

Acquisition of 822 Geary Street for DPH Behavioral Health Bed Expansion

December 8, 2021
Budget & Finance Committee

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822 Geary Street and 629 Hyde Street



822 Geary Street and 629 Hyde Street

- Prior use: Goodwill Store
- Contiguous parcels, providing access points on both Geary and Hyde
- Properties were not available separately

Building Features

- 6,823 square foot parcel
- 8,875 square foot building
- Elevator to Mezzanine
- Due diligence completed
 - Completed Phase I
 - DPW Building assessment



Additional Interior Photos



629 Hyde Street



629 Hyde Street

- Parcel size 2,186 square feet
- Provides street level access to the mezzanine level of 822 Geary
- Due diligence completed by DPW
 - Phase I Environmental report
 - Survey



- Acquisition Price: \$6,300,000
 - Fair Market Value confirmed by appraisal
 - Fair Market Value confirmed by review appraisal
 - Property delivered free of leases, easements and personal property

DPH Behavioral Health Bed Expansion

- DPH is increasing residential treatment and care services by approximately 400 treatment spaces or overnight beds.
- This expansion is guided by the 2020 DPH Behavioral Health Bed Optimization Report, Mental Health San Francisco legislation, and input from stakeholders.
- Our goal is to offer high-quality, recovery-oriented care, in the least restrictive setting.
- 822 Geary & 629 Hyde are ideally located and a possible site for a Crisis Diversion Unit and a Safe Consumption Site. Significant work including site fit-test and community outreach is needed prior to committing to this use.

Questions?