VOTERS ASKED TO BRING CITY HALL INTO THE 21st CENTURY

At the top of this year's ballot of fifteen referenda, initiatives, and charter amendments, is a $63.5 million bond issue, Proposition A, to fund critical conservation work on City Hall and bring it up to modern office standards.

City Hall is the centerpiece of what is widely regarded as the most significant ensemble of Beaux-Arts buildings in the United States. When it opened in 1915, it was a symbol of San Francisco's recovery from the 1906 disaster and an expression of its citizens' confidence in the future.

Acknowledging its historical and architectural importance, voters approved funding, in 1990, for the seismic repair and retrofit project that is now in progress. This employs the latest engineering techniques to stabilize the structure and ensure its safety for the public. Proposition A, before the voters this November, would provide a refurbished building with upgraded systems that will allow City workers and officials to serve the public more efficiently.

Proposed work includes conversion of third and fourth floor court rooms, whose functions will be relocated to a new court house across McAllister Street, to general office use, and renovation of office spaces on the main and 2nd floors to modern standards. Conditions in these spaces vary from nearly intact court rooms to substantially altered spaces with very little architectural integrity. Plans call for retention of the architecturally most significant court rooms as hearing rooms and reuse of intact office suites in their existing configuration. Rehab of altered spaces to a new configuration will respect any remaining historic fabric. All affected office spaces will be brought into compliance with Title XXIV disabled access requirements.

Proposition A would also pay for cleaning of all exterior granite surfaces and the copper dome and lantern, as well as interior walls of marble and limestone. Replacement of the roof membrane and skylights, along with repairs to the dome and windows would eliminate water intrusion and damage to historic interior features.

Exterior ornamental metal has suffered corrosion from years of exposure and the lack of on-going maintenance, resulting in staining of the granite, and presenting a hazard to the public in some areas. Plans call for repairing and refurbishing, or replacing where necessary, metal balcony railings, lamps and sconces.

Conservation work will adhere to recommendations in the Historic Structures Report prepared by Carey & Co., Inc., and will follow the standards of good practice for historic rehabilitation set by the Secretary of the Interior.

Other work on City Hall would include increasing disabled access and life-safety features and installing new heating-ventilating-air conditioning systems. Providing new electrical and communications systems will allow city workers to take fuller advantage of "information age" technology and serve residents more efficiently.

The City is seeking approval of bond funds at this time, because being able to undertake these improvements while the building is also undergoing seismic repair and upgrade would save taxpayers a lot of money. The continued on page 4, column 3
THE FOUNDATION FOR SAN FRANCISCO'S ARCHITECTURAL HERITAGE

A non-profit member-supported organization dedicated to the preservation and adaptive reuse of architecturally and historically significant buildings in San Francisco

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ARCHITECTURAL FRAGMENTS

On September 1, the Municipal Railway inaugurated service on its first new streetcar line since 1928, with a fleet of restored “streamliner” PCC cars. The opening of the "F" Market line marks the culmination of years of promotion by the Market Street Railway, an 800-member nonprofit organization dedicated to the preservation and operation of historic transit vehicles in San Francisco. Muni's fleet of historic streetcars from around the world will share the line at various times. The "F" now runs from 17th and Market to the Transbay Terminal, but will eventually extend north along the Embarcadero to Fisherman’s Wharf. Flax Art & Design, 1699 Market Street, has an exhibit of photographs by Tim Baskerville, Interiors: The F-Market Line, through November 18.

On August 5, the Clinton Reilly Group, new owners of the Merchants Exchange Building, opened an exhibit that features the building’s architect, Willis Polk, and William Couture, the painter of the maritime murals in the banking hall. The lobby display inaugurates an ongoing series of exhibits that will highlight the people and events associated with this historic building, at 465 California Street, for the past 90 years. Tessa Wilcox of Artsource researched and designed the exhibit.

The San Francisco Chapter of the American Institute of Architects is presenting Small Firms Great Projects ’95, the second exhibition of work by sole practitioners and small firms, at the Contract Design Center, 600 Townsend Street, October 5-30. In November, the exhibit moves to the AIA gallery, 130 Sutter Street, and ends up in December at a third location, to be announced.

Recipients of the Governor's Preservation Awards this year included the San Francisco Maritime National Park for its $2.7 million restoration of the historic ferry boat Eureka. Resources Secretary Douglas Wheeler presented the awards to 14 agencies, groups and organizations across the state in recognition of their demonstrated commitment to historic preservation.

California Preservation Foundation announces the appointment of Jeff Eichenfeld as interim executive director. He replaces John Merritt, who has taken a leave of absence to assume an advisory position with the Ministry of Culture of the Czech Republic, in Prague, under a program of the Foundation for a Civil Society. Eichenfeld was, until recently, with the National Trust in Washington, D.C.
At its September 20th meeting, the Landmarks Board granted a certificate of appropriateness for new construction at the Columbarium, located at One Loraine Court, off Anza Street. Architect Bernard J.S. Cahill designed this resting place for cremated remains for the Odd Fellows Cemetery (1898). The Neptune Society acquired the Columbarium in 1980 and completed a major renovation in 1988 (See October 1980 & April 1988 Newsletter). In 1989, Sentinel Cremation Societies, Inc., acquired the Neptune Society, which continues to operate the Columbarium. Sentinel finds it will be unable to bear the cost of on-going maintenance of the Beaux-Arts structure, nearing its 100th year, and to pay for additional renovation unless it can increase its capacity. There are only about 500 niches remaining in the Columbarium, and their sale over the coming years would not generate the needed revenue.

Sentinel is seeking approval to construct an 8- to 9-foot high niche wall to accommodate an additional 6,000 places, around the perimeter of the property, perhaps with a high hedge to mask the wall from neighboring residences. Plans call for replacing an existing, small, one-story office building opposite the main entrance to the Columbarium with a new structure that would yield twice the amount of floor space of the existing building.

The office building was built in 1939 or 1940, and its modest scale and design do not challenge the architectural importance of the Columbarium. While not categorically opposed to its demolition, Heritage asked the project sponsor to demonstrate that its retention, with additions to meet programmatic needs, is not a reasonable option. Heritage also asked that the design for the niche wall and a possible replacement structure create a simple and restrained setting for the Columbarium.

Proposed changes to the Columbarium itself are limited to providing a second exit, per Fire Department regulations, by enlarging an existing opening on the east side that once held a stained glass window, removed before Neptune acquired the property. Modifications to the main entrance will facilitate disabled access. The architect is Heller-Manus.

The Landmarks Board approved the project as presented but requested that the project sponsor work with Heritage and Planning staff to achieve a final design. On October 26, the case goes to the Planning Commission, which then will also hear a landmark nomination for the Columbarium and an appeal of the determination that the project does not require an environmental impact report.

**PHELAN BUILDING**

Storefront renovations are occurring in San Francisco's downtown retail district at an increasing rate. There is one in the planning stage for the Phelan Building, at 760 Market Street.

The owners plan to reverse the existing patchwork of alterations done over the years, most without consideration for the building's architectural character, and return the ground and second floors to something like William Curlett's original 1908 design. They will remove most of the mezzanine floor plate, which was a later addition, returning the windows on that level to their original function as clerestory or transom windows into the street level retail spaces. Wood windows matching the originals will replace glass block infill on the second floor.

While the project will gut the basement, ground floor and second floor interiors and remodel them for modern retail use, the existing lobby will remain intact, except for the removal of exterior travertine cladding (not original material) at lobby entrances. A loading dock will replace one retail space on O'Farrell Street.

Existing original exterior fabric will remain, except for bronze doors at the O'Farrell Street service entrance and some glazed brick in a light court. Only one cast iron column cover on the ground floor has survived the years of alterations; it will serve as a pattern for replacement elements made of glass fiber reinforced concrete or steel plate. No work will occur anywhere above the 2nd floor.

The Landmarks Board has granted a certificate of appropriateness to the project. Architects for the renovation
425 FIRST STREET

San Franciscans will soon see a change in one of the city’s virtual landmarks. The familiar blue and orange Union 76 logo on the white tower just north of the Bay Bridge, at First and Harrison, will give way to the corporate identifier of the building’s new owner, Bank of America.

The present structure is largely the result of 1954 additions and alterations to the original 1940 Modernist design by Lewis P. Hobart for the Union Oil Company. East Bay architect Ralph N. Kerr’s additions, which more than doubled the amount of office space, virtually enclosed Hobart’s building, leaving only the original west and south elevations exposed. Style and materials were consistent with the 1940 structure. The most radical change was the demolition of Hobart’s 138-foot high rectangular tower and its replacement with the present approximately 190-foot triangular structure, incorporated into the addition on the north end of the building.

Bank of America engaged STU-DIOS, the San Francisco architectural firm, to transform the corporate image of the tower. Their design places a red “BA” logo, slightly raised and softly backlit, against a rectangular blue background, near the top of the tower on each of the three sides. Architectural lighting will illuminate the tower from below. The plan is also to reclad the tower completely, replacing the deteriorated white enameled porcelain steel panels in kind. The digital clocks will remain.

Hellmuth Obata Kassabaum is planning an interior remodel and seismic upgrade of the office building, to house Bank of America’s interactive banking department.

City Hall
continued from page 1
combined effect of the seismic work and the improvements under Proposition A will be to turn the 80-year old City Hall into a modern office building, while ensuring the conservation of its architecture, thereby continuing this historic building’s useful life well into the 21st century.

Heritage has endorsed Proposition A, along with SPUR and the San Francisco Chapter of the AIA.

PLANNING FOR THE HOLIDAYS

Heritage will hold its annual Holiday Open House on Sunday, December 3, from noon to 3 pm. The Haas-Lilienthal House will receive visitors for a festive afternoon that will feature music and some holiday refreshments.

A magnificent tree will be the centerpiece of the seasonal decorations throughout the House, and Santa Claus will make an appearance to delight the children. There will be a raffle for some special prizes, and the bookstore will offer the opportunity for holiday gift shopping.

The Holiday Open House is a special benefit to our members, who will receive invitations in the mail. The price of admission for non-members is $10 per person, $5 for children under 12.

For a listing of holiday activities at other house museums in the Bay Area, send $1 and a stamped, self-addressed envelope to:

Bay Area Historic House Museums
22701 Main Street
Hayward, CA 94541
San Francisco Heritage has joined with Victorian Alliance to poll the candidates for mayor on preservation issues in the city. We surveyed the candidates in two previous elections for supervisor, 1992 and 1994, but this is the first time we have addressed those running for mayor.

The final date to file candidacy was August 11. We sent our questionnaire to all the candidates on August 16th and requested responses by September 8th. The results of the poll appear on the following pages.

For easier comparison among the candidates, the questions seek simple "yes," "no," "undecided," and "do not know" answers but also invite brief comments. In cases where those comments illuminate a candidate's position, we have published them, editing them as necessary and where possible, without affecting their meaning. In addition, two questions require brief written answers, which we have also included here.

The purpose of this poll is not to endorse any candidate but to provide our readers information that may help them decide how to vote on November 7 and in a possible December runoff. It also alerts the candidates to the existence of a constituency that is prepared to hold elected officials accountable for their actions with respect to preservation issues.

The choice of mayor is a critical one that can have widespread implications for preservation. The mayor not only sets the tone of municipal government with respect to preservation but also influences its course through appointments to the boards and commissions that deal with preservation policy and issues. These include the Landmarks Board, the Planning Commission, the Redevelopment Agency Commission, the Board of Permit Appeals, the Art Commission, the Port Commission and the Building Inspection Commission.

The mayor also signs the ordinances that designate city landmarks and historic districts.

Studies show that conservation of historic buildings produces positive economic results. With new highrise office construction on hold, most large-scale construction activity in San Francisco these days—apart from some new civic buildings like the Main Library—involves major rehabilitation projects: Civic Auditorium, City Hall, the Opera House, and the U.S. Court of Appeals Building. Renovation of the Old Main Library and the Ferry Building are in the near future.

In the private sector, PG&E has completed a major rehabilitation on Market Street. The conversion of old industrial and warehouse buildings to residential use is thriving, and renovation of single-room-occupancy hotels continues. San Francisco has a large stock of architecturally significant structures, in both public and private ownership, awaiting rehabilitation, and a city administration committed to preservation and economic development can facilitate such projects, particularly for unreinforced masonry buildings in need of seismic retrofit.

Fallout from the City’s unreinforced masonry building ordinance continues to concern preservationists, as deadlines to retrofit or demolish approach. Mayor-appointed commissions will determine the City's response, if the historically and architecturally significant among these buildings become subjects of demolition permits.

Utilization of port property remains a high priority, in 1995. Port planning staff have now begun a full assessment of historical resources. Whether or not the city can recapture even a fraction of its historic stature as a great port, there is no question that the opportunity remains to conserve much of the waterfront's historic character while planning its reuse. Will the Port Commission take that opportunity? The mayor will hold the key.

Soon, the mayor will have to take on the contentious issue of neighborhood preservation. It has generated several years of heated debate that scuttled the Planning Department’s dedicated efforts to find a solution. The parties need to reach an agreement (or agreements in each neighborhood) that accommodates individual property owners’ interests while respecting the architectural character-defining features of a neighborhood. The make-up of the Planning Commission will be decisive in arriving at a real reconciliation of interests.
Responses from candidates for mayor to the San Francisco Heritage - Victorian Alliance questionnaire

Key: ud = undecided; d/k = do not know; n/a = candidate did not answer question
* See notes on page? Blank column means candidate did not return questionnaire

1) Do you believe that the preservation and reuse of existing structures having historic or architectural significance makes good economic sense in San Francisco?  
yes yes yes yes yes yes

2) San Francisco contains more than 100,000 buildings and has designated 207 individual landmarks, 10 historic districts, and 250 significant buildings in Article 11 of the Planning Code (Downtown Plan). Do you think San Francisco has identified and provided protection for  
(a) virtually all the significant buildings in the city?  
(d/k) no  
(b) most of the significant buildings in the city?  
(n/a) yes  
(c) only a fraction of the significant buildings in the city?  
(no) yes

3) If elected Mayor, would you routinely open your door to representatives of the preservation community, and would you seek advice from that community whenever preservation issues arise?  
yes yes yes yes yes yes

4) If elected Mayor, would you include representation of preservation interests among your appointments to boards and commissions that sometimes deal with preservation issues, such as the Planning Commission, the Redevelopment Agency Commission, the Building Inspection Commission, the Board of Permit Appeals, the Port Commission, and the Art Commission?  
yes yes yes yes yes yes

5) Would you support a revised landmarks ordinance that would provide  
(a) better protection for landmarks and historic districts?  
yes yes yes yes yes yes  
(b) authority to designate significant interior spaces open to the public?  
yes yes yes yes yes yes  
(c) an independent Landmarks Commission?  
no yes yes yes yes yes

6) If elected Mayor, would you sign an ordinance designating a building a landmark, in spite of owner objections, if the Landmarks Board, the Planning Commission and the Board of Supervisors all concurred in the designation?  
no ud yes yes yes yes

7) The Mills Act allows local governments in California to implement a preservation incentive program wherein owners of qualified historic properties may seek property tax relief, under certain conditions. Would you make implementation of the Mills Act in San Francisco a priority of your administration?  
no ud yes yes yes yes

8) If elected Mayor, would you make preservation of historic buildings one of the priorities of your affordable housing program?  
yes yes yes yes yes yes

9) Would you make it a priority of your administration to bring about a workable compromise between the interests of preservation or neighborhood conservation and the interests of property owners who want to enlarge or demolish sound housing or historic buildings?  
yes yes yes yes yes yes

10) If elected Mayor, would you take a personal role in working out the issues between religious institutions that may want to demolish architecturally significant buildings and preservation advocates who seek alternatives to demolition?  
yes yes yes no yes yes

11) Would you be prepared to lead an effort by the City of San Francisco to acquire the entire Presidio for a city park, if the Federal government sought to sell it?  
* yes * yes yes yes yes
*—Notes to responses

Achtenberg

5(c) "I believe that the involvement of the Planning Commission and the Board of Supervisors is necessary to examine other issues than preservation...upon which a landmark designation may impact."
7. "Not at this time. I support the Mills Act's approach...but, in the face of our current funding crises...I do not believe San Francisco could afford the loss of property tax revenues."
11. I support the Presidio Trust as drafted by Representative Nancy Pelosi.

Brown

5(c) "It would be unwise to commit to the creation of any new commission before seeing the specific proposal and evaluating the actual functions of the commission, the source and cost of funding such a commission, the staffing level and other major questions."
6. "If the building is owned by a religious group, the answer is no. As you may know, I authored AB133, which prohibits the landmarking of a non-commercial religious structure behind the owner objects. The Interfaith Council and I struggled with this issue and ultimately I supported the churches and temples in their position that they should decide how to cope with their interest in architectural preservation and dwindling or non-existent assets, and with ensuring a proper and adequate place of worship. In cases of non-religious ownership, I would have to look at each individual case."
11. "First, I am fully confident that Congresswoman Nancy Pelosi, Sen. Barbara Boxer and Sen. Dianne Feinstein will be able to successfully pass the Presidio Trust legislation to preserve and manage the Presidio within the Golden Gate National Recreation Area. Should, however, the Presidio fall victim to the anti-governmental right, I would use every city resource...to throw up as many legal and procedural obstacles to any forced sale of the Presidio by the right wing. As a fallback, I would invoke by analogy the procedures governing base closures, which give local communities planning and re-use control, as well as first opportunity to acquire the entire site. Obviously, however, we should devote ourselves to ensuring that the Presidio Trust legislation passes the Congress."

Jordan

5. "I would certainly be willing to study all three of these issues, with input and consultation from both of your organizations...to ensure that the Planning Code adequately addresses these concerns."
6. "It is impossible to address this particular question hypothetically. I do, however, place great stock in the Landmarks Board and the Planning Commission, and I value their determinations highly. Any such situation would be handled in a consultative and fair process, with preservation of our landmark buildings as an utmost concern."
7. "...providing that its flexibility is fully protected and available in the interests of both property owners and the City."
11. "I support Representative Nancy Pelosi's plan, and have worked closely with her and Senators Feinstein and Boxer on this issue. I think her plan is the soundest possible guarantee for the future protection of this critically important jewel for San Francisco. I also believe that strong support of her plan is the best way to combat the over-zealous privatization proposals being put forth by Republican members of Congress. The scenario you sketch of 'selling off' the Presidio is an utmost danger that we will never allow as long as I am Mayor—that is my guarantee."

Larkosh

5(c) "I generally would support a Landmarks Commission, but I need more specifics."
6. "I would need a more...specific question in order to...answer."

Ventresca

9. "I am the only candidate for mayor who supported the residential conservation control amendments before the Planning Commission, and I would support more restrictive controls to protect neighborhood character. I will oppose the demolition of sound housing and historic buildings."

12. What qualifications would you look for in making appointments to
(a) the Landmarks Board
(b) the Planning Commission?

Achtenberg

12. "I will seek qualified individuals from all affected communities for appointments and authorize a broad-based group of citizens to screen applications and make recommendations. I will appoint a Planning Commission and Landmarks Board that makes a priority of, and will strike a balance between, affordable housing and preservation concerns."

Alioto

12.(a) "I would look for individuals who have an extensive knowledge and appreciation for the character and design of San Francisco. I would appoint individuals who clearly understand the need to protect our architectural heritage. I would meet organizations, such as the Foundation and Victorian Alliance for guidance in selecting Board members."
12.(b) "I would use the same criteria mentioned in Question 12a. As Mayor, the Planning Commission will not be comprised of members who support over-development of our neighborhoods. I would appoint individuals who represent the interests of our neighborhoods and small businesses. It will be a priority of my administration to protect neighborhood integrity and slow down the proliferation of chain stores at the expense of small, family owned businesses."

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Brown
12. "I will revamp our city commissions and boards to make sure they are responsive, accountable and representative of our City's various communities, associations and citizens groups. I will ensure that in my mayoral administration, department heads, executive management and board commission appointments reflect the diversity of the City and keep the future good of the City in sharp focus."

13) What have you done, in your public life or as a private citizen, to promote preservation?

Achtenberg
13. "I fought publicly and hard to win comprehensive local growth control (Proposition M), and to preserve the character of the waterfront by stopping construction of a row of waterfront hotels.

"My partner, Mary Morgan, and I own, and are proud to have restored, a Victorian home in Noe Valley."

Alioto
13. "I have fought to protect several houses, churches and other buildings from demolition.

"Over the past two years, I have led the fight to protect many of the Catholic churches closed by the Archdiocese. I led the fight to save Our Lady of Guadalupe Church and have it declared a landmark building. I have prepared an anti-demolition ordinance, which would prohibit the destruction of the closed churches. I strongly opposed Assemblyman Brown's legislation (AB133) which took away the City's right and ability to give landmark status to churches. I also sponsored legislation urging the City Attorney to take legal action to overturn AB133."

Brown
13. "As Speaker of the Assembly, I helped property owners protect themselves against earthquakes by securing passage of AB1001 in 1992, which authorized counties to issue bonds providing low-interest loans for seismic upgrading.

"With the passage of AB2752 in 1990, I protected San Francisco cultural landmarks like Phoenix Motel's swimming pool, which was exempted from state regulations requiring all public pools to have a white bottom. The Phoenix pool was painted by renowned artist Francis Forlenza."

Jordan
13. "In my personal life, restoring and renovating a beautiful and historic house on Fillmore Street to serve as my own home has been a source of both the normal frustration and a feeling of tremendous accomplishment. My public record is clear and available for review. My administration... has been a hallmark of public participation in the processes of planning, landmark designation, and protection of our City's incredibly rich and diverse architectural legacy. Through my Bureau of Building Inspection, my Landmarks Board and the Planning Commission, we are protecting and enshrining the principle of preservation... ."

Keyes
13. "I'm an artist who promotes beauty."

Larkosh
13. "I am the only candidate who has identified aesthetics as an important issue in this campaign. The decline of the City's aesthetics has negatively affected our economy, particularly tourism. Improving aesthetics is a top priority. The City should adopt a comprehensive focus and provide incentives to protect historic districts."

Ventresca
13. "As a City and County of San Francisco Environmental Commissioner, 10-year Board Member of San Francisco Tomorrow, and four-time elected President of the Coalition for San Francisco Neighborhoods, I have consistently promoted preservation issues. I spearheaded passage of the toughest growth control measure in the nation and blocked the legislative scheme to convert the Presidio into a business park in the 103rd Congress."
WHAT IS THAT BUILDING?

THE REMINDER OF A PHILANTHROPIST'S GIFT TO THE CITY

Some time ago, a reader wrote to ask about an interesting old building she happened upon during a lunch-time walk south of Market. From her description we were able to identify the structure that drew her attention to be at 165 Tenth Street. Originally built in 1890 to house the Lick Baths, the present building resulted from a reconstruction following the 1906 earthquake and fire. The San Francisco firm of Wright and Sanders prepared the original design; J.W. Dolliver the reconstruction.

Millionaire San Franciscan James Lick included among his many benefactions, intended to make the city "a more desirable place to live," a bequest of $150,000 for constructing and maintaining a free public bath. Heritage's South of Market survey ten years ago turned up a notice of the building's construction in the California Architect and Building News of March 1890. Its description of materials noted the use of San Jose sandstone on the façade. The present building is brick and terra cotta.

Historic views of the 1890 Lick Baths confirm that the post-quake reconstruction entailed other changes, as well. Although the composition is similar, the original structure had a two-story pavilion in the center, flanked by single-story wings with arcaded windows. There was a square three-story tower like the one in the present building, although its openings were different, and a tall chimney stood at the rear.

A 1913 report on San Francisco's underground water supply shows that the Lick Baths could draw up to 30,000 gallons per day from a 230-foot well on the site.

Other Heritage file materials indicate that the trustees of the baths found it difficult from the start to sustain Lick's intention to keep the facility free to the public. The San Francisco Call (January 10, 1891) reported that the Council of Federated Trades of the Pacific Coast resolved to protest the trustees' decision to charge 5 cents for the use of the baths. A closing time too early for the convenience of the working class was also at issue. "The resolutions brought out a perfect tempest of remarks condemnatory of the management of that establishment, and they were adopted unanimously."

Representatives of the labor council, the Call reported (January 16, 1891), met with the baths' trustees, who objected when the council showed up with the press, because, "Things get so twisted, you know." The reporters remained, however, on the insistence of the workers' committee that their meeting be "strictly public." And the Call dutifully reported a thorough airing of the issues.

The trustees disposed of the

---continued on page 10---
Lick Baths

continued from page 9

question of closing time by saying there was not enough money to keep the place open longer hours. As it was, the staff had to stay until midnight to serve the customers still waiting at the 7 pm closing and to clean up the facility afterward.

They knew before the baths were completed that there would not be enough money to run them, the trustees claimed, but they expected to offset the deficit by income from the facility's laundry. Monthly expenses were $625. Income from a $20,000 endowment was just $75 a month, and the charge for towels brought in $300 a month.

There were other issues. When the baths first opened, they experienced trouble from "boys and hoodlums, who threw soap and acted like wild Indians, and men who slept in the tubs and dirtied things in a way it would offend you to describe." According to the trustees, those rowdies stopped coming to the baths, since the 5-cent charge went into effect, and they claimed that no one who is "respectable and decent," who cannot pay, is denied entry.

In a comment that suggests a difference of social class, one of the Lick trustees said he thought no one should object to the 5 cents, since two or three out of four who do object think nothing of paying from 10 to 30 cents a day for liquor. "You make an accusation which is unwarranted," protested one of the labor representatives. "I object to the 5-cent charge, and I don't drink."

The meeting concluded, "after considerable more enlargement on the subject," with the trustees asserting they did not foresee a time the baths could be free of charge. A member of the Trades Council affirmed his belief that "the Trustees are running the baths as economically as possible, and that the charge of five cents is both just and right."

The rebuilt facility was not free of fiscal problems. In 1912, the trustees tried unsuccessfully to give the baths to the City. Later that year, they staved off a foreclosure suit on a $12,000 loan. By 1919, the institution went under, and the Lick Baths were sold for about $25,000. The People's Laundry occupied the building from 1920 until at least 1959, according to City Directory listings.

In 1978, Pflueger Architects renovated the old bath house-turned laundry for its offices. Present tenants in the historic building include several architecture and design-related firms.

—D.A.

Known as the "San Francisco Branch," this Ford Motor Company plant at 21st and Harrison had a production capacity, in 1930, of 200 cars and 40 trucks per day. Ford built the factory in 1912 and enlarged it in 1916. Design for the addition (the five bays on the right in photograph on the left) is credited to Albert Kahn. Self-educated in architecture, Kahn achieved worldwide notice as an industrial architect. He pioneered the use of reinforced concrete and steel sash windows and introduced the "all-under-one-roof" type of factory. His firm, which is still in business in Detroit, designed over a thousand buildings for Ford, alone. (Biographical Dictionary of American Architects) The San Francisco Unified School District acquired the plant in 1946 and remodeled it for the John O'Connell Vocational High School, 1951. This spring the district demolished the building, because of damage from the 1989 earthquake, and will construct a new campus.

Gehr Schoen Creative

415.563.7868

city list includes San Francisco Heritage

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The historic Haas-Lilienthal House, a property of The Foundation for San Francisco's Architectural Heritage, is available for rental for private or corporate events. The House can accommodate up to 150 guests. Please call 441-3011 for more information.

The historic Haas-Lilienthal House, a property of The Foundation for San Francisco's Architectural Heritage, is available for rental for private or corporate events. The House can accommodate up to 150 guests. Please call 441-3011 for more information.

_—NOTICE_  
This issue of the newsletter was mailed October 6, 1995. If you receive delivery later than three weeks after that date, notify your carrier.
CONTINUING HERITAGE EVENTS

Sundays 11 am to 4:15
Haas-Lilienthal House Tours $5
Free to Heritage members & guests

Sundays 12:30 pm
Pacific Heights Walking Tour $5
Free to Heritage members & guests

Group Tours
Group tours of the Haas-Lilienthal House and of Pacific Heights, Chinatown and the Presidio are available. For information or to book a group tour, call (415) 441-3000.

For information about all current Heritage events, call (415) 441-3004.

OCTOBER

October 15
Victorian Alliance Duboce Triangle House Tour. Call (415) 824-3907

October 16 & 23, 7pm
Rafael Moneo (10/23)
Center for the Arts Theater, Yerba Buena Gardens. Call (415) 978-2787

October 22, 1:00 - 4:00 pm
Other Voices, Other Times. An afternoon with past and present members of the Cohen family. Cohen Bray House, Oakland. Call (510) 623-8351

Through November 18

Through October 29
Exhibit: Historic photographs & documents of the Great Fire and rebuilding of Hyde St. on Russian Hill. String Box Books, 1210 Union St. Call (415) 776-2665

Through December 3
Exhibition: Subjects and Objects: The Chrysler Award for Innovation in Design. SFMOMA. Call (415) 357-4170

Through December 28

Through December 28
Exhibit: Small Firms Great Projects '95 See page 2

NOVEMBER

November 6, 7 pm
SF/AIA-SFMOMA Lecture Series
New Typologies. Craig Hodgetts & Ming Fung. Center for the Arts Theater
(415) 978-2787

November 11
California Palace of the Legion of Honor reopens

DECEMBER

December 3, noon - 3 pm
Annual Heritage Holiday Open House Haas-Lilienthal House. See page 4

December 10 - 12
RESTORATION/San Francisco
See page 4

December 10, 1:00 - 4:00 pm
Palo Alto-Stanford Heritage House Tour. Call (415) 299-8878

BAY AREA TOURS

Allied Arts Guild, Menlo Park
Tours Call (415) 322-2405

Camron-Stanford House, Oakland
Tours Call (510) 836-1976

City Guides Walks of San Francisco
For schedule call (415) 557-4266

Falkirk Victorian Estate, San Rafael
Tours Call (415) 485-3328

Dunsmuir House & Gardens, Oakland
Tours Call (510) 615-5555

Lathrop House, Redwood City
Tours Call (415) 365-5564

Luther Burbank Home & Gardens
Santa Rosa Call (707) 524-5445

McConaghy House, Hayward
Tours Call (510) 276-3010

Oakland's Free Walking Tours
May 1 - Oct. 31. Call (510) 238-3234

Octagon House San Francisco
Tours Call (415) 441-7512

Palo Alto-Stanford Heritage
Tours Call (415) 299-8878 or 324-3121

Pardee Home Museum, Oakland
Tours Call (510) 444-2187

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San Francisco Heritage
2007 Franklin St.
San Francisco, CA 94109

Contributions are tax deductable.