

FILE NO. 90-84-8

ORDINANCE NO. 328-84

(LANDMARKS)

1 DESIGNATING THE REFUGEE SHACK AS A LANDMARK PURSUANT TO ARTICLE 10 OF THE CITY
2 PLANNING CODE.

4 Be it Ordained by the People of the City and County of San Francisco:

5 Section 1. The Board of Supervisors hereby finds that the Refugee Shack
6 located at 1227 24th Avenue, being Lot 4 in Assessor's Block 1726, has a
7 special character and special historical, architectural and aesthetic interest
8 and value, and that its designation as a Landmark will be in furtherance of,
9 and in conformance with the purposes of Article 10 of the City Planning Code
10 and the standards set forth therein.

11 (a) Designation. Pursuant to Section 1004 of the City Planning Code,
12 Chapter II, Part II of the San Francisco Municipal Code, the Refugee Shack at
13 1227 24th Avenue is hereby designated as a Landmark, this designation having
14 been duly approved by Resolution No. 9952 of the City Planning Commission,
15 which Resolution is on file with the Clerk of the Board of Supervisors under
16 file No. 90-84-8.

17 (b) Required Data. The description of the location and boundaries of the
18 landmark site; of the characteristics of the Landmark which justify its design-
19 nation; and of the particular features that should be preserved; as included
20 in the said Resolution, are hereby incorporated herein and made a part hereof
21 as though fully set forth.

23 APPROVED AS TO FORM:

25 George Agnost
26 CITY ATTORNEY

28 BY [Signature]
29 Deputy City Attorney

RECOMMENDED:

CITY PLANNING COMMISSION

BY [Signature]

Dean L. Macris
Director of Planning

cc: Bob Feldman
Jonathan Malone
Clarence Lee
Robin Jones
Docket (2)

RECEIVED

AUG 3 - 1984

CITY & COUNTY OF S.F.
DEPT. OF CITY PLANNING

Passed for Second Reading
Board of Supervisors, San Francisco
JUL 2 1984

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

Absent: Supervisors... RENNE

[Signature] Clerk

90-84-8 JUL 19 1984
File No. Approved

Read Second Time and Finally Passed
Board of Supervisors, San Francisco
JUL 9 1984

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

Absent: Supervisors BRITT KOPP SILVER
WARD

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

[Signature] Clerk

[Signature] Mayor

SAN FRANCISCO
CITY PLANNING COMMISSION
RESOLUTION NO.9952

WHEREAS, A proposal to designate the Refugee Shack at 1227 24th Avenue as a Landmark pursuant to the provisions of Article 10 of the City Planning Code was initiated by the Landmarks Preservation Advisory Board on January 18, 1984, 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 23, 1984 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 Refugee Shack at 1227 24th Avenue, 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 4 in Assessor's Block 7726;

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 281 as adopted on February 23, 1984 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 described and depicted in the photographs, case report and other material on file in the Department of City Planning Docket No. 84.32L;

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.

I hereby certify that the foregoing Resolution was ADOPTED by the City Planning Commission at its regular meeting of February 23, 1984.

Lee Woods, Jr.
Secretary

AYES: Commissioners Bierman, Karasick, Klein, Nakashima and Salazar

NOES: None

ABSENT: Nothenberg and Rosenblatt

PASSED: February 23, 1984
Corrected: May 15, 1984

8845A
JHM:vr

BUILDING NAME: Refugee Shack OWNER: Raymond & Hazel Guaraglia
 BUILDING ADDRESS: 1227 24th Avenue BLOCK & LOT: 1726/4 ZONING: RH-2
 ORIGINAL USE: Emergency Housing NO. OF STORIES: 1 LPAB VOTE: 8-0
 CURRENT USE: Residential EXTERIOR MATERIALS: Wood

STATEMENT OF SIGNIFICANCE:

(Describe special CHARACTER, or special HISTORICAL ARCHITECTURAL or AESTHETIC interest or value:) This structure is significant as an example of the unique municipal rehousing program which followed the devastation of San Francisco's 1906 earthquake and fire. That natural disaster left thousands homeless, many of whom had few resources with which to reconstruct a home. Temporarily housed in army issue tents immediately following the April disaster, more substantial shelter was necessary for the homeless to endure the winter season. 5,610 of these simple wooden cottages were erected, leased to the homeless, and eventually purchased and moved to privately owned lots. By the summer of 1908 public lands were cleared of the temporary settlements, and the little houses (average size of 10 X 14 feet) were scattered throughout the city. Only 500 Type A shacks were built, making this collection of three combined shacks and one rear freestanding shack rare survivors.

EVALUATION CRITERIA

A. ARCHITECTURE

1. Style: Mass produced version worker's cottage
2. Construction Type: Wood frame
3. Construction Date: c. 1906-1907
4. Design Quality: (LPAB ONLY)
5. Architect: City Corps of Engineers and U.S. Army General Adolphus Washington Greeley
6. Interior Quality: (LPAB ONLY)
(Publicly owned buildings)

B. HISTORY

(as building is significantly associated with specific)

7. Persons: General Adolphus Washington Greeley, head of Army relief efforts until July '06.
8. Events: The structure is a product of relief efforts following the 1906 earthquake and fire.
9. Patterns of History:
(cultural, social, political, military, economic or industrial)
Following the destruction of much of the city in the 1906 fire and earthquake, municipal officials faced the prodigious task of rehousing 16,448 citizens. James E. Phelan organized the (over)

C. ENVIRONMENT

(relation to surroundings, specifically in terms of:)

10. Continuity: One of the earliest structures in the neighborhood.
11. Setting: Open setting highlights the small scale of the structure.
12. Importance as a Visual Landmark: A conspicuous and familiar structure in the context of the neighborhood.

D. INTEGRITY (cite alterations and physical condition)

Porch and bay window added; interior alterations to accommodate permanent occupancy.

RATINGS

DCP: --
 HERE TODAY: --
 SPLENDID SURV.: --
 NAT'L REGISTER: --
 NAT'L LANDMARK: --
 STATE LANDMARK: --

BIBLIOGRAPHY:

(list sources on back)

PREPARED BY: J. Malone
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 San Francisco, CA 94102
 PHONE: 558-2816
 DATE: December 27, 1983
 From material submitted by Jane Cryan
 Corrected: May 15, 1984



9. Patterns of History Cont'd.

Relief Corporation, which implemented three programs to solve the problem. The first was a flat grant of 33% of construction costs for rebuilding, payable after the building was completed. The second consisted of public housing, constructed on public land, for expected long term occupancy of those who could not afford "market rate" housing. And the third consisted of 5,610 cottages (such as 1227 24th Avenue) consisting of two or three rooms, a gas connection, and a coat of green paint. Called shacks in contemporary references, the houses were built on public parks and squares throughout the city, and leased to the homeless. The intent from the beginning was to encourage moving of the homes to private lots. To accomplish this, all rent was refundable once the shack was relocated. The cottages thus enabled many lower income residents to not only return to established neighborhoods freeing up valuable public open spaces, but also to become homeowners. Often cottages were combined (three for the main house at 1227 24th Avenue) and most were customized to individual tastes.

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