State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Primary #
HRI #
Trinomial
NRHP Status Code
Other Listings
Review Code Reviewer Date

Page 1 of 2 *Resource name(s) or number (assigned by recorder) 207 Gough St.

P1. Other Identifier:

*P2. Location: ☐ Not for Publication ☒ Unrestricted *a. County: San Francisco

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

*b. USGS 7.5' Quad: San Francisco North, Calif. Date: 1956 (rev. 1973)

*c. Address: 207 Gough St. City: San Francisco Zip: 94102

d. UTM: Zone: 10 mE/ mN (G.P.S.)

e. Other Locational Data: Assessor's Parcel Number (Map, Block, Lot): 0832-004

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

207 Gough Street is located on a 70' x 110' on the northwest side of Gough and Oak Streets. Built in 1926, 207 Gough Street is a 5-story, concrete-frame, multiple family and commercial property designed in the Renaissance Revival style. The rectangular-plan building, clad in scored stucco, is capped by a flat roof. The foundation is not visible from the street. The primary façade faces east toward Gough Street and is 7 bays wide. The first floor is clad in rusticated stucco and features a storefront in the left, corner bay with a recessed, corner entrance, glazed wood door, and sealed window openings. The main entrance is centered on the elevation, sheltered inside a recessed entry porch. The porch has an architrave surround with rosette ornament, spiral cut engaged columns, marble veneer, and marble tiled floor. The building has a single glazed wood door with sidelights. The entrance is flanked by two double-hung, 6-over-1, wood windows on the left and two garages on the right. The upper four stories are clad in stucco scored to look like ashlar masonry and feature shallow, semi-hexagonal bay windows in the first, fourth, and seventh bays. The windows have double-hung, 6-over-1 wood sash, cartouche reliefs under the center window, and cornices. Single, double-hung, 4-over-1 wood windows are set in the second bay, adjacent to recessed emergency doors in the third bay. (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

P5b. Photo: (view and date)
View from southeast
10/31/2006

*P6. Date Constructed/Age and Sources: ☒ Historic
1926
SF Assessors Office

*P7. Owner and Address:
Fred & Helen Baum Trustees
1601 15th Ave
San Francisco, CA

*P8. Recorded by:
Page & Turnbull, Inc.
724 Pine Street
San Francisco, CA 94108

*P9. Date Recorded:
10/31/2006

*P10. Survey Type:
Reconnaissance

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

*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)

P3a. Description, continued.
The fifth and sixth bays have 9-over-1, double-hung wood windows. The secondary façade facing south along Oak Street is 8 bays wide and has identical cladding to the façade. The ground story contains five garages set asymmetrically along the elevation and a one story attached garage. The upper stories have bay windows identical to those on the façade, interrupted in the third, fourth, and eighth bays by flush windows. Both elevations terminate in a cornice with dentil molding and modillions. The building appears to be in good condition.

Entrance

State of California The Resources Agency Primary #
DEPARTMENT OF PARKS AND RECREATION HRI No.

BUILDING, STRUCTURE, AND OBJECT RECORD

*NRHP Status Code 6L

Page 1 of 2 *Resource Name or # (Assigned by recorder) 207 Gough Street

B1. Historic Name Don Rae Apartments

B2. Common Name 207 Gough Street

B3. Original Use Multi-Family Residential/Commercial B4. Present Use: Multi-Family Residential

* B5. Architectural Style Renaissance Revival

*B6. Construction History
Constructed in 1926.

*B7. Moved? ☒ No ☐ Yes Date: _____ Original Location: _____

*B8. Related Features none

B9a. Architect John C. Hladik . Builder _____

*B10. Significance: Theme 1906 Earthquake and Fire Reconstruction Area: Hayes Valley

Period of Significance 1906-1929 Property Type Residential/Comercial Applicable Criteria n/a

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity)

In regard to California Register Criterion 1 (History/Events) this property is considered under the 1906 Earthquake and Fire Reconstruction context of the Historic Context Statement, Market & Octavia Neighborhood Plan Area, since it is both an identified building type (Residential/Commercial) and dates from the Period of Significance (1906-1929) of that context. There is no indication the property is eligible for listing in the California Register under Criterion 2 (Important Persons), Criterion 3 (Design), or Criterion 4 (Information Potential).

Criterion 1:

207 Gough Street was designed by John C. Hladik and constructed in 1926 for T. Donohue. John C. Hladik (d. 1928) was born in Prague and came to San Francisco as a young man where worked as an architect specializing in apartment design. (continued)

B11. Additional Resource Attributes: (List attributes and codes) HP3. Multiple Family Property/HP6. 1-3 Story

*B12. References: Historic Context Statement, Market & Octavia Neighborhood Plan Area, Page & Turnbull, Inc. July 20, 2007
Edwards Abstracts

(Sketch Map with north arrow required.)

B13. Remarks

*B14. Evaluator Kelley & VerPlanck
*Date of Evaluation 5/1/2010

(This space reserved for official comments)

B10: Significance (continued)

Among his best known buildings are the 16-story Crown Tower Apartments (1926) and a Spanish Revival high-rise apartment building (1925), both located near Union Square. During his career, Hladik kept offices in the Monadnock Building. He died while on vacation in Guerneville, Sonoma County in 1928.

According to the 1913 Sanborn map, the site was occupied by a two-story lodging house on the corner with the rest of the lot vacant. The surrounding neighborhood consisted of one- to three-story flats often with two-story cottages in the rear. The 1913-1950 Sanborn map shows that the site was occupied by the current building with the surrounding neighborhood consisting of similar multi-story apartment buildings and remaining 1-3 story shops and flats.

207 Gough Street is a later example of the post-earthquake relocation and reconstruction trends in Hayes Valley when vacant land was sold by speculating owners and smaller one- and two-story shops and single family homes were demolished to make way for large multi-story flats and apartments that could house multiple families.

207 Gough Street is an example of an apartment building, a type of building that became common in this area during the first decades of the twentieth century. Apartment buildings are generally located on a large lot with an arrangement of multiple living units on each floor, all accessed through a common lobby. The majority of apartment buildings constructed at this time were designed in Revival styles, including Classical, Renaissance, Mission, and Spanish Colonial Revival, as well as the Craftsman style.

Although 207 Gough Street's building typology and Hayes Valley location reflect a general association with the 1906 Earthquake and Fire and reconstruction period of significance, the 1926 construction date places the building outside of the primary scope of the period of significance and renders it unable to accurately embody this broad pattern of San Francisco's history.

Integrity:

207 Gough Street appears to have undergone few alterations. The building retains character-defining features including: its height and massing; rusticated and scored stucco cladding; fenestration pattern with double-hung, 6-over-1 wood sash windows; Renaissance Revival decorative details, especially the entry porch with architrave surround, rosette ornament, spiral cut engaged columns, marble veneer, marble tiled floor and wood door with sidelights; and cornice. The property retains the following aspects of integrity: location, design, setting, materials, workmanship, feeling and association.

Conclusion:

207 Gough Street does not appear eligible for listing in the National Register of Historic Places, the California Register of Historical Resources or local designation under any criterion. Although the building location and typology reflect a general association with the 1906 Earthquake and Fire and Reconstruction period of significance, the 1926 construction date places the building outside of the primary scope of this broad pattern of San Francisco's history. Nor does the building embody the distinctive characteristics of a type, period or method of construction. It is not the work of a master, nor does it possess high artistic values.

However, as a well-preserved and intact example of an apartment over commercial building designed in the Renaissance Revival style and constructed in 1926 in Hayes Valley, the the building retains sufficient character defining features to merit special consideration in local planning.

Character Defining Features:

Character-defining features include: its height and massing; rusticated and scored stucco cladding; fenestration pattern with double-hung, 6-over-1 wood sash windows; Renaissance Revival decorative details, especially the entry porch with architrave surround, rosette ornament, spiral cut engaged columns, marble veneer, marble tiled floor and wood door with sidelights; and cornice.