

1 [Planning Code - Landmark Designation - Engine Company No. 13]

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3 **Ordinance amending the Planning Code to designate Engine Company No. 13, located**
 4 **at 1458 Valencia Street, Assessor's Parcel Block No. 6531, Lot No. 011, on the west**
 5 **side of Valencia Street between 25th and 26th Streets, as a landmark consistent with**
 6 **the standards set forth in Article 10 of the Planning Code; affirming the Planning**
 7 **Department's determination under the California Environmental Quality Act; and**
 8 **making public necessity, convenience, and welfare findings under Planning Code,**
 9 **Section 302, and findings of consistency with the General Plan, and the eight priority**
 10 **policies of Planning Code, Section 101.1.**

11 NOTE: **Unchanged Code text and uncodified text** are in plain Arial font.
 12 **Additions to Codes** are in *single-underline italics Times New Roman font*.
 13 **Deletions to Codes** are in *strikethrough italics Times New Roman font*.
 14 **Board amendment additions** are in double-underlined Arial font.
 15 **Board amendment deletions** are in ~~strikethrough Arial font~~.
 16 **Asterisks (* * * *)** indicate the omission of unchanged Code
 17 subsections or parts of tables.

18 Be it ordained by the People of the City and County of San Francisco:

19 Section 1. Findings.

20 (a) Environmental and Land Use Findings.

21 (1) The Planning Department has determined that the Planning Code
 22 amendment proposed in this ordinance is subject to a Categorical Exemption from the
 23 California Environmental Quality Act (California Public Resources Code Sections 21000 et
 24 seq., hereinafter "CEQA") pursuant to Section 15308 of California Code of Regulations, Title
 25 14, Sections 15000 et seq., the Guidelines for implementation of the statute, for actions by
 regulatory agencies for protection of the environment (in this case, landmark designation).
 Said determination is on file with the Clerk of the Board of Supervisors in File No.

1 _____ and is incorporated herein by reference. The Board of Supervisors affirms
2 this determination.

3 (2) Pursuant to Planning Code Section 302, the Board of Supervisors finds that
4 the proposed landmark designation of Engine Company No. 13 will serve the public necessity,
5 convenience, and welfare for the reasons set forth in Historic Preservation Commission
6 Resolution No. _____, recommending approval of the proposed designation, which is
7 incorporated herein by reference.

8 (3) The Board of Supervisors finds that the proposed landmark designation of
9 Engine Company No. 13 is consistent with the General Plan and with Planning Code Section
10 101.1(b) for the reasons set forth in Historic Preservation Commission Resolution No.
11 _____, which is incorporated herein by reference.

12 (b) General Findings.

13 (1) On October 21, 2025, the Board of Supervisors adopted Resolution No.
14 499-25, initiating landmark designation of Engine Company No. 13 as a San Francisco
15 Landmark pursuant to Section 1004.1 of the Planning Code. On October 24, 2025, the Mayor
16 approved the resolution. Said resolution is on file with the Clerk of the Board of Supervisors in
17 File No. 250850.

18 (2) Pursuant to Charter Section 4.135, the Historic Preservation Commission
19 has authority “to recommend approval, disapproval, or modification of landmark designations
20 and historic district designations under the Planning Code to the Board of Supervisors.”

21 (3) The Landmark Designation Fact Sheet was prepared by Planning
22 Department Preservation staff. All preparers meet the Secretary of the Interior’s Professional
23 Qualification Standards for historic preservation program staff, as set forth in Code of Federal
24 Regulations Title 36, Part 61, Appendix A. The report was reviewed for accuracy and
25 conformance with the purposes and standards of Article 10 of the Planning Code.

1 (4) The Historic Preservation Commission, at its regular meeting of January 21,
2 2026, reviewed Planning Department staff’s analysis of the historical significance of Engine
3 Company No. 13 set forth in the Landmark Designation Fact Sheet dated January 21, 2026.

4 (5) On January 21, 2026, after holding a public hearing on the proposed
5 designation and having considered the specialized analyses prepared by Planning
6 Department staff and the Landmark Designation Fact Sheet, the Historic Preservation
7 Commission recommended designation of Engine Company No. 13 as a landmark consistent
8 with the standards set forth in Section 1004 of the Planning Code, by Resolution No.
9 _____. Said resolution is on file with the Clerk of the Board in File No. _____.

10 (6) The Board of Supervisors hereby finds that Engine Company No. 13 has a
11 special character and special historical, cultural, architectural, and aesthetic interest and
12 value, and that its designation as a landmark will further the purposes of and conform to the
13 standards set forth in Article 10 of the Planning Code. In doing so, the Board hereby
14 incorporates by reference the findings of the Landmark Designation Fact Sheet.

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16 Section 2. Designation.

17 Pursuant to Section 1004.3 of the Planning Code, Engine Company No. 13, located at
18 1458 Valencia Street, Assessor’s Parcel Block No. 6531, Lot No. 011, is hereby designated
19 as a San Francisco Landmark consistent with the standards set forth in Section 1004.
20 Appendix A to Article 10 of the Planning Code is hereby amended to include this property.

21
22 Section 3. Required Data.

23 (a) The description, location, and boundary of the landmark site consists of the
24 footprint of Engine Company No. 13, located on Assessor’s Parcel Block No. 6531, Lot No.
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1 011, on the west side of Valencia Street between 25th and 26th Streets in San Francisco's
2 Mission neighborhood, as shown in the Landmark Designation Fact Sheet.

3 (b) The characteristics of the landmark that justify its designation are described and
4 shown in the Landmark Designation Fact Sheet and other supporting materials contained in
5 Planning Department Record Docket No. 2025-010428DES. In brief, Engine Company No.
6 13, located at 1458 Valencia Street, is eligible for local designation as the oldest standing
7 firehouse in San Francisco, for its association with streetcar suburbanization of the Mission
8 District, and as an intact example of Italianate architecture. The firehouse was built in 1883.
9 Engine Company No. 13 was assigned to the subject property at the time of construction, and
10 remained there until 1958. The subject property was constructed during the Gilded Age (1865-
11 1906), when San Francisco attained the status of a Western empire city, and intense
12 population growth from the Gold Rush gave way to decades of sustained urbanization. During
13 this time, San Francisco was transformed from a haphazard settlement into a more orderly
14 urban environment with street grids and organized development following transit lines. Along
15 with other neighborhoods, the Mission District established itself as a streetcar suburb, with
16 transit service established on all major north-south routes from 1865 to 1883. The property is
17 rare as a brick firehouse in Italianate design with cast iron front facade detailing.

18 (c) The particular features that should be preserved, or replaced in kind as determined
19 necessary, are those generally shown in photographs and described in the Landmark
20 Designation Fact Sheet, which can be found in Planning Department Record Docket No.
21 2025-010428DES, and which are incorporated in this designation by reference as though fully
22 set forth herein. Specifically, the features that are character-defining and shall be preserved or
23 replaced in kind are the exterior elevations, form, massing, structure, rooflines, architectural
24 ornament, and materials of the property identified as:

- 25 (1) Flat roof;

- 1 (2) Two-story height;
- 2 (3) Symmetrical facade;
- 3 (4) Brick construction with cast iron detailing;
- 4 (5) Four ionic pilasters at the ground floor and four Corinthian pilasters at the
- 5 second floor, both with complete entablatures;
- 6 (6) Ground-story large segmental arched central opening with carriage doors
- 7 flanked on each side by smaller symmetrical arched doorways;
- 8 (7) Glazed transoms;
- 9 (8) First floor denticulated belt course;
- 10 (9) Four rounded, arched, double hung sash windows with Doric columnettes;
- 11 (10) Cornice with dentils, modillions, and large enriched brackets at each end.

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13 Section 4. Effective Date.

14 This ordinance shall become effective at 12:00 a.m. on the 31st day after enactment.
15 Enactment occurs when the Mayor signs the ordinance, the Mayor returns the ordinance
16 unsigned or does not sign the ordinance within 10 days of receiving it, or the Board of
17 Supervisors overrides the Mayor's veto of the ordinance.

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19 APPROVED AS TO FORM:
20 DAVID CHIU, City Attorney

21 By: /s/ Peter Miljanich
22 PETER MILJANICH
23 Deputy City Attorney

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