



SAN FRANCISCO PLANNING DEPARTMENT

Memo to the Historic Preservation Commission

HEARING DATE: JULY 16, 2014

DATE: July 9, 2014
TO: Historic Preservation Commission
FROM: Mary Brown, Preservation Planner
RE: Quarterly Report: Landmark Designation Work Program

1650 Mission St.
Suite 400
San Francisco,
CA 94103-2479

Reception:
415.558.6378

Fax:
415.558.6409

Planning
Information:
415.558.6377

QUARTERLY REPORT: APRIL – JULY 2014

The final quarterly report for fiscal year 2013/2014 includes hours and tasks undertaken by Planning Department (Department) staff in support of projects included on the Historic Preservation Commission's (HPC) current Landmark Designation Work Program as well as completed landmark nominations submitted by property owners. The report is organized into the following sections:

- Active Cases: Historic Preservation Commission Nominations
- Active Cases: Owner-Initiated Articles 10 & 11 Nominations
- Pending Cases: Historic Preservation Commission Nominations
- Recently Designated: Landmarks, Landmark Districts, and Article 11 Change of Designation

Milestones for this quarter include the formal Article 11 Change of Designation of the James G. Walker Building, at 1007 Market Street, and development of performance measures to track Article 10 Landmark designations and Article 11 Changes of Designation.

Based on recent discussions with the HPC, several new performance measures will accompany the status report beginning the first quarter of FY 2014/2015. The goal of the performance measures, along with other process-based improvements, is to present a clearer picture of the Department's work on the HPC's Landmark Designation Work Program.

1. Prepare and process individual Article 10 Landmark designations (from report to case closure) within staff 150 hours.

The last five individual Article 10 designations were within a range of 114 to 200 hours from the preparation of the report to the final Board of Supervisors hearing. While each designation is unique, Department preservation staff will set a goal to complete the average individual designation within 150 hours.

2. Prepare an Article 10/11 designation application outlining designation requirements, process, and fees by the end of the 2014 calendar year.

Under Article 10, Section 1004.1 outlines that nominations will be in the form prescribed by the HPC. To date the HPC has not prescribed the form. Department preservation staff will prepare this material for HPC review. The intent is to give the public a clear indication of the criteria used and information required to consider a property or district for Article 10 designation.

3. Provide comments to the applicant regarding the application’s completeness and/or schedule HPC initiation hearings for all community/property-owner sponsored Landmark Designation Reports within 30 calendar days of receipt.

Department preservation staff will track performance and response time with owners and community members that submit nominations outside of the HPC’s Landmark Designation Work Program. This information will be included in the work program status report. The goal is to provide the HCP and the public with a timely response regarding requests for nomination submitted by the public.

4. Submit and present a Landmark Designation Work Program status report to the HPC every six months.

Active Cases: Historic Preservation Commission Nominations

In addition to the Article 11 property designated this quarter, Department staff prioritized work on the following active cases. Activities were focused primarily on property owner engagement, research and writing, and report development.



Swedish American Hall

2168 Market Street

Staff: Jonathan Lammers

FY 13/14 Hours:	89
Total Hours:	116
Completed Tasks:	Owner notification, case tracking, website content, site visit and photography. Draft Landmark Designation Report and research in progress. The Swedish Society of San Francisco has provided a letter in support of landmark designation, and the new owners of Café Du Nord are similarly supportive of landmark designation.
Last Action:	Added to Work Program June 15, 2011

Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014
	<p>New Era Hall 2117 Market Street</p> <p>Staff: Jonathan Lammers</p>
FY 13/14 Hours:	32
Total Hours: Completed Tasks: Last Action:	206 Case tracking, website content, and owner notification. Wrote hearing-related supporting documents, and developed an informational packet for the new property owner. Revised Landmark Designation Report is complete. Discussions continue with the property owner regarding support for the designation and future alterations to the property. Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014
	<p>Cowell House (Morrow + Morrow) 171 San Marcos Avenue</p> <p>Staff: Mary Brown</p>
FY 13/14 Hours:	53
Total Hours:	68
Completed Tasks:	Owner notification, case tracking, website content, building permit research, site visit and photography. Significant research and writing activity, including the near-completion of a draft Landmark Designation Report.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014
	<p>Sailors' Union of the Pacific 45 Harrison Street</p> <p>Staff: Jonathan Lammers</p>
FY 13/14 Hours:	8
Total Hours:	13

Completed Tasks:	Owner notification, case tracking, website content, organized files for property owner review, initial photography. Draft case report is nearly complete. Met with property owner's representative in February 2014, at which time they indicated that there is general support for landmark designation.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014



Sunshine School
2728 Bryant Street

Staff: Jonathan Lammers

FY 13/14 Hours:	28
Total Hours:	55
Completed Tasks:	Owner notification, case tracking, website content, stakeholder communication, coordination with pro-bono consultant, arrange site visit, and archival research. Draft Landmark Designation Report in progress.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014

Active Cases: Owner-Initiated Article 10 & Article 11 Nominations

A significant amount of staff time this quarter was spent reviewing submitted reports and preparing hearing-related reports and presentations for owner-initiated Article 10 and Article 11 nominations. These submitted nominations consist of a Landmark Designation Report or Change of Designation Report prepared by a consultant who meets the Secretary of the Interior's professional qualification standards.



Dunham, Carrigan, & Hayden Co. Building
2 Henry Adams

Article 10 Landmark (Owner-initiated)
Staff: Susan Parks / Mary Brown

FY 13/14 Hours:	104
Total Hours:	104
Completed Tasks:	Reviewed submitted report and provided comments to consultant. Prepared Case Reports, ordinance, materials, and analysis for the HPC Initiation and Recommendation hearings and two hearings at the Board of Supervisors' Land Use Committee.

Last Action:	Board of Supervisors' Land Use Committee hearing July 7, 2014: Continued
Next Anticipated Hearing:	TBD



149 9th Street

Article 11 Change of Designation (Owner-initiated)
Staff: Jonathan Lammers

FY 13/14 Hours:	11
Total Hours:	11
Completed Tasks:	Department has submitted comments on the Change of Designation Report and maintenance plan to the consultant.
Last Action:	n/a
Next Anticipated Hearing:	HPC hearing: Article 11 Change of Designation, 2014



Great Cloud of Witnesses

Ingleside Presbyterian Church Building, 1345 Ocean Avenue

Pro-bono consultant w/SF Heritage to produce Article 10 nomination report.
Staff: Susan Parks

FY 13/14 Hours:	0
Total Hours:	0
Completed Tasks:	Site visit. Waiting for submittal of Landmark Designation Report from SF Heritage
Last Action:	n/a
Next Anticipated Hearing:	HPC hearing: Article 10 Nomination & Initiation, 2014



Strand Theater

1127 Market Street

Article 11 Change of Designation (Owner-initiated)
Staff: Jonathan Lammers

FY 13/14 Hours:	0
Total Hours:	10
Completed Tasks:	Reviewed draft, submitted comments, and reviewed final draft. Waiting for

Last Action:	submittal of final documents from project applicant. n/a
Next Anticipated Hearing:	HPC hearing: Article 11 Change of Designation, 2014

Pending Cases: Historic Preservation Commission Nominations

Some properties on the Work Program are in the queue as pending cases; work on these properties is dependent upon staff availability. In some cases, progress is dependent upon outside factors. These projects will move to the active queue once the currently active nominations have completed the formal designation process.



Wolski House (William Wurster)

3655 Clay Street

Staff: Mary Brown

FY 13/14 Hours:	0
Total Hours:	3
Completed Tasks:	Owner notification, case tracking, website content, building permit research, and scheduling of site visit.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, 2014



Mothers' Building

San Francisco Zoo

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	3
Completed Tasks:	Owner notification, case tracking, and website content. Coordination with Recreation and Parks Department and Arts Commission. Review existing historic structure report for extant Mothers' Building and site visit coordination. On January 9, 2013, the Recreation and Parks Department submitted a grant application for a conditions assessment of the murals and building to the Historic Preservation Fund Committee. Department staff will begin work on the Landmark Designation Report once the conditions assessment is completed.

Last Action:	Planning staff presented informational update to HPC, 2013
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, TBD



Russell House (Erich Mendelsohn)

3778 Washington Street

Staff: Mary Brown

FY 13/14 Hours:	0
Total Hours:	4
Completed Tasks:	Owner notification, case tracking, website content, contact with property owner's representative, and document review.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation, TBD



2 Clarendon (Anshen + Allen)

Staff: Mary Brown

FY 13/14 Hours:	0
Total Hours:	2
Completed Tasks:	Owner notification, case tracking, website content, and building permit research.
Last Action:	Added to Work Program June 15, 2011
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



2173 15th Street

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	7
Completed Tasks:	Case tracking, website content, and owner notification. Researched and revised draft Landmark Designation Report (in-progress).
Last Action:	Added to Work Program June 15, 2011

Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD
----------------------------------	--------------------------------------



Congregation Emanuel School Buildings

1335 & 1337 Sutter Street

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	2
Completed Tasks:	Case tracking, website content, and owner notification.
Last Action:	Added to Work Program June 15, 2011
Next Hearing:	HPC hearing: Landmark Initiation TBD



Planters Hotel

606 Folsom Street

Staff: Jonathan Lammers

FY 13/14 Hours:	0
Total Hours:	0
Completed Tasks:	Owner notification and website content.
Last Action:	Added to Work Program May 12, 2012
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



Phillips and Van Orden Building

234 First Street

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	0
Completed Tasks:	Owner notification and website content.
Last Action:	Added to Work Program May 12, 2012
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



Burdette Building

90 Second Street

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	0
Completed Tasks:	Owner notification and website content.
Last Action:	Added to Work Program May 12, 2012
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



Marine Firemen's Union Headquarters Building

240 Second Street

Staff: TBD

FY 13/14 Hours:	0
Total Hours:	0
Completed Tasks:	Owner notification and website content.
Last Action:	Added to Work Program May 12, 2012
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



Peace Pagoda & Plaza

Japantown

Staff: TBD

Last Action:	Added to Work Program September 18, 2013 as part of the Japantown Cultural Heritage and Economic Sustainability Strategy (JCHES) planning process.
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD



Japantown YWCA / Nihonmachi Little Friends

1830 Sutter Street

Staff: TBD

Last Action:

Added to Work Program September 18, 2013 as part of the JCHESS planning process.

Next Anticipated Hearing:

HPC hearing: Landmark Initiation TBD



Kinmon Gakuen

2031 Bush Street

Staff: TBD

Last Action:

Added to Work Program September 18, 2013 as part of the JCHESS planning process.

Next Anticipated Hearing:

HPC hearing: Landmark Initiation TBD

Golden Gate Park Landmark District

Staff: Mary Brown

FY 13/14 Hours:	0
Total Hours:	372
Completed Tasks:	<p>Meetings and discussions with Recreation & Parks Department; contact with stakeholders; internal policy meetings; field visits and photography; review of building permits and architectural plans; research and document review; development of recommendations; creation of inventory spreadsheet; volunteer oversight; GIS mapping; presentation to PROSAC; development of levels of review; development of terminology FAQs; monthly updates to HPC; administrative assistance; tennis clubhouse HRE review and comment; site visits; development of landscape site evaluations; historic and archival research; and documentation of buildings and sites.</p> <p><i>Stow Lake Boat House</i></p> <p>Field visits; photography; DPR 523-A and DPR 523-B form production; historic photograph search; architect research; style research; boat house research; editing; meeting with Rec & Park staff; Department review; Case Report development; Motion and Exhibit A development; packet preparation; respond to media; contact with stakeholders; contact with Commissioners; presentation preparation; HPC hearing; and post-hearing review.</p>

	The HPC tabled initiation of Stow Lake Boat House until the full Golden Gate Park Landmark District Designation Report is complete.
Last Action:	HPC Landmark Initiation hearing, February 3, 2011, tabled.
Next Anticipated Hearing:	HPC hearing: Landmark Initiation TBD

Removed from Work Program

<p>Fleishhacker Pool Building San Francisco Zoo</p>	<p>The Fleishhacker Pool Building was badly damaged in a fire on December 3, 2012. Department staff reviewed Emergency Order 104886E from Tom Hui, Acting Director of DBI, to allow demolition of the Fleishhacker Pool Building because it constitutes "imminent danger to pedestrians in the vicinity and potential squatters within the building." Given that the subject building has been identified as a life/safety hazard, the associated demolition permit was approved on December 7, 2012. (Note: HABS documentation prior to demolition.)</p>
---	---

Recently Designated: Landmarks, Landmark Districts, and Article 11 Change of Designation

In the past two years, 99 buildings were designated as individual landmarks or as landmark district properties. An additional 32 buildings were designated as significant or contributory under Article 11.



James G. Walker Building,
1007 Market Street

Article 11 Change of Designation
Effective June 26, 2014
Total Hours: 52
Staff: Jonathan Lammers



Marcus Books / Jimbo's Bop City
1712-1716 Fillmore Street

Landmark No. 266
Effective March 15, 2014
Total Hours: 114
Staff: Mary Brown



Old St. Mary's Church Rectory
660 California St.

Article 11 Change of Designation
Effective April 14, 2014
Total Hours: 43
Staff: Mary Brown



Henry Doelger Sales Office
320-326 Judah Street

Landmark No. 265
Effective May 10, 2013
Total Hours: 123
Staff: Mary Brown



Twin Peaks Tavern
401 Castro Street

Landmark No. 264
Effective February 6, 2013
Total Hours: 200
Staff: Moses Corrette



Sam Jordan's Bar

4004 Third Street

Landmark No. 263

Effective February 6, 2013

Total Hours: 126

Staff: Mary Brown



**Duboce Park
Landmark District**

**San Francisco's 13th
Landmark District**

(87 Buildings)

Effective July 12, 2013

Total Hours: 897

Staff: Mary Brown



**Market St. Masonry
Landmark District**

**San Francisco's 12th
Landmark District**

(8 Buildings)

Effective May 17, 2013

Total Hours: 353

Staff: Moses Corrette

Article 11 Change of Designations

The following 30 buildings—located within the Transit Center study area—were designated as individual properties and/or as district contributors under Article 11 of the Planning Code. The Change of Designation was effective on September 7, 2012.

Article 11, Category I (Significant)

700-706 Mission Street (86 Third Street), 145 Natoma Street, and 133 Second Street.

Article 11, Category III (Contributory)

240 Second Street, 572 Folsom Street, 606 Folsom Street, 608 Folsom Street, 527 Howard Street, 531 Howard Street, 577 Howard Street, 589 Howard Street, 440 Mission Street, 79 Stevenson Street, 74 Tehama Street, 78 Tehama Street, and 90 Tehama Street.

Article 11, Category IV (Contributory)

125 Third Street (693 Mission Street), 606 Howard Street, 651 Howard Street, 657 Howard Street, 667 Howard Street, 163 Jessie Street, 602 Mission Street, 611 Mission Street, 641 Mission Street, 657 Mission Street, 663 Mission Street, 666 Mission Street, 161 Natoma Street, and 90 Tehama Street.