

State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Primary # _____
HRI # _____
Trinomial _____
CHR Status Code: _____
Other Listings _____
Review Code _____ Reviewer _____ Date _____

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Resource Name or #: (Assigned by recorder) 2578 - 2598 Mission Street

P1. Other Identifier:

*P2. Location: Not for Publication Unrestricted

*a. County: San Francisco

*b. USGS Quad: San Francisco North, CA Date: 1995

c. Address: 2578 - 2598 Mission Street City: San Francisco ZIP 94110

d. UTM Zone: Easting: Northing:

e. Other Locational Data: Assessor's Parcel Number 3616 008

*P3a. Description: (Describe resource and major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

2578 - 2598 Mission Street is located on a 21,500 square foot through lot on the northwest corner of Mission and 22nd Street. Built in 1904, 2578 - 2598 Mission Street is a three-story mixed-use concrete building designed in the 20th-Century Commercial style. In addition to the primary building, there is a secondary, circa 1907 two-story building on the west side of the lot. The building includes 16 residential units with six entrances with storefronts on the first floor. The irregular plan building is clad in stucco on the primary facades and concrete blocks on the secondary façade of building addition. It is capped by a flat roof and the foundation is concrete.

There are metal fire escapes on the second and third stories of the primary and south façades. The primary façade faces east and is eight structural bays wide. There are a total of 17 structural bays on the primary and south façades. The main storefront entry is located on the southeast corner of the building, and features fully-glazed metal doors. The main curved corner entry is flanked by squared cast concrete columns. (continued)

*P3b. Resource Attributes: (List attributes and codes) HP3. Multiple Family Property, HP6. 1-3 Story Commercial Building

*P4. Resources Present: Building Structure Object Site District Element of District Other

P5a. Photo



P5b. Description of Photo:

View looking northwest at the southeast corner of the building. 10/16/2007

*P6. Date Constructed/Age:

Historic Prehistoric Both

1904 SF Assessor's Office

*P7. Owner and Address

LOU ABRAHAM
% HAWK LING & KETTY F LOU
37 ORA WY
SAN FRANCISCO CA 94131

*P8. Recorded By:

Page & Turnbull, Inc.
724 Pine Street
San Francisco, CA 94108

*P9. Date Recorded: 11/10/2007

*P10. Survey Type:

Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "None")

Eastern Neighborhoods Mission Survey

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other (list):

*Recorded By: Page & Turnbull, Inc.

*Date Recorded: November 2007 Continuation Update

*P3a: Description (continued):

Most of the storefront entrances are contemporary. One features a deeply angled recessed entrance (ca. 1920) set back from the sidewalk a few feet with paved decorative terrazo, corner-less plate glass windows, fully glazed wood door and wood-framed transom. There is a large entrance on the primary east facing façade for the "Mission Market," an enclosed multi-unit mall space covered with a metal security gate. The second floor offices are accessed through a recessed entrance on the primary façade. There is also an entrance on the left side of the south façade that leads to the third story residential units and consists of a recessed arched entrance covered by a security gate and topped by a wood fan light topped by a cast concrete keystone. All storefronts are topped by metal framed fabric awnings. The primary window type is non-original steel-sash casement windows topped by original fixed wood-sash windows that are arched on the third story. The windows are flanked by pilasters extending from the sculpted frieze to the storefront cornice. Upper arched windows are topped with festoons. The primary façade terminates in a parapet articulated by brackets, egg & dart molding, block modillions, molded ornament, dentils, sculpted friezes and the cornice. The rear secondary building has wood multi-light casement windows decorative mullions on windows bracketing each structural bay. The rear secondary building also features with egg & dart molding, dentils, and a shaped parapet with molded ornament.

The building appears to be in good condition.



View of a storefront on the east façade.
Source: Page and Turnbull

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*Date Recorded: November 2007 Continuation Update



View looking northeast at the south façade.
Source: San Francisco Planning Department



View looking east at the secondary building fronting Bartlett Street.
Source: San Francisco Planning Department