

# 1 Montgomery



## Planning Commission

18 February 2021

PAGE & TURNBULL

brick.





this project aims to:

- + completely preserve the building facades with no alterations
- + preserve, restore and highlight historic features (ceilings, decorative elements, teller counters and vault doors)
- + preserve public access to the POPOS roof deck and the building interior
- + connect basement, banking hall volumes and mezzanines with views and daylight
- + reinforce the symmetrical organization of the main banking hall
- + restore original skylight (modified and covered with metal roofing in the 1980s)
- + comply with all secretary of interior standards

**project goals**

existing conditions







grand volumes

the two banking halls on the ground level have high ceilings and large open volumes



texture & pattern

gold accents, ornate coffered ceiling,  
carved column capitals and friezes,  
intricate metalwork

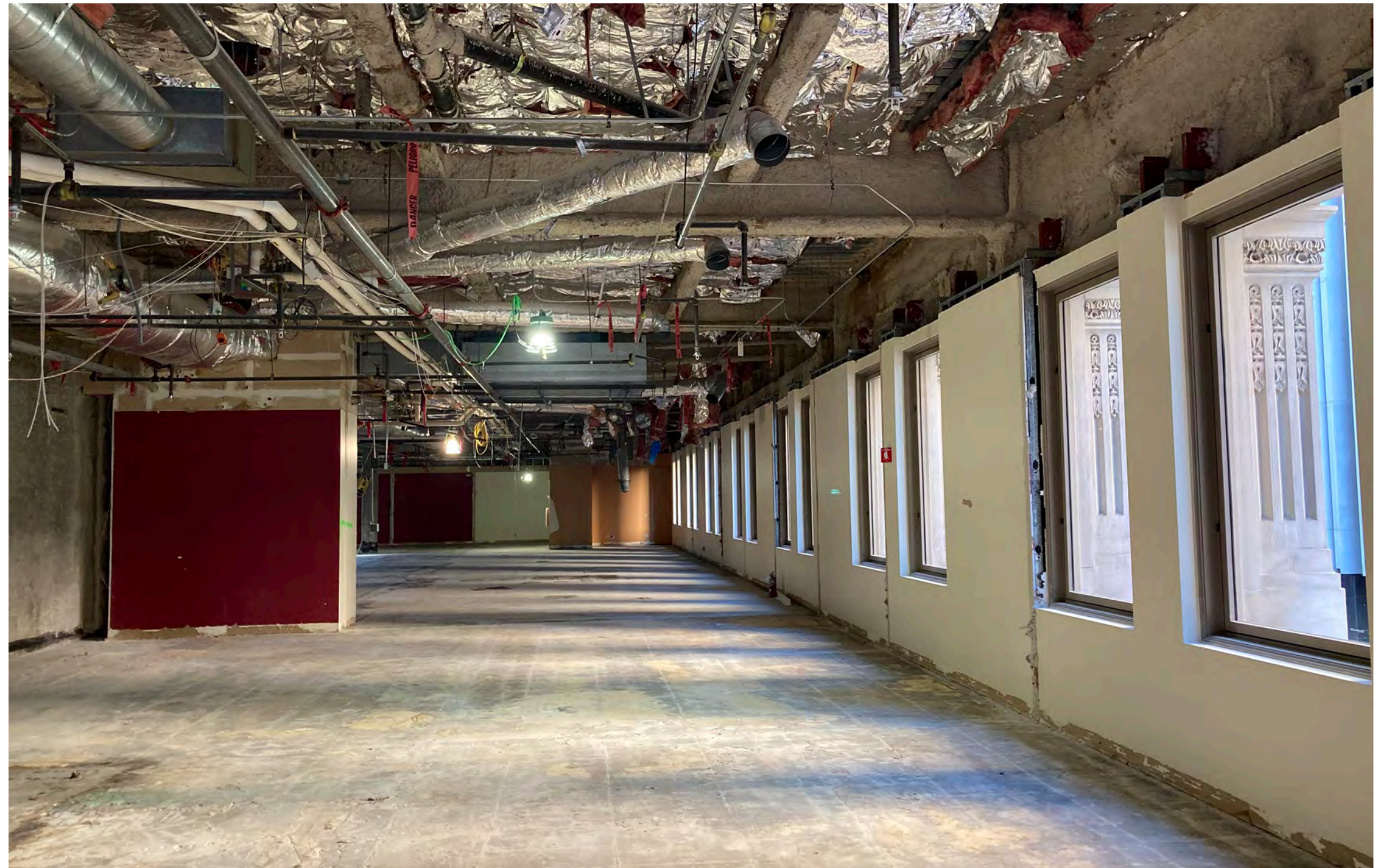
**existing context - banking halls**

decorative & ornate detailing





historic vault to remain at basement  
new floor cuts to provide daylight



in-progress demolition at level 2 - space opened up and concrete structure exposed

## basement & level 2

demolition scope to remove non-historic partitions and ceilings and improve quality of space



precedents

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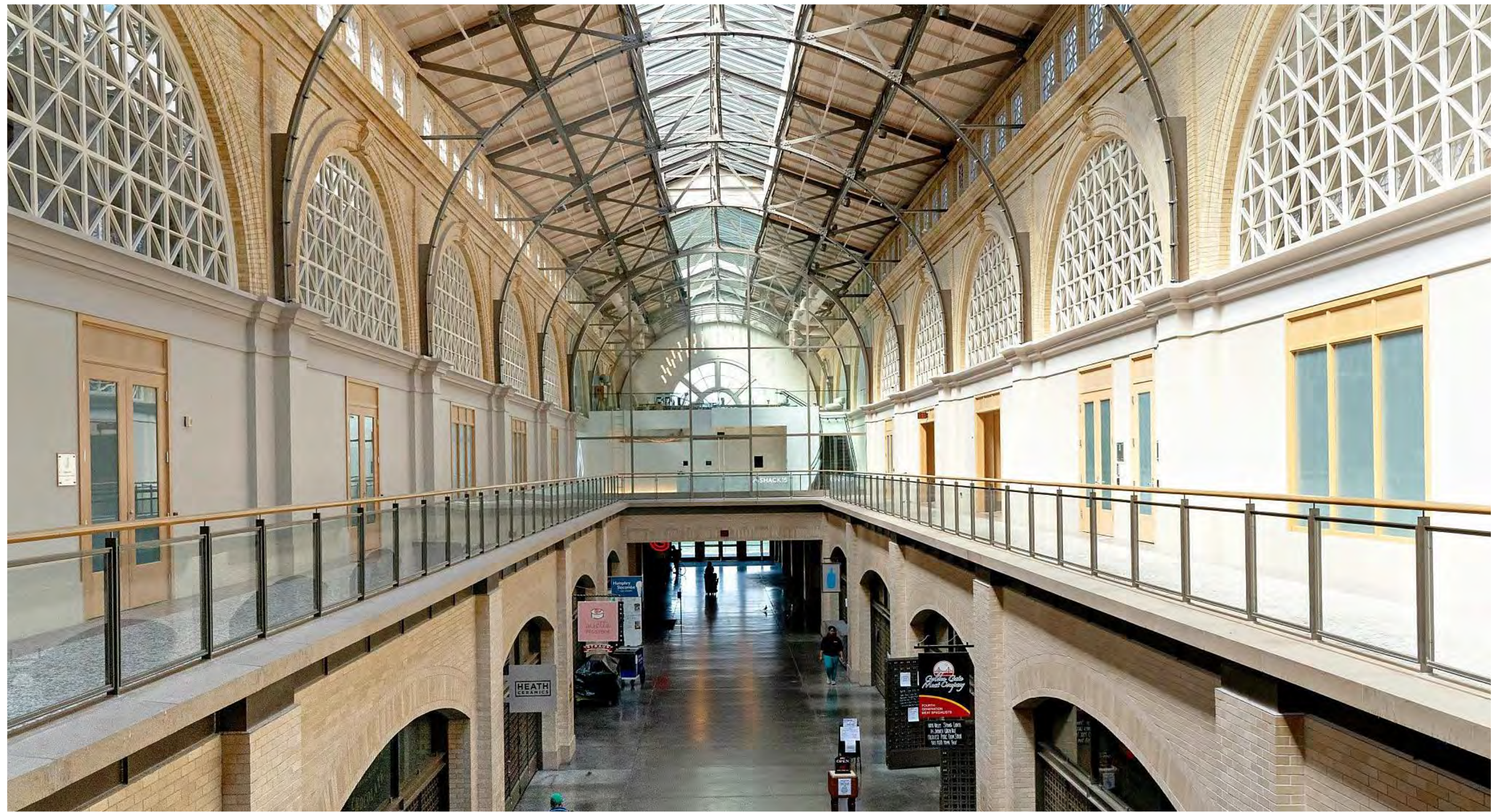




# st joseph's church

san francisco landmark #120 - approved by HPC - received federal tax credits





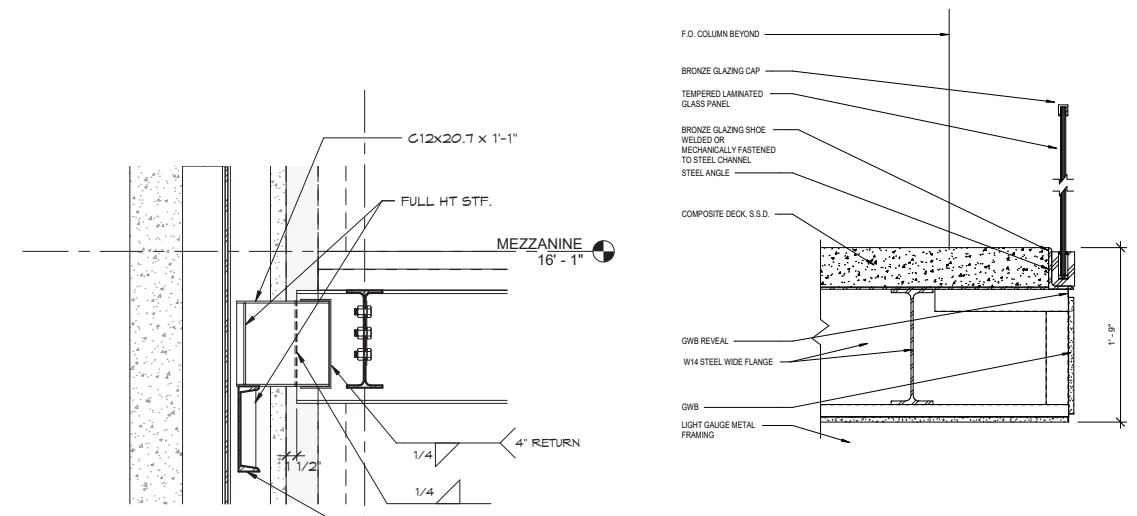
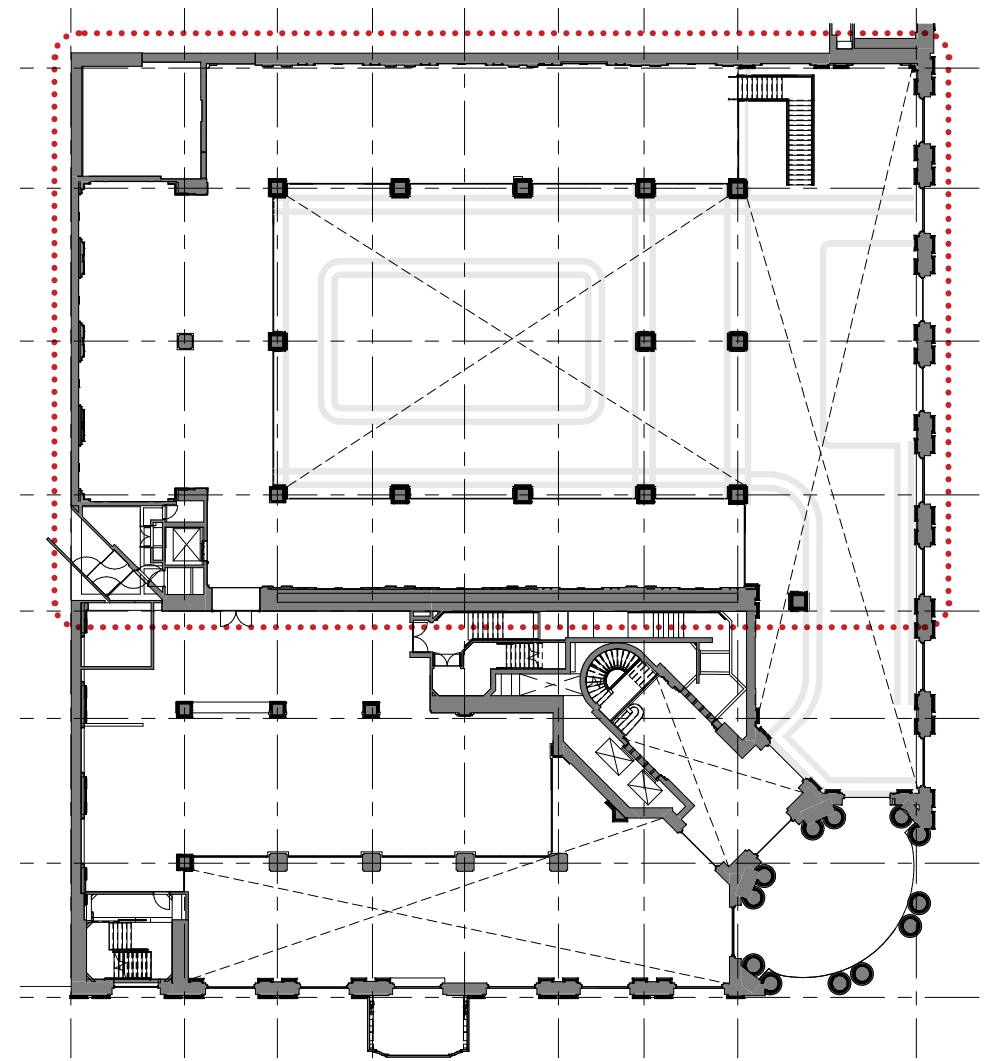
ferry building



proposed design







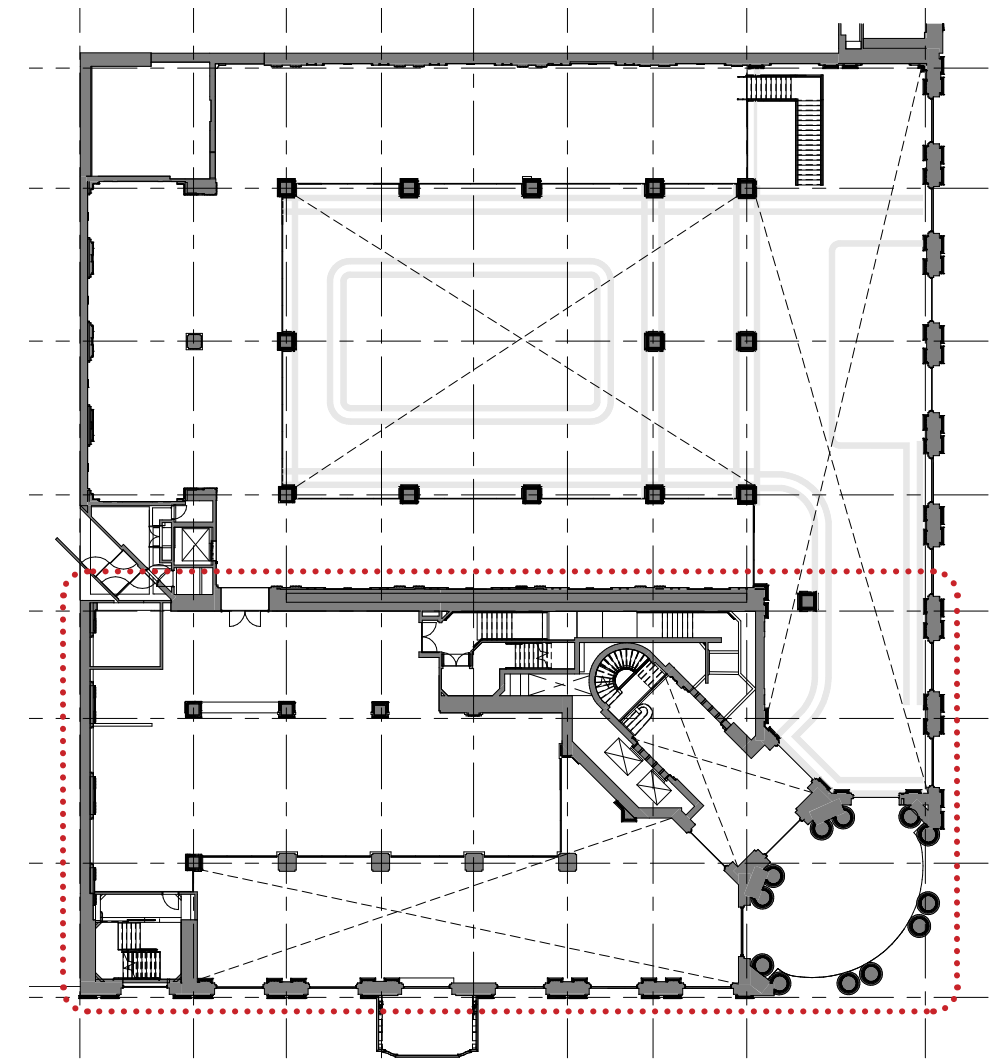
mezzanine to existing wall connection

mezzanine edge and guardrail

# montgomery street banking hall

new mezzanine and stair highlight symmetry of existing historic volume, floor cut provides connection to basement

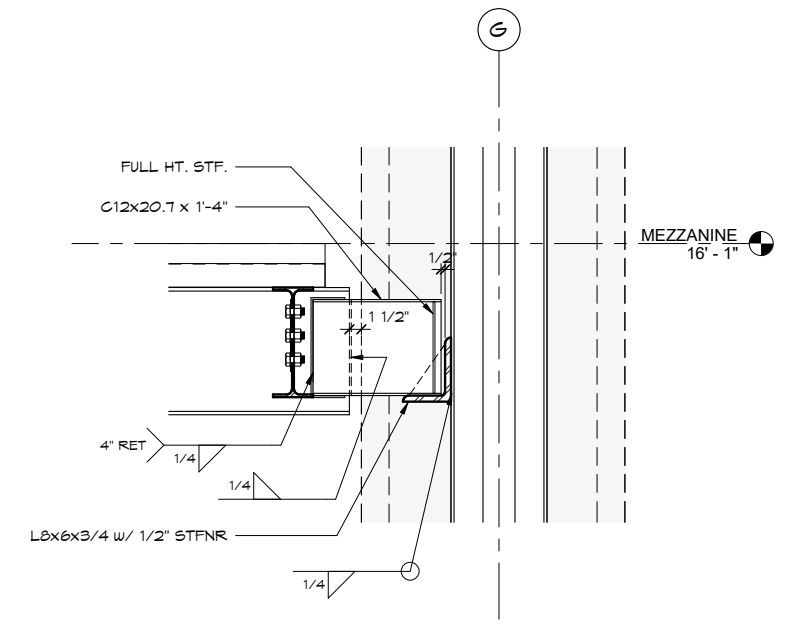
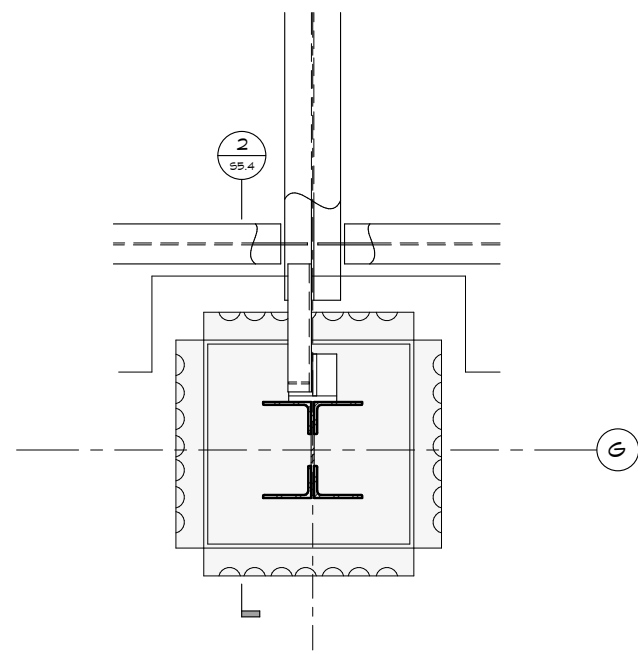
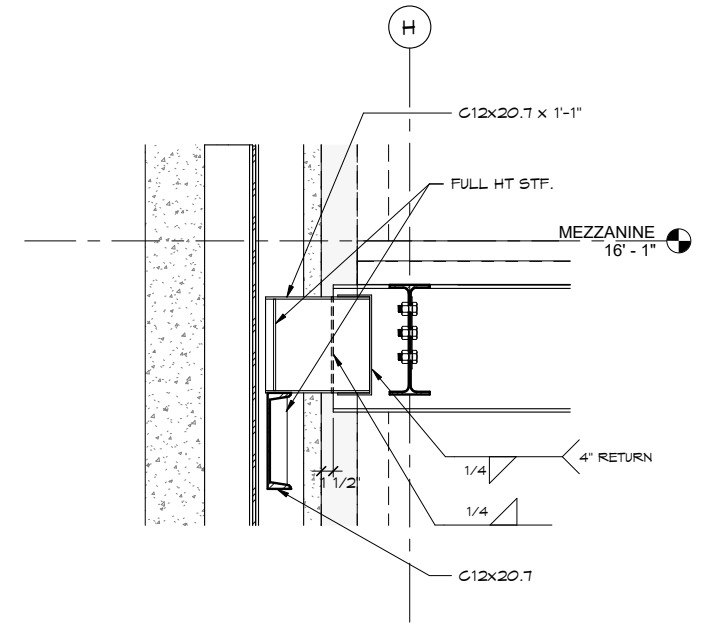
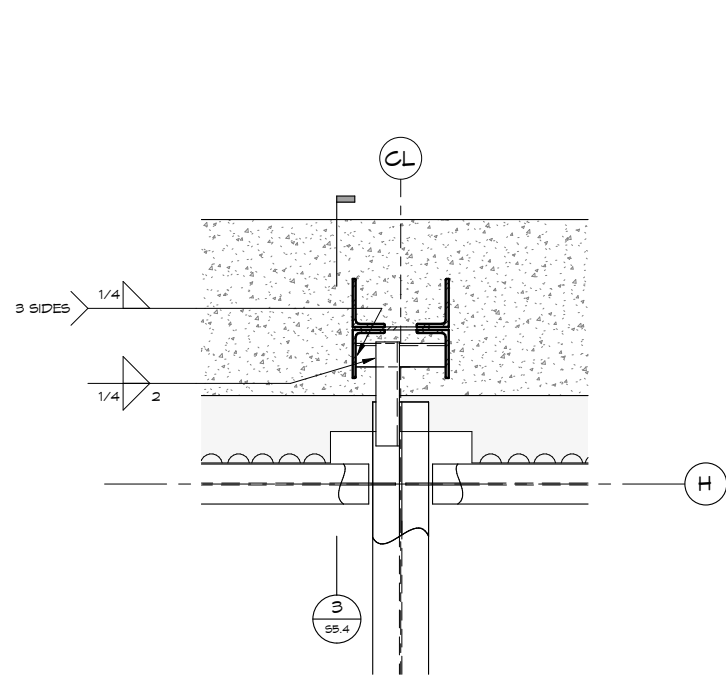




# post street banking hall

non-historic partitions and ceilings removed, new mezzanine inserted within historic volume

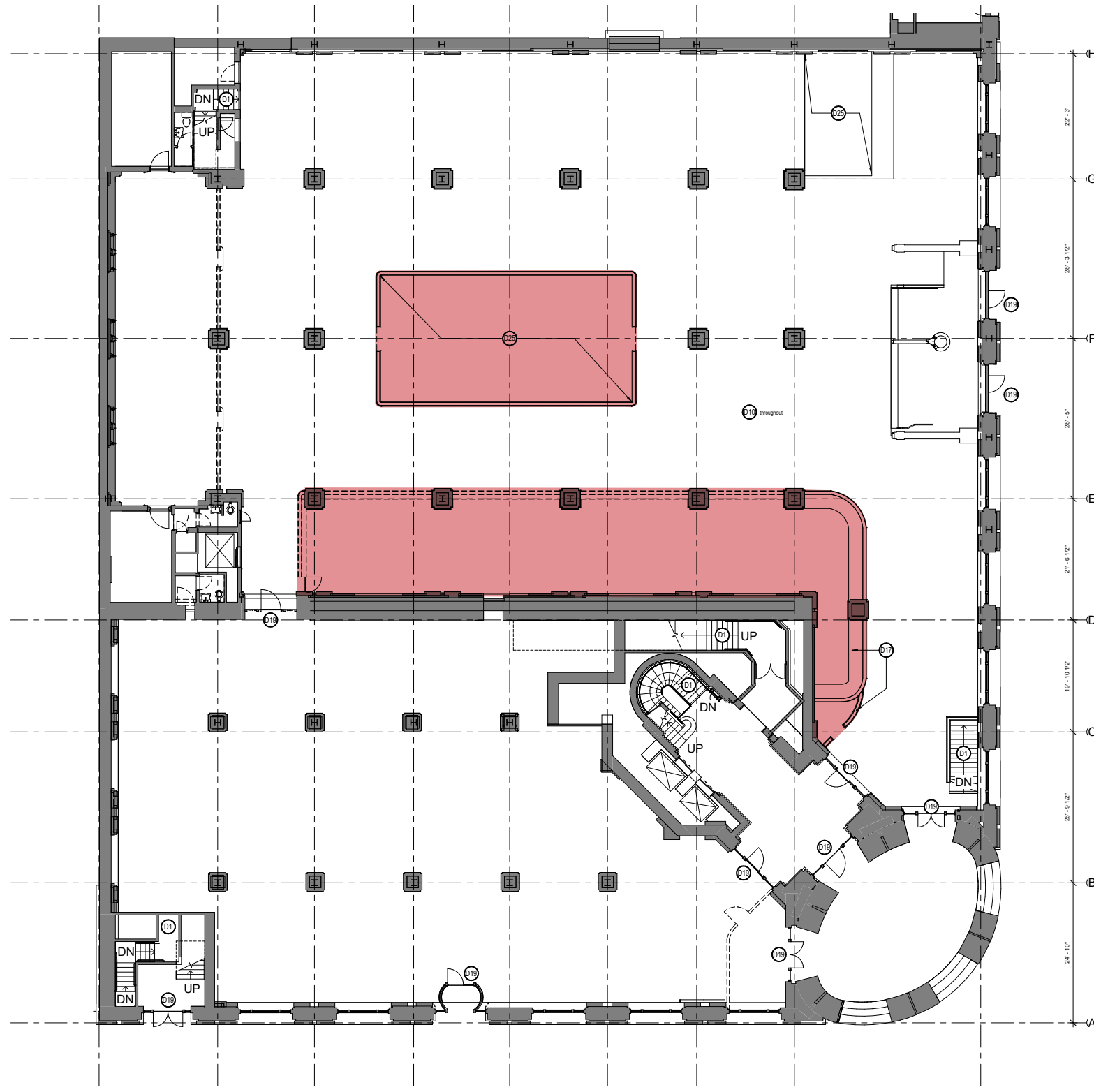
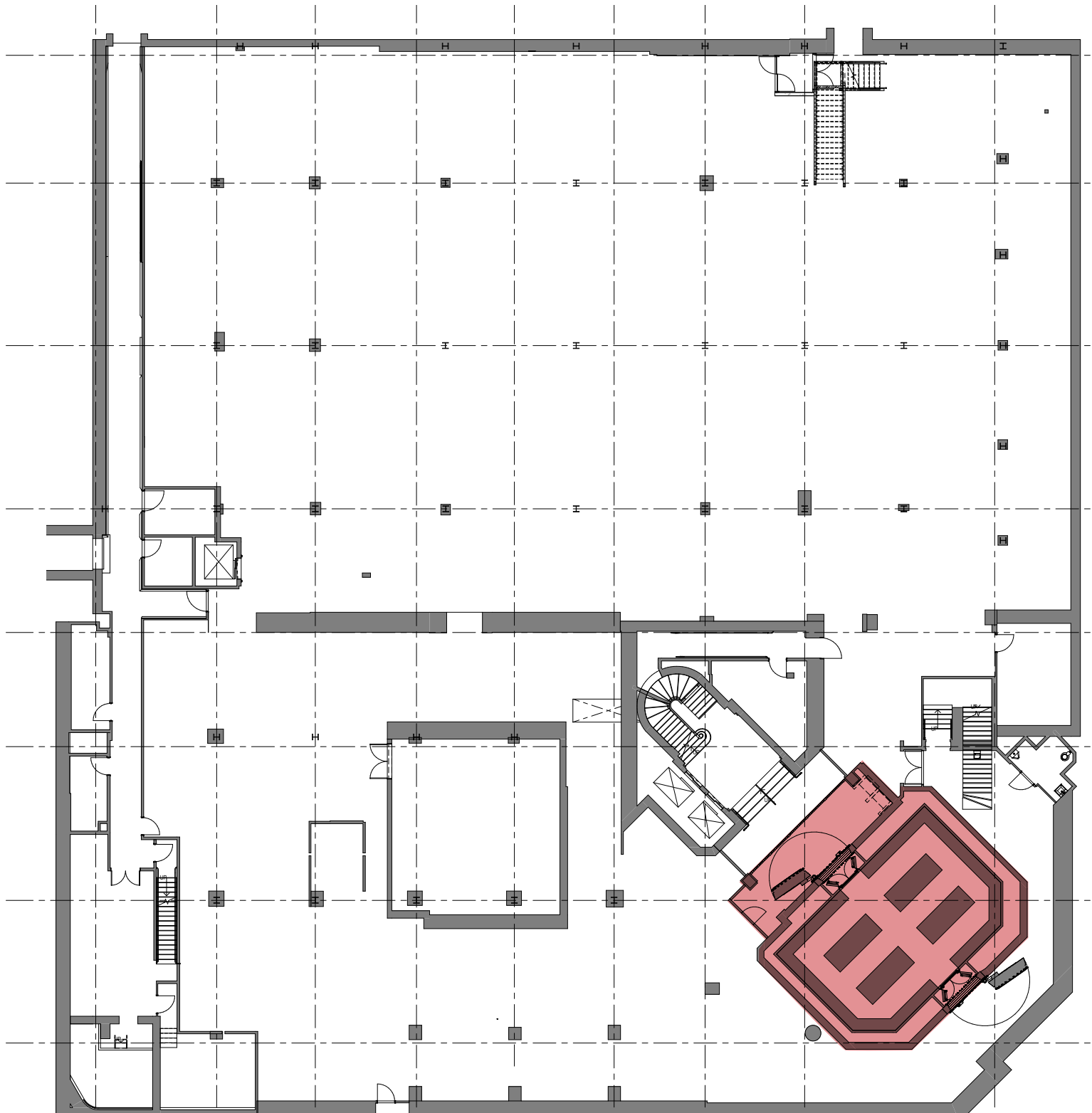




# structural connection

new mezzanine floats away from existing column and wall, attaching with minimal structural connection

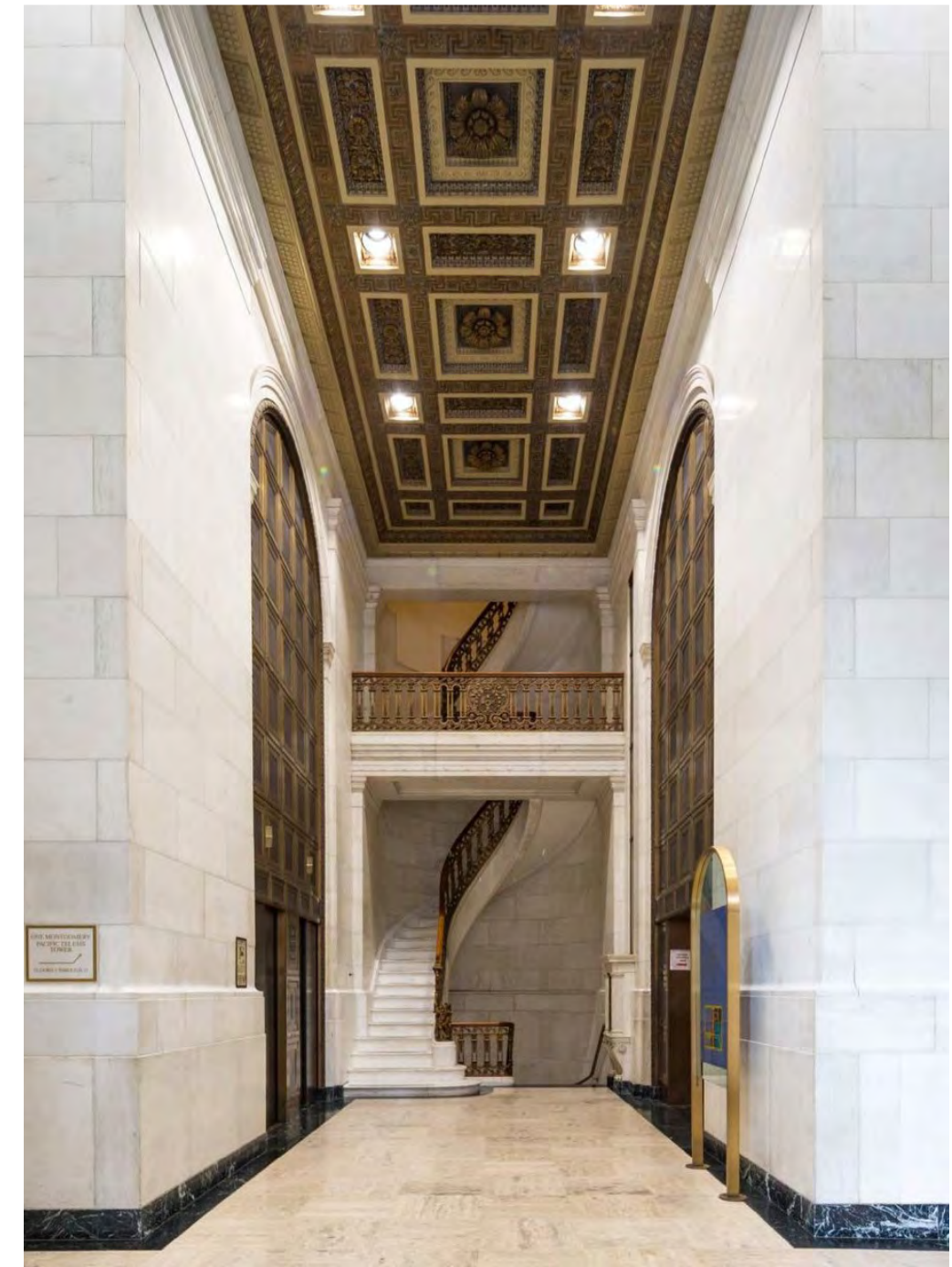




7,653 SF total (includes pro-rated portion of circulation area)

**change of use**  
highlighted areas change from retail to office use





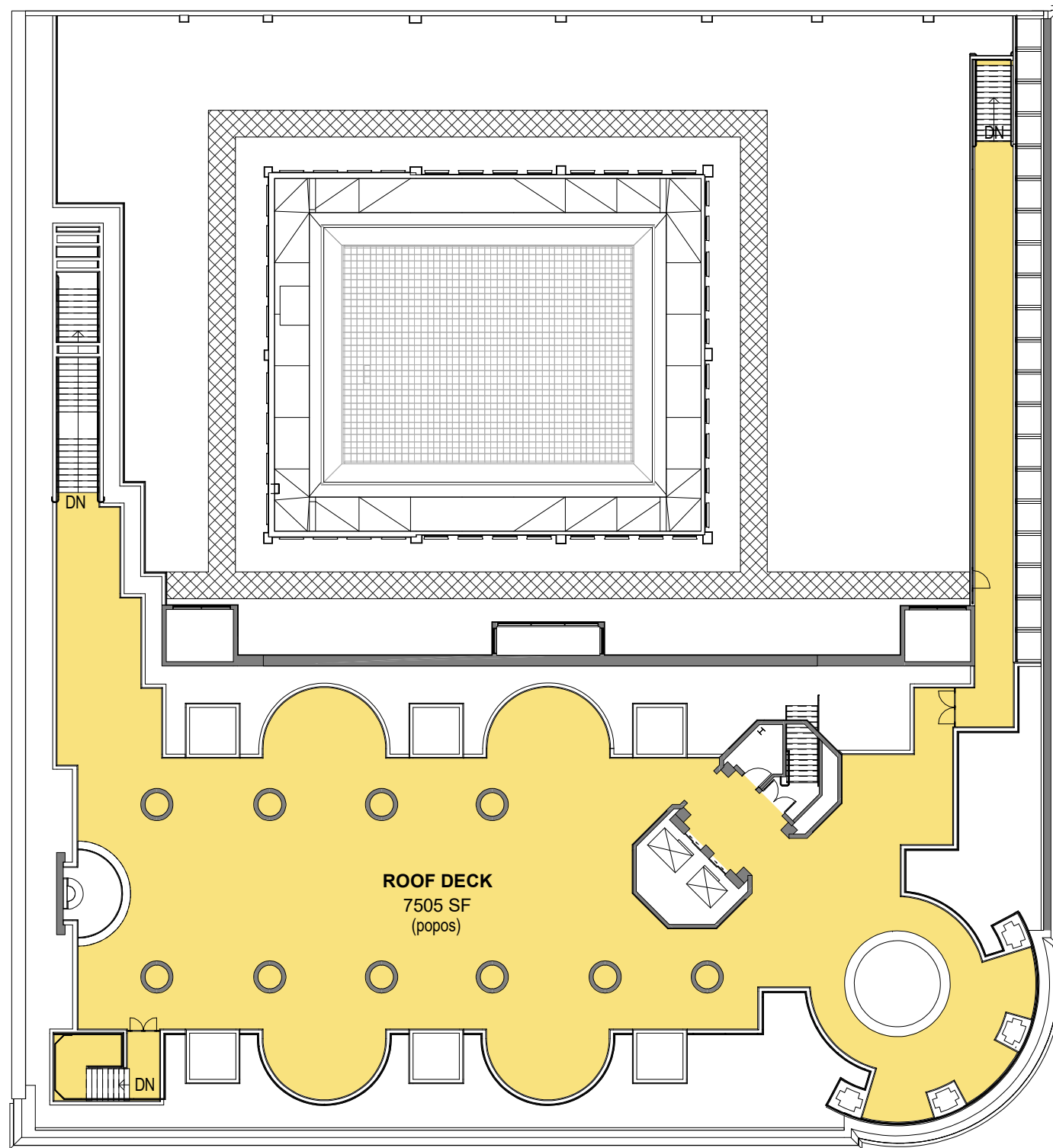
public access to the building will be provided via:

- POPOS roof deck to remain as is - accessible during business hours via existing elevators in building lobby
- guided architectural tours of historic banking halls and basement vault to occur monthly during business hours

## public access

to historic interior and roof deck



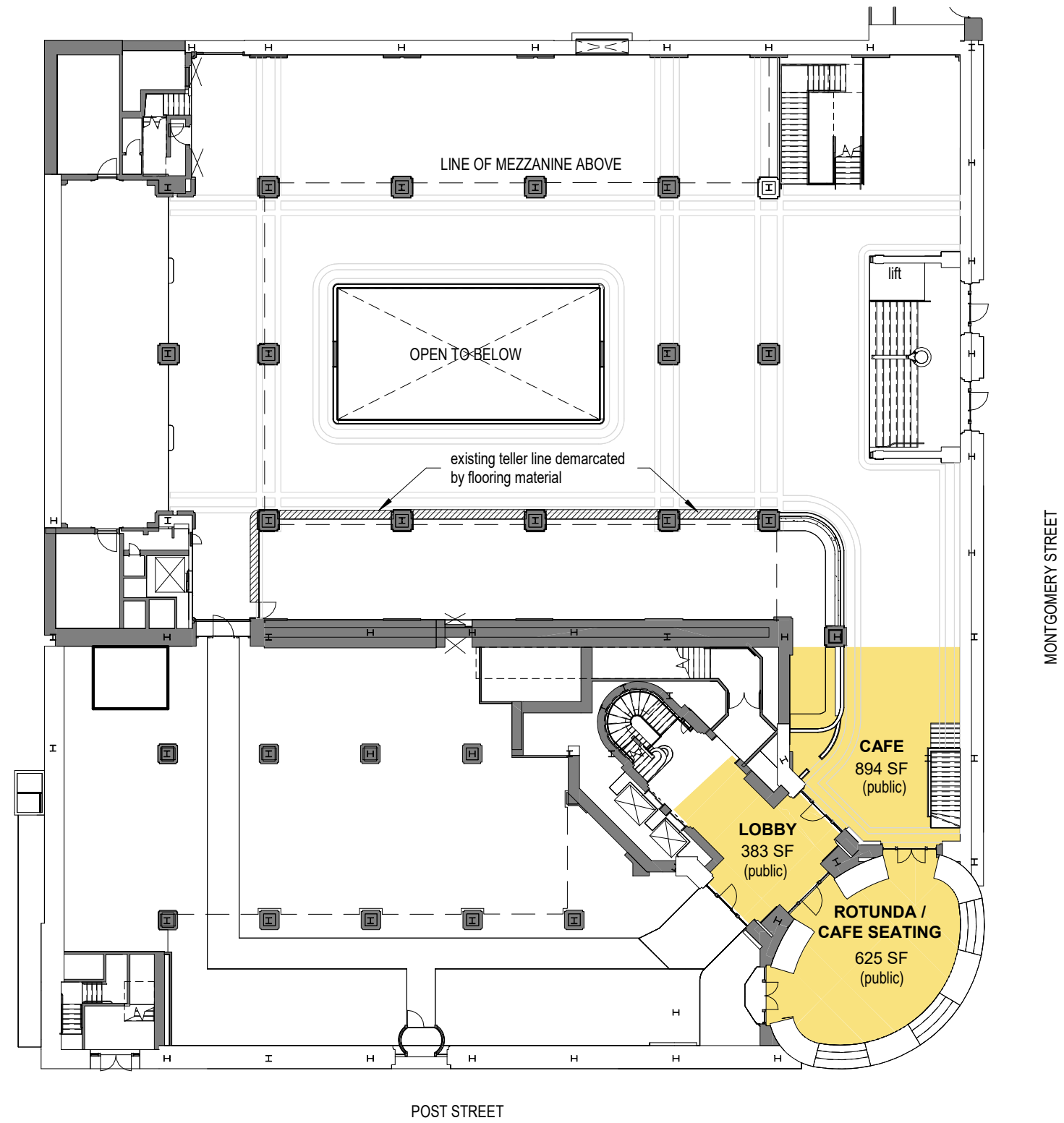


7,505 SF total (includes public access at rooftop level)

## public access / popos diagram

highlighted areas represent public access at rooftop popos level





1,902 SF total (includes public access / retail area)

# public access / retail diagram

highlighted areas represent public access / retail at ground level



questions

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## cafe component

new coffee kiosk to activate exterior portico and provide public amenity