

LEGISLATIVE DIGEST

[Planning Code - Landmark Designation - 35-45 Onondaga Avenue (aka Alemany Emergency Hospital and Health Center)]

Ordinance designating 35-45 Onondaga Avenue (aka Alemany Emergency Hospital and Health Center), Assessor's Parcel Block No. 6956, Lot Nos. 016 and 017, as a Landmark under Planning Code, Article 10; and making environmental findings, findings of public necessity, convenience and welfare, and findings of consistency with the General Plan, and the eight priority policies of Planning Code, Section 101.1.

Existing Law

Under Article 10, Section 1004 of the Planning Code, the Board of Supervisors may, by ordinance, designate an individual structure that has special character or special historical, architectural or aesthetic interest or value as a City landmark. Once a structure has been named a landmark, any construction, alteration, removal or demolition for which a City permit is required necessitates a Certificate of Appropriateness from the Historic Preservation Commission ("HPC"). (Planning Code Section 1006; Charter of the City and County of San Francisco, Section 4.135.) Thus, landmark designation affords a high degree of protection to historic and architectural structures of merit in the City. There are currently more than 250 individual landmarks in the City under Article 10, in addition to other structures and districts in the downtown area that are protected under Article 11. (See Appendix A to Article 10.)

Amendments to Current Law

This ordinance amends the Planning Code to add a new historic landmark to the list of individual landmarks under Article 10: 35-45 Onondaga Avenue (aka Alemany Emergency Hospital and Health Center), Lots 016 and 017 in Assessor's Block No. 6956.

The ordinance finds that the Alemany Emergency Hospital and Health Center is eligible for designation as a City landmark under National Register of Historic Places Criteria A (association with events that have made a significant contribution to the broad patterns of our history), and C (association with design and construction that embodies distinctive characteristics of a type, period, or method of construction). Specifically, the Ordinance finds that the designation is proper as the buildings represent the last buildings constructed as part of San Francisco's emergency hospital system; and designed by master City Architect Charles H. Sawyer. The buildings embody the distinctive characteristics of Spanish Baroque and Spanish Colonial Revival style architecture; and the interior contains two significant interior frescoes, "Birth" and "Community Spirit," painted in 1934 by the noted artist, Bernard Zakheim.

As required by Section 1004, the ordinance lists the particular exterior features that shall be preserved, or replaced in-kind as determined necessary. It also lists particular interior features, which have historically been accessible to the public, that shall be preserved or replaced in-kind, as necessary.

Background Information

The landmark designation was initiated following the submittal of a community sponsored Application for Historic Landmark Designation, on May 20, 2015. The HPC held a hearing to initiate the landmark designation of the Alemany Emergency Hospital and Health Center on February 17, 2016. On March 16, 2016, after holding a public hearing on the proposed designation and having considered the Landmark Designation Case Report prepared by Planning Department staff Jonathan Lammers, the HPC voted to recommend approval of the proposed landmark designation of the Alemany Emergency Hospital and Health Center to the Board of Supervisors.

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