

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 231 (former building number 11)

O.Q.M.G. PLAN NUMBER no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One and one half story wood-frame simple Queen Anne cottage with cross-gable roof and small side and rear shed additions

BUILDING CHRONOLOGY:

1891 Constructed building for Non Commissioned Officer for \$1,255.00.

1907 Installed lavatory and laundry tubs.

1913 Installed electrical system.

1921 Changed building designation from Non Commissioned Officers' quarters to Warrant Officers' Quarters.

post 1925 Removed chimney and metal finials at gable ends.

1926 Expended \$3741.66 on repairs between 1891 to June 30th, 1926; installed 14 new window shades.

1927 Installed 5 window shades.

1929 Installed 1 gas heater (Humphrey Gas Heater, no. 20); installed 1 bowl electric light fixture.

1930 Cleaned chimney.

1931 Constructed side kitchen extension on 1st floor south elevation; painted exterior of building and cleaned chimney by contract; installed 1 gas heater (Humphrey radiant fire no. 20 Black).

1932 Installed heater (Water Gas automatic "Premier" no. 2); installed lighting fixture; repapered two rooms.

1935 Painted exterior of building by contract.

1937 Painted interior of building, repaired foundation and shade; installed gas heater (Wedgewood, no. 120) (WPA projects).

1938 Painted exterior (WPA projects).

- 1940 Installed gas heater (“Samco”).
- 19-- Replaced wood siding under bay windows at east elevation.
- 19-- Replaced some deteriorated octagonal shingles on the north and south elevation.
- 19-- Dropped ceiling in front hallway.
- 1960 Renovated quarters:
- Removed partition wall (possibly original) to create a combined dining room and living room; removed heater and flue from original fireplace location; removed existing plaster and replaced with gypsum board; removed double living room doors and modified front hallway circulation by creating new closed from underneath staircase;
- Renovated kitchen; enclosed exterior door opening; removed existing wood stair and porch and installed new exterior door, frame, platform and steps; installed new concrete walk; removed existing board-and-batten wall and replaced with gypsum wall; installed new kitchen finishes and appliances; installed vinyl asbestos tile flooring;
- Constructed new partition walls to create new bathroom and bedroom entry; removed existing double doors and created new closet; cut new opening in rear bedroom partition wall; refinished existing stairs and handrails;
- Refinished hallway hardwood floors; installed new entry door and screen door; on 2nd floor, removed flue from closet space.
- 1979 Replaced wood-frame windows with aluminum louvered windows.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; cross-gable roof, bay window forms
- exterior surfaces; horizontal wood drop siding; decorative octagonal shingles at frieze level; frieze on north elevation interrupted by window; bull’s eye louvered vents at north and south elevation.
- fenestration pattern; 2/2 double-hung wood-frame windows, 1-light, 8-light fixed windows; 2-light transom over front door
- decorative moldings over window lintels; flat wood moldings around windows and doors
- front porch on east elevation; chamfered lintels; cross-bracing; 16-light porch glazing on north elevation

LESS SENSITIVE TO ALTERATION:

- composition shingle roof finish
- kitchen addition on south elevation
- louvered heating vents at foundation level
- exterior light fixtures on front porch

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnants of original floor plan
- original staircase; ornate newel post and balustrade
- some plaster walls (hallway)
- coved plaster wall on 2nd floor landing
- simple window moldings
- front door entrance moldings with corner blocks, 2-light transom
- remaining staircase detail, now front hall closet
- hard wood floors
- 4-panel closet door on 2nd floor
- original exterior siding extant on west elevation in the foundation level utility room
- laundry sinks in utility room (James B. Clow & Sons, Chicago, IL.)

LESS SENSITIVE TO ALTERATION:

- utility room at foundation level
- bathroom and kitchen features, finishes and appliances
- linoleum floors
- light fixtures
- plywood doors

OVERALL ARCHITECTURAL:

The building still possesses a certain level of integrity. Most of the interior finishes and moldings have been removed but the original floor plan is still easy to discern. Most of the original exterior features are still extant even though the later additions add a haphazard quality to the building.

ADDITIONAL COMMENTS:

The rear bedroom extension on the west elevation is extant in a 1925 photo; this building element may have been part of the original floor plan or it may have been a very early addition.

DATE OF SITE VISIT: 8/11/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report; Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 232 (former building number 12)

O.Q.M.G. PLAN NUMBER: no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One and one-half story wood-frame simple Greek Revival building with gable roof and rear and side additions

BUILDING CHRONOLOGY:

- 1864 Constructed building for Non Commissioned Officers for \$750.00.
by 1890 Constructed wood-frame additions on north and west elevations.
- 1907 Installed new lavatory and new laundry tubs.
By 1910 Constructed wood-frame additions on south elevation.
- 1913 Installed new electrical system.
- 1926 Expended \$3451.96 on repairs between 1962 to June 30th, 1926; installed one enamel sink, replaced one lavatory and 12 window shades.
- 1927 Installed folding iron boards, replaced 5 window shades.
- 1929 Installed 3 window shades and one gas heater (Humphrey Radiant Fire).
- 1930 Cleaned chimney; installed 3 window shades.
- 1931 Painted exterior of building by contract; cleaned chimney; installed one gas heater for hot water (Premier no. 2, 20 gallon capacity).
- 1935 Painted exterior of building by contract.
- 1937 Repaired foundation and shades (WPA project); installed circulating gas heater (Wedgewood no. 120).
- 1938 Installed circulating gas heater (no. 337); papered 3 rooms; painted miscellaneous exterior (WPA project).
- 1941 Installed 3 light brackets.
- 1960 Renovated quarters:

Constructed partition walls to create bathroom and dressing room; created a combined kitchen/dining room space; installed kitchen appliances and finishes into existing dining room space; installed vinyl-asbestos-tile flooring over hardwood floor; new steps and landing constructed on exterior north elevation as rear porch off kitchen;

New wall constructed to convert existing kitchen into utility room; new walls constructed to convert laundry room into bedroom; porch on north elevation enclosed to create storage space; refinish existing staircase; new partition walls on 2nd floor constructed for bedroom wardrobe.

19-- Dropped ceiling on 2nd floor.

1979 Replaced wood frame windows with aluminum-framed louvered windows.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; gable roof, gable end returns
- wood frame additions at south, west and north elevations; shed roofs
- exterior surfaces, horizontal lap siding and vertical board and batten siding
- fenestration pattern; 2/2 double-hung wood windows; 1-light, 9-light fixed windows
- simple front entrance with roof overhang and supporting brackets

LESS SENSITIVE TO ALTERATION:

- composition shingle roof finish
- roof flues
- vents at foundation level

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnants of original floor plan
- staircase locations (possibly early staircase materials)
- hard wood floors

LESS SENSITIVE TO ALTERATION:

- bathroom and kitchen features, finishes and appliances
- linoleum flooring
- wardrobe

OVERALL ARCHITECTURAL:

This building represents some of the earliest construction at Fort Mason and was sited along the eastern edge of the main parade ground. The building was originally designed as a small Greek Revival cottage; the original floor plan may have just contained two rooms on the 1st floor and two rooms on the 2nd floor. The shed-roof wings on the south, west and north sides were subsequent additions constructed to provide more space. Today, the building overall contains little integrity. The interior has been stripped of any historic detail and the exterior additions add a haphazard feeling to the building.

ADDITIONAL COMMENTS:

The rear kitchen is quite large and there is evidence of some fire damage in the ceiling of the bathroom.

DATE OF SITE VISIT: 8/11/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report; Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 234 (former building number 13)

O.Q.M.G. PLAN NUMBER: no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One and one-half story wood-frame simple Greek Revival building with gable roof and rear additions

BUILDING CHRONOLOGY:

1878 Constructed building for Non Commissioned Officers' family for \$875.00.

19-- Extended building to the north and created two new rooms.

1926 Expended \$2876.00 on repairs between 1878 to June 30th, 1926.

1927 Installed 6 permanent window shades.

1928 Installed one lavatory, one white electric bowl light fixture.

1929 Installed 1 gas heater (Humphrey Radiant Fire).

By 1931 Constructed rear porch on south elevation.

1931 Painted exterior of building by contract.

1932 Installed 1 gas heater ("Premier" no. 2).

1933 Repapered living room ceiling.

1935 Painted exterior of building by contract.

1937 Installed electrogas furnace; painted interior of building; repaired foundation and shades (all WPA projects); repapered 4 rooms.

1938 Painted interiors and exteriors (WPA projects); repapered one room.

post 1941 Modifications to the east elevation; converted windows and doors; replaced porch posts with support brackets; installed concrete step and door into window on SE corner of east elevation.

19-- Replaced staircase materials.

1960 Renovated quarters:

New walls constructed in existing entry hall to create new bathroom; vinyl-asbestos-tile flooring installed over existing hardwood floors; new bathroom features and finishes installed; refinished existing staircase;

Removed existing chimney; converted dining room into living room; closed existing dining room opening and framed new opening; installed gypsum board over existing wood wall finish; living room converted into bedroom; new closet and heater room constructed;

Converted kitchen into dining room; removed kitchen appliances; converted bathroom into kitchen; installed vinyl-asbestos-tile flooring;

Removed chimney on 2nd floor and repaired roof at chimney area; old partitions removed and new closet partitions constructed.

1972 Installed garbage disposals.

1979 Replaced wood frame windows with aluminum-framed louvered windows.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; gable roof, gable end returns
- wood frame additions at north and south elevations; shed roofs
- exterior surfaces, horizontal drop and lap siding
- fenestration pattern; 6/6 and 2/2 double-hung wood frame windows; 4-light, 6-light fixed windows
- simple front entrance with roof overhang and supporting brackets

LESS SENSITIVE TO ALTERATION:

- composition shingle roof finish
- roof flues
- 9-light, 2-panelled rear porch door on south elevation
- plywood doors
- rear porch with railings on south elevation
- wooden connecting panel to Building 235

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnants of original floor plan
- staircase location
- hardwood floors

LESS SENSITIVE TO ALTERATION:

- bathroom and kitchen features, finishes and appliances
- staircase materials
- linoleum flooring
- dining room cupboard

OVERALL ARCHITECTURAL:

This building represents some of the earliest construction at Fort Mason and was sited along the eastern edge of the main parade ground. The building was originally designed as a simple, small Greek Revival cottage; the original floor plan may have just contained two rooms on the 1st floor and two rooms on the 2nd floor. The shed roof wings on the north and south side were probably subsequent additions constructed to provide more space. It still needs to be determined when these additions were constructed or if they are part of the original floor plan.

Today, the building has little integrity. The interior has been stripped of any historic detail and the exterior additions add a haphazard feeling to the building.

ADDITIONAL COMMENTS:

Oddly, the south elevation, which gets the most sun exposure, contains no fenestration at all.

DATE OF SITE VISIT: 8/11/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report: Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 235 (former building number 14)

O.Q.M.G. PLAN NUMBER: no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One story wood-frame L-shaped building with partially enclosed front porch and rear additions and porches

BUILDING CHRONOLOGY:

1864 Constructed rectangular-shaped building, running north/south, as post headquarters for \$2000.

By 1890 Constructed 2nd rectangular-shaped addition, running east/west.

by 1910 Building designated as office and storeroom (may have still functioned as post headquarters).

1922 Changed building designation from Quartermaster office and storehouse to 4 sets of Warrant Officers' quarters at a cost of \$1249.45, with no change to outer appearance.

1926 Expended \$12,302.21 on repairs between 1864 and June 30th, 1926; installed 23 window shades.

By 1927 Constructed two rear projecting additions on west elevation.

1927 Installed 2 permanent ironing boards and 21 replacement window shades.

1928 Installed china soap dishes.

1929 Installed gas heaters (Humphrey Gas Heater, no. 20 and Humphrey Radiant Fire).

1930 Installed 19 window shades and installed 1 gas heater.

by 1931 Partially enclosed rear porch on north elevation.

1931 Painted exterior of building by contract; cleaned 2 chimneys by contract; replacing patent chimney.

- 1932 Removed monitors from roof and then re-roofed building;
Constructed building partition at SE corner of back porch;
Created barber shop in basement; installed concrete basement with new siding and windows; laid concrete floor in basement, rewired barber shop; installed wash basin in barber shop; installed window screens;
Painted kitchen and installed "Insul" board in Qtrs 14-C; installed 1 bathtub, repapered back bedroom and painted kitchen and bathroom of Qtrs 14-A; removed 1 Radiant Gas Fire heater.
- 1933 Repapered dining and living room of Qtrs 14-A; repapered dining room of Qtrs 14-C.
- 1934 Installed 20 gallon water heaters (Keystone no.2) in all four units.
- 1935 Painted exterior of building by contract.
- 1936 Installed lavatory in Qtrs 14-A; papered bedroom in Qtrs 14-B.
- 1937 Painted interior of building; foundation and shades repaired; installed floor heater (electogas no. 26) in Qtrs 14-C (both WPA project); installed gas electric floor furnace (Atlas no.20) in Qtrs 14-B, electogas in Qtrs 14-A.
- 1938 Painted exterior of building (WPA project); installed 2 circulating heaters in Qtrs 14-D.
- 1939 Painted interiors (WPA project); papered bedroom and living room (unit not mentioned).
- 1940 Painted interiors (WPA projects); installed gas heater "Samco".
- 1941 Installed gas circulating heaters in Qtrs 14-A and 14-C.
- 1942 Installed window shades in Qtrs 14-A and 14-D.
- pre-1941 Partially enclosed front porch to create sun porches on east elevation.
- 1960 Renovated quarters:
Apts A & B: New walls constructed to sub-divide dining room and living room space; existing partition walls removed and new walls constructed to create new bathrooms and kitchen; gypsum board installed over existing walls; new steps and concrete walk constructed at west elevation at rear service porches.

Apts C & D: Existing fireplace enclosed within new wall; new partition walls constructed to create new bathrooms and kitchen; openings cut into existing (possibly original) partition walls.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; gable roof and gable end returns
- brick chimney stack at south end of building
- exterior surfaces; horizontal lap siding on earlier parts of building; horizontal drop siding on later additions at front porch and rear extensions; vertical wood siding on rear porch enclosures
- original porch post capitals visible through the later porch enclosures
- fenestration pattern; 2/2, 6/6 double-hung wood windows; 3/3 fixed wood windows at rear porch enclosure; 8-light fixed vertical window
- simple door and window moldings
- front porch at east elevation; chamfered posts, simple porch railings
- rear porch framing with simple cross-beam bracing at north elevation

LESS SENSITIVE TO ALTERATION:

- composition roof shingles
- 1/1, 2/2 aluminum sash windows
- doors and screen doors
- staircases and landings to rear porches
- light fixtures

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnants of original floor plan
- picture railings
- original exterior siding, now enclosed, at front and rear porches
- original rear porch framing, now enclosed, at rear porch
- original 14' ceiling height
- rear porch transom light

LESS SENSITIVE TO ALTERATION:

- door and window moldings
- bathroom and kitchen features, finishes and appliances
- dropped ceiling
- linoleum floors

OVERALL ARCHITECTURAL:

Despite its lack of historic interior fabric, parts of Building 235 still feel like an early 19th century administration building and still has some integrity. The original plan of the building can be discerned from the exterior, despite the later alterations.

ADDITIONAL COMMENTS:

Some of the apartment units function better than other. 235 B is particularly cavernous.

DATE OF SITE VISIT: 8/11/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report; Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 238 (former building number 15)

O.Q.M.G. PLAN NUMBER: no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One and one half story wood-frame simple Queen Anne cottage with cross-gable roof and rear addition

BUILDING CHRONOLOGY:

- 1891 Constructed building as the hospital stewards quarters for \$1255.00.
- 1907 Changed building designated to Quartermaster Sergeants' quarters; installed new lavatory and tubs.
- 1913 Installed new electrical system.
- 19-- Changed building designation from Quartermaster Sergeants' quarters to Non Commissioned Officers' quarters.
- 1921 Changed building designated from Non Commissioned Officers' quarters to Warrant Officers' Quarters.
- post 1925 Removed metal finials at gable ends.
- pre-1926 Rear additions (kitchen and dining room) at west elevation constructed.
- 1926 Expended \$3925.71 on repairs between 1864 and June 30th, 1926; replaced 16 new window shades.
- 1927 Installed enamel sink and permanent ironing board; installed new lavatory with porcelain sink and bathtub; installed hot water heater to replace old gas coil heater; installed 3 replacement window shades.
- 1928 Installed china soap dish and 1 water closet.
- 1929 Installed gas heater (Humphrey no. 20).
- 1930 Cleaned chimney.

1931 Painted exterior of building by contract.

1932 Re-roofed building.

1933 Repapered den and living room.

1934 Installed gas heater (Humphrey no. 20).

1935 Painted exterior of building by contract.

1936 Installed cement wash tray and stand.

Post 1936 Constructed laundry shed addition (most rear addition) at west elevation.

1937 Repaired window shades (WPA project); installed electrogas floor furnace.

1938 Painted exterior of building (WPA project); installed enamel and iron lavatory, enameled closet tank, circulating heater with ivory finish and electrogas floor furnace.

19-- Small portion of porch addition at north elevation enclosed.

1960 Renovated quarters:

Interior living room partition wall (possibly original) removed; double living room doors (possibly original) removed; removed existing chimney and fireplace, removed all existing plaster and lath and replaced with gypsum board; replaced hardwood flooring in area of old fireplace.

Hallway access modified; door opening (possibly original) closed and new coat closet created;

New kitchen and bathroom features and finishes installed; kitchen and laundry space moved further to the rear of the building; new hallway created; new landing and stairs created on north elevation; NW corner of existing north elevation porch further enclosed to create a new bedroom closet.

1972 Garbage disposal installed.

1979 Wood-frame windows replaced with aluminum louvered windows.

1983 Repaired damage in rear of building as a result of fire; replaced gypsum board in hallway; replaced wood windows; replaced vinyl-asbestos-tiles; painted interior and exterior and repaired roofing.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; intersecting gable roof, shed dormers, bay window forms
- rear shed addition at west elevation
- exterior surfaces; horizontal wood drop siding; decorative octagonal shingles at frieze level; frieze on north elevation interrupted by window; bull's eye louvered vents at north and south elevations
- fenestration pattern; 1/1 double-hung, 2-light transom over front door, 6-light wood-frame, vertical 8-light fixed window
- window lintels have decorative moldings; flat wood moldings around windows and doors
- front porch on east elevation; chamfered lintels; cross-bracing

LESS SENSITIVE TO ALTERATION:

- composition shingle roof finish
- porch addition at north elevation; shed addition at most rear end of west elevation
- roof flues
- louvered heating vents at foundation level
- replacement siding at foundation level
- 2-light vertical windows at rear extension; opaque windows

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnant of original floor plan
- original staircase; ornate newel post and balustrade
- simple window moldings
- front door entrance moldings with corner blocks, 2-light transom
- remaining staircase detail, now front hall closet
- hard wood floors
- coved plaster wall on 2nd floor landing
- paneled closet door on 2nd floor

LESS SENSITIVE TO ALTERATION:

- bathroom and kitchen features, finishes and appliances
- linoleum floors
- light fixtures
- plywood doors

OVERALL ARCHITECTURAL:

Building 238 was probably originally constructed as a small, compact building, with only 3 rooms on the 1st floor. The shed-roof wings at the rear were subsequent additions constructed to provide more space. The building still possesses a certain level of integrity. The original 1891 floor plan is still easy to discern; the 1st floor has experienced a lot of modifications in the rear while the 2nd floor is basically intact. Most of the interior finishes and moldings have been removed. Much of the original exterior features are still extant even though the later rear additions and side porch add a haphazard quality to the building.

ADDITIONAL COMMENTS:

DATE OF SITE VISIT: 8/11/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report; Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

FORT MASON PHYSICAL HISTORY REPORT
BUILDING INVENTORY

BUILDING NUMBER: FM 239 (former building number 16)

O.Q.M.G. PLAN NUMBER: no known plan number

NAME: Family quarters, Franklin Street

PLAN TYPE: One and one-half wood-frame L-shaped Greek Revival building with gable roof, partially enclosed porches and rear additions

BUILDING CHRONOLOGY:

1862 Building originally constructed as two separate buildings; the east half of the building was the first post hospital; the west half of the building was constructed as hospital stewards' quarters; one of the buildings (which one still unknown) cost \$850.00 to construct.

1884 Combined two buildings into one structure to form a larger hospital.

19-- Constructed rear additions on south elevation of unit B.

1921 Changed building designation from Enlisted men's' barracks into Warrant Officers' quarters at a cost of \$1000.00; painted exterior of building, but no other change in the outward of the building.

1923 Fire damage; repair estimated at \$400.00.

1926 Expended \$10,661.38 on repairs between 1864 and June 30th, 1926.

1927 Installed 3 replacement window shades.

1928 Installed 1 white electric bowl and 1 gas heater (Humphrey, No. 20).

1929 Installed 2 laundry trays.

1930 Cleaned chimneys; installed 1 gas heater (Radiant Fire), 3 cast iron foot scrappers; 17 replacement window shades; installed 1 20 gallon gas heater with automatic gas control.

1931 Painted exterior of building by contract; cleaned 1 chimney by contract; installed 1 bowl toilet and 1 tank toilet.

- 1932 Re-roofed building; installed lavatory with a porcelain enameled iron piece.
- 1933 Installed sink (no location mentioned).
- 1935 Painted exterior of building by contract.
- 1936 Installed gas water heater in unit B (WPA project); wallpapered unit B.
- by 1936 Partially enclosed porch on north elevation to create more interior space; constructed rear laundry extension of unit A.
- 1937 Installed electrogas floor heater in both units (WPA project); Interior painted and shades repaired in unit B (WPA project); 4 rooms papered (no location mentioned).
- 1938 Installed circulating gas heater in unit B.
- 1939 Painted exterior of building (WPA project).
- 1941 Papered walls and ceiling of unit B; interior painting (WPA project).
- pre-1957 Installed glazing on NW corner of north elevation.
- 1960 Renovated quarters:
- 239A: Fireplace and interior partition wall (possibly original) removed; new walls constructed to modify floor plan; new kitchen and laundry room created in south end of building; new bathroom and kitchen appliances, features and finishes installed.
- 239B: New walls constructed to renovate quarters; new bathroom and kitchen appliances, features and finishes installed; some openings (possibly original) enclosed.
- 19-- Dropped ceiling in kitchen.
- 1962 Sealed fireplace in north end of 239A.
- post-1962 Enclosed bedroom door frame (possibly original) on north elevation with smaller door.
- 1982 Repaired damage from fire; replaced hip rafters, roof joists, roof sheathing and roof truss members; replaced gypsum board walls and ceilings, doors, door frames and windows; painted interior and exterior; refinished wood floors.

CHARACTER-DEFINING/SIGNIFICANT FEATURES

EXTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- building form, shape, massing; gable and hipped roof with gable end returns and porch overhang
- exterior surfaces; vertical lap siding; decorative frieze with serpentine dentils
- fenestration pattern; 1/1, 2/2, 4/4 and 6/6 double-hung wood-frame windows; 3/3 fixed window; boarded transom window over front door on east elevation
- porch on east and north elevation; chamfered supporting posts and simple post railings
- 4-panel door on rear laundry extension at west elevation

LESS SENSITIVE TO ALTERATION:

- composition roof shingles
- 1/1 aluminum windows

INTERIOR:

HIGHLY SENSITIVE TO ALTERATION:

- remnants of original floor plan; configuration of the L-shape (with 3 original rooms)
- simple picture railing
- vertical paneling in laundry extension
- simple door and window molding
- original door frame on north elevation of enclosed sun porch
- hardwood floors
- original 14' ceiling height

LESS SENSITIVE TO ALTERATION:

- later floor plan
- bathroom and kitchen features, finishes and appliances
- light fixtures
- plywood doors

OVERALL ARCHITECTURAL:

Building 239 contains little integrity. Most historic fabric has been removed over time and its difficult to discern the original floor plan. The tall ceilings and the picture railings are the only features left from this 19th century administrative building.

ADDITIONAL COMMENTS:

Some of the wood floors in 239 A slope considerably. 239 B was not accessible at the time of survey.

DATE OF SITE VISIT: 8/12/97

SOURCES:

Christopher, Patrick P. and Erwin N. Thompson, Historic Structure Report; Western Grounds, Old Parade Ground and MacArthur Ground, Fort Mason; Golden Gate National Recreation Area, September, 1980.

Harrison, Laura Soulliere, Historic Buildings of the Presidio: Physical History Reports, Golden Gate National Recreation Area, 1993.

Historic Map Collection of Fort Mason; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.

National Register of Historic Places - Nomination Form; Golden Gate National Recreation Area, 1977.

War Department Quarter Master Form # 117, 1926, 1941; Park Archives and Record Center, Golden Gate National Recreation Area, San Francisco.