

1 (Landmarks)  
2 DESIGNATING THE FLOOD BUILDING AS A LANDMARK PURSUANT TO ARTICLE 10  
3 OF THE CITY PLANNING CODE.

4  
5 Be it Ordained by the People of the City and County of San Francisco:  
6 Section 1. The Board of Supervisors hereby finds that the Flood  
7 Building located at 870-898 Market Street, Lot 5 in Assessor's Block  
8 100, has a special character and special historical, architectural  
9 and aesthetic interest and value, and that its designation as a land-  
10 mark will further the purposes of, and conform to the standards set  
11 forth in Article 10 of the City Planning Code.

12 Section 2. Pursuant to Section 1004 of the City Planning  
13 Code, Chapter 11, Part II of the San Francisco Municipal Code, the  
14 Flood Building is hereby designated as a Landmark, this designation  
15 having been fully approved by Resolution No. 5352 of the City Planning  
16 Commission which resolution is on file with the Clerk of the Board  
17 of Supervisors under File No. 90-82-10.

18 Section 3. The description of the location and bound-  
19 aries of the Landmark site, of the characteristics of the Landmark  
20 which justify its designation, and of the particular features that  
21 should be preserved as included in the said Resolution, are incor-  
22 porated in said designating ordinance as though fully set forth.

23 APPROVED AS TO FORM:

24  
25 James J. [Signature]  
26 CITY ATTORNEY

RECOMMENDED:

CITY PLANNING COMMISSION

By Dean L. Macris  
Dean L. Macris  
Director of Planning

BOARD OF SUPERVISORS

Passed for Second Reading  
Board of Supervisors, San Francisco

MAY 24 1982

Ayes: Supervisors Britt, Dolson, ~~Hongisto,~~  
Kennedy, Kopp, Molinari, Nelder, Renne, ~~Silver,~~  
Walker, Ward.

~~Noes: Supervisors~~

Absent: Supervisors HONGISTO SILVER

John L. Taylor Clerk

90-82-10  
File No.

JUN 1 0 1982

Approved

Read Second Time and Finally Passed  
Board of Supervisors, San Francisco

JUN 1 1982

Ayes: Supervisors Britt, Dolson, Hongisto,  
~~Kennedy, Kopp, Molinari, Nelder, Renne, Silver,~~  
Walker, Ward.

~~Noes: Supervisors~~

Absent: Supervisors KENNEDY MOSE

RENNE WARD

I hereby certify that the foregoing ordinance was  
finally passed by the Board of Supervisors of the  
City and County of San Francisco.

John B. Maguire Clerk

Dean L. Macris  
Mayor

DOCKET COPY  
DO NOT REMOVE

SAN FRANCISCO  
CITY PLANNING COMMISSION  
RESOLUTION NO. 9352

WHEREAS, A proposal to designate the Flood Building at 870 - 898 Market Street as a Landmark pursuant to the provisions of Article 10 of the City Planning Code was initiated by the Landmarks Preservation Advisory Board on December 16, 1981 and said Advisory Board, after due consideration, has recommended approval of this proposal; and

WHEREAS, The City Planning Commission, after due notice given, held a public hearing on February 25, 1982 to consider the proposed designation and the report of said Advisory Board; and

WHEREAS, The Commission believes that the proposed Landmark has a special character and special historical, architectural and aesthetic interest and value; and that the proposed designation would be in furtherance of and in conformance with the purposes and standards of the said Article 10;

THEREFORE BE IT RESOLVED, First, the proposal to designate the aforementioned structure, the Flood Building at 870 - 898 Market Street, as a Landmark pursuant to Article 10 of the City Planning Code is hereby APPROVED, the precise location and boundaries of the Landmark site being those of Lot 5 in Assessor's Block 329;

Second, That the special character and special historical, architectural and aesthetic interest and value of the said Landmark justifying its designation are set forth in the Landmarks Preservation Advisory Board Resolution #235 as adopted on December 16, 1981 which Resolution is incorporated herein and made a part thereof as though fully set forth;

Third, That the said Landmark should be preserved generally in all of its particular exterior features as existing on the date hereof and as described and depicted in the photographs, case report and other material on file in the Department of City Planning Docket No. 81.686LD;

AND BE IT FURTHER RESOLVED, That the Commission hereby directs its Secretary to transmit the proposal for designation, with a copy of this Resolution, to the Board of Supervisors for appropriate action.

CITY PLANNING COMMISSION

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I hereby certify that the foregoing Resolution was ADOPTED by the City Planning Commission at its regular meeting of March 25, 1982.

Lee Woods, Jr.  
Secretary

AYES: Commissioners Bierman, Karasick, Kelleher, Klein, Nakashima,  
Rosenblatt, Salazar.

NOES: None.

ABSENT: None.

PASSED: March 25, 1982.

BUILDING NAME: James Flood Building OWNER: Mary E. Stebbins, Trustee  
 BUILDING ADDRESS: 870-898 Market St. BLOCK & LOT: 395/5 ZONING: C-3-R  
 ORIGINAL USE: retail and office NO. OF STORIES: 12 LPAB VOTE: 7-1  
 CURRENT USE: retail and office EXTERIOR MATERIALS: sandstone

STATEMENT OF SIGNIFICANCE:

(Describe special CHARACTER, or special HISTORICAL, ARCHITECTURAL or AESTHETIC interest or value.) Significant as a monumental classical revival pre-earthquake office building designed by a notable architect for one of San Francisco's important early families. Albert Pissis designed this office and retail building for James Flood, Jr., son of one of the "Silver King" of Nevada's Comstock Lode. At 12 stories with 35,000 square feet of space, the Flood Building was the City's largest structure at the time of its construction. The building was originally equipped with steam heat, electric and gas lighting, telephones, eight passenger elevators and a freight elevator.

(may be continued on back)

EVALUATION CRITERIA

A. ARCHITECTURE

1. Style: Classical Revival
2. Construction Type: Steel frame, brick curtain wall and stone veneer
3. Construction Date: 1904 renovated 1907, 1917, 1939, and 1953
4. Design Quality: (LPAB ONLY)
5. Architect: Albert Pissis
6. Interior Quality: (LPAB ONLY) Grand curvilinear corridor from Market to Ellis Streets.

B. HISTORY

(as building is significantly associated with specific)

7. Persons: Albert Pissis, noted San Francisco architect (see list of works attached) (over)
8. Events: Dr. Nathan Houseman, a central figure in the Frank Egan Criminal case of the early thirties, maintained an office on the fifth floor of the building.
9. Patterns of History: (cultural, social, political, military, economic or industrial) The retail space has housed a variety of establishments including Tait's Cafe (a french restaurant owned by John Tait), the Portola-Louvre Cafe and since 1953, Woolworth's. The office space has housed the (over)

C. ENVIRONMENT

(relation to surroundings, specifically in terms of:)

10. Continuity: Together with the Bank of America on Powell and the Emporium and Penny's Building on Market, the Flood Building defines this important intersection.
11. Setting: Built to standard lot line development with emphasis on curvilinear front; view of structure opened by Hallidie Plaza.
12. Importance as a Visual Landmark: A conspicuous and familiar structure in the downtown area, the structure could be taken as a symbol for the City as a whole.

D. INTEGRITY

(cite alterations and physical condition) First two floors altered in a 1950's marble veneer.

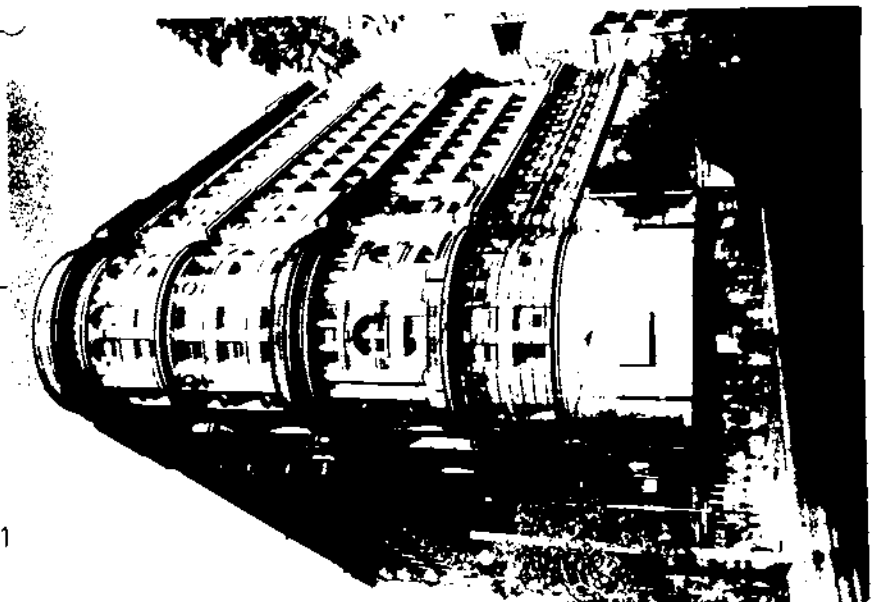
RATINGS

DCP: 5  
 HERE TODAY: p.87  
 SPLENDID SURV.: A  
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 NAT'L LANDMARK: -  
 STATE LANDMARK: -

BIBLIOGRAPHY:

(list sources on back)

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 DATE: 9/2/81  
 Edited by Jonathan Malone 10/4/81



STATEMENT OF SIGNIFICANCE, continued

The building burned in the 1906 fire, with damage concentrated on the two lower retail floors. Brick infill in the steel support system is credited with saving the building. Some girders buckled and some sandstone cracked from the heat. Unaltered above the first two floors, the building defines a major Market Street intersection. Its importance is further emphasized as the backdrop to the Powell Street cable car line.

7. Persons, continued

James Flood (see Statement of Significance); Dashiell Hammett, noted author worked at Pinkerton's in the Flood Building about 1921. Hammett worked on the infamous Fatty Arbuckle case.

9. Patterns of History, continued

Southern Pacific Company, Pinkerton's detective agency, medical and dental offices and federal government offices.

The Flood Building stands as a reminder of the great wealth brought into San Francisco by the Nevada Comstock Lode. Other major San Francisco buildings that attribute their construction to fortunes made from this source include the Baldwin, Fairmont and Palace Hotels, the Mills Building and the Sharon Building.

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