

Yosemite Apartments

The Yosemite Apartments project rehabilitated a historic six-story building in San Francisco's Tenderloin for Tenderloin Neighborhood Development Corporation (TNDC), preserving 32 affordable homes while modernizing safety, accessibility, and building systems. Originally built in 1924, the structure was strengthened and upgraded to extend its service life and protect long-time residents.

Work included:

- Interior renovations to all units, lobby, and shared spaces
- Accessibility upgrades, including a new compliant entry path and conversion of select units to fully mobility-accessible
- Seismic strengthening with new diaphragms, anchored joists, and parapet bracing
- Life-safety systems, including a new fire suppression and alarm system
- Modernized MEP systems for greater safety and energy efficiency
- Exterior improvements with refreshed landscaping, lighting, and walkways

The renovation was completed while keeping residents safely in place in a dense urban setting with limited staging space. Seismic work required reinforcing a nearly 100-year-old structure without compromising its historic character or weather-tightness. Accessibility retrofits were carefully integrated into the original layout, while upgrades to mechanical, electrical, plumbing, and life-safety systems were sequenced to avoid service interruptions. Close coordination with TNDC, design partners, and city inspectors ensured compliance with seismic, safety, and accessibility standards — all while protecting stable housing for vulnerable tenants.

Rehabilitation of a 32-unit historic SRO in San Francisco's Tenderloin with seismic, accessibility, and systems upgrades to sustain affordable housing in a high-need area.

San Francisco, CA

Client/Owner

Tenderloin Neighborhood Development Corp. (TNDC)

Architect

Paulett Taggart Architects

Square Feet/Size

20,136 SF/32 Units

Duration

11 Months

Completion

March 2024

Project Cost

\$12,000,000

Project Manager

Ben Kellman, D+H Construction

Construction Manager

Regent CM

Project Types

- > **Historical Rehab**
- > **Occupied Rehab**

Yosemite Apartments (San Francisco, CA) | Photo Gallery

