



Dear Faculty, Librarians, and Staff,

We are pleased to share that the University of San Francisco has acquired a historic and strategically important property within the footprint of our campus. The acquisition will benefit USF graduate students in need of housing and add to our ability to offer additional spaces for conferences, events, and academic programming for students, faculty, librarians, and staff.

Location and History

For many years, USF has explored the possibility of acquiring the property at [2340 Turk Blvd.](#), which has served as the motherhouse for the Sisters of the Presentation since the 1970s. The building is strategically located between two existing USF-occupied properties: 281 Masonic, which is used for academic and administrative purposes under a lease arrangement with the Presentation sisters, and 2350 Turk, which is the home of the School of Education.

USF regularly reviews potential investment opportunities in the Bay Area for several reasons: to better serve our students' academic, housing, and co-curricular needs; to provide resources to advance our mission; and to secure the institution's future. When the former motherhouse became available for purchase, it met numerous criteria for a strategic investment, particularly in terms of its physical location.

Acquisition

Over the past few years, all members of the religious order have moved from the motherhouse, and the university carefully considered the mission-driven opportunities

the property presented, as well as the financial implications.

USF leadership and academic deans discussed the proposed acquisition of the property, and the deans have expressed support of the project, recognizing it as an investment for the future of USF. The acquisition was also unanimously approved by the Executive Committee of the USF Board of Trustees.

Initial conversations about the acquisition were centered on how the property could address graduate housing needs, provide expanded event space, and enhance programmatic opportunities — all of which are key priorities for the university's growth and financial stability. It was important that the purchase be funded by the sale of existing USF-owned properties and did not rely on our operating budget.

The Board of Trustees directed the administration to develop a plan assessing which USF properties could be sold to support this investment, and also ensure that decisions will align with the university's long-term strategic objectives.

The property is approximately 45,000 square feet and the building is usable as-is, aside from needing limited painting and some carpet replacement. Revenue generated from the use of the building will more than cover all operating costs, and the building will provide a slight surplus to assist the university's budget challenges.

The cost of the property was \$10 million, and will be funded by the sale of other, less strategic USF real estate, including smaller properties currently being held for student housing development. Existing strategic assets such as Star Route Farms or the Health and Life Science campus at Masonic East will not be affected by this decision. There will be no budgetary impact on other operating lines or the planned maintenance of campus facilities.

An Extraordinary Legacy

It is important to note how meaningful it is for USF to be able to honor the Sisters of the Presentation in continuing to contribute to the work of education, service, and social justice in San Francisco.

The Sisters of the Presentation, a Roman Catholic order of nuns founded in Ireland in 1775 by Honora "Nano" Nagle, have a long and storied history in the United States and especially in the San Francisco Bay Area. In 1854, four members of the order arrived in San Francisco to minister to the children of miners, immigrants, and the poor. Over the decades, the sisters opened many schools and served in ministries focused on social justice, education, advocacy, and prayer. Their impact on Catholic education in San

Francisco is legendary.

Finally, as we look forward to sharing more information about the development and use of the former motherhouse with all of you in the weeks and months ahead, we want to express how grateful we are to the Sisters of the Presentation for allowing USF to become stewards of this building, which will serve our students, faculty, staff, and members of our extended community for decades to come.

Sincerely,

Eileen Fung
Provost and Vice President of Academic Affairs

Charlie Cross
Vice President, Business and Finance
