

AGENDA ITEM 10.02

California Cultural and Historical Endowment Board Meeting
1/30/2013

STAFF REPORT

GRANTEE: Port of San Francisco
PROJECT: Union Ironworks Machine Shop Stabilization
LOCATION: San Francisco
PROJECT SUMMARY: To stabilize the Union Iron Works Machine Shop at Pier 70
FUNDING RESERVED: \$250,000
FUNDING RESERVATION DATE: Not Applicable: On Wait List
FUNDING APPROVAL DATE:
IN GRANT AGREEMENT?: No
GRANT AGREEMENT TERM:
FUNDING ROUND: Funding Round 4

BACKGROUND

The Union Iron Works Machine Shop was constructed in 1885 and 1886 and was the first building at Pier 70, a 65-acre site that tells the story of San Francisco’s shipbuilding and steel industry. The shipyard played a role in the rehabilitation and manufacturing of military vessels for the Spanish-American War, World War I, and World War II.

The Machine Shop is individually eligible for listing in the National Register of Historic Places due to its national significance to the maritime industry and as a rare and unique national historic treasure. The building has been condemned since 2001 due to hazardous conditions and unreinforced masonry construction which require seismic stabilization.

The Machine Shop stabilization is just one part of a \$58-million dollar, several historic building rehabilitation project along the 65-acre site by the Port of San Francisco and Orton Development Inc. All work on the Pier 70 rehabilitation project will be consistent with the Secretary of the Interior’s Standards for the Treatment of Historic Properties, as confirmed and adopted by the City and County of San Francisco Port Commission Resolution Nos. 12-78 on October 9, 2012.

Round 4 funding will only be used towards the stabilization of the Machine Shop to ensure its future adaptive reuse and interpretation to show the history of ship building and the industrial waterfront.

REQUEST

Applicant requests approval of funding award in the amount of \$250,000.

BUDGET DETAIL

	CCHE Budget	Match
Predevelopment Costs	\$0	\$190,000
Building and Facility Costs	\$250,000	\$1,344,774
Interpretive Exhibit/Cap. Asset Costs:	\$0	\$5,000
	\$250,000	\$1,539,774
Total:	\$250,000	\$1,539,774

CEQA STATUS

CCHE, as a responsible agency, has determined that the project is exempt from the California Environmental Quality Act (CEQA) under Section 15331, Class 31, Historical Resource Restoration/Rehabilitation of the CEQA Guidelines. The project consists of the structural stabilization of the historic un-reinforced masonry building to reduce the hazards of potential collapse in a seismic event or loss of load-bearing capacity. The work is proposed to be temporary such that it would stabilize the building and reduce hazards in the interim period while the Port implements its Pier 70 Master Plan which calls for the full rehabilitation of the building.

PROPERTY ARRANGEMENT

The applicant holds a Corporation Grant Deed recorded on December 16, 1982.

MATCH REQUIREMENT

The applicant has submitted paid invoices documenting more than the required match of 60%.

STAFF RECOMMENDATION

Staff recommends the Board approve the CEQA exemption cited above and approve the award in the amount of \$250,000.

#