



SAN FRANCISCO PLANNING DEPARTMENT

Historic Preservation Commission Resolution No. 948

HEARING DATE: MARCH 21, 2018

Case No. 2018-002775DES
Project: Kearny Market Mason Sutter Conservation District
Re: Initiation of Change in Article 11 Designation and Article 11
Conservation District Boundary Change
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RESOLUTION TO INITIATE CHANGE OF DESIGNATION OF 55 5TH STREET, ASSESSOR'S PARCEL NO. 3705, LOT 039, AN UNRATED BUILDING, TO A CATEGORY IV (CONTRIBUTING) RESOURCE, PURSUANT TO 1106 OF THE PLANNING CODE; AND CHANGE IN THE KEARNY-MARKET-MASON-SUTTER CONSERVATION DISTRICT BOUNDARY TO INCLUDE 55 5TH STREET, ASSESSOR'S PARCEL NO. 3705, LOT 039, 67-99 5TH STREET, ASSESSOR'S PARCEL NO. 3705, LOTS 021, 023, AND 898 MISSION STREET, ASSESSOR'S PARCEL NO. 3705, LOT 054 PURSUANT TO 1107 OF THE PLANNING CODE.

1. WHEREAS, on August 17, 2016, the Historic Preservation Commission added the change in designation of 55 5th Street, Assessor's Parcel No. 3705, Lot 039, an unrated building, to a Category IV (Contributing) resource; and the boundary change of the Kearny Market Mason Sutter Conservation District to include 55 5th Street, Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054, to its Landmark Designation Work Program; and
2. WHEREAS, Department staff, Frances McMillen, who meets the Secretary of Interior's Professional Qualification Standards, prepared the Conservation District Case Report which was reviewed by Department staff Tim Frye, who meet the Secretary of Interior's Professional Qualification Standards, for accuracy and conformance with the purposes and standards of Article 11; and
3. WHEREAS, the Historic Preservation Commission, at its regular meeting of March 21, 2018 reviewed Department staff's analysis of the change in designation of 55 5th Street, Assessor's Parcel No. 3705, Lot 039, an unrated building, to a Category IV (Contributing) resource; and the boundary change of the Kearny Market Mason Sutter Conservation District to include 55 5th Street, Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054, and initiated the change in designation and boundary change of the Kearny Market Mason Sutter Conservation District process through Resolution No. 948; and
4. WHEREAS, the Historic Preservation Commission finds that the change in designation of 55 5th Street, Assessor's Parcel No. 3705, Lot 039, an unrated building, to a Category IV (Contributing) resource; and the boundary change of the Kearny Market Mason Sutter Conservation District to include 55 5th Street,

Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054 case report is in the form prescribed by the Historic Preservation Commission and contains supporting historic, architectural, and/or cultural documentation; and

5. WHEREAS, the Central SoMa Survey determined that 55 5th Street, Assessor's Parcel No. 3705, Lot 039, is eligible for listing on the California Register of Historical Resources and relates to the architectural and historical context of the Kearny-Market-Mason-Sutter Street Conservation District; and
6. WHEREAS, the Historic Preservation Commission finds that 55 5th Street, Assessor's Parcel No. 3705, Lot 039, appears to meet the eligibility requirements per Section 1106 of the Planning Code and warrants consideration for change in Article 11 designation; and
7. WHEREAS, the Central SoMa Survey determined the height, scale, massing, and design of 55 5th Street, Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054, relate to the established historical context and architectural character of the Kearny-Market-Mason-Sutter Street Conservation District; and
8. WHEREAS, the Historic Preservation Commission finds that 55 5th Street, Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054, appears to meet the eligibility requirements per Sections 1106 and 1107 of the Planning Code and warrants consideration inclusion and boundary change of the Kearny-Market-Mason-Sutter Conservation District; and
9. WHEREAS, the Historic Preservation Commission finds that the change in conservation district boundaries and the list of character-defining features, as identified in the draft Conservation District Case Report, should be considered for preservation under the proposed conservation district designation as they relate to the district's historical significance and retain historical integrity; and
10. WHEREAS, the proposed designation is consistent with the General Plan priority policies pursuant to Planning Code section 101.1 and furthers Priority Policy No. 7, which states that historic buildings be preserved, for reasons set forth in the March 21, 2018 Case Report; and
11. WHEREAS, the Department has determined that landmark designation is exempt from environmental review, pursuant to CEQA Guidelines Section 15308 (Class Eight – Categorical); and

THEREFORE BE IT RESOLVED, that the Historic Preservation Commission hereby recommends to the Board of Supervisors approval of the change in designation of 55 5th Street, Assessor's Parcel No. 3705, Lot 039; and the boundary change of the Kearny Market Mason Sutter Conservation District to include 55 5th Street, Assessor's Parcel No. 3705, Lot 039; 67-99 5th Street, Assessor's Parcel No. 3705, Lots 021, 023; and 898 Mission Street, Assessor's Parcel No. 3705, Lot 054, pursuant to Article 11 of the Planning Code.

I hereby certify that the foregoing Resolution was adopted by the Historic Preservation Commission at its meeting on March 21, 2018.



Jonas P. Ionin
Commission Secretary

AYES: Johns, Hyland, Johnck, Matsuda, Pearlman, Wolfram, Black

NAYS: None

ABSENT: None

ADOPTED: March 21, 2018