

# 2019 Mills Act Contracts

Government Audit and Oversight Committee Review

November 21, 2019



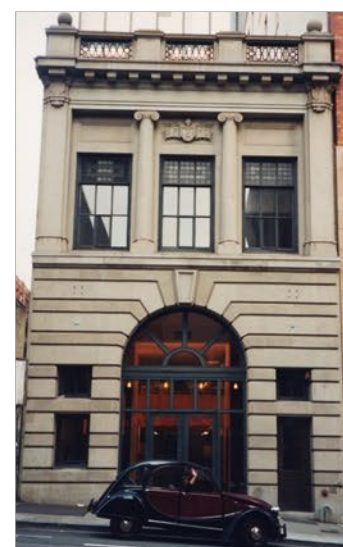
SAN FRANCISCO  
**PLANNING DEPARTMENT**

# What is the Mills Act?

- California's leading financial incentive program for historic preservation since 1972.
- Contract between the City and property owner that allows for a potential reduction in property taxes.
- Tax savings will be used to offset cost of rehabilitation, restoration, and maintenance work in conformance with the Secretary's Standards.
- Only local financial incentive program for restoring, rehabilitating, and maintaining eligible properties to promote appreciation of the City's architecture, history, and culture.



# Active Mills Act Contracts



**2251 Webster Street** (built c. 1900)  
Contributor to Webster Street Historic District  
District 2



- Estimated Property Tax Savings of \$14,184 (a 66.37%% reduction from factored base year value)
- Rehabilitation work is estimated to cost \$113,610 over ten years
- Maintenance work is estimated to cost \$2,880 annually

**1401 Howard Street (built 1913)**  
Landmark No. 120, Saint Joseph's Church  
District 6



- Estimated Property Tax Savings of \$66,974 (a 31.20% reduction from factored base year value)
- Rehabilitation work is estimated to cost \$291,065 over ten years
- Maintenance work is estimated to cost \$31,040 annually

**64 Potomac Street (built 1899)**  
Duboce Park Historic District  
District 8



- Estimated Property Tax Savings of \$22,679 (a 76.47% reduction from factored base year value)
- Rehabilitation work is estimated to cost \$126,035 over ten years
- Maintenance work is estimated to cost \$4,000 annually

**2168 Market Street (built 1907)**  
Landmark No. 267, Swedish American Hall Building  
District 8



- Estimated Property Tax Savings of \$0 (a 0.00% reduction from factored base year value)
- Rehabilitation work is estimated to cost \$95,160 over ten years
- Maintenance work is estimated to cost \$7,500 annually

**2731-2735 Folsom Street** (built 1900)  
Landmark No. 276, Gaughran House



- Estimated Property Tax Savings of \$35,495 (a 49.46% reduction from factored base year value)
- Rehabilitation work is estimated to cost \$305,573 over ten years
- Maintenance work is estimated to cost \$5,148 annually