

Nonductile Concrete Buildings City of Alameda

Concrete Coalition Workshop
San Francisco
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City of Alameda - Strategy

- “Walk” the City
- Visit Library
- Contact Building Official and ask for help

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Initial Strategy

- “Walk” the City
 - Use of Google map – broke City in 30 sectors and printed out on 11 x 17 sheets
 - Use knowledge of the City to:
 - Identify the buildings I already know
 - Look in likely locations like commercial districts
 - Record data on form that would provide more than information currently required by coalition
 - Photograph

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Google Map



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Envisioned Survey Form of Some Type Would Be Used

Address	Number of Stories	Torsional ?	Frame or Shear Wall	Photo	Other
1 Main	2	Yes, corner building	Frame with masonry infill	1, 2	Adjacent wood frame buildings with no gap at property lines
2 3 rd St	2	No	Shear wall	3, 4	See what appears to be wall anchors at roof
66 Oak	1	Yes, open front	?	5, 6	It looks like concrete, should verify
53 Elm	3	No	Frame	7, 8	Looks like first floor is soft story, much greater floor height

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Library Search

- Lots of historic building studies – trying to get buildings qualified for National Historic Building Register
- Lots of studies authored by Woody Minor – Architect
- Found out lots of interesting things about Alameda unrelated to the study.

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Library Search

- Walking Tour of Alameda's Historic Downtown & Civic Center District. 1977
- Unreinforced Masonry Buildings Survey. 1980. Woodruff Minor
- California Department of Parks and Recreation – Historic Resources Inventory. Webster Street Commercial Area.
- Survey of Pre-1945 Commercial Buildings, City of Alameda. Woodruff Minor.
- Historic Commercial Buildings of Alameda. 1993. Woodruff Minor.
- A Guide for Historical Research in Alameda. The Alameda Architectural/History Survey. Woodruff Minor. 1979.
- Alameda: The Island City. 1941.

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Sample Data from Library Reference

Building Name Historic	Building Name Current	Address #	Address Street	Reed. Conc.	Age	Stories	Structure Type	Comments
James William W. Machine Shop/Structure Steel	Boyd's Wrench house	647	Buena Vista Ave	Yes	1928, 1939	1	RC walls with corrugated metal roof	See rectangular shapes built separately into one building
Alameda Printing Company	Schwander Dent, Inc.	761	Buena Vista Ave	Yes	1931, 1944	2	RC walls with corrugated metal roof	Added in back in 1944-1945 to house equipment
Banking Court	Banking Court	200	Banking Ave	Yes	1922, 1929	4	Reinforced concrete	
California Iron/Stone Island Market	Boyd's Ice Storage	207-212	Banking Ave	Yes	1941, 1951	1	RC walls with wood roof	1951 & CMU 2 story residential addition
Banking Court	Banking Court	700-708	Banking Ave	Yes	1938, 1939	3	Reinforced concrete	Group of 10 buildings of mixed use
Alameda Henry Garage	None	500	Banking	Yes	1925	1	Reinforced concrete	
Wood Air (Alameda) Company	Boyd's Exchange	649	Pacific Ave	Yes	1931	1	Reinforced concrete	
Alameda Wood End Lumber/Boiler Shop	Boyd's Body & Lumber Works	651	Pacific Ave	Yes	1933	1 & 2	Reinforced concrete	Store garage and 2 story barn
Boyd's Motor/General Motor/Power House/CPA's	CPA's or Civil Building	1400-1410/200	Banking Street/ Banking Ave	Yes	1919, 1941, 1948, 1976	4	Reinforced concrete	Multiple phases
Bank Henry and Catherine, General House	None	1423-A	Banking Street	Yes	1905	1	Reinforced concrete	
Public Lunch and Market Building	Boyd's Lunch	1422-1423	Banking Street	Yes	1874-1879, 1881, 1928	2	Reinforced concrete	Original plus addition
Boyd's Garage, Building	None	1422-1423	Banking Street	Yes	1931	1	RC and brick walls	
Louis Stone No. 8	Great Auto Store	1440	Banking Street	Yes	1941, 1949	1	RC	Constructed by firm in 1941. Garage bay and house addition added in 1949
Alameda Savings Bank/American Trust Building/College Bank	Trust Pacific National Bank	1442	Banking Street	Yes	1937, 1949	3	Brick, RC	Original brick, 1-story wall addition RC
Boyd's, Martin, and Graham, Older Building	None	1443-1452A	Banking Street	Yes	1941	1	RC walls with brick walls	
Alameda Dairy Co.	Boyd's	1500	Banking Street	Yes	1935, 1947	1	Reinforced concrete and concrete	Concrete storage rooms added in rear

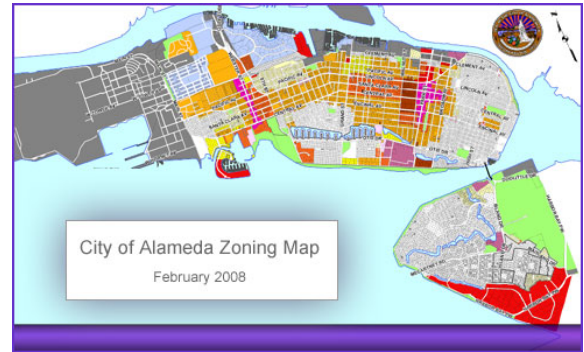
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Contact Building Official

- Mr. Greg McFann has been very helpful to my efforts so far
- Zoning map to help identify residential districts that can be eliminated
- Review Sanborn maps
- Mr. McFann had member of his staff access the Assessor data

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Zoning Map



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Sanborn Maps

- Used by insurance industry and updated until about mid-1980s in Alameda
- Identifies building by construction type
- Able to get through the book in about 4 hours with assistance of Marguerite Bello, S.E.
- Some items uncertain, will require field verification
- Some buildings may have been torn down but Building Official said that is a rare occurrence.

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Sanborn Map



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Sanborn Maps

Page	Comment	Need Review?	Mark to Assign	No Cons.	Address	Letter Designation
1	Includes aerial base "W" - bring map to find grey shade	Yes	X			
2	Small portion - includes Central/Santa Clara					
3	Includes Central high that has some concrete buildings		Yes	X		
4	Grand St Frontage				2525 Grand - Addition to west	60/76
	Side street				2043 Grand	61
	2. Santa Clara & 6th	Yes		X	1700 Fortman Way	
5	1. Nelson's Best Repair yard says "con"			X		
6	1. Other			X		
7	1. Marine Square Drive - probably replaced by Retirement home	Yes		X		
	Includes Chapman School			X		
8	1. Buena Vista - Pacific St			X		
9	1. Pacific/Santa Clara/5th			X		
10	1. Pacific/Santa Clara/5th			X		
11	1. Santa Clara/Central/10th Street/2nd Ave			X		
	Includes Alameda Adult School - not concrete			X		
12	1. Santa Clara/Central/10th Street			X		
13	1. Atlantic/Walton/Pacific			X		
	Lots of Cement Block - not sure	Yes		X		
14	1. North St. Pacific/Walton/Santa Clara			X		
15	1. North Street/Santa Clara/Walton			X		
16	1. Taylor/Central/Walton			X		
17	1. Wheeler/Pacific - Access from Retirement Home			X		
18	1. Taylor/Walton			X		

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Summary of Alameda Data

Number	Assessor Data	Sanborn Maps	Street Survey	Library
Total Number of Buildings	18,868			
Total Number of Concrete Buildings	12,674			
Pre-1980 Buildings				
Pre-1980 Concrete Buildings				

Plan is to get data from different sources and compare. May need to verify a few items (dates) with permit records at City Hall.

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