

SpotCheck - AI Construction Monitoring Agent

PRIMARY RECORD # 0000010928

Date 5/30/2025

Page <u>1</u> of 2	*Construction Site Address		23 Stevenson St, San Francisco, 94105			
P1. Other Identifier:	None					
*P2. Location:	<input type="checkbox"/> Not for Publication <input checked="" type="checkbox"/> Unrestricted					
*a. County: San Francisco and (P2b and P2c or P2d. Attach a Location Map as necessary.						
*b. USGS 7.5' Quad:	San Francisco SoMa		Date:	1994		
*c.	Address:	23 STEVENSON ST	City:	San Francisco	Zip:	94105
d.	UTM: Zone: 10		mE /		mN (G.P.S.)	
e.	Other Locational Data: Assessor's Parcel Number (Map, Block, Lot):		Parcel #: 3708003			

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

23 STEVENSON STREET occupies a rectangular 6,200 s.f. lot on the southeast corner of First and Stevenson streets. Expected to build in 2026, the 27-story brick commercial building is a two-part vertical composition. The two-story base will have modern retail storefronts at the ground level and a mixture of aluminum and wood casement windows on the upper floors. A sheet metal intermediate cornice with dentils and an egg and dart molding will divide the base from shaft, where there are three bays on First Street and four on Stevenson.

***P3b. Resource Attributes:** (list attributes and codes) HP7. 3+ Story Commercial Building

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



P5b. Photo: (view and date)

View to SW; 5/30/2025;
100_3775.JPG

***P6. Date Constructed/Age and Sources:**

Prehistoric ☐ Historic ☐
2026; Assessor's office

***P7. Owner and Address:**

Mirmaz Co.
% Jeanne
Mazeris 55
Anza Vista
San Francisco, CA 94115

2. Site Visit Details

Date of Visit: 5/30/2025

Time: 6.30PM PT

Weather Conditions: Sunny

3. Construction Progress - Overall Project Completion: 55%

Work Completed Since Last Visit: Wood framing completed

Work in Progress: Plumbing, Masonry work ongoing

Upcoming Work: Windows installation

4. Quality and Compliance

Compliance with Plans and Specifications: No violations were identified

Safety Observations: No OSHA violations were observed

5. Budget Tracking

Current Projected Costs: \$34.5M, which is 98% of the original project budget