



DEPARTMENT OF VETERANS AFFAIRS
Health Care System
4150 Clement Street
San Francisco, CA 94121

NOV 07 2016

In Reply Refer To: 662/138

Julianne Polanco
State Historic Preservation Officer
California Office of Historic Preservation
1725 23rd Street, Suite 100
Sacramento, CA 95816

Subject: Section 106 Initiation for the San Francisco Veterans Affairs Medical Center
Building 200 Operating Room Expansion and Renovation Project

Dear Ms. Polanco:

The U.S. Department of Veterans Affairs (VA) is proposing a project that will include the expansion and renovation of the operating room facilities at the Building 200 Clinic Annex (D-Wing) for the San Francisco Veterans Affairs Medical Center (SFVAMC) at Fort Miley in San Francisco, California. The SFVAMC is located on a 29-acre site in northwest San Francisco (see Exhibits 1 and 2) and is a major tertiary care facility that serves as a VA regional referral center for specialized medical and surgical programs. The 12-acre SFVAMC National Register Historic District (see Exhibit 3) lies within the boundaries of the SFVAMC Fort Miley Campus, and the proposed project is located outside of the SFVAMC Historic District (see Exhibit 4).

Per the requirements of the National Historic Preservation Act (NHPA) and the *Programmatic Agreement Among the U.S. Department of Veterans Affairs, Veterans Health Administration, San Francisco Veterans Affairs Medical Center; the Advisory Council on Historic Preservation; and the California State Historic Preservation Officer Regarding the Long Range Development Plan for the San Francisco Veterans Affairs Medical Center* (the PA) dated November 25, 2014 and executed January 9, 2015, the VA is contacting you to initiate consultation for the proposed Building 200 Operating Room Expansion and Renovation Project (the project). As the project site for this sub-phase of the Long Range Development Plan (LRDP) is located outside of, but adjacent to the SFVAMC Historic District, we are following the consultation procedures outlined under PA Review Category B, as previously identified in Attachment B of the PA.

This letter constitutes the review initiation for the proposed project per the directives of Review Category B and includes a written description of the proposed sub-phase and any way in which it differs from what is described in the LRDP Finding of Effect (FOE) (included in Table B-1 of the PA) and how the design applies the *Secretary of the Interior's Standards for the Treatment of Historic Properties (SOISTHP)*.

Proposed Sub-Phase

Existing Conditions

The proposed project, identified as SFVAMC LRDP Sub-phase 1.7 in Attachment B of the PA, includes the construction of a one-story addition above the existing three-story Building 200 Clinic Annex (D-Wing) and the associated interior renovations of adjacent support areas. Centrally located within the SFVAMC Fort Miley campus, the Building 200 D-Wing stands outside and south of the SFVAMC Historic District. Building 200 is not a contributing resource to the SFVAMC Historic District. Building 200 was originally constructed in 1964 and is essentially T-shaped in plan with an annex at the northwest corner. The approximately 168,300 square foot building rises four stories on a relatively flat site that features minimal landscaping. The D-Wing annex stands three stories tall and adjacent to Building 2, a contributing resource to the SFVAMC Historic District. The existing annex is not visible from the Fort Miley Reservation Historic District due to distance and existing buildings.

Building Improvements

The proposed design for the new single-story floor addition atop the existing D-Wing be 24'-5" in height and clad in a stucco finish. The new volume would cantilever out beyond the north and west walls. The addition includes no fenestration and the exterior walls would be constructed of insulated metal wall panels. The new floor would encompassed a total of 5,800 square feet and include three new operating rooms. The proposed parapet would extend seven feet eight inches above the Building 200 roof, and the new floor would extend out approximately seven feet to the north and ten feet to the west beyond the existing exterior walls.

The Building 200 Expansion Project (Sub-phase 1.7) is described in the PA as follows:

Sub-phase 1.7 would include an addition of a D-wing on Building 200, which is located outside of the SFVAMC Historical District. The proposed construction would occur outside and to the south of the SFVAMC Historic District boundaries. The proposed development would introduce new visual elements adjacent to the district; however, the construction would not substantially alter the existing scale and character of the SFVAMC Fort Miley Campus.

PA Attachment B also includes the finding that the proposed project does not have the potential to contribute to the adverse effect on historic properties. The proposed project coincides with the project description as outlined in Table B-1 of the PA.

Relative to the *SOISTHP*, the applicable Standards for the proposed project are 9 and 10.

9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

Comment: As the new construction would be located outside of the SFVAMC HD, no historic materials would be destroyed as part of the work. The proposed design is clearly differentiated from the old, and the new volume would be compatible with the massing, size and scale of the adjacent historic resource. The design for the new addition is quite

minimal in its exterior expression and would be compatible in reference to architectural features. The existing scale and character of the SFVAMC Fort Miley Campus would not be significantly altered by the proposed project.

10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

Comment: The removal of the adjacent new construction would not impair the essential form and integrity of the SFVAMC HD and its environment; because the project is located outside of the district boundaries, the future removal of the new addition would return the setting to its present condition.

Public Involvement

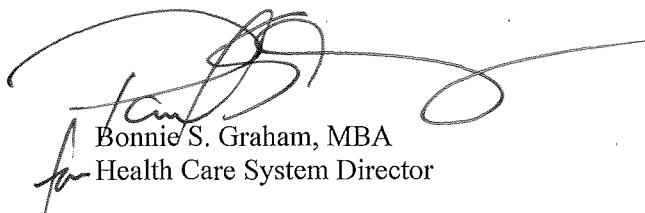
In accordance with our responsibilities under the PA, the SFVAMC will post this submission to its LRDP Section 106 website and notify all other Consulting Parties within 30 days of transmittal to the State Historic Preservation Office (SHPO). If SHPO requests additional information, then the SFVAMC will post the supplementary submission or objection to the LRDP Section 106 website and again notify all consulting parties.

Summary

With this letter, the VA would like to initiate the review of the SFVAMC Building 200 Operating Room Expansion and Renovation Project (Sub-phase 1.7) in accordance with the PA under Review Category B and in compliance with Section 106 of NHPA. We request your comments or guidance specific to this sub-phase.

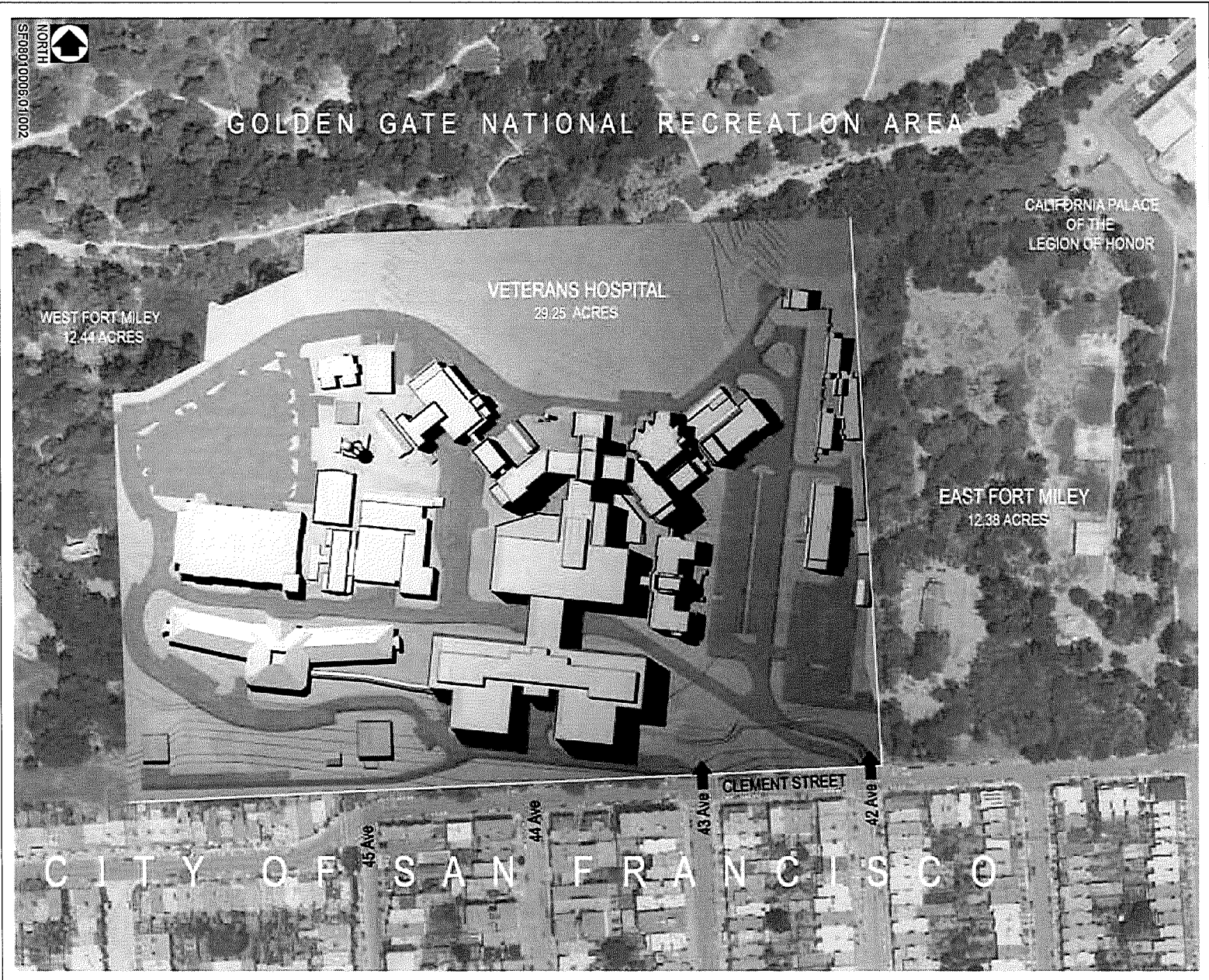
Should you have any questions about this project, please contact Robin Flanagan at (415) 750-2049.

Sincerely,



Bonnie S. Graham, MBA
Health Care System Director

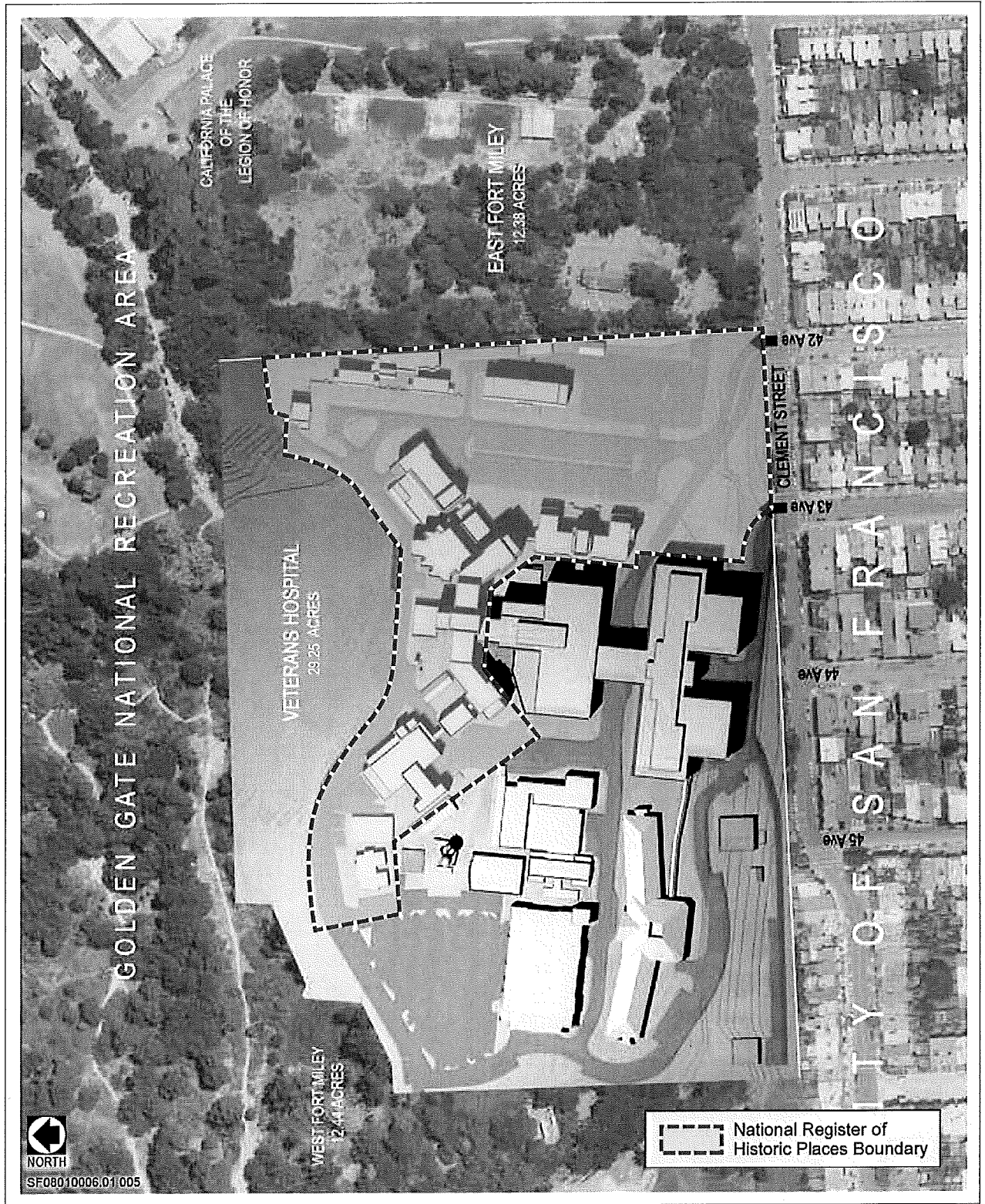
Attachments: Exhibit 1 (Location of SFVAMC Fort Miley Campus within Urban Context of San Francisco)
Exhibit 2 (Existing SFVAMC Fort Miley Campus)
Exhibit 3 (SFVAMC Historic District)
Exhibit 4 (Approximate Project Limits)
Existing Conditions Photographs



Source: USVA, 2010

Exhibit 2:

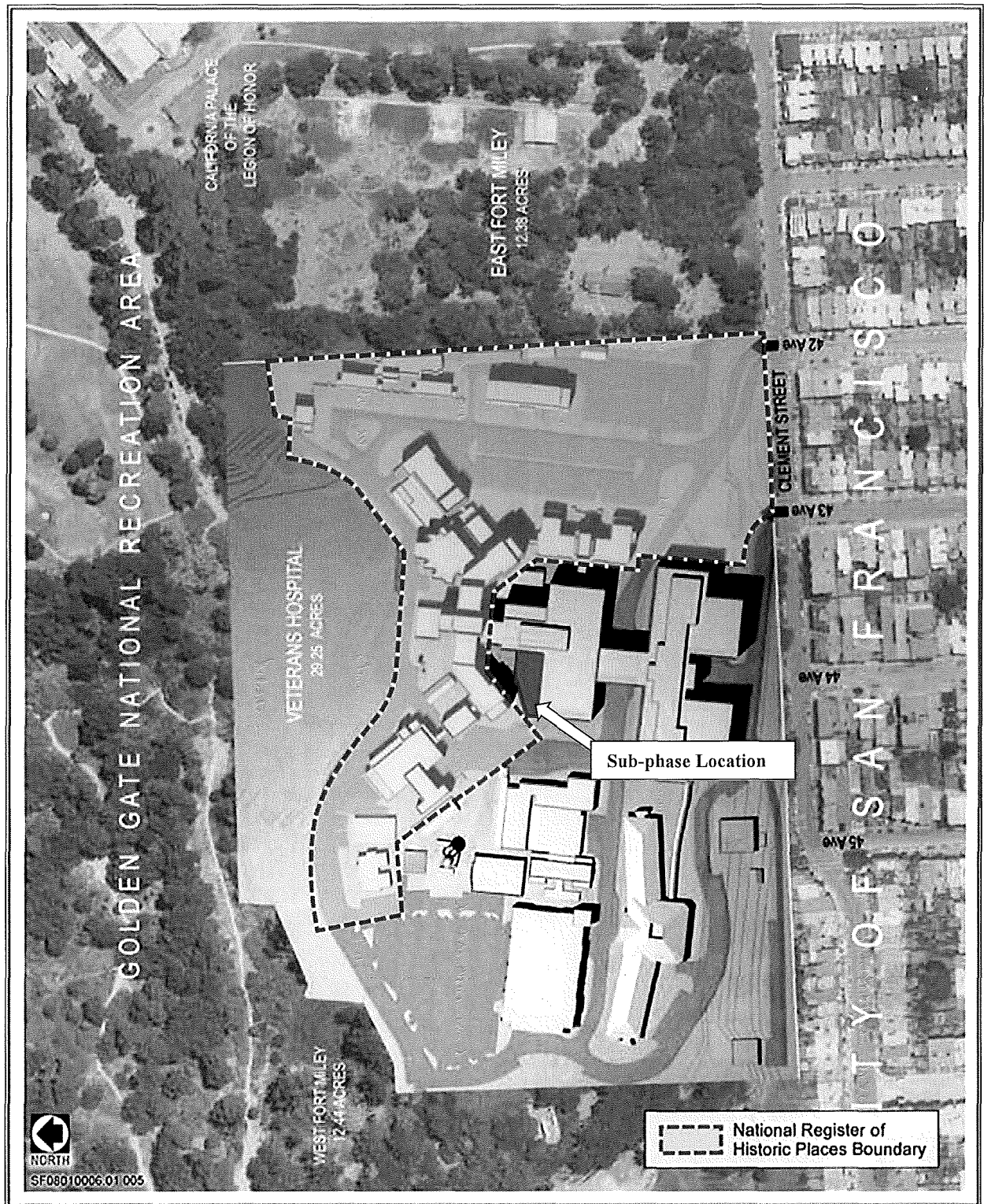
Existing SFWAMC Fort Miley Campus



Source: SFVAMC Institutional Master Plan

Exhibit 3:

SFVAMC Historic District



Source: SFVAMC Institutional Master Plan (Altered by Author)

Exhibit 4:

Sub-phase Location

Existing Conditions Photographs



Photograph 1: View toward the Building 200 D-Wing looking east. Note: Building 200 is to the south and Building 2 is to the north. Source: Hilliard Architects.



Photograph 2: Alternate view of the D-Wing west façade with Building 2 to the north. Source: Hilliard Architects.