Nations Plaza	1975	1994 SFLD	DPW	U**	
<b>spatial organization</b>	<b>1</b>	<b>Fulton Street Mall</b>	<b>Fulton Street Mall - associated with Blocks #0351, #0353, #0354, #0788</b>	<b>Block #0351</b>	<b>c. 1916</b>	<b>c. 1918 SF Planning image</b>	<b>DPW</b>	<b>C</b>	
vegetation	1	planting area	planting area with stairs and escalator	Block #0351 on United Nations Plaza	1936, 1975	site visit	DPW	U**	
<b>vegetation</b>	<b>3</b>	<b>planting area</b>	<b>planting area with tree alley</b>	<b>Block #0351 on United Nations Plaza</b>	<b>1936</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
vegetation	3	tree	street tree - Lagunaria patersonii, Norfolk Island Hibiscus	Block #0351 on McAllister	2010-2012	site visit	DPW	NC	
vegetation	2	tree	street tree - Lophostemon confertus, Brisbane Box	Block #0351 on Leavenworth	-	site visit	DPW	-	
vegetation	36	tree	street tree - Platanus x acerifolia, London Plane, with metal radial grate	Block #0351 on Market, Hyde and United Nations Plaza	1975	site visit	DPW	U**	
vegetation	3	tree	street tree - Pyrus calleryana, Callery Pear	Block #0351 on Charles J. Brenham Place	-	site visit	DPW	-	
vegetation	8	tree	tree alley east of fountain - Platanus x acerifolia, London Plane	Block #0351 on Market	1975	site visit	DPW	U**	
<b>vegetation</b>	<b>49</b>	<b>tree</b>	<b>tree in planting area - Platanus x acerifolia, London Plane</b>	<b>United Nations Plaza</b>	<b>1936</b>	<b>site visit</b>	<b>DPW</b>	<b>C</b>	
vegetation	12	tree	tree alley north of fountain - Platanus x acerifolia, London Plane	Block #0351 on Leavenworth St	1975	site visit	DPW	U**	
vegetation	5	tree	tree alley protected by bollards with chains - Platanus x acerifolia, London Plane	Block #0351 on Market	1975	site visit	DPW	U**	

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

\*\*The United Nations Plaza, Halprin Fountain and Market Street will require a future study to fully understand how it contributes to the significance of the larger Civic Center district.



**FIGURE 4.1 2012 FULTON STREET MALL AT CIVIC CENTER PLAZA (MIG)**

## EVALUATION

This section evaluates the historical significance of the San Francisco Civic Center Historic District according to the National Register Criteria for the Evaluation of Historic Properties, focusing upon areas of significance related to the cultural landscape. The section begins with a primer on the National Register of Historic Places including definitions of key terms that are referenced throughout this section. That is followed by a review of existing documentation of the Civic Center Historic District completed for the National Register of Historic Places and National Historic Landmarks programs, and the City of San Francisco Landmark District under Article 10 of the Planning Code. This section ends with recommendations for updating existing documentation to include a more complete discussion of the significance of the cultural landscape, including features that date to previously established periods, and periods and areas of significance that were not previously recognized. It also includes recommendations for further research into potential areas and periods of significance that were outside the scope of this project.

### NATIONAL REGISTER OF HISTORICAL PLACES

A set of guidelines have been developed for properties listed in the National Register of Historic Places or properties designated National Historic Landmarks by the United States Department of the Interior, National Park Service. These guidelines establish the standards a property must meet to be listed in the National Register of Historic Places, provides the context necessary for understanding the current documentation, and guidance for proposed changes to the documentation.

#### NATIONAL REGISTER OF HISTORIC PLACES CRITERIA<sup>222</sup>

Any property listed in the National Register or designated a National Historic Landmark must meet at least one of these criteria. The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

<sup>222</sup> “How to Apply the National Register Criteria for Evaluation Bulletin,” U.S. Department of the Interior, National Park Service, revised 2002 <<http://www.nps.gov/nr/publications/bulletins/nrb15/>> August 19, 2013

- A. That are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. That are associated with the lives of significant persons in or past; or
- C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; (design) or
- D. That have yielded or may be likely to yield, information important in history or prehistory. (archaeological resources)

#### NATIONAL HISTORIC LANDMARKS CRITERIA<sup>223</sup>

The quality of national significance is ascribed to districts, sites, buildings, structures, and objects that possess exceptional value or quality in illustrating or interpreting the heritage of the United States in history, architecture, archeology, engineering, and culture and that possess a high degree of integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- 1. That are associated with events that have made a significant contribution to, and are identified with, or that outstandingly represent, the broad national patterns of United States history and from which an understanding and appreciation of those patterns may be gained; or
- 2. That are associated importantly with the lives of persons nationally significant in the history of the United States; or
- 3. That represent some great idea or ideal of the American people; or
- 4. That embody the distinguishing characteristics of an architectural type specimen exceptionally valuable for a study of a period, style or method of construction, or that

<sup>223</sup> “How to Prepare National Historic Landmark Nominations,” U.S. Department of the Interior, National Parks Service, 1999 <<http://www.nps.gov/nr/publications/bulletins/nhl/index.htm>>

represent a significant, distinctive and exceptional entity whose components may lack individual distinction; or

5. That are composed of integral parts of the environment not sufficiently significant by reason of historical association or artistic merit to warrant individual recognition but collectively compose an entity of exceptional historical or artistic significance, or outstandingly commemorate or illustrate a way of life or culture; or
6. That have yielded or may be likely to yield information of major scientific importance by revealing new cultures, or by shedding light upon periods of occupation over large areas of the United States. Such sites are those which have yielded, or which may reasonably be expected to yield, data affecting theories, concepts and ideas to a major degree. (archaeological resources)

## PERIOD OF SIGNIFICANCE

Simply defined, the period of significance is “the span of time in which a property attained the significance for which it meets the National Register criteria.”<sup>224</sup> A work of architecture or landscape architecture typically has a period of significance that relates to the period of construction or end of its construction date. If a property is significant for its association with an event or a person, then the length of the period of significance typically relates to the length of time that the event or person was associated with the property.

## AREAS OF SIGNIFICANCE

An area of significance is the “aspect of historic development in which a property made contributions for which it meets the National Register criteria, such as agriculture or politics/government.”<sup>225</sup> Though constantly evolving as historic periods are researched and defined as having local, state or national

<sup>224</sup> Appendix IV, Glossary of National Register Terms, U.S. Department of the Interior, National Park Service, August 19, 2013 <[http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a\\_appendix\\_IV.htm](http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a_appendix_IV.htm)>

<sup>225</sup> Appendix IV, Glossary of National Register Terms, U.S. Department of the Interior, National Park Service, August 19, 2013 <[http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a\\_appendix\\_IV.htm](http://www.nps.gov/nr/publications/bulletins/nrb16a/nrb16a_appendix_IV.htm)>

significance, there is a broad set of areas of significance that have been defined by the United States Department of the Interior. These include, but are not limited to: Agriculture, Architecture, Archeology, Art, Commerce, Communications, Community Planning and Development, Conservation, Economics, Education, Engineering, Entertainment/Recreation, Ethnic Heritage, Exploration/Settlement, Health/Medicine, Industry, Invention, Landscape Architecture, Law, Literature, Maritime History, Military, Performing Arts, Philosophy, Politics/Government, Religion, Science, Social History, Transportation, and Other.

## CATEGORIES

Each property listed in the National Register of Historic Places is placed in a category that is closely linked to the resource type. There are five categories: buildings, sites, districts, structures and objects. “The National Register does not list cultural events, or skilled or talented individuals, as is done in some countries. Rather, the National Register is oriented to recognizing physically concrete properties that are relatively fixed in location. For purposes of National Register nominations, small groups of properties are listed under a single category, using the primary resource. For example, a city hall and fountain would be categorized by the city hall (building), a farmhouse with two outbuildings would be categorized by the farmhouse (building), and a city park with a gazebo would be categorized by the park (site). Properties with large acreage or a number of resources are usually considered districts.”<sup>226</sup>

*Building* | A building, such as a house, barn, church, hotel, or similar construction, is created principally to shelter any form of human activity. “Building” may also be used to refer to a historically and functionally related unit, such as a courthouse and jail or a house and barn. Examples: carriage house, detached kitchen/privy, house, shed, stable, garage

*Structure* | The term “structure” is used to distinguish from buildings those functional constructions made usually for purposes other than creating human shelter. Examples: bridge, canal, fence, corncrib, gazebo, lighthouse, windmill

<sup>226</sup> “How to Apply the National Register Criteria for Evaluation Bulletin,” U.S. Department of the Interior, National Park Service, revised 2002 <<http://www.nps.gov/nr/publications/bulletins/nrb15/>> August 19, 2013.

*Object* | The term “object” is used to distinguish from buildings and structures those constructions that are primarily artistic in nature or are relatively small in scale and simply constructed. Although it may be, by nature or design, movable, an object is associated with a specific setting or environment. Examples: boundary marker, monument, sculpture, statuary

*Site* | A site is the location of a significant event, a prehistoric or historic occupation or activity, or a building or structure, whether standing, ruined, or vanished, where the location itself possesses historic, cultural, or archeological value regardless of the value of any existing structure. Examples: battlefield, campsite, designed landscape, trail, ruins of building or structure, habitation site

*District* | A district possesses a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development. Examples: canal systems, college campuses, estates with large acreage, rural historic districts, transportation networks, residential areas

## REVIEW OF EXISTING HISTORIC DISTRICT DOCUMENTATION

The Civic Center Historic District has been officially documented on three separate occasions: the 1978 National Register of Historic Places nomination (1978 NR), the 1987 National Historic Landmark documentation (1987 NHL), and the 1994 San Francisco Landmark District (1994 SFLD).

Each document provides a summary of the site history, a description of the district, information about the district’s significance, and evaluations of the resources within the district. While there is a lot of duplicative information, each also contains a unique perspective on the district and its resources. These documents also contain contradictory elements both within a single document and between the three documents. For example, the 1994 SFLD contains conflicting information about the 1236 Market Street building on block 0355 listing it under both the contributing-altered and non-contributing categories. The 1987 NHL provides descriptions of the district’s resources, but is vague in terms of establishing clear evaluations of whether some resources are contributing or non-contributing. Contradictions between the documents are more numerous. For example, the Powerhouse on block 0347 is contributing in the 1987 NHL, but non-contributing in the 1994 SFLD.

This Cultural Landscape Inventory highlights these contradictions and others and provides clarification regarding the evaluation of extant features located in the district, which are outlined feature by feature in the Existing Conditions and Analysis section. To further clarify the similarities and differences between each of the documents, each document has been summarized below to provide an easy comparison of information relating to common information such as the district’s boundary, period of significance, evaluation criteria, areas of significance, architects/builders, resources that are deemed contributing, and statements of significance. A synthesis of the statements of significance from each of the documentation efforts is included in the appendix for reference. Summaries of the documents are listed below in reverse chronological order, with most recent first.

### 1994 SAN FRANCISCO LANDMARK DISTRICT<sup>227</sup>

Boundary: See Figure 1.2

Period of Significance: 1906-1936

Evaluation Criteria: Structures that have special character and special historical, architectural and aesthetic interest and value; constitutes a distinct section of the City.

Areas of Significance: Beaux Arts style

Architect/Builders (listed): Arthur Brown Jr., Bernard Cahill, Daniel H. Burnham, Frederick H. Meyer, George Kelham, John Bakewell, Jr., John G. Howard, John Merrill, John Reid, Jr., Pietro Belluschi, Walter D. Bliss

Category: District

Historic resources described in documentation (listed by determination category, if noted)<sup>228</sup>: see “Resources Documented in Historic District Documentation” table.

<sup>227</sup> Copies of the documentation and amendments provided by the City of San Francisco were used as the primary source to develop this summary.

<sup>228</sup> Even though buildings and sites were described in the documentation, not all resources received a clear determination.

RESOURCES DESCRIBED IN DOCUMENTATION							
RESOURCE	CONTRIBUTING	NON-CONTRIBUTING	CONTRIBUTING ALTERED	NON-CONTRIBUTING - REMOVED	REMOVED	NO DETERMINATION	NEUTRAL
<b>1 United Nations Plaza (35-37 Fulton Street)</b>	<b>1994 SFLD</b>						<b>1978 NR</b>
10 United Nations Plaza		1994 SFLD					
1170 Market Street (Buker's Pet Store)		1994 SFLD		1978 NR			
1172 Market Street (McCarthy's Cocktail Lounge)				1978 NR			
<b>1212 Market Street</b>	<b>1994 SFLD</b>						
<b>1220-1232 Market Street</b>		<b>1994 SFLD</b>	<b>1994 SFLD</b>				
<b>1236 Market Street</b>		<b>1994 SFLD</b>	<b>1994 SFLD</b>				
<b>1240-1242 Market Street</b>	<b>1994 SFLD</b>						
1244-1254 Market Street		1994 SFLD					
<b>1278-98 Market Street</b>	<b>1994 SFLD</b>						
234 Van Ness Avenue		1994 SFLD					
240 Van Ness Avenue		1994 SFLD					
450 McAllister Street (City Hall Annex)				1994 SFLD			
456 McAllister				1994 SFLD			
460 McAllister				1994 SFLD			
77-79 McAllister Street (7th & McAllister Building)		1994 SFLD					1978 NR
<b>Barbara Apartments</b>	<b>1994 SFLD</b>						
Brooks Hall						1978 NR	
Brooks Hall Ramp						1978 NR	
<b>California State Building (Supreme Court of California, Old State Office Building)</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
California State Courts Building (State Buidling Annex)		1994 SFLD					
Church of Christ		1994 SFLD					
<b>City Hall</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
City Hall Annex				1978 NR			
City Hall Statues						1994 SFLD	
Civic Center Garage							1978 NR
Civic Center Plaza (James Rolph Jr. Plaza)			1994 SFLD			1987 NHL, 1978 NR	
<b>Corinthian Court Apartments</b>	<b>1994 SFLD</b>						
Department of City Planning Building/USO Hospitality House				1987 NHL, 1978 NR			
<b>Department of Public Health Building</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
Edmund G. Brown State Office Building		1994 SFLD					

Note: Contributing features are bold in this table to match the information in the Existing Conditions Analysis section.

RESOURCES DESCRIBED IN DOCUMENTATION							
RESOURCE	CONTRIBUTING	NON-CONTRIBUTING	CONTRIBUTING ALTERED	NON-CONTRIBUTING - REMOVED	REMOVED	NO DETERMINATION	NEUTRAL
Exposition (Civic) Auditorium	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
Federal Building	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
Fulton Street Mall						<b>1994 SFLD</b>	
High School of Commerce (SF Unified School Dist Administrative Building)	<b>1994 SFLD</b>						
Hotel Avalon	<b>1994 SFLD</b>						
Library Annex				1994 SFLD, 1987 NHL, 1978 NR			
Louise M. Davies Symphony Hall		1994 SFLD					
Marshall Square					1994 SFLD, 1987 NHL, 1978 NR		
<b>Marye Building</b>			<b>1994 SFLD</b>				
Memorial Court	<b>1987 NHL</b>					<b>1994 SFLD, 1978 NR</b>	
Methodist Book Concern	<b>1994 SFLD</b>						<b>1978 NR</b>
Newton Tharp Commercial High School	<b>1994 SFLD</b>						
Orpheum Theater Building	<b>1994 SFLD, 1978 NR</b>						
Parking Lot - 24 Grove						1978 NR	
<b>Pioneer Monument (Pioneer Memorial)</b>						<b>1994 SFLD, 1987 NHL, 1978 NR</b>	
Powerhouse	<b>1987 NHL</b>	<b>1994 SFLD</b>					<b>1978 NR</b>
San Francisco Art Commission		1994 SFLD					
<b>San Francisco Public Library (Asian Art Museum)</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
San Francisco Public Library (new Main Library, former Marshall Square site)		1994 SFLD					
Standard Station				1978 NR			
United Nations Plaza						1994 SFLD, 1987 NHL, 1978 NR	1978 NR
Vacant Lot - 165 Grove Street		1994 SFLD					
Vacant Lot - 401 Polk Street		1994 SFLD					
Vacant Lot - 41-47 Grove Street		1994 SFLD					
Vacant Lot - SE corner of Grove Street at Larkin Street		1994 SFLD					
<b>War Memorial Opera House</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
<b>War Memorial Veterans Building</b>	<b>1994 SFLD, 1987 NHL, 1978 NR</b>						
<b>Wells Fargo Building</b>			<b>1994 SFLD</b>				<b>1978 NR</b>

Note: Contributing features are bold in this table to match the information in the Existing Conditions Analysis section.

**1987 NATIONAL HISTORIC LANDMARK<sup>229</sup>**

Boundary: See Figure 1.2

Period of Significance: 1913-1951 with specific dates of 1912, 1915 and 1945

Evaluation Criteria: NHL 1 (events) and 4 (works of art and architecture)

Areas of Significance: Architecture, Art, Community Planning, Entertainment/Recreation (World’s Fair), Landscape Architecture, Politics/Government, Social History, Beaux Arts

Architects/Builders (listed): Arthur Brown, Jr., Bernard J.S. Cahill, Daniel Burnham, Frederick H. Meyer, G. Albert Lansburgh, George Kelham, Jean Louis Bourgeois, John Bakewell, Jr., John G. Howard, John Reid, Jr., Paul Deniville, Thomas D. Church, Walter D. Bliss, William B. Faville

Category: District

Resources described in documentation (listed by determination category, if noted)<sup>230</sup>: see “Resources Documented in Historic District Documentation” table.

**1978 NATIONAL REGISTER OF HISTORIC PLACES<sup>231</sup>**

Boundary: See Figure 1.2

Period of Significance: 1800-1974<sup>232</sup> with specific dates of 1912, 1915 and 1945

Evaluation Criteria: A (event) and C (work of art and architecture)

Areas of Significance: Architecture, Art, Community Planning and Development, Entertainment/Recreation, Landscape Architecture, Politics/Government, Social History, Beaux Arts

Architects/Builders (listed): A.L. Warswick; Arthur Brown, Jr.; B.

**229** A copy of the documentation and information from the National Register of Historic Places database were used to develop this summary.

**230** Even though buildings and sites were described in the documentation, not all resources received a clear determination.

**231** A copy of the documentation and information from the National Register of Historic Places database were used to develop this summary.

**232** During the time this nomination was completed, periods of significance were not listed with as much certainty as they are today and were more focused on building construction dates.

Marcus Priteca; Bernard J.S. Cahill; C. A. Meussdorger; Daniel Burnham; Frederick H. Meyer; G. Albert Lansburgh; George Kelham; Hanz Kainz and Associates; Jean Louis Bourgeois; John Bakewell, Jr.; John G. Howard; John Reid, Jr.; Meyers and Ward; Paul Deniville; Skidmore, Owings and Merrill; Thomas D. Church; Walter D. Bliss; William B. Faville; Wurster, Bernardi and Emmons

Category: District

Resources described in documentation (listed by determination category, if noted)<sup>233</sup>: see “Resources Documented in Historic District Documentation” table.

**STATEMENTS OF SIGNIFICANCE**

Each of the documents, the 1978 NR, the 1987 NHL, and the 1994 SFLD have their own statement of significance which have numerous similarities. The 1994 NHL, which provided the best overview of the district’s significance, is a more concise and updated version of the 1978 NR and is the basis for the significance statement in the 1994 SFLD. They each profile the district’s history, its association with the Panama-Pacific International Exhibition, the Civic Center Plan, and international and national events such as the formation of the United Nations and the signing of the peace agreement with Japan at the end of World War II. They also profile the primary architects and civic leaders who influenced the design and building of the district. Each contains descriptions of architectural and open space elements. A synthesis of these three statements of significance is included in the appendix.

**UPDATING AND CLARIFYING CIVIC CENTER HISTORIC DISTRICT DOCUMENTATION**

The following narrative focuses on recommendations (which are in bold) for updating and clarifying inconsistencies in the existing documentation for the Civic Center Historic District. It supports the evaluations for buildings and landscape features contained in the Existing Conditions and Analysis section.

It is important to note that the planning and design work associated with Civic Center Plaza, UN Plaza, and the Market Street BART development, which overlaps in part with the southeast corner of the Civic Center Historic District, is potentially eligible and is currently being evaluated as part of another study.

**233** Even though buildings and sites were described in the documentation, only buildings were given a determination.

Due to the complex issues and geographic reach of UN Plaza and BART work along Market Street (which overlaps with the Civic Center Historic District but also extends beyond it), this evaluation was determined to be outside the scope of this project. However, in the meantime any features associated with UN Plaza should be considered eligible as contributing resources to the historic district until the more detailed study is completed.

**BOUNDARY RECOMMENDATION**

**The boundary should reflect what was identified in the 1994 SFLD, which is more expansive than the boundary outlined in the 1978 NR and 1987 NHL.** The 1994 SFLD boundary more accurately outlines the area that includes extant resources which contribute to the established areas and periods of significance.

**PERIOD OF SIGNIFICANCE RECOMMENDATION**

**The period of significance should reflect all areas of significance associated with the Civic Center Historic District and the extant features that are associated with that significance which date to 1896-1951.** No consistency or clarity for the period of significance exists within the documents associated with the Civic Center Historic District. Part of this is due to the evolving nature of how a period of significance is determined. In the past, the period of significance was often a rough bracket of dates in 25-year increments that encompassed the construction dates for buildings listed in the National Register documentation, either as individual buildings or as part of a district. The construction dates were often listed individually after the period of significance. Today the prevailing guidance advises that the period of significance more tightly bracket the dates of extant elements or features that are individually listed or contribute to the significance of the property, especially when a property has more than one area of significance. This approach is most appropriate for the San Francisco Civic Center Historic District because it has more than one area of significance dating to different periods of time, and also has an extended era of development related to the Beaux Arts style. The beginning date of 1896 corresponds to the Pioneer Monument, which is the earliest known feature in the district associated with the civic planning and design of this area, predating the loss and destruction of much of the district during the Great 1906 San Francisco Earthquake and Fires. The end date of 1951 was established by the 1987 NHL. It will remain

in place until the current studies that are evaluating the mid-century modern design of Civic Center Plaza, and the design of UN Plaza and Market St. BART development are completed. Additional information related to both of these potentially new areas of significance is included in the Statement of Significance Recommendation at the end of this section.

**CRITERIA RECOMMENDATION**

**The Civic Center Historic District meets two of the four National Register/National Historic Landmark significance criteria:**

- **Criterion A/1: a property associated with events that have made a significant contribution to the broad patterns of our history**
  
- **Criterion C/4: a property that embodies the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction**

The first criterion, National Register Criteria A (National Historic Landmark Criteria 1), is documented in both the 1978 NR and the 1987 NHL. The second criterion, National Register Criteria C (National Historic Landmark Criteria 4), is documented in the 1978 NR, the 1987 NHL, and the 1994 SFLD.

**AREAS OF SIGNIFICANCE RECOMMENDATION**

**The areas of significance that have been documented for the Civic Center Historic District today are: Architecture, Art, Beaux Arts, Community Planning and Development, Entertainment/Recreation (World’s Fair), Landscape Architecture, Politics/Government, and Social History.** These areas of significance are listed in one or more of the three existing documents associated with the Civic Center Historic District. The Beaux Arts style relates primarily to the areas of Architecture, Art, Community Planning and Development and Landscape Architecture. Information about significance related to the mid-century modern era design of Civic Center Plaza, and the design of UN Plaza and Market Street BART, both of which are the focus of other studies, is included in the Statement of Significance Recommendation at the end of this section.

## CATEGORY RECOMMENDATION

**The property should remain a District, as it has been designated in the 1978 NR, 1987 NHL and 1994 SFLD.** However, sites and objects that contribute to the district should be more clearly defined and evaluated. For example, plazas and open spaces, such as Memorial Court, should be listed as sites within the district. Similarly, objects such as the Pioneer Monument and others listed as contributing should be listed as objects within the district.

## DESIGNER RECOMMENDATION

**Architects, landscape architects and craftspeople associated with designing or building previously documented significant features in the Civic Center Historic District include: Arthur Brown, Jr.; B. Marcus Priteca; Bernard J.S. Cahill; C. A. Meussdorffer; Daniel H. Burnham; Frederick H. Meyer; G. Albert Lansburgh; George Kelham; Jean Louis Bourgeois; John Galen Howard; John Bakewell, Jr.; John Reid, Jr.; Meyers and Ward; Paul Deniville; Thomas D. Church; Walter D. Bliss; and William B. Faville.** All of these designers have been listed in one or more of the three existing documents associated with the Civic Center Historic District. Designers associated with the Architecture, Art, Community Planning and Development and Landscape Architecture of the Modern Style are Douglas Baylis; Lawrence Halprin; Skidmore, Owings and Merrill; DeLeuw, Cather and Company; and Wurster, Bernardi and Emmons. Their work is currently being studied in relationship to the designs for Civic Center Plaza, UN Plaza and Market Street BART.

## HISTORIC RESOURCES RECOMMENDATION

**All features that have been designated as contributing (C) in the Existing Conditions and Analysis section should be treated as resources that contribute to the historic character of the Civic Center Historic District.** Any features that are the focus of ongoing studies were designated as undetermined (U) and, as stated in the *The Secretary of the Interior's Standards for the Treatment of Historic Properties*, should be treated as potentially eligible until those studies are completed.

## STATEMENT OF SIGNIFICANCE RECOMMENDATION

**The Statement of Significance should be updated to include information about landscape features that were not previously documented which relate to established eras and areas of significance, such as the City Beautiful/Beaux Arts era.**

For Criterion C (Design):

**City Beautiful/Beaux Arts Era**

1. The documentation should be updated to include landscape features associated with the City Beautiful/Beaux Arts era that were not previously recognized. Landscape features associated with the civic scale improvements of the City Beautiful/Beaux Arts era include granite curbs, single pendant light poles on Van Ness Avenue, fire hydrants associated with the San Francisco Fire Department Auxiliary Water Supply System improvements completed between 1909 and 1913, and sculptures associated with the design of City Hall. A few landscape features which survived the Great 1906 San Francisco Earthquake and Fires that are extant today include select fire boxes and the Pioneer Monument.

The Pioneer Monument, granite curbs, single pendant light poles and sculptures reflect the vision of the architects and designers of the Beaux Arts era to exert influence over all elements in the design of the district and to create a harmonious whole between the buildings, landscape spaces, and landscape features. This type of design influence typified the Beaux Arts era. Utilitarian features such as the fire hydrants and fire boxes reflect the comprehensive city-wide efforts to improve the infrastructure of the city following the Great 1906 San Francisco Earthquake and Fire in order to prevent another cataclysmic disaster of the same proportion.

2. The documentation should also be updated to provide a more detailed description of the significance of the War Memorial Court, a landscaped open space set between the Opera House and Veterans Building, that was planned by Arthur Brown, Jr. as part of the War Memorial Complex, but was not built until 1936

following the design of landscape architects H. Leland Vaughn and Thomas D. Church. Church is considered a leader in forging the iconic California garden style and modern landscape architecture style. Noted modernist landscape architect Garrett Eckbo described him as "the last great traditional designer and the first great modern designer."<sup>234</sup> In fact, the War Memorial Court, an early commission for Church is a rare example of his early work when he was transitioning between the Beaux Arts style and Modern style, and of his public work since he is more well-known for his residential garden designs. The design predates a pivotal 1937 trip to Europe where he studied modern architectural master works by LeCorbusier and Alvar Aalto that altered the course of his career. The War Memorial Court possesses a high level of integrity to its original design, though some minor alterations including the replacement-in-kind of plant materials have been completed, and the insertion of the "Passage of Remembrance" veterans memorial.<sup>235</sup> Extant character-defining features of the War Memorial Court include the overall symmetry of the design, the symmetrical horseshoe shaped courtyard inscribed with a rectangular lawn; the octagonal shaped lawn at the east end of the court; the horseshoe shaped drive; concrete curbing and brick and cast stone pathways; the central axis and view to City Hall; boxwood hedges along the perimeter, the walkways, and at the east end of the court; the double allée of plane trees, the slight rise in topography in the direction of City Hall; and the iron and bronze fences, lanterns, and light standards.<sup>236</sup>

**Thomas Church**

Thomas Church, born in Boston and raised in California, was trained at the University of California at Berkeley and Harvard Graduate School of Design. He taught briefly before opening a practice in San Francisco in 1933, where he worked until his retirement in 1977. In

<sup>234</sup> Harris, Becky. "Design Icons: Thomas Dolliver Church," <http://www.houzz.com/ideabooks/4664821/list/Design-Icons-Thomas-Dolliver-Church>

<sup>235</sup> San Francisco Planning Department, War Memorial Court Review Comments, 5 April 2012

<sup>236</sup> San Francisco Planning Department, War Memorial Court Review Comments, 5 April 2012

1955, he authored *Gardens Are for People: How to Plan for Outdoor Living* which outlined his design philosophy: *unity*, which is the consideration of the schemes as a whole, for both architecture and landscape; *function*, which is the relationship of practical service areas to the needs of the house, and the relationship of decorative areas to the desires and pleasures of those who use the space; *simplicity*, both in terms of the economic and aesthetic success of the layout; and *scale*, which rests upon the pleasant relationship of elements to each other. His most notable works include the Donnell Garden (Sonoma, CA), Parkmerced (San Francisco, CA), Bloedel Reserve (Bainbridge Island, WA), and General Motors Technical Center (Warren, MI).<sup>237</sup>

<sup>237</sup> The Cultural Landscape Foundation, "Thomas Dolliver Church," <http://tclf.org/pioneer/thomas-church> August 29, 2013.



Figure 4.1 Thomas Church (Bancroft Library)

## ADDITIONAL STUDIES

There are a few distinct areas of significance that are the focus of current studies and planned future studies that could change the documented significance for the Civic Center Historic District. In particular a study is currently being completed to review the mid-century modern era urban development, planning and landscape architecture for the construction of the underground exhibit hall, parking garage and redesign of Civic Center Plaza which were designed by known masters of architecture and landscape architecture including Douglas Baylis; Skidmore, Owings and Merrill (SOM); and Wurster, Bernardi and Emmons (WBE). If the work associated with these efforts is found to be significant then the statement of significance should be revised to include it. The area being studied primarily affects block 0788, but also relates to features on block 0812.

In addition, the work of known master landscape architect Lawrence Halprin and his work associated with BART, Market Street and the United Nations Plaza is currently being studied. If work associated with those projects is found to be significant and retain integrity, then the statement of significance should be revised to include it. The area designated for this future study is outlined on maps of blocks 0351 and 0355.

Finally, Civic Center Historic District should be studied in terms of its relationship to numerous national level civic protests and social movements such as the Vietnam War, the House Committee on Un-American Activities, the White Night Riots and the gay rights movement, and the statement of significance revised accordingly.

Though these studies are currently underway or planned for the future, the following information about these potentially new areas of significance is provided for contextual understanding of the Civic Center Historic District's more recent historic development. While final determinations are forthcoming, it's helpful to understand the potential significance related to these development eras.

### UNDER CRITERION A (EVENTS):

Events which have occurred in the Civic Center Historic District but were not previously documented include pivotal events in the founding of the gay rights movement in the United States associated with the murder in 1978 of San Francisco Mayor

George Moscone and Supervisor Harvey Milk, the first openly gay elected official, by former City Supervisor Dan White and the subsequent White Night riots in 1979 following the lenient sentencing of Dan White for their murders. More research is needed to put this event in its rightful context and determine which level of significance it reaches: national, state or local. It was determined that level of research was outside the scope of this project.

### UNDER CRITERION C (DESIGN):

#### Modern Era

Following the end of World War II, a nationwide movement began to re-imagine urban areas, especially civic centers that had been neglected during the Great Depression and World War II years. This new aesthetic movement centered on progressive ideas and a modern future was also reflected in the rise of the space program and the presidency of John F. Kennedy. "Many cities after the end of the war wanted to look toward a bright new future, and turned (their) view toward an architecture that could convey that the city was in step with a post-World War II modern world."<sup>238</sup> An influx of private and public funding contributed to the rise in these types of projects, which transformed urban areas to reflect the modern or international style of architecture in vogue at the time. Modern materials, such as concrete, steel and glass, were combined in designs that exhibited clean lines and strong geometric forms.

Similar to the Beaux Arts era, the prevailing thought of the modern era was to have a city possess architectural symbols that reflect its citizens' values on the importance of government and civic spaces in public life. Greater attention was being paid to civic government and discourse following World War II, which was personified by John F. Kennedy's presidency and his emphasis on public service. A by-product of this movement included a celebration of the future, which in many ways included a rejection of the past. Architectural styles of this era were marked with flat roofs, minimal ornamentation in geometric shapes with typical materials of concrete, steel and glass. Buildings possessed strong vertical and/or horizontal lines, minimal fenestration and were often built using curtain walls. Modern landscapes retained a similar formality with clean

**238 National Register nomination for Tulsa Civic Center Historic District, 2012**

geometric lines and minimal ornamentation which was typically expressed in a landscape's plant palette and modern materials such as concrete. Views and focal points were part of the design treatments and abstraction was often used as a design expression.

For San Francisco, the modern era of civic scale design manifested in the construction of Brooks Hall and underground parking garage and the redesign of Civic Center Plaza. These projects were meant, much like the Beaux Arts design of Civic Center Plaza, to align San Francisco with the prevailing national and international design movements and the modern civic principles it espoused. It also set to expand the capabilities of the city to host large scale public and private events both indoors in Brooks Hall and outdoors in the Civic Center Plaza, and provided underground parking for an era of design centered on the automobile.

Civic Center Plaza's 1961 landscape design reflects the modern era's design styles, aesthetics and materials. In particular, the Civic Center Plaza design features garden rooms shaped by rows and bosques of trees and rectilinear concrete forms. It uses a minimal palette of hardscape materials, namely concrete, decomposed granite and metal, and has a limited palette of vegetation species, relying on a few species of trees, lawn and few shrubs and ornamental plantings. The vegetation is meant less for ornamentation and more for organization and structure. There is symmetry to the landscape elements and spaces that merges both the modern era of landscape design with the Beaux Arts character of the Civic Center District – as both touted symmetry as one of their tenants. In fact, much of the design, its materials and aesthetic are a modern interpretation of Paris' public parks, namely the Jardin du Luxembourg that used a similar palette: pollarded trees, decomposed granite or gravel, lawn, a few species of shade trees, and concrete or stone. In some cases, this reliance on Paris as a design inspiration reflects the same type of influence Paris had on the Beaux Arts era as well. Typical of the time the automobile is accommodated in the design, but the infrastructure related to its use is tucked into discrete spaces. Those infrastructure elements, such as the garage elevator building, vents and access routes all conform to the established grid of the design so that both the aesthetic and functional elements are in sync with each other across the space. For example one of the vents and two of the staircases are positioned within the plane tree grove to line up and be on center

with the adjacent trees, keeping them tucked into a dominant landscape feature so they blend in with the overall site.

The mid-century modern urban redevelopment projects in Civic Center were led by the firm of Wurster Bernardi and Emmons (WBE) with consulting architects Skidmore, Owings and Merrill (SOM). Douglas Baylis, the WBE team's landscape architect, was the lead designer for the Civic Center Plaza landscape redesign project.

#### ***Wurster, Bernardi and Emmons***

WBE was founded in 1945 by William Wurster, Theodore Bernardi and Donn Emmons in San Francisco. Bernardi and Emmons were both former employees of Wurster when he had his own firm between 1924 and 1943. Bernardi and Emmons effectively managed the firm during the early years when Wurster was Dean of Architecture at MIT between 1944-1950 and Dean of the College of Environmental Design at the University of California, Berkeley between 1950-1963. Wurster, in particular, often collaborated with Thomas Church. The firm, well-known for their modern designs, won the American Institute of Architects architectural firm award in 1965, and Wurster was honored with the AIA Gold Medal in 1969. Some of their projects include: San Francisco's adaptive reuse of Ghirardelli Square in which they collaborated with landscape architect Lawrence Halprin; 555 California, also in San Francisco, in which they collaborated with SOM and Italian architect Pietro Belluschi; and several projects for the University of California, Santa Cruz including the University's Long Range Development Plan and designs for Cowell College.<sup>239</sup>

#### ***Douglas Baylis***

Douglas Baylis studied at the University of California, Berkeley before working briefly for Thomas Church. Following that, he worked for the City of San Francisco Housing Authority before establishing his own practice. He also served as consulting landscape architect for the University of California, Berkeley between the

**239 Online Archive of California, Inventory of the William W. Wurster/Wurster, Bernardi & Emmons Collection, 1922-1974 <[http://www.oac.cdlib.org/findaid/ark:/13030/tf8k40079x/entire\\_text/](http://www.oac.cdlib.org/findaid/ark:/13030/tf8k40079x/entire_text/)> September 10, 2013**

years 1956-1959. His most notable public design work includes: Washington Square in San Francisco; the Monterey Freeway; IBM Headquarters in San Jose; and the Unit House in Hayward, California which was a collaboration with architect Gordon Drake. He also often collaborated with landscape architect Lawrence Halprin. He ushered in a new era of garden writing with "how-to" articles he wrote for *Landscape Architecture*, *House Beautiful* and *Better Homes and Gardens*.<sup>240</sup>

#### **Skidmore, Owings and Merrill (SOM)**

SOM was formed in the 1930s by Louis Skidmore, Nathaniel Owings and John Merrill opening their first branch in New York City in 1937. They are well known for influencing the wide-spread use of the modern or international style of steel and glass skyscrapers indicative of the mid-20th century in the United States. In 1962 and 1996 SOM received the Architecture Firm Award from the AIA, and at this writing they are the

240 The Cultural Landscape Foundation, "Douglas Baylis," <<https://tclf.org/pioneer/douglas-baylis>> August 29, 2013.



Figure 4.2 Douglas Baylis teamed with Wurster Bernardi Emmons to design Civic Center Plaza in 1960 (CED Archives)

only firm to have received this award twice. Some of their notable designs include: Lever House in New York City, Memorial Coliseum in Portland, Oregon, Beinecke Rare Book and Manuscript Library in New Haven, Connecticut, and San Francisco's 555 California Street for Bank of America and the Louise M. Davies Symphony Hall in the Civic Center.

#### **UNDER CRITERION CONSIDERATION G:**

##### **United Nations Plaza and Civic Center BART Station**

Further research is being conducted to evaluate landscape features associated with the United Nations Plaza and BART improvements in the Civic Center that were not previously documented. The existing National Register documentation references significant events including the formation of the United Nations in 1945 and the signing of the peace agreement with Japan at the end of World War II in 1951, and does recognize the importance of UN Plaza in commemorating these events. However, no evaluation of UN Plaza, the Civic Center BART Station, or associated landscape features has been conducted to establish significance under National Register Criterion Consideration G (Properties That Have Achieved Significance within the Past Fifty Years). A general summary of the history of UN Plaza is below.

UN Plaza is located at the east end of the Civic Center complex on Market Street between 7th and Hyde Streets and includes an approximately two-acre tree-lined plaza and a large granite slab fountain to the east. The plaza was designed by master landscape architect Lawrence Halprin and lead designer Donald Ray Carter and is the most recent addition to the Civic Center open space. The plaza was constructed in 1975 to commemorate the 30th Anniversary of the signing of the 1945 United Nations Charter at the nearby Veteran's Building. UN Plaza was realized as part of the Market Street Reconstruction Project in conjunction with the underground BART system, including the station at Civic Center. The Market Street Reconstruction Project was designed by Mario Ciampi and Associates, John Carl Warnecke and Associates, and Lawrence Halprin and Associates.<sup>241</sup>

Halprin designed UN Plaza as a dynamic and active public

241 Market Street Reconstruction: United Nations Plaza drawings. Department of Public Works, Bureau of Engineering Archive, 1973-1976.

space connected physically and visually to both the Civic Center and to Market Street. In the mid-1960s and 1970s, Halprin's designs became increasingly focused on the experience of moving through the landscape, and he often utilized his RSVP Cycles theory and participatory workshops to inform the design process. Halprin's design for Market Street created a pedestrian-oriented open space sequence that includes United Nations Plaza, Hallidie Plaza, and Embarcadero Plaza (an earlier example of his work now known as Justin Herman Plaza). The three plazas are tied together by Market Street, acting as the central transportation spine of the City.

UN Plaza is composed of an asymmetrical brick pedestrian promenade featuring two rows of granite pylons topped by lights.<sup>242</sup> Rectangular lawns are set within granite borders and feature double allées of London plane trees located to the north and south of the columns, forming the edges of the plaza. An equestrian statue of Simón Bolívar, a gift from the government of Venezuela to the city of San Francisco, is located at the western terminus of the plaza. The eastern side of the plaza features a sunken sculptural fountain formed by asymmetrical stacked granite blocks which is animated with arcing water jets.<sup>243</sup> Halprin employed his signature elements of water and stone in the design of fountain. The fountain's stacked granite slabs, powerful water jets, and asymmetrical design creates not only a focal point for the plaza, but also an anchoring feature to entice pedestrians to move through the large open space. The granite materials were chosen to tie the plaza to the buildings in the Civic Center. The stacked slab fountain design recalls the Ira Keller Fountain in Portland, Oregon and other signature fountains Halprin designed in the 1960s. The fountain is lit by two tall light standards with multiple spot lights that likely date to the 1975 design and are similar to stage light types Halprin used for other fountain projects he designed in the late 20th century.

Changes have been made to UN Plaza since Halprin's original design. To commemorate the 50th anniversary of the signing of the United Nations Charter, a permanent memorial was created in 1995 at UN Plaza to honor the principles of international cooperation and human rights embodied in the establishment of the United Nations. The memorial included the following

242 The original lights were rectangular, and replaced with the current spherical lights in 2005.

243 The Cultural Landscape Foundation, "United Nations Plaza," <<http://tclf.org/landscapes/united-nations-plaza>> September 10, 2013.

elements: the Walk of Great Ideas, featuring granite paving panels embedded in the walkway inlaid with brass letters outlining the preamble to the United Nations Charter; the United Nations symbol engraved in granite and installed at the center of the plaza; the addition of granite markers inscribed with the names of the fifty nations that signed the United Nations Charter; a polished black granite obelisk engraved with the preamble to the Universal Declaration of Human Rights was installed near the fountain; the latitude and longitude of the City of San Francisco was inlaid with brass in granite strips in the pavement; the existing granite pylons were engraved with the names of the United Nations member countries in the order that they joined; and the existing fountain was engraved with quotes from a speech delivered to Congress by President Franklin D. Roosevelt.<sup>244</sup> The fountain was refurbished and re-dedicated at this time as well, following consultation with Lawrence Halprin.

In the early 21st century, additional modifications to the plaza were made and features were added to further commemorate the signing of the United Nations Charter at the Veterans Building. In 2003, temporary fencing was installed around the fountain to thwart public bathing that was occurring at the site (Halprin publicly voiced his distaste for this change). In 2005, improvements were made including: upgrading utilities to allow for kiosks and events, replacing existing light fixtures with new globe light fixtures on the pylons, adding new pedestrian lighting, replacing the bollards and chains around the fountain, removing the wall behind the fountain at 50 UN Plaza, improving accessibility (ADA), commemorating the 191 member nations of the UN by hanging their flags, inscribing the names of new member nations on the pylons, and installing a new stone monument commemorating United Nations World Environment Day in 2005 which was the 60th anniversary of the signing of the charter.<sup>245</sup>

Although Halprin was consulted on some aspects of the late-20th century alterations to the plaza and fountain, newspaper articles from the period and Halprin's own writings indicate that he did not fully support these change.

244 UN Plaza Site Assessment Report, 1995, p.26

245 United Nations Plaza Transformation, press release from the City and County of San Francisco Office of the Mayor, March 9, 2005

**Lawrence Halprin**

Lawrence Halprin was born in Brooklyn, New York in 1916 and moved to San Francisco after World War II. Halprin worked for Thomas Church’s office from 1945 until opening his own practice in 1949. Halprin was an influential landscape architect and theorist whose career spanned nearly 65 years until his death at the age of 93 in 2009. He authored nine books on landscape theory and design and encouraged innovation in the field through such concepts as his RSVP Cycles, which focused on user experience and community participation as drivers of the design process. His most notable works include: Sea Ranch site plan (1962-1967), renovation of Ghirardelli Square (1962-1968), Portland Open-Space Sequence (1965-1978), Freeway Park in Seattle (1970-1974), Franklin D. Roosevelt Memorial in Washington, D.C. (1976-1997), and numerous civic,

campus master planning and institutional projects in the United States and abroad.<sup>246</sup>

Halprin’s urban designs focused on the role of the landscape architect in reshaping the American city. Halprin understood his designs as inseparable from the social, cultural and natural contexts in which his projects were located.<sup>247</sup> Halprin received much recognition for his work during his lifetime, including such honors as the AIA Medal for Allied Professionals in 1964, the ASLA gold medal in 1978, the Presidential Design Award for the FDR Memorial in 2000, and the National Medal of the Arts in 2002.



Figure 4.3 Lawrence Halprin at the dedication of Lovejoy Fountain in Portland, Oregon in the early 1970s (portlandoregon.gov)

<sup>246</sup> Charles Birnbaum and Stephanie Foell, *Shaping the American Landscape: New Profiles from the Pioneers of American Landscape Design Project* (University of Virginia Press, 2009), 124-127.

<sup>247</sup> John King, “Lawrence Halprin-landscape architect-dies,” *San Francisco Chronicle*, October 27, 2009.

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## APPENDIX

### STATEMENT OF SIGNIFICANCE

This Statement of Significance is compiled directly from the 1987 NHL with added references from the 1978 NR and the 1994 SFLD when appropriate to provide a comprehensive and accessible link to the areas of significance that have already been established for the Civic Center Historic District. This provides context for the recommendations that were made for updating the current historic documentation.

The San Francisco Civic Center, the scene of events of national and international importance, including the founding of the United Nations and the drafting and signing of post-World War II peace treaties with Japan, outstandingly illustrates the era of turn-of-the-century municipal reform movements in the United States and early public and city planning. By general consensus, its architecture and plan are regarded as one of the finest and most complete manifestations of the City Beautiful movement in the United States. Henry Hope Reed, a well-known scholar of Classical architecture, has called it “the greatest architectural ensemble in America.”

The Civic Center also embodies the city’s phoenix-like resurgence after the disastrous 1906 earthquake and fires. The Civic Center remains the permanent manifestation of this phenomenon; it shared its origins, however, with its Siamese twin, the Panama-Pacific International Exposition of 1915. Exposition (Civic) Auditorium, in the Civic Center, remains as a link between these two great projects and one of only two intact survivors of the Exposition, one of the most notable of America’s World’s Fairs. The other surviving feature of the Panama-Pacific International Exposition is the lagoon built around the Palace of Fine Arts in the Marina District of San Francisco.

### THE CITY BEAUTIFUL MOVEMENT

The City Beautiful Movement, an aspect of the general drive for municipal reform that sprang up in the 1890s and continued after the turn of the century, intended to bring order and beauty to American cities. The national impetus to the movement was the World’s Columbian Exposition in Chicago in 1893, called the White City by its admirers for its large white classical buildings that were arranged in an orderly manner around a lagoon in a “Court of Honor.” The apparent harmony, cleanliness, and

grandeur of the White City captivated the American public and directly influenced urban planners and architects for almost 40 years. A western echo of this idealist spirit was expressed in Joaquin Miller’s novel, *The Building of the City Beautiful*, published the same year as the Chicago fair, in which the hero pursues a visionary scheme to erect an ideal city athwart the Golden Gate.

The most immediate effect of the City Beautiful movement was the imitation of the White City in the world’s fairs that were held around the country in the next two decades. The fairs spread the ideals of classical architecture, Beaux Arts planning, and the example of cooperation among architects for greater effect in an ensemble. But, like the White City, these expositions, which involved multiple structures and elaborate landscape plans, lasted for a season or two and were then largely demolished.

A spectacular and well-known longer-term application of City Beautiful principles was in the revival of L’Enfant’s plan for Washington, D.C. More characteristic and widespread results of the movement were city, park, and civic center plans. Of the number prepared for major cities, however, only San Francisco’s civic center came near to completion. It originated in tandem with a great exposition to be held in the city. Both were intended to fulfill the visions of San Francisco’s elite, who saw their city as a modern day Florence.

### HISTORY

San Francisco’s old City Hall crumbled in the first 60 seconds of the 1906 earthquake, and its replacement became a lively public and political issue. That structure, on the site now occupied by the San Francisco Public Library and the Asian Art Museum, had been begun in 1872, but principally because of corruption in city government, was not completed until 1897 at the then-phenomenal cost of \$5.75 million.

There were suggestions that the superstructure or foundation of the old building be reused, but, by the end of 1908, demolition was under way. Those who supported a new City Hall would eventually join with other efforts to promote San Francisco, including a drive to erect a new public auditorium to attract conventions.

Already in 1899, Bernard J.S. Cahill, with the encouragement of reform-minded Mayor James D. Phelan, had put forth a Civic

Center plan that came to naught. Out of office, in 1904, Phelan had also been instrumental in the establishment of the Society for the Improvement and Adornment of San Francisco. The Society invited Daniel Burnham to provide the city with a grand plan and also suggested to Cahill that he revise his 1899 plan. (The latter plan was the similar to the tightly grouped one later adopted.) Burnham’s grandiose master plan for the city, including a Civic Center, was ready in 1905 and was delivered from the printer the day before the earthquake on April 18, 1906; it, like Cahill’s plan, languished.

In 1909, although San Francisco had been reconstructed essentially on pre-earthquake lines, Burnham was asked to revive and revise his Civic Center plan. Willis Polk, his deputy, handled the design, placing a semicircular group at the corner of Van Ness Avenue and Market Street. Stirred by what he conceived to be the impracticality of the plan, Cahill revised his 1904 scheme slightly and argued that the Burnham/Polk proposal was too expensive, disruptive, and likely to be delayed by litigation. The Burnham/Polk plan was put before the public and easily defeated.

These conflicting views of the form the Civic Center should take became linked to plans for a major international exposition to be held in San Francisco. In 1910, the Panama-Pacific International Exposition Company was formed to hold a fair in 1915. By the mid-summer of 1911, the directors of the company had decided to build an Exposition (Civic) Auditorium as a lasting reminder of the grandeur of the Exposition and as a permanent contribution to the city. To justify the Auditorium as an Exposition expense, its conferences would meet there without paying rent.

A vice-president of the Exposition Company, James Rolph, ran for mayor in September 1911. A municipal street railway, the Hetch-Hetchy water project, and other civic improvements were parts of this program, but the Exposition and the Civic Center ideas were its cornerstones. The Civic Center would permanently exhibit the grandeur which the Exposition would only briefly evoke. They would together demonstrate convincingly to the world that San Francisco had not simply recovered from the earthquake but had become a thriving and civilized metropolis of international importance. Rolph won a landslide victory, and the city moved forward on both projects.

### THE FINAL CIVIC CENTER PLAN

After Rolph’s election, steps toward planning of the Civic Center and the construction of the Exposition moved quickly, in hopes of completing at least the City Hall and Auditorium in time for the Exposition. In January 1912, the board of supervisors endorsed a revival of Cahill’s Civic Center Plan of 1909. The issue of its location was turned over to an architectural commission under the auspices of the Exposition, including Willis Polk, William B. Faville and John Galen Howard, among others; a clear majority chose the present site.

The mayor appointed another commission (John Galen Howard, Frederick W. Meyer and John J. Reid, Jr.) to select a final plan, oversee a City Hall design competition, and implement the plan. Howard, the chairman, guided the initial stages and campaigned for a March 1912 bond issue to finance the Civic Center and City Hall. Spurring public approval was the announcement by the State, just before the election, of its intention to erect a State building in the Civic Center. The bond issue passed overwhelmingly and the City Hall competition began quickly.

The approved Civic Center plan, then, consisted of a central plaza with the City Hall to the west, a State Building (now Supreme Court of California) to the north, the Public Library (now Asian Art Museum) and an Opera House to the east, and Exposition (Civic) Auditorium to the south. Four corner lots between the main buildings were reserved for a Health Building, a Fire and Police Building, a Powerhouse, and an undetermined public building. The use of the site of the present Federal Building was also unspecified. Narrow strips, to be lined with arcades and peristyles, were also to be acquired on all properties fronting the Civic Center.

### THE PANAMA-PACIFIC INTERNATIONAL EXPOSITION

The Panama-Pacific International Exposition of 1915, held in a 635-acre site in the Marina District of San Francisco, was, from the viewpoint of scholars who have studied the history of world’s fairs, a notable event. As a recreational spectacle, it presented the same variety of amusements, exhibits, technological innovations, and spectacular architecture as others in the tradition. The “car trains” used in zoos, for example, originated there, and the world’s first indoor airplane flight took place in the giant Palace of Machinery.

World's fairs, though they have their lighter side, which tends to capture popular fancy, can also be appreciated from serious perspectives. Architectural historians, for example, have stressed the attention to the color schemes of the buildings and plantings and the use of soft indirect light as notable innovations at the Panama-Pacific International Exposition. They have also noted the Exposition's emphasis on the arts, rather than technical sciences, that would have been expected in light of the fact that the primary event the Exposition was celebrating was the opening of the Panama Canal.

While it would be possible to elaborate on the legacy of the Panama-Pacific International Exposition in terms of both its architectural and recreational aspects, which are both highly significant, such a discussion would conclude with regrets that, aside from the Exposition (Civic) Auditorium, no structures from it have survived intact.

The Palace of Fine Arts, by Bernard Maybeck, a structure of great architectural interest, survived until the 1960s. Then, however, it fell prone to the temporary character of the materials of which it and most other Exposition structures had been built, and had to be demolished. It had won such a place in the hearts of San Franciscans, however, that it was shortly thereafter reconstructed.

Certain tangential legacies of the Exposition have also survived, including much of the artwork in the early Civic Center structures and the great municipal pipe organ, from the Exposition's Festival Hall, which was installed in Exposition (Civic) Auditorium in 1917.

Exposition (Civic) Auditorium, however, intended as a permanent contribution to the city by the Exposition, does remain, though it is in a detached location from the Exposition's main site. Exposition (Civic) Auditorium is the link between the two great events of 1915: hosting the Exposition in San Francisco and the development of the Civic Center. The Civic Center would grow, endure and transcend even the significance its planners had envisioned.

## IMPLEMENTATION OF THE CIVIC CENTER PLAN

John Bakewell, Jr., and Arthur Brown, Jr., designed the City Hall, while Howard, Meyer and Reid received the Exposition (Civic) Auditorium commission. Construction of City Hall began quickly, in April 1913, and of Exposition (Civic) Auditorium in July of the same year. The Auditorium was dedicated on January 15, 1915, in

time for the Exposition. The Powerhouse and Civic Center Plaza were also finished when the Exposition opened. The new City Hall, on the other hand, was not ready until early 1916, after the Exposition had closed.

With the City Hall, Exposition (Civic) Auditorium and Civic Center Plaza as anchors and the approved City Center plan as a guide, other buildings and features were added. A home for the San Francisco Public Library (now Asian Art Museum), which had been moving around in various temporary quarters since its establishment in 1878, was relocated to a building designed by George Kelham. World War I and the subsequent depression delayed further progress into the 1920s. The State Building (now Supreme Court of California), begun in 1920, was thus not completed until 1926.

On the other hand, the proposed arcades and peristyles were never built. And, although the builders of the Orpheum (then Pantages) Theater planned to face the theater's blank rear walls to match the Civic Center's buildings, a never-resolved dispute arose over who would pay for the facing. The walls have never been faced.

## CONSTRUCTION OF THE WAR MEMORIAL COMPLEX

The Civic Center, then, as it was originally approved, gradually reached virtual completion. A new development west of the City Hall, the War Memorial Complex, expanded the Center. Completed in 1932, the buildings and Memorial Court thoroughly harmonize with the original plan.

Even before the end of World War I, a memorial to honor those who had died in the struggle was proposed in San Francisco. There was great public debate over the nature of the project, and whether it should take the form of a monument; a "living memorial" such as an opera house; or some other character.

San Francisco had been an enthusiastic opera town almost since the Gold Rush, but it had little luck with opera houses, with several burning down. The last of these, the Tivoli, perished in 1906. Every version of the Civic Center plan had called for an opera house.

In 1918, a citizens' group revived the idea and invited the American Legion to join in support of a War Memorial Opera House. Together the two groups raised substantial funds and

gained public support. A prestigious architectural advisory commission (Bernard Maybeck, John Galen Howard, Willis Polk, Ernest Coxhead, G. Albert Lansburgh, John Reid, Jr., Frederick Meyer, and Arthur Brown, Jr.) drew up the site plan. By 1925, it had been decided that Brown would design the buildings with Lansburgh collaborating on the Opera House.

The scope of the project required far more money than had been raised privately and, with the help of local newspapers, a bond election was approved in 1927. It was four more years before construction began, because of disagreements between veterans, opera supporters, the mayor, and the Board of Supervisors over allocation of funds and space. Construction on the buildings finally began in the summer of 1931 and was complete in the fall of 1932.

Although there were sound aesthetic reasons for designing the two buildings of the War Memorial as a matched pair, in the end they were made identical because neither the opera supporters nor the veterans would consent to the other having a more complete, costly or magnificent home. As the Opera House was the more complicated structure, it was designed first and the Veterans Building derived its shape and design from it.

## ADDITIONAL 1930S ERA CIVIC CENTER PLAN IMPLEMENTATION PROJECTS

Contemporary with the War Memorial Complex buildings, the Department of Public Health Building was constructed in 1931-32, under the direction of Samuel Heiman of the City Architect's office. A landscaped Memorial Court, between the Opera House and the Veterans Building, was planned by Arthur Brown along with the two structures, but was not built until 1936, from designs by Thomas Church.

Construction of the long-promised Federal Building, also designed by Brown (in his capacity as an architect for the Treasury Department), was begun in late 1933 and completed in 1936. Its addition essentially brought the Civic Center to completion.

## EVENTS IN THE CIVIC CENTER

The beauty, monumental character, and excellent and varied facilities of the San Francisco Civic Center have drawn important people, meetings, and events to it. Two of these events are of

international importance: the organization of the United Nations (1945) and the Peace Treaties with Japan (1951).

The United Nations Conference on International Organization met in the Civic Center between April 25 and June 26, 1945. Heads of state and delegates from 50 countries attended the conference. Organizational details and the drafting of the United Nations Charter occurred in the Veterans Building; the Charter was signed in an 8-hour ceremony in the Veterans Auditorium (now the Herbst Theater) on June 26.

Ceremonial events and speeches took place in the Opera House. Concerts and public gatherings for the delegates, including the welcoming ceremony, were held in the Exposition (Civic) Auditorium. The Public Library (now Asian Art Museum) provided its facilities and services. The United Nations Conference demonstrated how successfully the buildings in the complex support one another in function as well as design.

A little more than six years later, on September 8, 1951, representatives of 49 nations signed a general peace treaty with Japan, returning full sovereignty to her after World War II. Japan, in the treaty, relinquished her claims to territories outside the home islands. In a separate treaty between the United States and Japan, concluded the same day, Japan granted the United States permission to continue stationing armed forces there. Both treaties, drawn in the Veterans Building, were signed in the Opera House.

Nationally important events associated with the Civic Center have been varied in character. The Democratic National Convention of 1920, in Exposition (Civic) Auditorium, at which James M. Cox and Franklin D. Roosevelt were nominated for President and Vice-President, respectively, helped to fulfill a key role foreseen for that structure. City Hall's magnificent domed space has been utilized on state occasions, including the reception of distinguished visitors, such as the Presidents of the United States and French President Charles de Gaulle. President Warren G. Harding lay in state there in August 1923, after his sudden death in San Francisco, as did former Mayor James Rolph, the leading political figure behind the success of the Civic Center, in 1934. He died while Governor of California. That same year, events associated with the violent San Francisco general strike swirled around the Civic Center. Later events have included House Un-American Activities Hearings in City Hall in the 1950s, anti-Vietnam War demonstrations in the 1960s.

## ARCHITECTURAL AND AESTHETIC EVALUATION OF THE CIVIC CENTER PLAN AND BEAUX ARTS ERA BUILDINGS

Within the scope of turn-of-the-century classical architecture in the United States, the San Francisco Civic Center contains a superlative example, in the City Hall, and several fine examples of the mode. They cannot, however, properly be evaluated solely in isolation. Seen in the context of the Civic Center as a whole, and in relation to City Hall, they together achieve distinction, if they are judged on the degree to which each enhances the group without distracting from the City Hall. These qualities are achieved through a harmony of color, materials, scale, size, texture, rhythm and style. The ensemble is a monument of architecture and a triumph of early 20th century American city planning.

The Civic Center carries out City Beautiful planning concepts in its classical style of architecture, in its association with municipal reform, in the restraint shown by the individual architects in the integration of their structures into the Civic Center plan, and in the manner in which the Civic Center defined its importance in architectural terms. In San Francisco, moreover, the Civic Center represented the city's emergence as a regional center of national importance.

The San Francisco City Hall is widely regarded as one of the finest examples of Beaux Arts classical architecture in the United States. A very conservative building for its day, it is within the tradition of American capitol buildings such as the U.S. Capitol. Yet the influence of the Beaux Arts revival of the Baroque ideal and Arthur Brown, Jr.'s masterful and scholarly hand set it apart.

City Hall also serves as a powerful centerpiece and focal point for the civic complex, with the dome serving as the end point of major vistas from the east and west and as a dominant point of reference. Although not the first building constructed in the complex, the City Hall was the first to be designed and all subsequent buildings have deferred to its grandeur. Many Civic Center buildings constructed after 1915 echo the spirit and details of City Hall, in such general matters as the character of the office wings and in such details as the rusticated bases. Recent building construction has produced taller, larger-scaled buildings and has introduced contemporary design aesthetics and materials.

The finest feature of the City Hall is its dome, whose exterior has been described as an effective and coherent synthesis of the European dome from the 16th to 18th centuries. The interior domed area, with its elaborate detail, its imaginative but correct use of classical elements, its grand staircase, handsome blue and gold metalwork, and dramatic lighting, is a magnificent Baroque space, comparable to the finest in the world.

The siting and design of the War Memorial Complex extended the Civic Center to an area not included in the original plan. Although designed 15 years later than the City Hall, the War Memorial is, nevertheless, aesthetically inseparable from it. The success of the complex is due principally to the designer of its buildings by Arthur Brown, Jr., and the War Memorial Court by Thomas D. Church.

The planning of the War Memorial was masterful in terms of its relationship to the City Hall, which had been criticized as being too short for its block and in need of two or three more bays at each end. By lengthening the front façades of the War Memorial buildings, they protrude beyond the wings of the City Hall and permit an imposing view of the War Memorial from the Civic Center Plaza. The lower scale of the two War Memorial buildings and the Court between them are also effective in highlighting the City Hall. Viewed from the west end of the complex, the War Memorial buildings in concert with the War Memorial Court, frame the view on the dome of the City Hall. This viewshed, though foreshortened, is on axis with and mirrors the one extending along the Fulton Street Mall from the east end of the Civic Center Historic District back toward the east façade of the City Hall.

The Asian Art Museum (former Public Library) is an excellent example of American Beaux Arts architecture in the tradition of Classical Revival European and American libraries, such as Cass Gilbert's Detroit Public Library, on which it is closely modeled. The long arcade of the Fulton Street façade, with the colonnade of the Federal Building, defines the principal planning axis of the Civic Center and directs the eye from Market Street to the City Hall dome. The Larkin Street façade, across the Civic Center Plaza from City hall, reflects the design of the City Hall and its main features.

The principal issue in the Library's design competition, the shape of the building and its relation to the others in the Civic Center, clearly illustrates the impact of the City Beautiful movement of an

individual building. The winning architect conformed his building in shape and exterior decoration to integrate his structure with the Civic Center plan.

The Exposition (Civic) Auditorium is designed in a very traditional Beaux Arts manner with a multi-faceted façade, huge bays and paired columns. As an aesthetic element of the Civic Center, it plays a unique role. The other buildings defer to the City Hall and reflect its rhythmic and classical qualities. They might almost serve as the base for the dome themselves in their style, but the form of the Auditorium's details, on the other hand, serves to harmonize it with the City Hall and other buildings.

The Federal Building links Market Street and the Civic Center visually. The uninterrupted rhythmic colonnade leads the eye up UN Plaza and Fulton Street to the City Hall dome. The reentrant corners and the frontage of UN Plaza (relative to the setback Asian Art Museum (former Public Library) make the building more visible from the Civic Center Plaza and thus appear to be more a part of the group.

The State Building (now Supreme Court of California), occupying the full-block street frontage, balances Exposition (Civic) Auditorium across the Plaza. The masterful handling of the War Memorial Complex brings the State Building (now Supreme Court of California) into relationship with the other Civic Center buildings.

The Civic Center Plaza, as the central feature of the principal grouping of Civic Center buildings, provides views that emphasize the unity of all the monumental buildings.

The 1912 plans for the Civic Center called for the four corner sites surrounding the Civic Center Plaza to be reserved. Therefore the buildings on these blocks would, in addition to the major buildings on the blocks directly facing the Civic Center Plaza, would complete a classical wall all the way around the Plaza. On the four corner sites only two structures, the Powerhouse and Department of Public Health Building, were constructed by the end of the Beaux Art era build out in the 1930s. Today, one more of the corner lots has been developed with a large civic structure, namely the San Francisco Superior Court at the corner of Polk and McAllister Streets.

The Department of Public Health Building is a simple but pleasing exercise in the Italian Renaissance style. In its shape

and orientation, however, it helps to fill the gap between the Exposition Auditorium and City Hall; it is the same height as those two buildings and mixes their decorative features.

## THE ARCHITECTS AND ADVOCATES OF THE PANAMA-PACIFIC INTERNATIONAL EXPOSITION, THE CIVIC CENTER PLAN, AND THE MID-CENTURY MODERN URBAN REDEVELOPMENT

Just as the beauty and importance of the Civic Center is diffused among many elements, so no one person can be singled out as having presided over its development and that of the Panama-Pacific International Exposition. The same individuals were, with a few exceptions, involved in both projects. Mayor Phelan, Bernard J.S. Cahill, the Society for the Improvement and Adornment of San Francisco, Daniel Burnham, and the supporters of the Exposition all helped mold the Civic Center idea. Mayor Rolph and architect John Galen Howard were probably the most responsible for winning its acceptance. Arthur Brown, Jr., designed most of the buildings. Many of the men and groups were involved at more than one stage, and some, like Willis Polk, never left any tangible marks of their influence, yet were significantly involved through their support and service on the various commissions and design review boards that participated in the Civic Center's growth and the building of the Exposition. A number of other individuals deserve credit, because the architects involved in the conception and execution of the Civic Center were an exceptional group, and some discussion of their background and accomplishments will make clearer the character of the individuals involved in these achievements.

The architects associated with the Beaux Arts era Civic Center Plan and Development were well grounded in the formal training required for their tasks. Six (John Galen Howard, John Reid, Jr., George Kelham, Arthur Brown, Jr., John Bakewell, Jr., and G. Albert Lansburgh) attended the Ecole de Beaux Arts, and three (Howard, Walter D. Bliss, and William B. Faville) had apprenticed under McKim, Mead and White.

The École des Beaux Arts in Paris, the most important school of architecture late in the 19th century, purveyed the ideas which in the United States became incarnated as the City Beautiful movement. Certain American school and east coast architectural firms provided similar training and promoted many of the same ideas. The New York City firm of McKim, Mead and White was one of the most influential.

Arthur Brown, Jr. was the architect of more buildings in the Civic Center than any other individual, and they stand out as the finest. With John Bakewell, Jr., his partner, he planned the San Francisco, Berkeley, and Pasadena City Halls; the Horticulture Building at the Panama-Pacific International Exposition, which was a domed structure larger than the Pantheon; the Santa Fe Depot in San Diego; and many buildings at Stanford University. Bakewell & Brown operated between 1905-27. Later, he designed the War Memorial Complex, Federal Building, and Coit Tower in San Francisco, and the Department of Labor and Interstate Commerce Commission Buildings in Washington, D.C.'s Federal Triangle. He served on the architectural boards of the Panama-Pacific International Exposition and the 1933 Chicago World's Fair, and chaired the Golden Gate Exposition held on Treasure Island in San Francisco in 1939-40.

G. Albert Lansburgh, who assisted Arthur Brown, Jr. with the Opera House, also served on the Panama-Pacific International Exposition board. He was principally known as a theater designer for the Orpheum chain, and built vaudeville and movie house for the company throughout the United States.

George Kelham, the architect of the Public Library (now Asian Art Museum), chaired the architecture committee of the Panama-Pacific International Exposition and designed its Court of Flowers and Court of Palms. He had arrived in San Francisco in 1909 to supervise construction of the Palace Hotel, for the firm of Trowbridge and Livingston. Kelham's greatest impact on the city was as a skyscraper designer in the late 1920s and early 1930s. As much as any person, he gave definition to the famous skyline that lasted in the 1960s. His most prominent buildings are the Standard Oil Building, the Russ Building (the city's tallest from 1927 to 1964), and the Shell Building. As supervising architect for the University of California, he also did the plan and four buildings at UCLA.

John Galen Howard chaired the advisory board that selected the plan for the Civic Center (1912) and oversaw the early stages of its implementation. Although Howard collaborated with Frederick H. Meyer and John Reid, Jr. on the Exposition Auditorium, his major role in the Civic Center was that of advisor and persuasive advocate. Howard had served on the board of the Pan-American Exposition in Buffalo (1901), where he designed the prize-winning Electric Tower, and chaired the board of the Alaska-Yukon Exposition in Seattle (1909). He was also the

architect of the Hearst Memorial Mining Building at the University of California in Berkeley (1900), remained to plan the university campus, and founded its department of architecture, over which he presided for 25 years. During his tenure, he designed most of the university's new buildings. Later in his career, he sat on the committee that advised the city on the War Memorial Complex.

Frederick H. Meyer, the German-born architect who shared in the design of the Exposition (Civic) Auditorium, was influential in art education in the Bay Area. He was most closely associated (1907-61) with the California School of Arts and Crafts in Berkeley, which he founded. He served on the original advisory board of architects for the Civic Center and on the alter War Memorial board. His most notable architectural achievements, both in San Francisco, are the Humboldt Bank Building and the Monadnock Building.

John Reid, Jr. was the San Francisco City Architect (1912-28). In that capacity he played a long-term role in executing the Civic Center plan. Aside from his part in the Exposition Auditorium, he laid out the original Civic Center Plaza, made interior alterations to the Department of Public Health Building, and designed a large number of the city's public schools.

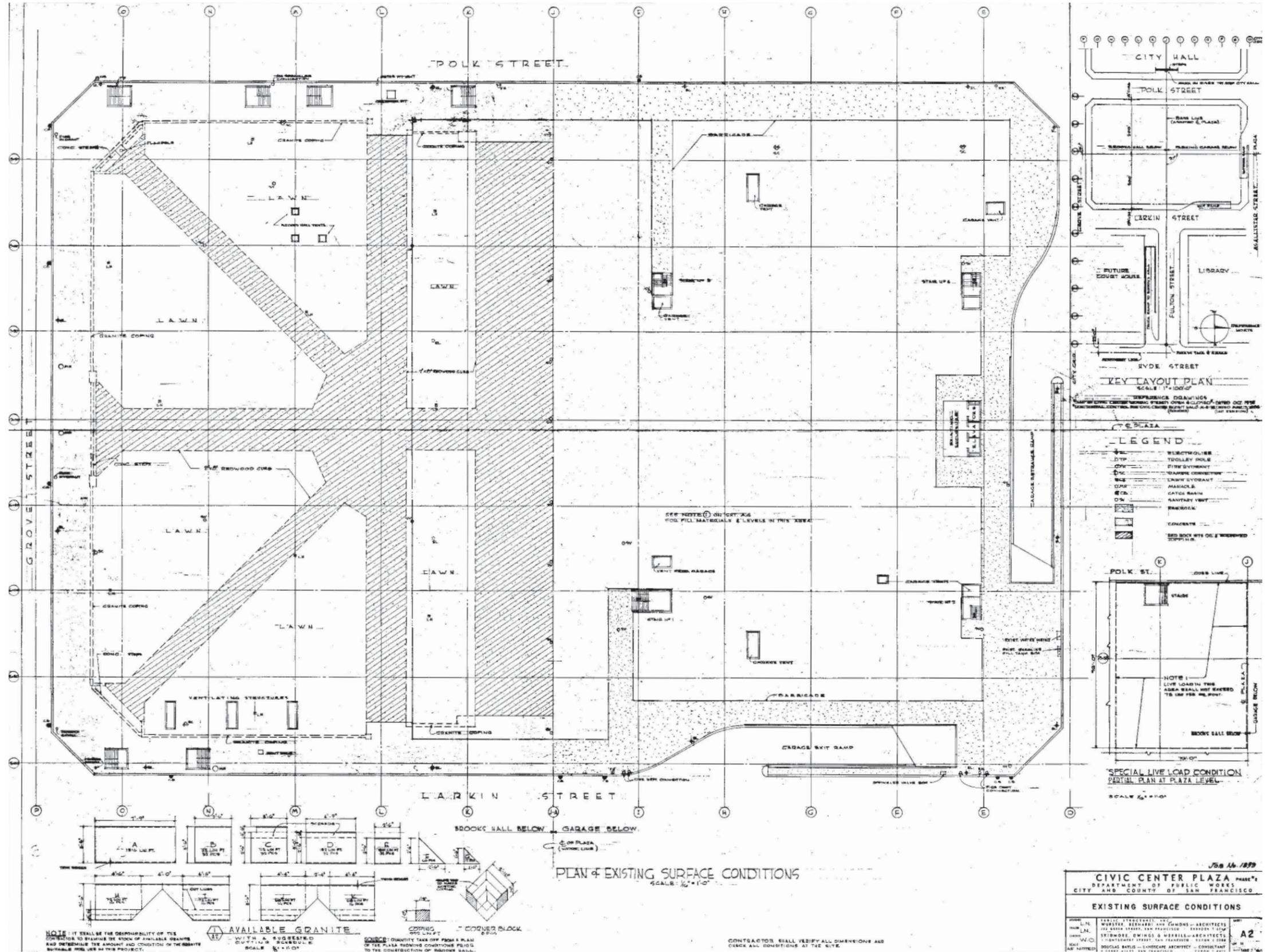
Walter D. Bliss and William B. Faville had one of the most prominent and well-respected firms in San Francisco when they won the State Building competition in 1915. They had just designed the key buildings at the Panama-Pacific International Exposition. Their other San Francisco commissions included the St. Francis Hotel, the Bank of California, and the Geary Theater. Virtually all of their commissions are extant, except the Exposition structures.

Bernard J.S. Cahill, an Englishman who came to San Francisco in 1891 to practice architecture, prepared the first Civic Center plan in 1899. His 1909 plan, revised around 1912, served as basis for the final design of the Civic Center. He specialized in mausoleums but was most influential as an early advocate of city planning. He also invented the "butterfly" or octahedral map projection.

Several contributors to the Civic Center's "decorations" also deserve mention. Jean-Louis Bourgeois assisted with the interiors of City Hall. Paul Deniville, who executed the decorative plaster and artificial stone of City Hall's interior, also did the travertine interiors of the San Francisco Public Library (now Asian Art

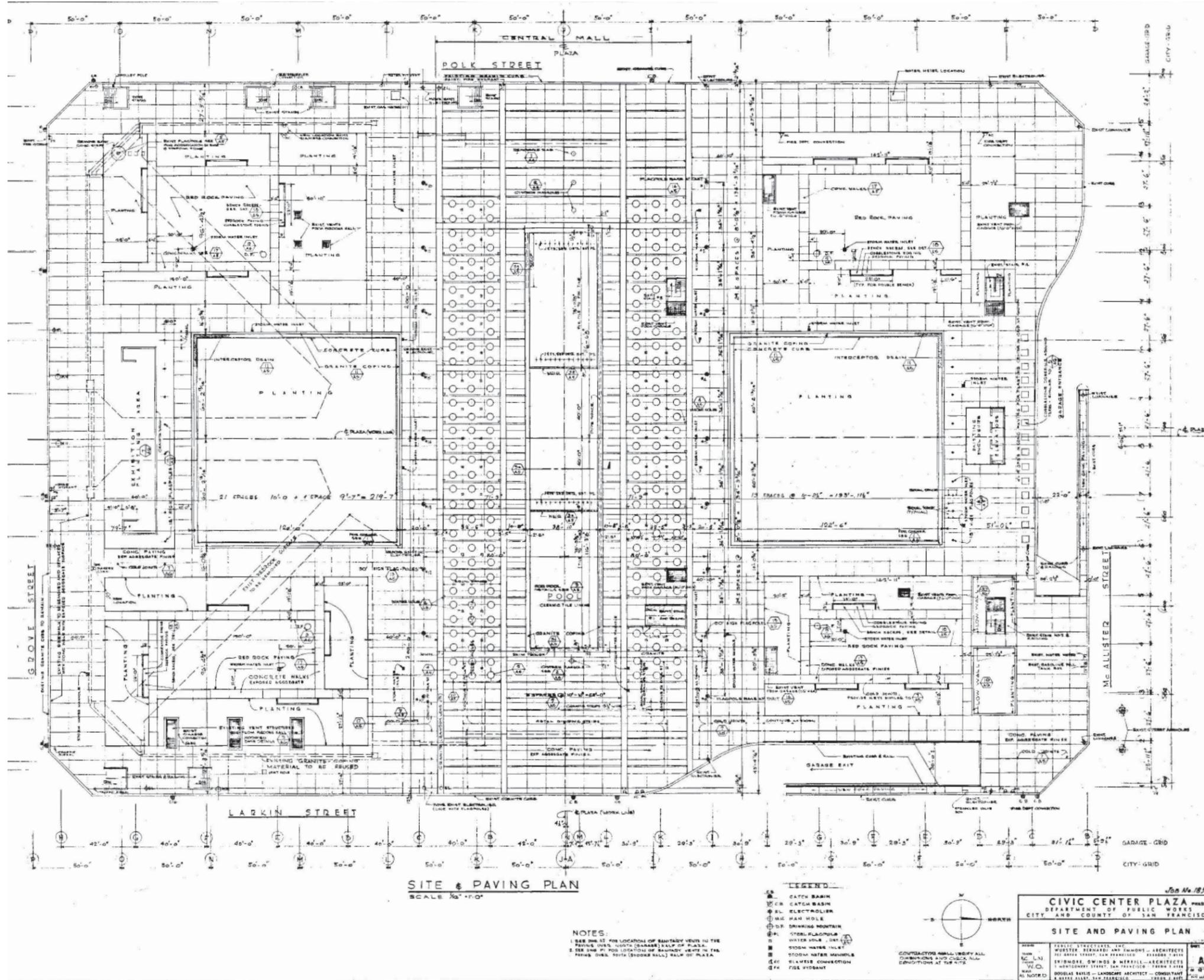
Museum) and the huge Palace of Machinery at the Panama-Pacific International Exposition, as well as Pennsylvania Station in New York City, both of which have been demolished. Thomas D. Church, a nationally prominent landscape architect associated with the Bay Region Style, planned the War Memorial Court.

**CIVIC CENTER PLAZA  
HISTORIC DESIGN PLANS  
(1960)**



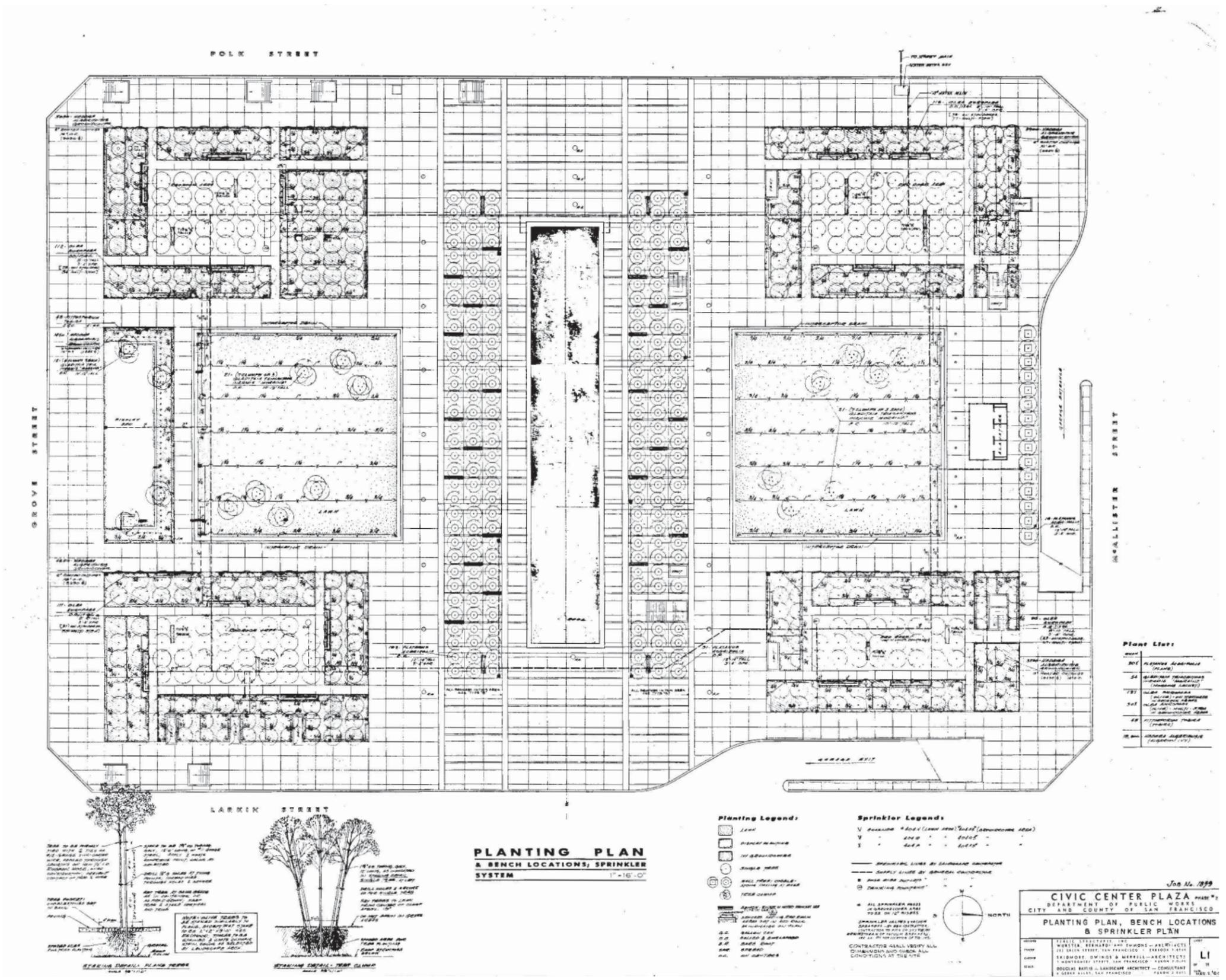
The existing conditions plan for Civic Center Plaza from 1960 shows a significant amount of utilities to be worked around from the construction of Brooks Hall and the Civic Center Plaza Garage (SF Department of Public Works).

**CIVIC CENTER PLAZA  
HISTORIC DESIGN PLANS  
(1960)**



The site and paving plan for Civic Center Plaza from 1960 shows how circulation is arranged around elements such as water, lawn, groves and linear tree allées (SF Department of Public Works).

CIVIC CENTER PLAZA  
HISTORIC DESIGN PLANS  
(1960)



The planting plan for Civic Center Plaza from 1960 shows the arrangement of tree groves at the plaza corners and allées on either side of the pool. Trees at the pool were to have a "3' - 4' spread" indicating they are pollarded London Plane trees.





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## SAN FRANCISCO PLANNING DEPARTMENT



# 6 FAQs: Civic Center Cultural Landscape Inventory

## **1. What is a Cultural Landscape Inventory?**

The Civic Center Cultural Landscape Inventory provides a study of the environments and surroundings that contribute to or enhance the cultural heritage of the Civic Center Historic District.<sup>1</sup> The objective of the Cultural Landscape Inventory is to inform planning decisions within Civic Center and to encourage design treatment and maintenance of the cultural landscape. Find more information about cultural landscapes and cultural landscape inventories at [www.sfplanning.org/CivicCenterCLI](http://www.sfplanning.org/CivicCenterCLI).

## **2. What is the Civic Center Historic District?**

The Civic Center Historic District comprises a roughly 58-acre and 15-block part of San Francisco that has multiple historic designations. It was designated locally as a San Francisco Landmark District in December 1994, which followed a listing in the National Register of Historic Places in 1978 for state and national levels of significance and a designation as National Historic Landmark in 1987, which is the highest designation for a historic property in the United States.

## **3. Why was the Cultural Landscape Inventory Survey conducted, and who conducted it?**

Previous historic district documentation focused on the architectural elements of the Civic Center and did not look at the district's larger historic landscapes and site planning elements. This inventory fills in the gaps of the previous surveys rather than expanding the geographic scope of the existing Landmark District designation. No new designations are being proposed. Rather the purpose this inventory is to provide specific and in depth research on specific elements of the Historic District.

Three core purposes and goals guided the Cultural Landscape Inventory survey process:

- Deepen the understanding of Civic Center's history and how its existing features relate to the history
- Evaluate the character-defining features of the Civic Center and the historical significance of those features
- Provide information about the important landscape elements of the Civic Center that were not included in previous historical documentation, which focused on the individual buildings within the district

The Planning Department collaborated with MIG, a Berkeley and Portland-based planning firm, to complete the Civic Center Cultural Landscape Inventory and associated survey. The Department will present the results of the survey to the Historic Preservation Commission at a noticed public hearing. The purpose of this hearing is to provide a forum for the Historic Preservation Commission to hear from

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<sup>1</sup> The National Park Service defines a cultural landscape as, "a geographic area, including both cultural and natural resources and the wildlife or domestic animals therein, associated with an historic event, activity, or person, or exhibiting other cultural or aesthetic values."

the Department and the public, and to confirm that the survey was completed according to preservation best practices.

#### **4. How will the survey results be used?**

The Cultural Landscape Inventory is a guiding document more than a prescriptive document. Because the Civic Center Historic District and its cultural landscape features are already designated, the research in the CLI will be used as background and guidance to assist planners in making more informed and streamlined decisions regarding the treatment of historic landscape features in Civic Center.

#### **5. Does the Civic Center Cultural Landscape Inventory designate new landmarks?**

The Civic Center Cultural Landscape Inventory provided additional information about landscape features within the existing historic district boundaries, established in 1978 when the Civic Center was listed in the National Register. The current CLI proposed no changes to existing boundaries or contributing properties within the district.

#### **6. Where can I find more information on the Civic Center Cultural Landscape Inventory?**

Visit our website at [www.sfplanning.org/CivicCenterCLI](http://www.sfplanning.org/CivicCenterCLI) for more information.

#### **Quick facts about the Civic Center Cultural Landscape Inventory:**

- 1,644 individual features were surveyed in Civic Center.
- The period of significance for the Civic Center Historic District is 1896-1951.
- Civic Center Plaza will be evaluated in further detail as part of upcoming projects at the Plaza sponsored by the Recreation & Parks Department.
- UN Plaza will be evaluated in further detail as part of the environmental review for the Better Market Street Plan.

Examples of the more prevalent character-defining features identified in the Civic Center Cultural Landscape Inventory include:

- London Plane trees, the most abundant type of tree planted as early as 1916
- Fire boxes, part of a citywide installation in 1899
- Trolley poles, constructed in 1914 for the Panama-Pacific International Exposition
- Fire hydrants, three years after the 1906 Earthquake and Fire the Auxiliary Water Supply System is installed throughout the city, marked with blue fire hydrants

**If you have questions** about the survey or survey findings, planners will be available to answer questions at an upcoming “Ask-A-Planner” booth at the UN Plaza Farmers’ Market, August 20<sup>th</sup> and 24<sup>th</sup> and the Community Workshop at the San Francisco Public Library Main Branch, September 16<sup>th</sup>. Find more information about the event at the project [www.sfplanning.org/CivicCenterCLI](http://www.sfplanning.org/CivicCenterCLI). You may also contact Preservation Planner Gretchen Hilyard to learn more at [gretchen.hilyard@sfgov.org](mailto:gretchen.hilyard@sfgov.org).



SAN FRANCISCO  
**PLANNING DEPARTMENT**

- **Late 19<sup>th</sup> Century – Before the 1906 Earthquake and Fire**
  - **1849-1860s:** Yerba Buena Cemetery, San Francisco’s first municipal cemetery, begins operations on land that would later become Civic Center. Approximately 9,000 people were buried here beginning in 1849. By the mid-1860s, a cemetery was no longer desirable in this location, and the project of relocating bodies from Yerba Buena Cemetery to alternative sites began. By 1870, the cemetery was converted into Yerba Buena Park.
  - **1896:** The Pioneer Monument is installed at Marshall Square, a former park east of Larkin Street where the Public Library is now located.
  - **1897:** After 25 years of construction, San Francisco’s Old City Hall is completed. It collapsed nine years after its completion in the first 60 seconds of the 1906 San Francisco Earthquake and Fire.
  - **1899:** A fire fox system is installed in Civic Center and throughout the City. Using telegraph technology, the boxes remain active today. They are recognizable for their single red post topped with a small red and gold box.
  - **1905:** Architect and urban designer Daniel Burnham develops a plan for the City of San Francisco, including the Civic Center. The plan is inspired by L’Enfant’s Beaux Arts plan for Washington, DC. Though the plan is not immediately implemented, it would continue to guide the design of the Civic Center in the aftermath of the 1906 Earthquake and Fire.
- **1906-1937: City Beautiful and the Beaux Arts**
  - **1906:** The 1906 San Francisco Earthquake and Fire devastates San Francisco. Nine years after its construction, old City Hall is destroyed by the disaster. (For more information, see [US Geological Survey overview](#) and [New York Times 1906 report](#).)

- **1909:** After the 1906 Earthquake and Fire, a gravity-fed Auxiliary Water Supply System is installed throughout the City consisting of underground piping and large hydrants above ground. 135 miles of piping remain in mostly usable condition today.
- **1912:** A new plan for Civic Center, based on the Burnham Plan, is approved and attributed to John Galen Howard.
- **1912:** Civic Center's oldest living tree, a Canary Island Date Palm, is planted in the Barbara Apartments courtyard on Franklin and McAllister Streets.
- **1913-1915:** The new City Hall and Exhibition Hall are constructed in Civic Center. While the Exhibition Hall opens in time for the 1915 Panama-Pacific Exposition, City Hall opens at the end of the year, just shy of the international fair.
- **1915:** San Francisco hosts the Panama-Pacific International Exposition—a world's fair held in San Francisco to celebrate the completion of the Panama Canal. The event offered the City the opportunity to showcase its recovery from the 1906 Earthquake and Fire. The Exposition (Civic) Auditorium is completed in time for the Exposition, but City Hall does not open its doors until late December after the Exposition ended. (For more information, see [National Park Service overview](#) and [1915 Exposition brochure](#).)
- **1917:** The Public Library, now the Asian Art Museum, is constructed per the design of George Kelham.
- **1932-1936:** The Veterans' Building, the Opera House, and the War Memorial Court are completed. The War Memorial Court contains soils from various cities around the world where American battles have been fought.
- **1938-1961: World War II and Mid-Century Modern**
  - **1941-1946:** Hospitality House opens on Marshall Square with temporary barracks installed on Civic Center Plaza in order to house traveling soldiers during World War II. The Hospitality House is demolished in 1991.
  - **1945:** United Nations Conference is held at the War Memorial Complex to create and sign the United Nations Charter. (For more information, see [United Nations overview](#).)
  - **1951:** Treaty of San Francisco is hosted at the War Memorial Opera House officially ends WWII, creating a peace treaty between Japan and the United States. (See [Treaty of San Francisco text](#).)
  - **1958-1961:** Civic Center Plaza is demolished for the building of the underground Brooks Hall and Civic Center Parking Garage.
  - **1960:** House Un-American Activities Committee hearings and protests occur at City Hall. (For more information, see [PBS summary of the events](#).)
  - **1961:** The Civic Center Plaza landscape design by Douglas Baylis is constructed above the underground Brooks Hall and the Civic Center Parking Garage.
- **Late 20<sup>th</sup> Century to Present**
  - **1975:** United Nations Plaza, a 1-acre pedestrian plaza between Civic Center and Market Street, commemorates the founding of the United Nations Charter at the War Memorial Complex in 1945.
  - **1978:** Supervisor Harvey Milk and Mayor George Moscone are shot at City Hall by former Supervisor Dan White.
  - **1979:** Former Supervisor Dan White is convicted of voluntary manslaughter and sentenced to only seven years in jail, igniting protests in the Castro District, later called the White Night Riots. The protests culminate at the steps of City Hall. (For more information, see [University of Massachusetts at Lowell summary of the events](#).)

- **1980:** Designed by Skidmore Owings and Merrill, Louise M. Davies Symphony Hall opens, replacing the athletic fields of the former High School of Commerce and anchoring the western corner of Civic Center.
- **1984:** Venezuela presents the Simon Bolivar Monument as a gift to San Francisco on the 200<sup>th</sup> anniversary of his birth in 1984. The Monument sits at the western edge of United Nations Plaza, looking towards City Hall.
- **1986:** Edmund G. Brown State Office Building is completed. It is designed by Skidmore, Owings and Merrill to echo Davies Symphony Hall with semi-circular curbs and a triple tiered façade.
- **1980s:** Heart of the City Farmers' Market begins hosting a weekly farmers' market in UN Plaza.
- **1989:** The 1989 Loma Prieta Earthquake hits San Francisco, causing damage to all of the major historic buildings in Civic Center, including City Hall, the Exposition (Civic) Auditorium, the Department of Public Health Building, the War Memorial Opera House and Veterans Building, and the former San Francisco Public Library (now the Asian Art Museum ). In 2013, the Federal Building was the latest Civic Center building to be seismically upgraded.
- **1993:** Construction of the new main library on the former Marshall Square block begins. The Pioneer Monument is relocated from Marshall Square to its current location in the center of the Fulton Street Mall, north of the Public Library.
- **1993-1994 and 1999:** Children's playgrounds are built on the southeast and northeast corners of Civic Center Plaza.
- **2003:** Former public library is rehabilitated to become Asian Art Museum.
- **2014:** Rehabilitation of the War Memorial Court begins to address drainage issues, to design American Disabilities Act-compliant paths, and to install a new memorial. The court was originally designed by Thomas Church in 1936 and is part of San Francisco Landmark #84. Church's original design included a designated space for a Veteran's Memorial that was never built and a new memorial will be installed as part of the rehabilitation project.

# Civic Center Landscape Features

## Significant Trees

Since the first design of Civic Center was proposed before the 1906 San Francisco Earthquake and Fire, trees have been an essential element in the vibrancy and iconic nature of Civic Center.

London Plane trees, a tree recognized for its gray bark and large leaves, is the most prevalent species in Civic Center, having first been planted in the 1910s. As with most trees in Civic Center, London Plane trees are pollarded – their upper branches are trimmed to achieve a denser bulb of green.

In 1950, Silver Dollar and Red Flowering Gum trees replaced the H Trolley Line in the Van Ness Avenue median, beautifying Civic Center in summer with white and red blooms.

At over 100 years of age, the oldest living tree in Civic Center is a Canary Island Date Palm that dates to 1912 and grows within the private courtyard on McAllister and Franklin.



MIG, Inc.

London plane in the turf outside of City Hall. Dates to 1957.



MIG, Inc.

London plane allée, or tree lined path, along the turf area of the Fulton Mall where the Pioneer Monument sits. Dates to 1936.



MIG, Inc.

Boxwood hedge and London plane trees at the War Memorial Court with City Hall in the background. Dates to 1936.



SF Planning Dept

Canary Island Date Palm, oldest living tree in Civic Center, at residential courtyard on McAllister and Franklin. Dates to 1912.

# Civic Center Landscape Features

## Significant Sculptures

The Pioneer Monument is the earliest known feature in the Civic Center Historic District, predating the loss and destruction of much of the district during the Great 1906 San Francisco Earthquake and Fire. With the building of the new San Francisco Public Library in 1995, the Pioneer Monument was moved from Marshall Square to its current location in the Fulton Mall between Civic Center Plaza and United Nations Plaza.

Civic Center also hosts two historic sculptures that date back to the period of significance (1896-1951) of the district. On the north side of City Hall sits a 1915 statue of Judge Hall McAllister who served on the US Circuit Court for the Districts of California in the 1850s and 60s. A statue of President Lincoln is located at the southeast corner of City Hall, overlooking Civic Center Plaza. This statue was reconstructed in 1927 after having been destroyed in the 1906 Earthquake and Fire.



MIG, Inc.

President Lincoln Statue sits at the southwest corner of City Hall facing Civic Center Plaza. Dates to 1927.



SF Planning Dept

The Pioneer Monument is placed in the Fulton Mall between the Asian Art Museum and the Public Library. Dates to 1894.



SF Planning Dept

Judge Hall McAllister stands before the north entrance of City Hall facing the Superior Court of California. Dates to 1915.

# Civic Center Landscape Features

## Significant Pathways

Brick paving and designed walkways from the period of significance (1896-1951) beautify pedestrian pathways throughout Civic Center, providing foot access to and through the plazas, streetscapes, and open spaces throughout the historic district. Below is a selection of some of the more striking pathways that contribute to the character of the Historic District.



MIG, Inc.

Brick and aggregate path and lawn area at War Memorial Court. Dates to 1936.



MIG, Inc.

Brick paving on a sunken path at the War Memorial Court, lined with pollarded London plane trees. The pathway connects pedestrians between Franklin St and Van Ness Ave. Dates to 1936.



MIG, Inc.

Brick paving in front of the San Francisco United School District (High School of Commerce) building. Dates to 1926.



SF Planning Dept

Steps at City Hall's northern entrance along McAllister. Dates to 1915.

# Civic Center Landscape Features

## Significant Utilities

Civic Center is dotted with fire boxes and fire hydrants that date back to the early 20<sup>th</sup> Century. In 1899, the citywide fire box system was established and a handful of boxes bearing a 1899 date, recognizable by their red posts with gold trim, remain in Civic Center.

In the wake of the 1906 San Francisco Earthquake and Fire in which 80% of the City’s 28,000 buildings were destroyed, utilitarian features such as the Auxiliary Water Supply System hydrants – a gravity fed system – was installed throughout the City, including in Civic Center. The hydrants in Civic Center are short and painted white with a blue cap. Several are stamped: “1909: S.F., A.W.S.”

Both the fire boxes and the AWSS fire hydrants are usable today. According to a report by the *San Francisco Chronicle*, the fireboxes are still used in over 1,000 emergencies a year. Likewise, a 2009 City of San Francisco study of the AWSS found 135 miles of underground piping to be in mostly usable condition. Repairs and optimizations have since been implemented.

Other utility features such as piping, traffic signals, and traffic control devices date to the period of significance (1896-1951).



MIG, Inc.

Fire and police box at War Memorial Complex. Using telegraph technology, the boxes remain active today. Dates to 1899.



MIG, Inc.

Auxiliary Water Supply System hydrant with a blue cap next to a low pressure hydrant near City Hall. Dates to 1909.



MIG, Inc.

Traffic control box with green metal post on the southwest corner of the Asian Art Museum. Dates to 1916.

# Civic Center Landscape Features

## Significant Lighting

The most prevalent lighting fixture in the Civic Center Historic District are the Van Ness single pendant luminaires mounted on trolley poles. The trolley poles on which the light fixtures sit were engineered in anticipation of the Panama-Pacific International Exposition of 1915, during which 60,000 people were expected to ride the trolley per hour on busy days. Each of the 259 trolley poles that were constructed were affixed with lighting, making Van Ness Avenue the “best lit thoroughfare in the city.” In 1936, the Public Utilities Commission replaced the small electric lights with the single tear-drop luminaires that don the trolley poles today.

Other historic lighting in Civic Center include the ornate light poles specifically designed for the War Memorial Court and City Hall as well as the trident street lights with globe luminaires on a cast iron post that line the entirety of Market Street.



MIG, Inc.

Ornate iron lamp post with globe at War Memorial Court. Dates to 1932.



MIG, Inc.

Market St Path of Gold street light with globe luminaires on cast iron post. Dates to 1915.



MIG, Inc.

Van Ness single pendant luminaire on a trolley pole at Symphony Hall. Dates to 1915 and 1936.



MIG, Inc.

Ornate metal light pole on the southeast corner of City Hall. Dates to 1915.

## Civic Center Plazas

# Civic Center Plaza

Civic Center Plaza was designed as a processional space for the 1915 Panama-Pacific International Exposition. The original design included tree lined pathways, two sculpture-crowned fountains, and a perimeter of ornamental railings with decorative urns and sculptures at the openings. After the plaza was demolished in 1956 to allow for construction of the underground Brooks Hall and Civic Center Parking Garage, landscape architect Douglas Baylis unveiled a modern plan that included a long, rectangular pool and fountain down the center, pollarded London Plane trees lining central pathways, and olive trees in the corners. The plan was adopted and constructed in 1961, despite much controversy. In the 1990s, two children's playgrounds were added, olive trees were removed, the central pool was removed, and the decomposed granite pathway that today runs from Larkin Street to City Hall was added. Throughout its history, Civic Center Plaza has been an important public gathering space as the site of civic protests, celebrations, and casual gatherings.

***An in depth historic resource evaluation of the Civic Center Plaza is currently underway as part of an upcoming San Francisco Recreation and Parks Department project involving the plaza.***



MIG, Inc.

2013 photograph of trees near a children's playground at Civic Center Plaza



SF Planning Dept

2014 photograph of a lawn area at Civic Center Plaza



San Francisco History Center,  
San Francisco Public Library

1973 photograph of Civic Center Plaza looking towards City Hall after the modernization of the 1960s.



San Francisco History Center,  
San Francisco Public Library

1940s photo of Civic Center Plaza with the Civic Auditorium in the background

## Civic Center Plazas

# United Nations Plaza

Designed by master landscape architect Lawrence Halprin, United Nations Plaza commemorates the signing of the United Nations Charter at the War Memorial Complex in 1945. The plaza opened in 1975 in conjunction with the new Civic Center BART Station. The original design consisted of:

- 117,000 square feet of brick paving
- over 20,000 square feet of lawn area
- 16 light standards and 24 wood slate benches
- low granite walls bordering the promenade
- 192 London plane and Lombardy poplar trees

The “walk of great ideas” was added to the plaza in 1995 at the 50<sup>th</sup> anniversary of the signing of the UN Charter. The walk includes the UN Charter Preamble, a list of member nations, and the preamble for the Universal Declaration of Human Rights. New lighting was also added to UN Plaza at the 50<sup>th</sup> anniversary. Sixteen hooded luminaires mounted on granite columns now line the pedestrian approach to City Hall, linking UN Plaza to the rest of Civic Center.

***UN Plaza will be studied in detail as part of the Better Market Street Plan environmental review.***



MIG, Inc.

United Nations Plaza, a 1-acre pedestrian plaza between Civic Center Plaza and Market St, commemorates the founding of the United Nations in Civic Center in 1945. UN Plaza dates to 1975.



MIG, Inc.

United Nations Fountain, with associated lighting and paving treatments, anchors the eastern portion of UN Plaza. UN Fountain dates to 1975.



Jeffrey Tilman,  
Arthur Brown, Jr.:  
Progressive Classicist

Crowded with parking as early as the 1930s, Fulton between Hyde and Market became a pedestrian pathway in the late 1950s and eventually UN Plaza in 1975. Fulton between Hyde and Larkin still has passenger vehicle and tour bus parking. This photograph shows Fulton Street in 1936.



SF Planning Dept

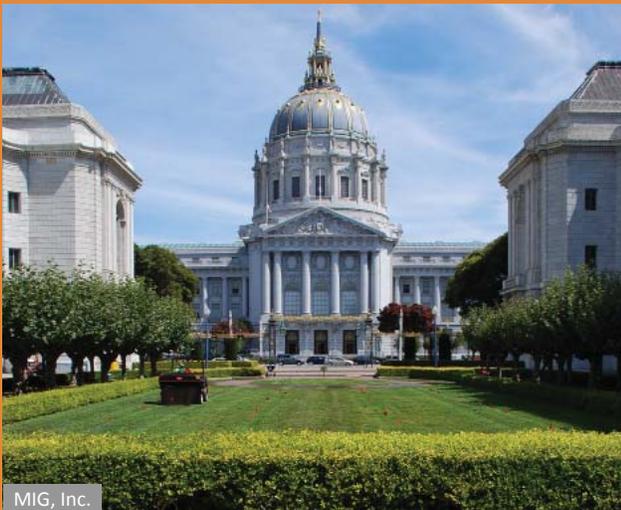
1918 image of Fulton Street looking across Civic Center Plaza towards Market Street.

# Civic Center Landscape Architects

## Thomas Dolliver Church



Thomas D. Church (1902-1978), born in Boston and raised in California, was trained at the University of California at Berkeley and the Harvard Graduate School of Design. He taught briefly before opening a practice in San Francisco in 1933, where he worked until his retirement in 1977. The War Memorial Court (Landmark #84) in Civic Center is an early example of Church's design work. His most notable landscape designs include the Donnell Garden (Sonoma, CA), Parkmerced (San Francisco, Ca), Bloedel Reserve (Bainbridge Island, WA), and General Motors Technical Center (Warren, MI). Church mentored many renowned landscape architects in the Bay Area and two of his employees, Douglas Baylis and Lawrence Halprin, would continue in his legacy in Civic Center in particular.



MIG, Inc.

Church designed the War Memorial Court in 1936 between the Veterans' Building and the Opera House, completing the War Memorial Complex



MIG, Inc.

The War Memorial Court contains soils from various cities around the world where American battles have been fought.

In 1955, Church authored *Gardens are For People* in which he outlined the four major tenets of his design philosophy: **unity**, which is the consideration of the schemes as a whole, for both architecture and landscape; **function**, which is the relationship of practical service areas to the needs of the house, and the relationship of decorative areas to the desires and pleasures of those who use the space; **simplicity**, both in terms of the economic and aesthetic success of the layout; and **scale**, which rests upon the pleasant relationship of elements to each other.

Charles A. Birnbaum and Stephanie S. Foell, eds, *Shaping the American Landscape*, Charlottesville: University of Virginia Press, 2009.

The Cultural Landscape Foundation, "Thomas Dolliver Church," <<http://tclf.org/pioneer/thomas-church>> August 29, 2013.



# Civic Center Landscape Architects

## Douglas Baylis



Douglas Baylis (1915-1971), well known for both his landscape designs and his writings on gardening, spent his career in the San Francisco Bay Area. After completing his studies at the University of California at Berkeley, Baylis worked under Thomas D. Church before establishing his own practice in 1945. With his illustrator wife, Maggie Baylis, he ushered in a new era of “how-to” garden writing, publishing in journals and magazines such as *Landscape Architecture*, *House Beautiful*, and *Better Homes and Gardens*. He is known as one of the founders of the “California School” of modern landscape architecture.



MIG, Inc.

After the construction of the underground Brooks Hall and Civic Center Garage, Civic Center Plaza was redesigned by Douglas Baylis in 1961.



MIG, Inc.

In front of the 1994 children's playground at Civic Center Plaza are a Princess Flower shrub and two olive trees that were planted in 1961.

In addition to Civic Center Plaza, some of Baylis's most notable public design works include Washington Square (Landmark #226) in San Francisco, IBM Headquarters in San Jose, and the Unit House in Hayward, California. He also served as consulting landscape architect for UC Berkeley in the late 1950s. He served on the San Francisco Art Commission from 1948-1953 and he was honored as an American Society of Landscape Architects Fellow in 1966.

The Cultural Landscape Foundation, “Douglas Baylis,” <<https://tclf.org/pioneer/douglas-baylis>> August 29, 2013.

James W. Haas, “Civic Center in the Post-war Years,” *Argonaut* 23, no 1 (Spring 2012): 66-88.

UC Berkeley, Environmental Design Archives, “Baylis, Douglas and Maggie,” <<http://archives.ced.berkeley.edu/collections/baylis-douglas-and-maggie>> June 30, 2014.



# Lawrence Halprin

Lawrence Halprin (1916-2009) was an influential landscape architect and theorist whose career spanned nearly 65 years until his death at the age of 93. Halprin was born in Brooklyn, New York in 1916 and moved to San Francisco after World War II. He worked for Thomas Church's office from 1945 until opening his own practice in 1949. He authored nine books on landscape theory and design. His most notable works include: Sea Ranch site plan in Sonoma County (1962-1967), renovation of Ghirardelli Square in San Francisco (1962-1968, Larkmark #30), Portland Open-Space Sequence (1965- 1978), Freeway Park in Seattle (1970-1974), Franklin D. Roosevelt Memorial in Washington, D.C. (1976-1997), and numerous residential gardens, campus master plans, and civic and institutional projects in the United States and abroad.



MIG, Inc.

Halprin designed United Nations Plaza in 1975 to commemorate the founding of the United Nations at the War Memorial Complex in 1945.



MIG, Inc.

UN Plaza Fountain, with associated lighting and paving treatments, anchors the eastern portion of UN Plaza.

Halprin's urban designs focused on the role of the landscape architect in reshaping the American city during the urban renewal efforts of the mid to late 20<sup>th</sup> Century. Halprin understood his designs as inseparable from the social, cultural and natural contexts in which his projects were located. Halprin received much recognition for his work during his lifetime, including such honors as the AIA Medal for Allied Professionals in 1964, the ASLA gold medal in 1978, the Presidential Design Award for the FDR Memorial in 2000, and the National Medal of the Arts in 2002.

Charles Birnbaum and Stephanie Foell, *Shaping the American Landscape: New Profiles from the Pioneers of American Landscape Design Project*, (University of Virginia Press, 2009), 124-127.

John King, "Lawrence Halprin-landscape architect-dies," *San Francisco Chronicle*, October 27, 2009. <http://www.sfgate.com/news/article/Lawrence-Halprin-landscape-architect-dies-3212769.php>

Lyndon, Donlyn, "Lawrence Halprin, 1916-2009," Design Observer Group, October 30, 2009. <http://places.designobserver.com/feature/lawrence-halprin-1916-2009/11617/>



## 4 City Hall Features (Landmark #21)

San Francisco City Hall is considered one of the country's finest examples of the Beaux Arts architecture. Completed in 1915, it was designed by architects John Bakewell Jr. & Arthur Brown Jr. Brown who studied at the renowned École des Beaux Arts in Paris. City Hall is a National Historic Landmark. Historic landscape features around City Hall include ornate light poles, statues of President Abraham Lincoln and Judge Hall McAllister, granite curbs, and original staircases.



1915



1915

## 5 AWSS Fire Hydrants

In the wake of the 1906 San Francisco Earthquake and Fire in which 80% of the City's buildings were destroyed, utilitarian features such as the Auxiliary Water Supply System – a gravity fed emergency water supply system – were installed throughout the City. The hydrants in Civic Center are stamped with "1909: S.F.A.W.S." and are painted white with a blue cap, indicating that they receive their water from the Jones Street Tank. Throughout the City, 135 miles of piping remain in usable condition today. Repairs and optimizations of the system are being implemented, making San Francisco one of few cities along the West Coast to maintain an auxiliary piping network for fire emergencies.



1909

## 6 Fire Boxes

Ten years before the 1906 San Francisco Earthquake and Fire, the City established a citywide system of fire boxes. The fire boxes are recognizable by their red posts with red and gold boxes. A handful of boxes bearing the 1899 date remain in Civic Center. Using telegraph technology, the fire boxes are still used today in over 1,000 emergencies a year.



1899

## 7 London Plane Trees

First planted in Civic Center to prepare for the 1915 Panama-Pacific Exposition, London Plane trees have been a prevalent landscape feature in the Historic District, included in landscape designs such as the 1932 War Memorial Complex and the 1975 United Nations Plaza. Since the 1940s, London Plane trees have been pollarded, a medieval French pruning measure that encourages new growth and a denser bulb of green. The London Plane tree is recognized by its gray bark and large leaves.



First planted in 1936

## 8 Pioneer Monument

The Pioneer Monument is the earliest known feature in Civic Center, predating the loss of much of the district during the 1906 San Francisco Earthquake and Fire. The monument has sat at its current location in the center of the Fulton Street Mall since the new Public Library building was constructed in 1995. Before the 1990s, the monument sat at its original location at the corner of Grove and Hyde Streets on the edge of Marshall Square, which was a grassy plaza until World War II when the Hospitality House and parking lot were constructed.



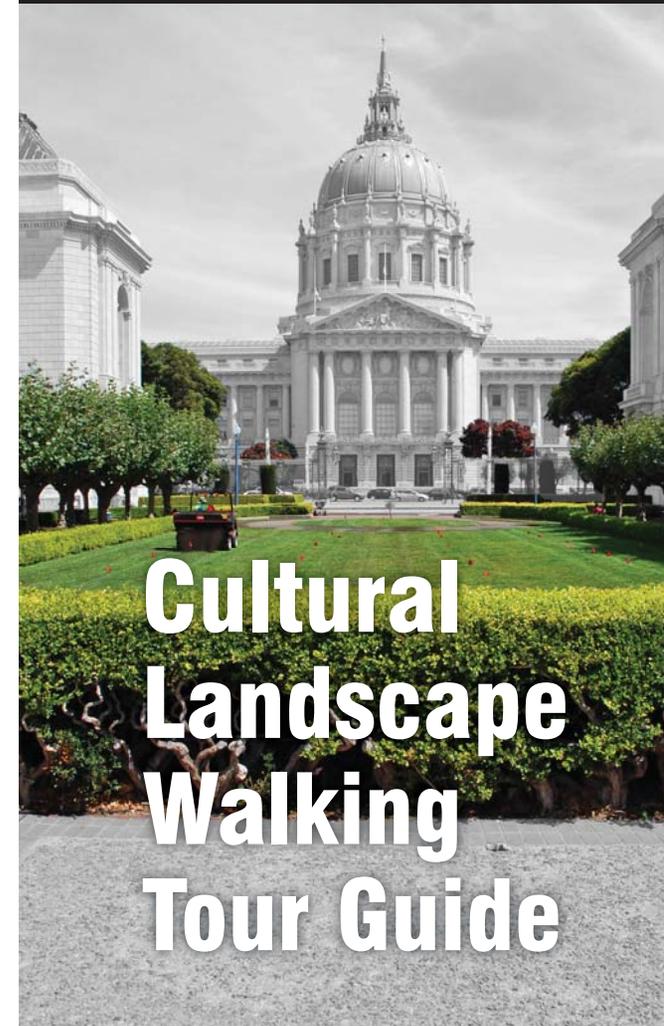
1896

## 9 Path of Gold Light Standards (Landmark #200)

The Path of Gold street light standards are a significant legacy from the City Beautiful-era movement of the early 20th Century. Of the 327 total Path of Gold Light Standards from the Embarcadero to Castro Street, 15 line Market Street within the Civic Center Historic District boundaries. The "Winning of the West" bases designed by SF sculptor Arthur Putnam feature ox-drawn covered wagons, seated pumas, and American Indians. The tops were designed in 1916 by sculptor Leo Lentelli and engineer Walter D'Arcy Ryan, whose lighting designs for the Panama Pacific International Exposition of 1915 had inspired emulation on the City's principle thoroughfare. Path of Gold tops were added to the "Winning the West" bases from Seventh to Valencia Streets in the mid-1920s.



1915-1928



*Did you know that the oldest tree in Civic Center was planted over a hundred years ago in 1912?*



# ABOUT THE CIVIC CENTER CULTURAL LANDSCAPE INVENTORY

The cultural landscape features highlighted in this walking tour have been researched in detail as part of the Civic Center Cultural Landscape Inventory (CLI). The CLI provides information about the historic landscape features that contribute to the Civic Center Historic District. The objective of the CLI is to inform planning decisions within Civic Center and to encourage sensitive design treatment and maintenance of landscape features within the historic district.

For a full interactive map and more information about the Civic Center CLI visit the project website:

Website: [www.sf-planning.org/CivicCenterCLI](http://www.sf-planning.org/CivicCenterCLI)  
 Planning Department Phone Number: (415) 558-6378



Joseph A. Baird, HABS

## Historic Preservation in San Francisco

Since 1967 San Francisco's Historic Preservation Program has identified and protected a wide range of the City's historic places including buildings, sites, districts, and landscapes. As staff to the Historic Preservation Commission, the Planning Department's preservation planners work with property owners, city departments, and the general public to promote the preservation of these resources through incentives, long-range preservation planning efforts, public outreach, and technical assistance.



- 1  
Canary Island Date Palm
- 2  
War Memorial Court
- 3  
Trolley Poles
- 4  
City Hall Features
- 5  
AWSS Fire Hydrants
- 6  
Fire Boxes
- 7  
London Plane Trees
- 8  
Pioneer Monument
- 9  
Path of Gold Light Standards

## 1 Canary Island Date Palm

The Canary Island Date Palm that resides within the courtyard of the residential apartments on the corner of McAllister and Franklin is the oldest tree in Civic Center. Planted in 1912, it is over 100 years old. First introduced in California in the 1800s, the Canary Island Date Palm grows only five feet a decade, but can grow over 60 feet tall with 20 foot long leaves.



1912

## 2 War Memorial Court (Landmark #84)

Designed by landscape architect Thomas Dolliver Church in 1936, the War Memorial Court is located west of City Hall between the Veterans' Building and the Opera. The courtyard features a grass plaza surrounded by hedges with gold painted ornamental iron fencing. The courtyard contains soil gathered by veterans from various cities around the world where Americans have fought in battle. Rehabilitation of the courtyard began in Summer 2014 to address drainage issues, to design American Disabilities Act-compliant paths, and to install a new memorial in an area set aside for a memorial in Church's original plan but never built.



1936



1936

## 3 Trolley Poles

Leading up to the 1915 Panama-Pacific Exposition hosted in San Francisco, 259 trolley poles were installed along Van Ness Avenue to prepare for an expected 60,000 people riding trolleys every hour. More than twenty years later, when Van Ness was widened to accommodate the anticipated surge of traffic due to the completion of the Golden Gate Bridge, the City improved the avenue's street lighting by affixing single drop luminaires to the trolley poles. Today, the trolley poles stretch from Market Street to Fisherman's Wharf, creating a consistent line of detailed cast iron trolleys and luminaires, 34 of which are within the Civic Center Historic District.



1915



**Public Events**  
*We want to hear from you!*



# CIVIC CENTER

— CULTURAL —  
LANDSCAPE  
INVENTORY

Did you know the oldest tree in Civic Center was planted over one hundred years ago in 1912?



## PUBLIC EVENTS

SAN FRANCISCO  
PLANNING DEPARTMENT

The San Francisco Planning Department invites you to three events about the Civic Center Cultural Landscape Inventory 

Please visit our Heart of the City Farmers' Market "Ask-A-Planner" booth and attend the Main Library Civic Center Community Workshop to talk with SF Planning Staff and learn about the Cultural Landscape Inventory for the Civic Center Historic District. In October, please join us at the Historic Preservation Commission public hearing for adoption of the study.

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### ABOUT THE CIVIC CENTER CLI

The Civic Center Cultural Landscape Inventory provides information about the historic landscape of the Civic Center Historic District. The objective of the Cultural Landscape Inventory is to inform planning decisions within Civic Center and to encourage sensitive design treatment and maintenance of the cultural landscape.

#### ASK-A-PLANNER BOOTH

*Heart of the City Farmers' Market*

**WED. AUGUST 20<sup>TH</sup> 9:00AM - NOON**

**SUN. AUGUST 24<sup>TH</sup> 10:00AM - 3:00PM**

UN PLAZA, CIVIC CENTER  
1182 MARKET STREET

#### CIVIC CENTER COMMUNITY WORKSHOP

*Main Branch Public Library*

**TUES. SEPTEMBER 16<sup>TH</sup> 6:00PM - 7:30PM**

LATINO ROOMS A & B  
100 LARKIN STREET

#### PUBLIC HEARING

*Historic Preservation Commission*

**WED. OCTOBER 1<sup>ST</sup> 12:30 - 4:30PM**

CITY HALL, ROOM 400  
1 DR. CARLTON B. GOODLETT PLACE

**ATTACHMENT D: SAMPLE CIVIC CENTER CULTURAL LANDSCAPE  
INVENTORY WEBSITE PAGES**



## Planning Department

### Civic Center Cultural Landscape Inventory



#### ON THIS PAGE

- **SUMMARY AND PURPOSE**
- **OVERVIEW**
- **HOW IT WILL BE USED**
- **INTERACTIVE MAP**
- **ADDITIONAL RESOURCES**
- **EVENTS AND HEARINGS**
- **CONTACTS**

#### GET PROJECT UPDATES

**SIGN UP FOR UPDATES AND NOTICES OF UPCOMING EVENTS. UNSUBSCRIBE AT ANY TIME.**

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### Project Summary and Purpose

#### Quick facts about the Civic Center Cultural Landscape Inventory

- ▶ 1,644 individual features were surveyed in Civic Center.
- ▶ The period of significance for the Civic Center Historic District is 1896-1951.
- ▶ Civic Center Plaza will be evaluated in further detail as part of upcoming projects, sponsored by the Recreation & Parks Department.
- ▶ UN Plaza will be evaluated in further detail as part of the environmental review for the Better Market Street Plan.

Examples of the more prevalent character-defining features identified in the Civic Center Cultural Landscape Inventory include:

- ▶ London Plane trees, the most abundant type of tree planted as early as 1916
- ▶ Fire boxes, part of a citywide installation in 1899
- ▶ Trolley poles, constructed in 1914 for the Panama-Pacific International Exposition
- ▶ Auxiliary Water Supply System fire hydrants, installed three years after the 1906 San Francisco Earthquake and Fire

The Civic Center Cultural Landscape Inventory provides information about the historic landscape features that contribute to the Civic Center Historic District. [1] Cultural landscape studies focus on the important elements that express cultural values and highlight the history of a site. In Civic Center, these elements include public plazas, trees, pathways, lighting and fire boxes. These cultural landscape features serve to beautify the district,

provide spaces for gathering, contemplation and rest, and they also include the formal site planning elements that make the Civic Center an important center of civic activity in San Francisco. The objective of the Cultural Landscape Inventory is to inform planning decisions within Civic Center and to encourage sensitive design treatment and maintenance of the cultural landscape.

## Project Overview



The 15 blocks of San Francisco's Civic Center Historic District contain many prominent cultural and governmental buildings and open spaces located in the heart of the city. Nearly destroyed in the 1906 Earthquake, it was rebuilt beginning in 1915 to serve as the site of significant historic events, including the Panama-Pacific International Exposition, the formation of the United Nations, the United States Peace Treaty with Japan, and numerous civic protests and social movements, such as those associated with the Vietnam War, the House Un-American Activities Committee, the White Night Riots, and the gay rights movement.

Civic Center has multiple historic designations, including:  
Listing in the National Register of Historic Places in 1978 for state and national levels of significance,

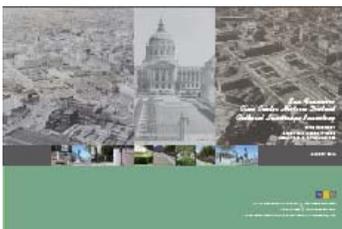
- ▶ San Francisco Landmark District designation in December 1994, and
- ▶ Listing as a National Historic Landmark in 1987—the highest designation for a historic property in the United States.

Beaux Arts style civic buildings such as City Hall and the Veterans Building, and Beaux Arts and Modern-era designed public spaces such as the War Memorial Courtyard, Civic Center Plaza, and UN Plaza help convey the significance of the district in representing the history of the area.

Over the course of two years, Planning Department, Recreation & Parks Department, and Public Utilities Commission staff, with the assistance of the planning consulting firm MIG, Inc. assessed the significance and historic integrity of the cultural landscape features of Civic Center using archival research and on-site surveys. The survey information was consolidated as a Cultural Landscape Inventory report for the entire district. This project fills in the gaps of the previous surveys and historic designation documentation to provide a comprehensive understanding of the Civic Center and all of its associated features. The Civic Center Cultural Landscape Inventory provides a study of the environments and surroundings that contribute to or enhance the cultural heritage of the Civic Center Historic District. Documented features include courtyards, statues, trees and vegetation, fire boxes and fire hydrants, curbs and pathways, lighting fixtures, utilities, and others.



## How the Inventory Will be Used



### **Civic Center Cultural Landscape Inventory Download Now Available!**

The Civic Center Cultural Landscape Inventory provides critical information necessary for future planning and design efforts within Civic Center by those who own, manage, and care about this unique historic place. The information presented in the CLI will help inform planning decisions within the district and encourage consistent design treatments and maintenance of the Civic Center Historic District. Projects within Civic Center are managed and stewarded by various groups including: the San

Francisco Planning Department, Recreation & Parks Department, Public Utilities Commission, Municipal Transportation Agency, Department of Public Works, and local partners.

## Events and Hearings

**“Ask-A-Planner” booth at the Heart of the City Farmers’ Market  
Wednesday, August 20, 2014 from 9:00am – noon**

**Sunday, August 24, 2014** from 10:00am – 3:00pm

The Planning Department will be hosting an "Ask-A-Planner" booth at the Heart of the City Farmers' Market in UN Plaza. Please come by to meet with Planners and learn more about the Cultural Landscape Inventory.

#### Civic Center Cultural Landscape Inventory Community Workshop

**Tuesday, September 16, 2014** from 6:00-7:30pm

The Planning Department will host a Civic Center Cultural Landscape Inventory Community Workshop at the San Francisco Public Library Main Branch. Everyone is welcome to attend.

[Register here](#) for the community workshop!

#### Historic Preservation Commission Hearing

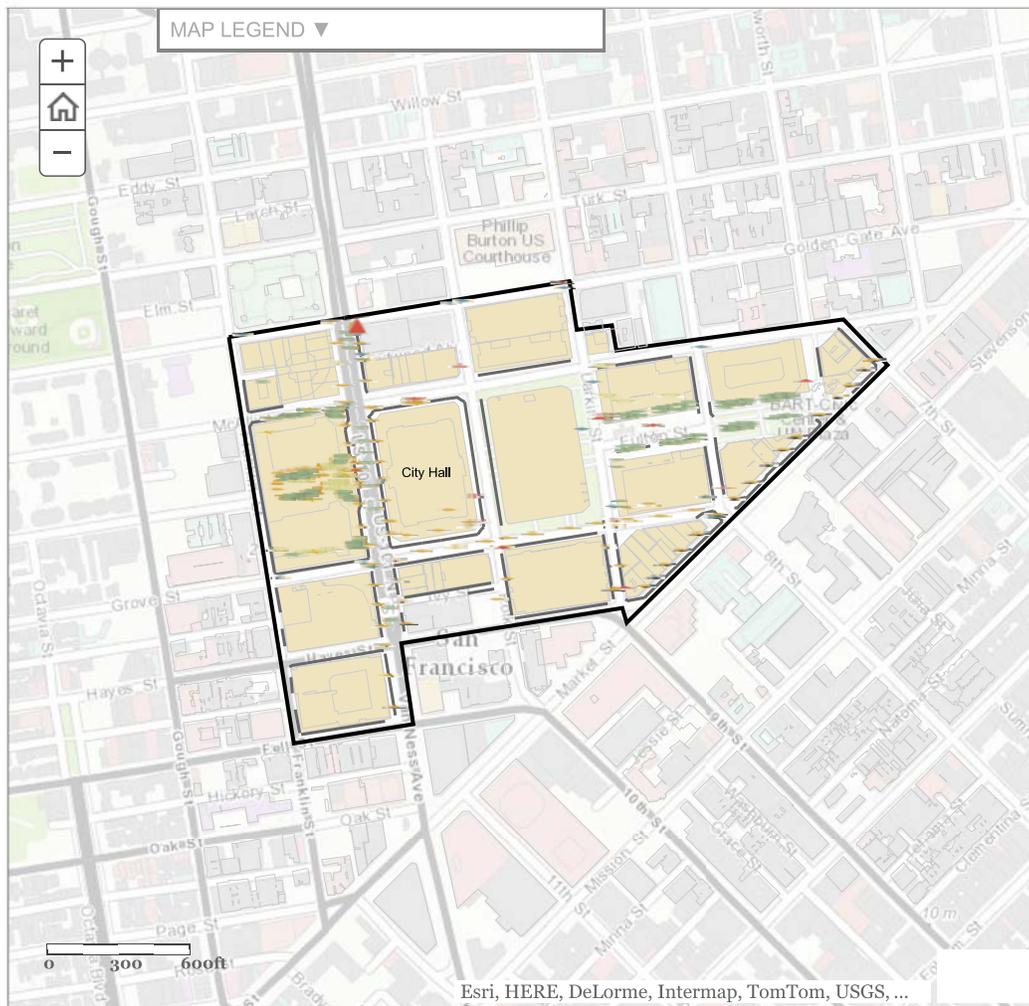
**Wednesday, October 1, 2014** starting at 12:30pm

The Historic Preservation Commission will hold a public hearing for adoption of the Civic Center Cultural Landscape Inventory at City Hall, Room 400.

[Sign up here](#) to receive email or text updates on future events!

## Interactive Map

This interactive map highlights the locations of the cultural landscape features in Civic Center for the period of significance (1896-1951). For each cultural landscape feature, a summary box provides additional information, including a brief description, date of construction, address, and photograph. Major cultural landscape categories are described and depicted [here](#).



The neighborhood data behind this map can be downloaded from [SanFranciscoData](#).

## Additional Resources

### Download Materials

- ▶ [Civic Center Cultural Landscape Inventory](#)
- ▶ [Civic Center Cultural Landscape Self-Guided Walking Tour](#)

- ▶ Civic Center Cultural Landscape Inventory FAQ Sheet
- ▶ Summary of Civic Center Cultural Landscape Features
- ▶ A Brief Timeline of the San Francisco Civic Center
- ▶ Biographies of the Major Landscape Architects of Civic Center
- ▶ Civic Center Area Plan in the General Plan (1996)

### Visiting Civic Center

- ▶ Asian Art Museum
- ▶ Bill Graham Civic Auditorium
- ▶ Civic Center Plaza
- ▶ San Francisco City Hall tours
- ▶ San Francisco Main Public Library information
- ▶ San Francisco War Memorial and Performing Arts Center
- ▶ Heart of the City Farmers' Market

## Contact

**Sign up here** to receive email or text updates on future events!

For more information please contact:

**Gretchen Hilyard**

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Fax: 415-558-6409  
gretchen.hilyard@sfgov.org

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Photo captions for description and attribution:

- ▶ War Memorial Building (present day)  
*Courtesy of the project consultants, MIG, Inc.*
- ▶ Pioneer Monument in Marshall Square with the damaged Old City Hall in the background (1906)  
*San Francisco History Center, San Francisco Public Library*
- ▶ Civic Center Plaza with prefabricated barracks to host soldiers visiting the Hospitality House at Marshall Square during World War II, 1945  
*San Francisco History Center, San Francisco Public Library*

[1] The National Park Service defines a cultural landscape as, "a geographic area, including both cultural and natural resources and the wildlife or domestic animals therein, associated with an historic event, activity, or person, or exhibiting other cultural or aesthetic values."

**ATTACHMENT E: PUBLIC COMMENTS**

**WAR MEMORIAL COMMENTS on  
San Francisco Civic Center Historic District Cultural Landscape Inventory**

9/8/14

Page #	ITEM	WAR MEMORIAL COMMENTS
6	"...with development of the War Memorial Complex occurring in 1936."	War Memorial Complex was completed, dedicated and opened in 1932. It was the Memorial Court that was completed in 1936.
32	1967: Hiro II sculpture is completed and later installed near the SE corner of the Veterans Building	Hiro II was installed in front of the Veterans Building in 1980.
34	NO Entry on Inventory	1979: Opera House Addition is completed, extending west side of Opera House out to Franklin Street.
34	NO Entry on Inventory	1981: Harold L. Zellerbach Rehearsal Hall is completed and opened, adjacent to Davies Symphony Hall at the corner of Hayes and Franklin Streets.
37	NO Entry on Inventory	2013: Veterans Building is vacated for 2 years for seismic upgrades.
39	List of Jurisdiction acronyms	Add under list of Jurisdiction acronyms: WAR – War Memorial Board of Trustees (NOTE: War Memorial is a Charitable Trust Department under Charter Section 5.101, and has exclusive charge of all assets under its jurisdiction, including War Memorial Opera House, Veterans Building, Davies Symphony Hall, Zellerbach Rehearsal Hall and all adjacent exterior grounds.)
45	Block #0786A-War Memorial Complex Existing Conditions & Analysis	See attachment; War Memorial has exclusive jurisdiction of War Memorial Complex buildings and grounds.
46	Block #0810 Cultural Landscape Report	See attachment; edit to note Harold L. Zellerbach Rehearsal Hall built in 1981.
47	Block #0810-Davies Symphony Hall Existing Conditions & Analysis	See attachment; War Memorial has exclusive jurisdiction of Davies Symphony Hall and Zellerbach Rehearsal Hall (two separate buildings) both on Block #0810.

**BLOCK #0786A - WAR MEMORIAL COMPLEX**

CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	War Memorial Veterans Building	Veterans Building; similar in appearance to Opera House with long stairway approach	401 Van Ness	1932	1978 NR, 1987 NHL, 1994 SFLD	DPW WAR	C
buildings & structures	1	War Memorial Opera House	Opera House; similar in appearance to Veterans Building	301 Van Ness	1932	1978 NR, 1987 NHL, 1994 SFLD	DPW WAR	C
circulation	4	curb	6" cement curb	Block #0786A on Franklin, Grove, McAllister, Van Ness	1932	site visit	DPW	C
circulation	3	bollard	bollard - gray metal, one in a set of three	Block #0786A on McAllister	1932c	site visit	DPW	C
circulation	1	bollard	bollard - gray metal, one of many with chain for closing off parking spots	Block #0786A on Franklin	1932c	site visit	VA WAR	C
circulation	2	bollard	bollard - concrete, painted light grey, pair	Block #0786A on Franklin	1932c	site visit	VA WAR	C
circulation	1	driveway	driveway - south entry to building, textured paving	Block #0786A on Grove	1932c	site visit	DPW WAR	C
circulation	1	pathway	pathway - Memorial Court pathway of brick, aggregate concrete, black and white pavers	War Memorial Court	1932c	site visit	DPW WAR	C
circulation	1	parking lot	parking lot - with bollards and chain	Block #0786A on Franklin	1932c	site visit	DPW WAR	C
circulation	2	ramp	ramp - at entrance with granite curbs and ornate edge treatment	Block #0786A on Van Ness	1932c	site visit	DPW WAR	C
circulation	1	sidewalk	sidewalk - three paving treatments	Block #0786A on Van Ness	1932c	site visit	DPW WAR	C
circulation	1	sidewalk	sidewalk - adjacent to driveway and edged by boxwood hedge	War Memorial Court	1932c	site visit	DPW WAR	C
circulation	1	sidewalk	sidewalk - variation in paving treatment and evidence of repair patching	Block #0786A on Van Ness	1932c	site visit	DPW WAR	C
circulation	1	steps	steps - granite leading up to central courtyard	War Memorial Court	1932	1987 NHL	DPW WAR	C
circulation	1	steps	steps - located in the middle of hedge row	Block #0786A on Grove	1932	site visit	DPW WAR	C
small scale feature	3	bike rack	bike rack - gray metal 3 loop wavy	Block #0786A on Franklin, Van Ness	1932	site visit	DPW WAR	C
small scale feature	1	bus stop	bus stop - covered with bench	Block #0786A on Van Ness	2010	site visit	DPW WAR	C
small scale feature	4	fence	fence - ornate iron fence painted blue w/gold trim, lantern on end post	War Memorial Court	1932	1987 NHL	DPW WAR	C
small scale feature	1	fence	fence - patina steel tube fencing with 3 rails separating sidewalk from parking area	Block #0786A on Franklin	1932c	site visit	DPW WAR	C
small scale feature	1	fire box	firebox/pollio-box - red/blue with gold trim, metal	Block #0786A on Van Ness	1899c	site visit	SFFD	C
small scale feature	1	fire hydrant	fire hydrant - painted white	Block #0786A on Franklin	1909	site visit	BEWS	C
small scale feature	1	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #0786A on Van Ness	1909	site visit	SFFD	C
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1980	Block #0786A on Grove	1980	site visit	SFFD	C
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1998	Block #0786A on Franklin	1998	site visit	SFFD	C
small scale feature	1	manhole cover	manhole cover for utility located in pathway	Block #0786A on Franklin	1932	site visit	DPW	C
small scale feature	1	newspaper box	newspaper box	Block #0786A on Van Ness	2006	site visit	DPW	C
small scale feature	1	sculpture	sculpture - SE corner of Veterans Building - bronze, Hiro II by Peter Voulikos, 1967; acquired by SF MoMA in 1971	Block #0786A on Van Ness	1971	site visit	SF Museum of Modern Art	C
small scale feature	1	sidewalk lift	sidewalk lift - exterior basement access next to sidewalk with bollard barrier	Block #0786A on McAllister	1932	site visit	DPW WAR	C
small scale feature	2	sign	sign - wheelchair access	Block #0786A on Grove, McAllister	1990c	site visit	DPW WAR	C
small scale feature	4	tree well	tree well - square no grate	Block #0786A on Franklin	1932	site visit	DPW	C
small scale feature	1	tree well	tree well - square with cement grate	Block #0786A on Franklin	1932	site visit	DPW	C
small scale feature	1	vent grate	vent grate along sidewalk adj. to building	Block #0786A on Franklin	1932	site visit	DPW	C
small scale feature	4	light pole	light pole - ornamental iron lamp located on fence	War Memorial Court	1932	1987 NHL	DPW WAR	C
small scale feature	12	light pole	light pole - ornate iron lamp post with single globe, blue with gold trim	War Memorial Court	1932	site visit	DPW WAR	C
small scale feature	6	street light	street light - single cobra	Block #0786A on Franklin, Grove, McAllister	1932	site visit	SF PUC	C
small scale feature	8	street light	street light - Van Ness single pendant	Block #0786A on Van Ness	1915-1936	site visit, 1915 SFFL Image	SF PUC	C
spatial organization	1	War Memorial Court	War Memorial Court; central lawn encircled by sidewalk with box hedges and sycamore trees, ornamental iron lamps and fencing	301-401 Van Ness	1932-36	1987 NHL	DPW WAR	C
vegetation	4	hedge	hedge - boxwood hedge lining tree walkways and perimeter planting areas	Block #0786A on Grove, War Memorial Court	1936	1987 NHL	DPW WAR	C
vegetation	2	planting area	planting area - entry trees at War Memorial Court	Block #0786A on Van Ness	1932	site visit	DPW WAR	C
vegetation	1	planting area	planting area - granite edging with grass and wood chips	Block #0786A on McAllister	1932	site visit	DPW WAR	C
vegetation	1	planting area	planting area with wood chips, grass and trees with wood edging	Block #0786A on McAllister	1932	site visit	DPW WAR	C
vegetation	1	stump	stump of street tree	Block #0786A on Franklin	1932	site visit	DPW WAR	C
vegetation	1	hedge	shrub - Heteromeles arbutifolia, Toyon, 5'-10' tall	Block #0786A on Grove	1936	site visit	DPW WAR	C
vegetation	4	shrub	shrub - In row of boxwood hedges: Taxus baccata 'Spirita', Irish Yew	Block #0786A on Grove	1936	site visit	DPW WAR	C
vegetation	6	shrub	shrub - Taxus baccata 'Spirita', Irish Yew	Block #0786A on Grove	1936	site visit	DPW WAR	C
vegetation	8	tree	street tree - Plataneus x acerifolia, London Plane	War Memorial Court	1936	Church planting plan	DPW WAR	C
vegetation	11	tree	street tree - Lophostemon comertus, Brisbane Box	Block #0786A on Franklin	1936	Church planting plan	DPW WAR	C
vegetation	4	tree	tree - adjacent to building in planting area; Carpinus betulus Fastigiata, Pyramidal European Hornbeam	Block #0786A on McAllister, Grove	1936	site visit	DPW WAR	C
vegetation	14	tree	tree - adjacent to building and courtyard entry; Pittosporum undulatum, Victorian Box	Block #0786A on Grove, Van Ness	1936	Church planting plan	DPW WAR	C
vegetation	82	tree	tree - Plataneus x acerifolia, pollarded London Plane	Block #0786A on Grove, McAllister, Van Ness	1936	Church planting plan	DPW WAR	C
vegetation	6	tree	tree - street median - Coccinella lictifolia - Red Flowering Gum	Block #ROW on Van Ness	1950	2009 HRIER Van Ness BRT Project	DPW	C

This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.



Metrosideros succubus / London Plane trees along Franklin St. in square tree wells



Platanus x acerifolia / London Plane trees along Grove St. Sun decomposed granite-filled tree wells



Edilbecheria plumifera x acerifolia / London Plane tree on Grove St



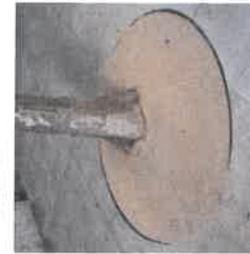
Platanus x acerifolia / London Plane tree. Hayes St



Tree well along Hayes St. - semicircle no grate filled with decomposed granite



Mercury illuminator / Illuminator in building of center at Van Ness Ave and Grove St



Tree well along Van Ness Ave - circular metal edging filled with decomposed granite



Fenced planter box along Van Ness Ave



Van Ness trolley pole with single pendant and high pressure auxiliary water supply hydrant



Single corona street light with banners



Metal signs with symphony advertising along Grove St



Concrete bollards with domed tops along Grove St



Bench - metal table-style metal table incorrectly along Grove St



MINI bus shelter with domed glass roof along Hayes St



Wide granite curbs along Van Ness Ave



Louise M. Davies Symphony Hall

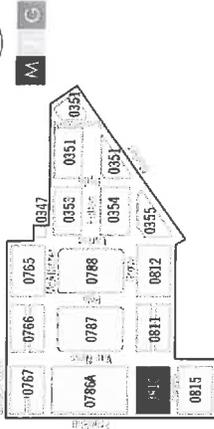


Sculpture - Large Four Piece Reclining at Grove St and Van Ness Ave



Granite curbs along Franklin St

San Francisco Civic Center Historic District  
 Planning Department, San Francisco, California  
**Cultural Landscape Report**  
**BLOCK #0810**



As the south bookend to the War Memorial Complex, block #0810, bounded by Van Ness Avenue, Hayes, Franklin and Grove Streets existed as a sports field for the San Francisco Unified School District between 1924 and 1962. In 1980, the Louise M. Davies Symphony Hall, was built and added a new palette of landscape features including new sidewalks, street trees, tree grates, access drives, public artwork, signage, etc.

Landscape elements that remain from the historic period of significance include Van Ness trolley poles and granite curbs of varying widths. Newest additions to the block include fenced landscape planters installed as part of the Van Ness greening project through the Department of Public Works.

and in 1981 Harold K. Zellertau  
 rehearsal hall was built

SAN FRANCISCO CIVIC CENTER HISTORIC DISTRICT CULTURAL LANDSCAPE INVENTORY

**BLOCK #0810 - DAVIES SYMPHONY HALL**

CHARACTERISTIC	QTY.	FEATURE	DESCRIPTION	ADDRESS/LOCATION	DATE BUILT	PRIMARY SOURCE	JURISDICTION	CHARACTER DEFINING
buildings & structures	1	Louise M. Davies Symphony Hall	Louise M. Davies Symphony Hall	201 Van Ness	1980	1994 SFLO	-	NC
circulation	4	curb	6' cement curb	Block #0810 on Franklin, Grove, Hayes	-	site visit	DPW	WAR
circulation	3	curb	6' granite curb	Block #0810 on Franklin, Van Ness	1915c	site visit	DPW	C
small scale feature	3	bike rack	bike rack - metal staple type	Block #0810 on Grove	-	site visit	DPW	WAR
small scale feature	4	bollard	bollard - metal adjacent to garage door	Block #0810 on Hayes	1980c	site visit	DPW	WAR
small scale feature	4	bollard	bollard - cement with domed top	Block #0810 on Grove	1980c	site visit	DPW	WAR
small scale feature	1	bus stop	bus stop - covered	Block #0810 on Hayes	1980c	site visit	MUNI	NC
small scale feature	3	fire hydrant	fire hydrant - painted white with blue top; embossed 1909	Block #0810 on Grove, Van Ness	1909	site visit	BEWS	C*
small scale feature	1	fire hydrant	fire hydrant - painted white; embossed 1998	Block #0810 on Franklin	1998	site visit	SFPD	NC
small scale feature	1	sculpture	sculpture - southeast corner of Davies Hall, bronze, "Large Four Piece Reclining Figure" by Henry Moore, 1973	Block #0810 on Van Ness	1980	site visit	DPW	WAR
small scale feature	3	sign	sign - advertising Louise M. Davies Symphony Hall	Block #0810 on Grove	-	site visit	-	NC
small scale feature	1	sign	sign - information	Block #0810 on Grove	-	site visit	-	NC
small scale feature	1	tree well	tree well - circular with brick cover	Block #0810 on Grove	-	site visit	-	NC
small scale feature	1	tree well	tree well - semicircle (elongated) no grate	Block #0810 on Grove	-	site visit	DPW	-
small scale feature	1	tree well	tree well - semicircle with smaller semicircle (filled in with cement)	Block #0810 on Hayes	1980c	site visit	DPW	NC
small scale feature	1	tree well	tree well - semicircle with smaller semicircle and no grate	Block #0810 on Hayes	-	site visit	DPW	-
small scale feature	1	tree well	tree well - semicircle with smaller semicircle and no grate (no tree)	Block #0810 on Hayes	1980c	site visit	DPW	NC
small scale feature	6	street light	tree well - circular with metal edging; filled with decomposed granite	Block #0810 on Van Ness	1980c	site visit	DPW	NC
small scale feature	6	street light	street light - single cobra	Block #0810 on Franklin, Grove, Hayes	-	site visit	-	NC
small scale feature	4	street light	street light - Van Ness single pendant	Block #0810 on Van Ness	1915-1936	site visit, 1915 SFPL images	SF PUC	C*
small scale feature	1	street signal	street signal - ornate gold paint on base of pole	Block #0810 on Franklin	-	images	SF PUC	-
vegetation	3	planter box	planter box - east side of the building - black iron decorative fencing	Block #0810 on Van Ness	2010	site visit	SF PUC	NC
vegetation	5	tree	street tree - Menziesia exilis, New Zealand Christmas Tree	Block #0810 on Franklin	1980c	site visit	DPW	NC
vegetation	17	tree	street tree - Platanus x acerifolia, London Plane	Block #0810 on Franklin	1980c	site visit	DPW	NC
vegetation	4	tree	tree - adjacent to building in planting area - Nerium oleander, Oleander	Block #0810 on Grove, Van Ness	1980c	site visit	DPW	NC
vegetation	6	tree	tree - northeast edge of building - Platanus x acerifolia, London Plane	Block #0810 on Grove, Van Ness	1980c	site visit	-	WAR
vegetation	2	tree	tree in median - Corymbia ficifolia, Red Flowering Gum	Block #0810 on Van Ness	1950	site visit	DPW	NC

\*This feature has been determined to be a contributing feature of the Civic Center Historic District. Features similar to this one located outside the district boundaries were not evaluated as part of this project.

buildings structures

Harold L. Zellertach  
Rehearsal Hall

300 Franklin Street

WAR

September 6, 2014

## Draft San Francisco Civic Center Historic District Cultural Landscape Report

Comments by James W. Haas

### **Historiography and Research**

What is commonly known about the history of Civic Center and its buildings is based on forty year old documents prepared without a much scholarship, sometimes by amateurs or volunteers. They have not been updated by more recent studies or modern research techniques. The common knowledge is thus full of errors, misunderstanding and distortions which unfortunately get repeated by the press and others with the errors and distortions only made worse. The CLR draft report is replete with such and is just the most recent example of the problem. To tell the real story, one needs to start again and to return to primary sources.

There are three decent sources of primary information of which only one is reference in the report – Prof. Tillman's excellent biography of Arthur Brown Jr. When the new main library was planned, Basin Research Associates was engaged to do an Archeological and Architecture report on the site of the Old City Hall. It contains a wealth of information about the early period although it has one glaring error. The late Joan Draper's seminal study of Civic Centers and the San Francisco Civic Center contained in her PhD thesis is a wealth of material. Unfortunately, it is not written as history and thus is not organized chronologically, nor does it contain an index. She was very focused on design issues and thus finds causality in them sometimes without referencing political or social events occurring at the same time. Neither of these documents are listed as sources.

To double check the above sources and provide new information, the digitalization of newspapers, reports and documents is now a new source. In this way one can easily follow events on an almost daily basis and discover what really happened. No longer does one have to speculate as Prof. Draper did.

### **Architectural Style**

Popular culture and the media in the United States often describe grand looking buildings as of the Beaux Arts style. That is of course incorrect. Beaux Arts is a set of values and a pedagogy for students of architecture taught at the Ecole des Beaux Arts in Paris at the beginning of the 20<sup>th</sup> century. It was created to produce graduates who could design buildings in any style of architecture and undertake large planning projects.

The Chicago Columbian Exposition of 1893, designed by many Ecole students, made popular an American neo-classical style for public buildings as representative by such buildings as Union Station in Washington DC. Arthur Brown Jr while at the Ecole absorbed classicism as designed by the French, particularly as used in the time of Louis XIV. Thus the proper description of the architectural style of

Civic Center should be neo-classical as designed by Beaux Art trained architects. However, if one wants to get more focused on the role of Brown, the architecture could be described as French Baroque Revival as design by Beaux Arts trained architects. (The only problem with that description is that the State Building is Italian Baroque.) I have discussed this issue several time with Dr. Paul Turner, retired professor of Architectural History at Stanford and he subscribes to these views. For the CLR a precise academic description of the architectural style should be used.

## **Introduction**

Page 5. The list of governmental and cultural institutions should include the Nourse Auditorium on Hayes Street in the landmark Commerce High School Building.

Page 6

First full Paragraph. The War Memorial Buildings were dedicated and opened in 1932 not 1936. The Federal Building was completed in 1936 as a depression era project.

The new Main Library opened in 1996 not 2003.

The sentence about the trend for inaction does not reflect the dramatic developments in the last decade of the 20<sup>th</sup> century. During the time of construction of the new Main Library and the reconstruction of old Main Library for the Asian Art Museum occurred, the Court House at Polk and McAllister St was built following the 1912 Plan guidelines and Beaux Arts design principals and City Hall was seismically repaired and restored to its 1915 configuration. Also the State of California demolished and replaced its building on Golden Gate and restored the Supreme Court building on McAllister as one integrated State building complex. Total the cost of this work came to nearly \$1b.

Third Paragraph. The list of architects, etc includes CA Muessdroffer about whom I can find no reference to any structure which he designed in the District or any involvement in any fashion. Likewise Meyers and Ward was a busy San Francisco firm but there is no reference to any work that they did in Civic Center. Clarence Ward was, however, a member of the Panama Pacific International Exposition Architectural Commission. He and his colleagues along with John Galen Howard were asked to advise the Public Building Committee of the Board of Supervisors on the most suitable location for the Civic Center, but that would hardly seem to warrant his being included in this list. Omitted from the list was Christopher H. Synder, the structural engineer for City Hall. An examination of the dome after the 1989 earthquake concluded that Synder's skillful engineering saved the dome from collapsing. He also worked on the War Memorial buildings.

Fifth Paragraph. There is discussion of additional studies which could change the text of the report. Hasn't the Mid-century Modern period been sufficiently studied and reviewed?. If there is more to be done, it should be described. I presume that the reference to UN Plaza and Lawrence Halprin involves work being included in the Better Market Street project and thus should so be noted. Regarding social movements, City Hall has always been the place for civil marriage ceremonies with numerous ceremonies occurring there daily. There is a famous photograph of Marilyn Monroe and Joe DiMaggio being married there in the 1950s. In light of the same-sex marriage movement beginning in City Hall, marriage should be a category listed for further examination.

Sixth Paragraph. Arthur Brown Jr. is described as the chief architect of Civic Center. That is incorrect. John Galen Howard was the chief designer of Civic Center. Brown was of course the chief architect of City Hall, the War Memorial and the Federal Building.

Page 7

Second paragraph. The statement that the historic district should be considered as a whole is very important. Civic Centers were designed to be a “group plan” of monumental governmental and cultural buildings to serve the public. The Progressive Movement leaders behind this effort held values and goals for improving society which they wanted diffused to the public through the images presented by the complex of buildings. This background should be understood in appreciating the significance of Civic Center. In my thirty years of work on Civic Center, I have found that the public tends to ignore the whole and focus on a particular building or aspect of it losing sight of the significance of the complex and its purposes.

Methodology. Fifth Paragraph The archeology of the Old City Hall site was studied extensively for the new Main Library. Basin Research Associates undertook variety of studies. During deep excavation and construction in the Marshall Square block, the soil was carefully examined for artifacts which were identified and inventoried. The Library has those records and artifacts, some of which they used to display in the Grove Street entrance. The Federal General Services Administration also did archeological work on the Federal Building site during its recent rehabilitation. Although I have no direct knowledge, I presume that the Asian Art museum engaged in archeological review when rehabilitating the Old main Library.

Study Boundary. The southern half of block 0811 has been added, not the northern half which is part of original Civic Center Plan.

Page 8

First Paragraph. Reference is made to Van Ness Single Pendant Street Lights. These were studied as part of the Van Ness Bus Rapid Transit Project for which an environmental impact report was prepared and certified. Various approvals and decisions have been made to build that project specifying removing the Lights and replacing them with modern fixtures. The engineering for construction is now being prepared. Thus, does it make sense to include and describe these Lights as worthy of significance?

## **Time Line**

1849 The City declared the closed Yerba Buena Cemetery a public park in the early 1860s but no funds were made available to improve it so it existed as sand dunes.

1870 (1) On April 4, 1870 the State Legislature passed a City Hall bill designating the Yerba Buena property as the location of a new City Hall and providing financing it by subdividing and selling off the properties along Market Street for private development. However, the property in mid-block was withheld to become Park Street, a wide opening on Market to provide access to the new City Hall. (No Marshall Square until 1894)

1892 (new) The Mechanics Pavilion is opened on August 2, 1892 covering the block of Grove, Larkin, Hayes and Polk with a huge wooden meeting hall. It served as the City's convention, meeting and exhibit hall until it was burned down by the 1906 Fire. (This item should be added since the Exposition Auditorium was built to replace it on the same location to serve the same purposes.)

1894 The Pioneer Monument, donated by James Lick and designed by sculptor Frank Happersberger, was installed in the middle of Park Street in a small newly created green space now called Marshall Square, after John Marshall – the discoverer of gold.

1897 City Hall corruption. The public record shows no such blatant activity and no indictments. If there was graft and corruption it was subtle such as contractors substituting cheaper materials for what was specified or not doing the work as prescribed. The principal weakness of the effort was the City Hall Commission, composed of lay people, which oversaw the project without adequate professional staff or inspectors to supervise the work and its policy through the years of designing and constructing the building piece meal with numerous contractors.

The old City Hall did not collapse in the 1906 earthquake. The steel super structure held while the poorly attached facades with columns and lintels fell away particularly on the Larkin Street side.

The design of the City Hall was a composite hybrid overseen by eight architects. The initial plans, won in a competition by Augustus Laver, were in the Second Empire style then popular for American civic buildings including new city halls in Philadelphia and Baltimore and the old Executive Office Building next to the White House. They called for a 453 foot tower over the front entrance which was a source of controversy for the next twenty five years when it was finally finished by Frank Shea, a Beaux Arts trained architect, with a dome at 335 feet

1899 B J S Cahill prepared on his own initiative a plan to improve the area around the City Hall by bifurcating Market Street, creating an island in the middle on which a large hotel could be built and redeveloping the property on either side of the street so that the US Court House and Post Office could be visually connected with City Hall. The Sunday, October 8 1899 issue of the *Examiner* published his plan as a full page article. He also showed it to Mayor Phelan who took interest in it. However, the government action required to implement the plan was beyond those processed by San Francisco at the time. In addition Phelan was pre-occupied with other pressing matters so the plan was ignored.

1904-05 (1) The Association for the Improvement and Adornment of San Francisco (AIASF), established by former Mayor Phelan and his progressive businessmen friends, invited Daniel Burnham of Chicago in April, 1904 to prepare a general plan for the City. Burnham had previously served on the McMillan Commission which had prepared a parks plan for Washington DC and the Group Plan Committee of Cleveland which had designed a Civic Center for that City. To prepare for his first city-wide plan, he studied a variety of European cities as he explains on page 39 of his Plan report. From this study he ascertained the value of ring roads which was the heart of his plan starting with one following the shoreline on all sides of the City. The focal point of the rings was a huge Plaza at the intersection of Market and Van Ness. The first ring circled this point at a distance of three to five blocks passing by the Old City Hall on the East. On the South at approximately Eleventh and Bryant a grand train station would be located. On the north at Fulton and Gough would be the location of the Opera House. Within this vast expansion would be located other public and civic buildings, apartment buildings and fashionable shops. He did not intend this to be a Civic Center in the sense of his Cleveland Group Plan or in the recently developed idea of a Civic Center. The Burnham Plan was revealed to the public at a meeting of the Board of Supervisors on September 25, 1905

1904-05 (2) In mid-1904 Thomas McCaleb, secretary of the AIASF wrote to a number of people seeking ideas and information about the City for Burnham's use. One letter went to B J S Cahill asking for his 1899 plan. Rather than respond immediately, Cahill spent the next several month creating a new plan calling for a grouping of public buildings to the west of the City Hall. He prepared detailed drawings and maps which he sent to the AIASF and Phelan. Burnham sent Cahill a polite letter of praise while Phelan responded in the negative. Latter in the year the Library Trustees of which Phelan was prominent member were deciding on the purchase of a block on Van Ness for the home of a new Main Library, one of the blocks would conform to Cahill's plans and the other would disrupt them. Cahill jumped in to the discussion thinking that he had Burnham's support for his views. The Trustee's final decision was to purchase the block against Cahill's recommendations which was confirmed a few months later by the Board of Supervisors. Cahill felt betrayed by Burnham and developed strong animus to Burnham, Phelan, and a wide group of prominent men involved with the AIASF.

1906 (3) The Earthquake and Fire severely damage the City Hall although the adjacent Hall of Records survived fairly well intact. (Neither were destroyed) The Mechanics Pavilion across from City Hall burned to the ground. The Hall of Justice was located on Portsmouth Square on Kearny St. which is no where near Civic Center. The location of Chemical Company #4 can't be determined.

1906 (4) The City agreed to lease the proposed Whitcomb Hotel on Market Street as a temporary City hall in 1910 and construction began on December 10, 1910. In the preceding four years City Office were located in the rehabilitated Hall of Records, a corner of the Old City Hall on McAllister Street and various leased halls and offices spaces around the City.

1909 (1 + 2) Based on the recommendations of City Architect Newton Tharp which were supported by a committee of architects headed by John Galen Howard, the Board of Supervisors voted on October 8, 1908 to demolish to old City Hall with the exception of the McAllister corner and the Hall of Records. The demolition was completed by July 1909. In the Spring of 1909 while the Supervisors were weighing various alternative for building a new City Hall, Willis Polk, Burnham's representative on the West Coast, advocated strongly for a Civic Center to be built at Market and Van Ness and drew up a new plan for it consisting of a grouping of public buildings. (Except for the location, it had no resemblance to the Burnham 1905 Plan.) Most of the Supervisors were progressive businessmen professionally or socially affiliated with Phelan and Polk and so supported Polk's view. At this time Burnham was heavily involved with preparing his mammoth Plan of Chicago but agreed to stop by San Francisco on a business trip in April 14, 1909 where he publicly endorsed Polk's Civic Center Plan. The Supervisors then called a special election for June 22, 1909 for \$8.3m in bonds for this project.

1909 (4) Seeing Phelan, Burnham and Polk back with a new Civic Center Plan at Market and Van Ness, Cahill publicly attacked Polk's Plan and the bonds by writing articles, distributing copies of his updated 1904 plan and visiting newspapers. The City at that time was divided politically with many people antagonistic to the Phelan progressives. The *Chronicle* ran many editorials attacking the bonds as an extravagance and a threat to the City's credit. The Labor Council and P H McCarthy, Labor candidate for Mayor, urge a no vote since their priority was a large bond measure for a new water system. The bonds received a majority but not the necessary two-thirds vote. How big an effect Cahill had on the voters is hard to say, but he only further alienated the Phelan progressive businessmen.

1911 The businessmen behind the Panama Pacific International Exposition ran James Rolph Jr. for Mayor who advocated building a new City Hall and Civic Center. Wildly popular he overwhelmed

Mayor P H McCarthy in the September 26, 1911 primary and becomes Mayor-elect. Rolph devoted the time between his election and inauguration to preparing for a new City Hall/Civic Center which he wants built by the time the PPIE opens. He recruits the five architects of the PPIE Architectural Commission plus John Galen Howard to advise on the suitable location for the Civic Center. On December 12, 1911 the Mayor-elect invites the architects of the City to submit suggestions for the location and design of Civic Center. By the due date, December 27, 1911, forty-four responded, the majority of the submittals favor reusing the Old City Hall site. B J S Cahill submits his 1904 plan revised. Rolph, the Supervisors and the architectural advisory committee review these plans, but the committee will make its recommendations on the location in mid-January.

1912 (1+3) In his inauguration speech on January 8, 1912, Rolph says that he wants the City Hall built on the Old Site since that location will facilitate its construction within the Exposition time constraint. On January 12, 1912 the majority of the advisory committee favor of the Old Site in their report with the Civic Center extending to the West to Van Ness Avenue. On January 15, 1912 the Supervisors call for a bond election on March 28, 1912 for City Hall and Civic Center on the location recommended. On January 29, 1912 the Mayor and the Supervisors appoint John Galen Howard, Frederick Meyer and John Reid Jr. as advisory architects to work with the Board of Public Works in designing and planning the Civic Center. On March 28, 1912 the voters approved \$8.8m bonds by a eleven to one margin – overwhelming support for the Mayor and the Civic Center proposal. On the following day, the Advisory Architects are converted into Consulting Architects and put in charge of the City's Bureau of Architecture. The Consulting Architects then announce a competition for the design of City Hall open to all architects practicing in the City. On April 1, 1912 Supervisor Bancroft, Chair of the Public Building Committee, reveals the tentative plans for Civic Center prepared by the Consulting Architects showing two alternatives, one with the City Hall at the old location and the other with the City Hall on Van Ness between Grove and McAllister (Known as Alternatives A and B). One of the reason expressed for the alternatives is the condition of the old City Hall foundation and the soil under it which will be subject to testing. If the conditions are poor, the ability to construct the new City Hall could be effected.

1912 (2) On May 28, 1912 the Consulting Architects issued their report on the design of Civic Center calling for the location of City Hall on Van Ness (Alternative B) because of the conditions of the old Site. They proposed a two block square Plaza in front of it, a new Auditorium on the South side (Mechanics pavilion block) and an Art Museum on the North. Across the Plaza from the City Hall the Public Library and Opera house with be located. They recommended that the existing street grid be established on the Old Site which would allow Hyde and Leavenworth to extend to Market. They also suggested that their report be circulated for a month to get public reaction. The Supervisors approved Plan B on July 1, 1912 with four of the eighteen Supervisors voting no on the basis that the City had told the public in the bond election that the City Hall would be on the Old Site.

Cahill, who was not consulted on any of these developments since he was persona non grata with most of the principals, wrote a very negative review of the final Civic Center Plan in the July, 1912 issue of the *Architect and Engineer* saying that the plan was too severe and Beaux Arts for his taste. On April 18, 1912 he wrote to Mayor Rolph complaining that he had been “overlooked” in matters relating to Civic Center and asking for a paid appointment. He wrote “I have opposed the active missionary work of a very powerful opposition which has attempted to fashion an irrational Civic Center on a community at the wrong time and in the wrong place... This opposition has caused me much suffering and bitterness and brought abuse and ridicule upon my head.” I think this well describes his role in Civic Center planning.

As for Burnham, the approved plan had no resemblance to what Burnham proposed in 1905 nor to Polk's 1909 plan. The final plan was driven by the necessities of 1912 and designed primarily by Howard and should be attributed to him.

1912 (5) Howard's Civic Center Plan and the Jules Guerin rendering of Civic Center commissioned by Howard indeed show grand curved chamfered corners on the four proposed corner buildings facing into the Plaza. However, the Health Department building was designed and constructed with only a flat chamfered corner. That was duplicated on the 1990s Court House.

1913 (3) [This transaction is more complicated] The Hayes/Fell block (formerly know as Block 73) was acquired by the Public Library Trustees in 1905 on which to build a Main Library. After the earthquake and the destruction of the Main Library then located in the City Hall, the Trustees built a temporary Library on the block and engaged the Reid Brothers to design a grand new Library building there. With the development of the Civic Center Plan, Rolph offered the Trustees one of the new blocks across from the new City Hall in trade for their Van Ness block. They agreed and the voters approved the trade in the December 10, 1912 special election.

The Consulting Architects also had the problem of the brick building on Grove Street of the Commerce High School (named that by the School Board on May 24, 1910, not the High School of Commerce) which opened in 1910. So a second trade was arranged giving the School District property on the Van Ness block in exchange for its Grove Street property and the brick building was moved to 170 Fell Street in 1913. The Commerce High School Building at 135 Van Ness was built in the 1920s designed by John Reid Jr., then the sole City Architect.

1914 (1) The 19 Polk Streetcar Line of the Market Street Railway operated until 1939 on Larkin Street at Civic Center and transferred Mc Allister to Polk to reach the Bay.

1914 (New) The Consulting Architects set up a competition for the design of the Main Library on the Marshall Square block. George Kelham of San Francisco and his design was selected as the first choice

1915 (new) The Consulting Architects engagement with the Civic Center ends on June 31, 1915. John Reid Jr stays on part time until Mayor Rolph appoints him City Architect in 1918.

1915 (1) Mayor Rolph dedicated the new City Hall on December 28, 1915 but it was not finished and occupied until March, 1916. The Board of Supervisors dedicated its Chambers and held its first meeting in City hall on October 9, 1916.

1915 (4) [This is the first mention of the Plaza so this information should be added] In his Plan for Civic Center Howard called for a large Plaza based on Beaux Arts principals with four landscape quadrants, a major axis on the Fulton Street line and a minor one across wise and two parallel round ponds. The detailed drawings for the Plaza were prepared by A. Lacy Warswick, staff architect of the City Architect's office. The planting of trees and shrubs was give to John McLaren and the Park Department to undertake. On July 14, 1915 the Board of Supervisors transferred to the Park Commission the responsibility for the completed Plaza

1922 (1) The land for the War Memorial was acquired over a three year period being completed in

1926.

1922 (3) On April 25, 1924 the War Memorial Trustees contracted with Willis Polk and Albert Landsburgh to design the Opera House and Bakewell & Brown the Veterans Building. Polk died later in the year. The project is suspended for three years while more funds are secured. In 1927 Brown alone and Landsburgh are commissioned to design both buildings. Also in that year Brown and Bakewell dissolve their partnership.

1924 & 1927 The name of the school is Commerce High School, not High School of Commerce.

1926 (new) [Since Priteca is list in the introduction as a prominent architect, his major work in the area should be listed.] The Orpheum Theater at Market and Hyde Streets designed by B. Marcus Priteca opens.

1932 (2) The architectural style is French Baroque or French Baroque revival.

1936 (8) The double rows of parking on Fulton Street extended to Larkin St not Polk St since that block of Fulton Street was abandoned and incorporated in the Plaza. No parking was allowed in the Plaza.

1941 (1) Hospitality House was built for visiting military personnel not just soldiers. It was built on Marshall Square, the name had not changed. The “last New Deal” project make it appear to have been paid for by the Federal government. It was built entirely by local resources, much of it contributed. One could say it was the last pre-war structure in Civic Center.

1941 (2) The prefabricated Barricks were built in Civic Center Plaza to provide lodging for visiting service personal at a cost of 50 cents per night. The structures were removed by the end of 1946.

1945 (1) In 1944 the US Navy built a wooden structure behind the Public Library know as 45 Hyde Street for its use. In 1948 it was turned over to the City and was used by the Library until 1995.

1946. There is no record of London Plane trees ever in the middle of Civic Center Plaza, pallarded or not. The Plane trees came in the 1960s.

1953 ([his a garble. Replacement] In June, the San Francisco Planning Department published *An Introductory Plan for the Civic Center* suggesting a modernist approach for its redevelopment. A Mayoral Citizens committee ignores it and proposes a \$3.25m bond issue to upgrade the Civic Auditorium for conventions and build an exhibit hall under Civic Center Plaza which passes in November, 1954. The exhibit hall eventually was named Brooks Hall.

1956-1957 Only Brooks Hall is constructed during this time. The Parking Garage, separately financed, was begun in 1969 and opened in 1960. It is an independent free-standing structure from Brooks Hall although SOM/MBE designed both.

1958-161 The City never added the \$250,000 “embellishments” to the Plaza called for in the Baylis Plan.

1962 The jury mentioned here was not announced until 1964. This information should be incorporated with that in 1964 (3)

1966 (1) Only one fountain not fountains – a rectangle pond with numerous water jets.

1986 State Office Building #2 was designed by Skidmore Owings & Merrill (not that hard to find)

1987 (1) The SF Chapter of the AIA could not have proposed a 1912 Burnham design for Civic Center Plaza since his 1905 Plan did not consider anything in the Plaza area specifically. Proposal for a Civic Center of Willis Polk of the D H Burnham & Co San Francisco office in 1909 was located at Market and Van Ness. Furthermore Warswick under the direction of John Galen Howard completed the design and drawing for the 1915 Plaza in 1913-14, not 1925. The last sentence refers to events in 1993.

1989 (1) The 1989 \$60m bond issue was to improve fire stations, Museums and Laguna Honda Hospital. The 1990 \$332m bond issue was to cover earthquake damage and upgrades to all City Buildings. It was not enough to cover all Civic Center buildings - only City Hall, Opera House and the Civic Auditorium receive such improvements. Separate arrangements and funding were be made for other buildings such as the Old Main Library (Asian Art Museum) and the Veterans Building. The Health Department Building is the only City building which has not yet been seismically upgraded.

1992 Friends of the Library initiate two bonds issue on the June 2, 1992 ballot to restore and improve Civic Center Plaza and create a Fulton Street Mall (\$26.7m) and to expand the Civic Center Garage under Fulton Street during Library Construction (\$24m). Both failed.

1995(5) No bond funds were available to refurbish and restore City Hall to its 1916 condition. A \$64m bond issue for those purposes was placed on the November ballot and passed.

1996 ( new) Mayor Brown allocates \$200,000 for the preparation of a new plan for Civic Center Plaza and the surround area. After a competition Simon Martin-Vegue Winklestein Moris of San Francisco and the Olin Partnership of Philadelphia were selected to do the work. Their draft report was issued in October, 1998 after numerous public workshops, focus groups and other public participation sessions. For political reasons, Mayor Brown suppressed the report. Although it was discussed in public forums it was never completed or approved.

2004 (new) The Board of Supervisors established the City Hall Preservation Advisory Commission composed of five members to insure that the restored City Hall and its environs remain in first class condition.

2010 (3) A portion of the EPA funds were originally proposed to pay for the preparation of a new plan for Civic Center Plaza but were eventually diverted to retrofit the plumbing in City Hall and other buildings.

2011 (new) Mayor Gavin Newsom signs legislation on January 9, 2011 establishing a Community Benefit District for Civic Center covering some thirty blocks of public and private property. The CBD provides additional cleaning and maintenance in the area as well as safety and serves as the the primary public advisory body for Civic Center.

2013 (new) Veterans Building closed in May for seismic upgrades and rehabilitation including installation of the new SF Opera Center and will reopen, June 2015.

2014 (new) Construction begins on new Veterans Memorial Garden in War Memorial Court.

2014 (new) Planning Department approved Budget for 1914-1916 include the Civic Center Public Realm Project which will prepare a comprehensive new plan for Civic Center Plaza, Fulton Street, the Grove Street Corridor and other public areas in the District.

## **Illustrations**

2.6 A portion of **Burnham's post-earthquake** 1906 street widening plan **called the “Cobweb” plan.**

2.7 **1914 Jules Guerin rendering of Howard's Civic Center plan.**

2.8 **1913 lay out map of John Galen Howard's Civic Center plan.**

2.25 **1918 image from City Hall looking over the Civic Center Plaza and down Fulton Street towards Market Street.**

2.38 The 1936 date cannot be accurate since Hospitality House is the picture. The date has to be 1941 or later.

2.43-2.49 Why have six pictures of Civic Center with the barracks? That is five percents of all the illustrations devoted to one obscure event in the history of Civic Center.

2.48 The date can't be accurate since the barracks have been removed from the Plaza so the date has to be 1947 or later.

August 24, 2015

Civic Center Cultural Landscape Report

James W. Haas Comments (Second Set)

Page 12 1899 (3) The derivation of Cahill's 1899 Market Street scheme is incorrect. As he explains in the October 9, 1899 Examiner article which includes the plans and in his memoir in the August 1918 *Architect and Engineer*, he created the scheme on his own having recently traveled in Europe and studies several cities. He also had a client or two who were considering building new neighborhoods or towns so he had given time to considering city planning matters. After he developed the scheme he showed it around to property owners, newspapers and officials including Mayor Phelan. Phelan told him that it was an interesting idea but did nothing more to pursue it. Phelan and Cahill were never on particularly good terms and their relationship worsened as the years passed. This item gives the impression that they were on good terms so that Phelan was the reason that Cahill developed his scheme. That is untrue. Thus the clause *at the request of Mayor Phelan* should be deleted.

Page 13 1905 (2) The sentence that Burnham visited Washington DC and drew inspiration from the L'Enfant plan is incorrect. Burnham makes it very clear in his *Report on a San Francisco Plan* that his background studies and vision for the San Francisco Plan were all derived from European sources. Why would the consultants reference a non-scholarly newsletter from a local non-profit for this view when they could cite the primary sourced document to describe Burnham's real inspiration. This sentence should be deleted.

Three sentences further there is reference to a grand Beaux Arts style Civic Center. This would presume the sort of group plan Civic Center designed by Burnham for Cleveland or the civic center concept which Charles Mulford Robinson wrote about and which was the basis for so many civic center plans. Burnham's proposal was *sui generis* since it was not a grouping of buildings but a huge assemblage of public and private commercial and residential building spread over the numerous blocks around the central *Place*. The important point is that what actually was built had no relationship to Burnham's initial proposal. It is a "group plan" located away from Market Van Ness. Thus the Beaux Arts reference in this sentence should be deleted. The next sentence regarding portions of Burnham's concept being incorporated into what was actually built is incorrect and should be deleted. The further sentence says that Burnham proposed a new location for the existing City Hall. That is incorrect as his civic center plan incorporates the old City Hall into it. All this can be easily established by reading his *Plan of San Francisco Report*

Page 13 1905 (3) Cahill did not revise his 1899 scheme. As he reports in his memoir, he received an invitation from the Association for the Improvement and Adornment of San Francisco to submit ideas to Burnham and Bennett. Rather than submitting his old plan, he spent several months studying the City Hall area and developed a complete new plan which he submitted to Burnham and Phelan. Phelan rejected it.

Page 13 1908 (2) This item follows the first 1909 item and so should be moved before it to fit the chronology.

Page 13 1909 (1) The second and third sentences about a \$5m bond issue to rebuild on the old site are erroneous and not based on the facts. In April the Board of Supervisors approved a \$8.3m bond issue to be placed before the voters on June 22, 1909 to acquire property around Van Ness and Market and build a new City Hall at that location as advocated by Willis Polk, local representative of D H Burnham & Co. (See Polk's proposed civic center on page 79 of the *Summer Argonaut*.) Rewrite paragraph.

Page 14 1910 (1) The Commerce High School building designed by City Architect Newton Tharp was constructed on Grove between Polk and Larkin Sts on property already owned by the School District. On March 24, 1910 the School Board named the school Commerce High School and then on December 13, 1913 the High School of Commerce and it was known by both names throughout its existence when located on Grove Street, when the building was moved to 170 Fulton in 1913 and when the new larger Mission style complex was opened in 1926. (After City Architect Tharp died in March 1909, the School Board in June did name the building the Newton Tharp Commercial School but then abandoned the title the following year.)

Page 14 1911 This entry is still not correct and shows a lack of understanding of the history and of Tilman's material. Rolph won the September 26, 1911 Mayoral primary by an overwhelming margin and so became **Mayor-Elect** until he was sworn in as Mayor of San Francisco on January 8, 1912. During this interim time, he started preparing for the creation of a Civic Center and a new City Hall using the resources of the PPIE Architecture Committee to which he had added John Galen Howard who had previously declined to be a part of the PPIE effort. On December 8, 1911 at the suggestion of Willis Polk Rolph extended an invitation to all City architects to submit ideas on the location and design of a new Civic Center. He wanted the submissions to be voluntary at no cost to the City. The process was not a completion as there would be no winners. By the December 27, 1912 deadline forty-four had done so including BJS Cahill. The majority favored the old City Hall site extending West since the City already owned the land and the public favored reusing it. A few suggested extending the Civic Center from the City Hall site south across Market Street. Only a couple suggested the Market/Van Ness location and a few more suggested other locations in the City. The suggestions overwhelmingly favored the old City hall site. This had nothing to do with Cahill's earlier plans but was about costs and feasibility. Revise paragraph.

Page 14 1912 (1) In his inaugural address on January 8, 1912 Mayor Rolph came out unconditionally in favor of using the old City Hall site saying it was the only one on which a new City Hall could be built in time for the opening of the PPIE. This ended any further consideration of the matter.

Page 14 1912 (2) Big error. It should be Mayor **Rolph**, not Phelan who left office in 1901.

Howard and the other two architects first were appointed on January 29, 1912 to the official post as the Architectural Advisory Committee to the Public Building Committee of the Board of Supervisors and to the Board of Public Works for which they were to be compensated \$7500.. On March 29, 1912 Rolph reorganized them as the Board of Consulting Architect with supervisory authority over the Public Works Department for which they were to be paid a retainer of \$25000 and \$25 per day per diem. They held this formal title and post until June 31, 1915. Rewrite last sentence.

Page 14 1912 (4,5,6,7 & 8) These items deal with the City Hall competition and its final location and have repetitive and conflict information (seventy submission vs 73 entries). They should be synthesized and made coherent eliminating the reference to the Burnham plan in 1914(7) which is not relevant.

Page 15 1913 (1) This item misunderstand the events around the Public Library and which blocks were purchased so it needs to be rewritten. The independent Library Trustees were long dissatisfied with the Library being in City Hall and decided in 1904 to purchase land on which to build a new free standing Library. They initially considered the Grove Van Ness Fulton Polk block (0787) but in March 1905 with the support Supervisors purchased the Hayes Van Ness Fell Franklin block (0815). After the Earthquake and Fire, they built a temporary brick building on the block to house the Library. When the new Civic Center Plan was adopted, Rolph offered the Library the block on the northeast side of the Plaza (0353) in exchange for their block which they accepted. The City in turn exchanged the old Library block with the School District on which to relocate Commerce High School. The voters approved the transfer at a special election on December 10, 1912.

Page 15 1913 (2) The Commerce High School Building was moved from middle of Grove St. between Polk and Larkin block (0788) to Fell Street block (0815) the former Library block. All the buildings on the block became Commerce High School or the High School of Commerce.

Page 17 1914(1) and 1915(5) The Consulting Architects supervised the Civic Center work through their control over the Public Works Department including the City Architect's Office. With the exception of the Exhibition Auditorium, they only did general planning and design work leaving it to others to do the detailed design. Warswick in the City Architect's Office prepared the detailed plans for the Plaza following Howard's instructions. The construction of the Plaza was completed in July 1915 with the planting in place and the fountains operating. Over the next several decades changes to the landscaping, the fountains and ponds and other decorated items were made, but it was completed during the time of the PPIE. These two items overlap and need to be straightened out.

Page 19 1920 (New) War Memorial Trustees purchase the former St. Ignatius Institute block (0810) to house a new opera house and art institute designed by Willis Polk.

Page 19 1922 (New) War Memorial Trustees conclude that the St. Ignatius block is inadequate to hold all of the desired functions and recommend that the City acquire the two block in front of City Hall.

Page 19 1922 (1) incorrect – replace with “1923-1925 Supervisors agreed to purchase and clear all the properties in the two blocks which took two years”.

Page 19 1922 (2) This does not conform to the facts since the eight person architectural advisory committee for the War Memorial was not appointed until October 1922 and only made a proposal for twin buildings in January, 1923. Polk and Brown refined the proposal during the rest of that year. Delete the entry. 1923 item is accurate.

Page 19 1924 (1) The last sentence is incorrect. Arthur Brown Jr. became the architect for both buildings with Lansburgh assisting with the Opera House. Lansburgh's skill was with theater design. This is correctly stated in 1932 (2).

Page 19 1924 (2) This is incorrect. Replace with “1925 The War Memorial Trustees sold the St. Ignatius block (0810) to the SF Unified School District on October 25, 1925 for use as an athletic field for Commerce High School”.

Page 21 1926 (3) E. Marcus Priteca was a prominent **Seattle** architect. Alexander Pantages, operator of an extensive vaudeville theater circuit, met Priteca shortly after he opened his architecture practice in Seattle and chose him to design his first San Francisco theater in 1911. He was so satisfied that he had

Priteca design twenty-one more including the Civic Center Pantages building. Pantages was only a tenant in the building but so large a tenant that the owner/developer agreed to use Priteca as his architect. Priteca did not do other buildings in the Bay Area and never had a permanent office here.

Page 26 1952 Replace with “The San Francisco School District closed Commerce High School and converted the athletic field (0810) into a parking lot”. (A very long discuss of the history of the School can be found in the *Chronicle* June 1, 1952 page 28 and June 2, 1952 page 31)

Page 28 1958-1961 The speculation about Baylis in the last sentence does not appear in the Argonaut article and should be deleted.

Page 30 1963 (new) The San Francisco Art Commission decided to hold an international competition for a new design of Civic Center plaza.

Page 30 1964 (1) Incorrect The named jury members were announced in 1965 not 1964.

Page 30 1964 (4) delete as unnecessary

Page 30 1966(1) Correct The quote is from the *Examiner* not the *Chronicle* as noted in the footnote.

Page 34 1974 (New) Planning Commission designated Marshall Square (0354) home for new symphony hall. Friends of the Library organized an opposition campaign to have the block designated for a new Main Library.

Page 34 1975 (New) Board of Supervisors reached agreement with School District to transfer Commerce High School Parking lot (0810) to the War Memorial Board for the symphony hall and leave Marshall Square available for a new Main Library.

Page 36 1980 Davies Hall was designed by Pietro Belluschi and SOM jointly. Belluschi was involved long before SOM was brought in.

Page 36 1987(1) Mayor Feinstein's most important recommendation was the construction of a new Main Library on Marshall Square which is buried in a list of small items. It should be the first item mentioned. The proposed courthouse was to be at the Hall of Justice on Bryant St. and thus is not relevant to Civic Center and so should be deleted.

Page 38 (new) New Superior Courthouse opens on City owned property in block 0766 designed in strip-down neo-classical style with a chamfered corner by Ross Drulis Cusenbery Architects. (The Courthouse is listed on Pages 6 and 54 related to Block 0766 but not mentioned in the timeline.)

Page 38 2003 The new Asian Art Museum is designed by Italian architect Gae Aulenti.

Page 33 Illustration 2.76 This illustration was prepared for a proposal to construct a new symphony hall across Franklin Street connected to the War Memorial Court by a plaza on top on an under-grounded Franklin St. The bonds to pay for this project were rejected by the voters.