
Appendix D Cultural Resources Information

**HISTORIC AND CULTURAL RESOURCES SURVEY
Santa Ana Specific Plan ADMINISTRATIVE DRAFT**



PREPARED FOR
Moule & Polyzoides
180 East California Boulevard
Pasadena CA 91105

PREPARED BY
Historic Resources Group, LLC
1728 Whitley Avenue
Los Angeles, CA 90028

November 2006
#6

TABLE OF CONTENTS

HISTORIC AND CULTURAL RESOURCES SURVEY 1

I. STATEMENT OF PURPOSE 1

II. METHODOLOGY 2

CATEGORIZATION OF POTENTIALLY SIGNIFICANT PROPERTIES
CONSERVATION OVERLAY ZONES..... 2

III. SPECIFIC PLAN IN CONTEXT 9

IV. HISTORIC RESOURCES AND THE SPECIFIC PLAN..... 11

PREVIOUS PRESERVATION PLANNING & SURVEY EFFORTS..... 12

INCENTIVES..... 12

EDUCATIONAL PROGRAMS 13

VI. NEIGHBORHOOD SURVEYS..... 15

CIVIC CENTER AREA..... 15

DOWNTOWN AREA..... 16

FIRST STREET EAST NEIGHBORHOOD CONSERVATION OVERLAY ZONE..... 28

LACY NEIGHBORHOOD CONSERVATION OVERLAY..... 41

LOGAN NEIGHBORHOOD CONSERVATION OVERLAY..... 58

TRAIN STATION..... 65

ADDITIONAL RESOURCES..... 66

VII. RESEARCH & SURVEY FINDINGS 67

EXISTING HISTORIC RESOURCES..... 67

POTENTIAL HISTORIC AND CULTURAL RESOURCES..... 67

VIII. RECOMMENDATIONS..... 68

EDUCATIONAL & TECHNICAL ASSISTANCE..... 68

FINANCIAL TOOLS..... 68

PLANNING & DEVELOPMENT EFFORTS..... 69

IX. GLOSSARY 70

X. BIBLIOGRAPHY..... 71

APPENDIX A: City of Santa Ana Municipal Code, Section 30 (excerpted)
APPENDIX B: City of Santa Ana Draft Preservation Plan
APPENDIX C: Building Suitable for Adaptive Re-use
APPENDIX D: Potential Sites for Relocation

I. STATEMENT OF PURPOSE

This report provides historic preservation planning recommendations related to the Santa Ana Specific Plan prepared by *Moule & Polyzoides*. Located in the north-central region of Orange County, Santa Ana is the county seat. The city was founded by entrepreneur and land speculator William H. Spurgeon in the 1880s. Spurgeon envisioned the new town of "Santa Ana" as a commercial and shipping center for the rich agricultural lands of what would become Orange County. During the twentieth century, Santa Ana was transformed from a small agricultural community to the heart of Orange County's political and industrial sectors. Much of the Santa Ana's historic fabric survived this transformation which included shifts in demographics and living patterns. There are significant extant examples of both late nineteenth century and early twentieth century commercial and residential buildings throughout the Specific Plan area.

Increasingly, cities and towns around the United States are embracing their historic architecture and cultural sites through historic preservation planning, thereby developing new models for urban development. Santa Ana has a tremendous asset in its historic and cultural resources. These resources give the city its character and, along with its unique history, distinguish it from other cities throughout the country. The parallel goals of improving infrastructure and constructing new buildings can be undertaken in a manner that is compatible with the preservation of the city's historic legacy when planning integrates contemporary needs and demands for change with the best ideas in adaptive reuse and conservation.

The Specific Plan for Santa Ana contains a comprehensive review of current facilities and programming needs, and offers design solutions on topics as diverse as parking and traffic, market growth and investment, commercial and housing development, historic preservation, and potential new building locations. Several of the Specific Plan's components involve older buildings, some of which have been determined to have historic significance.

The goals of this survey are to recommend additions to the city's historic register, and where appropriate, identify additional mechanisms for the protection of historic and cultural resources within the Specific Plan area. By locating and documenting important historic and cultural resources within the Specific Plan area, the new built form being contemplated will be compatible with older forms in scale and character.

This report documents the results of Historic Resources Group's research, participation, and analysis during the Specific Plan process.

II. METHODOLOGY

Research conducted prior to the charrette included review of the City of Santa Ana's historic preservation programs and ordinances. The city's historic preservation program, evaluation, inventory, and designation for both individual buildings and for the historic districts, was reviewed and incorporated into the Specific Plan project. Pre-charrette investigation also included review of preliminary mapping and planning documents created by *Moule and Polyzoides*.

From May 8 to 13, 2006 a reconnaissance survey was conducted of the Specific Plan area, composed of approximately 400 acres divided into 100 blocks. During the field work, conducted by walking and driving the neighborhoods, photographs and notes were taken of each potential historic/cultural resource. The selected buildings were then identified on a working base map that showed block, lot, and building footprint.

Following the charrette, subsequent analysis of the Specific Plan area were made to perform further research and to complete photographic documentation of the buildings were completed.¹ In addition, the National Register of Historic Places nomination forms for both individual buildings and for the downtown district were reviewed, and local history books were referenced for historical context. Santa Ana's list of designated buildings and the State of California Historic Resource Inventory for Santa Ana were also consulted, and those evaluations were included in the results.

Categorization of Potentially Significant Properties

Buildings and groupings that were identified as potentially significant, architecturally and/or culturally, were those that appeared to represent a specific aspect of the city's history. These buildings and groupings were deemed potential historic or cultural resources. Subsequently, they were evaluated according to definitions outlined in Sec. 30.2-2 of the Santa Ana Municipal Code, as follows:

Landmark category:

- a. The building, structure, object or site is on the national register or appears to be eligible to be placed on the register; or
- b. The building, structure, object or site is on the state register or appears to be eligible to be placed on the register; or
- c. The building, structure, object or site has an historical/cultural significance to the city; or
- d. The building, structure, object or site has a unique architectural significance.

Key category:

- a. The building, structure, object or site has a distinctive architectural style and quality; or

¹ In the Lacy neighborhood, it was noticed that several of the documented buildings had been demolished subsequent to the charrette.

- b. The building, structure, object or site is characteristic of a significant period in the history of the city; or
- c. The building, structure, object or site is associated with a significant person or event in the city.

Contributive category:

The building, structure, object or site contributes to the overall character and history of a neighborhood or district and is a good example of period architecture.

Conservation Overlay Zones

In addition to the above categories, three conservation overlay zones were identified in the First Street Neighborhood, the Lacy Neighborhood, and the Logan Neighborhood. All of these conservation overlay zones are largely residential. Buildings within these groupings share a common scale, architectural character, and development history.

The National Trust for Historic Preservation defines a conservation overlay zone as:

*An area located primarily in residential neighborhoods that has a distinct physical character and preservation or conservation as the primary goal; accomplished through a variety of approaches including the adoption of a zoning overlay or independent zoning district, in order to provide protection for character-defining streetscapes in older areas threatened by new development or governmental policies that undermine rather than encourage neighborhood preservation by the application of neighborhood-specific design criteria and/or development controls.*²

Further, a contributing structure to a conservation overlay zone is defined as a "building or structure in a historic district that has historic, architectural, cultural or archaeological significance."³

A 1998 edition of *Cultural Resources Partnership Notes*, issued by the National Park Service, was devoted to the concept of conservation districts.⁴ This bulletin includes an article by Robert E. Slupe entitled "Conservation Areas: A New Approach to an Old Problem," as well as Carole Zelle's article, "A Consideration of Conservation Districts and Preservation Planning." Portions of these articles as presented in the bulletin are excerpted below.

- Introduction:

² *Teardowns Resource Guide*, National Trust for Historic Preservation (available at www.nationaltrust.org/teardowns/)

³ *Teardowns Resource Guide*, National Trust for Historic Preservation (available at www.nationaltrust.org/teardowns/).

⁴ *Cultural Resources Partnership Notes*, Washington D.C.: Heritage Preservation Services, National Park Service, June 1988.

Conservation areas or districts suggest, to many in preservation a method of achieving preservation ends at a neighborhood scale without some of the perceived burdens of the traditional historic district approach.

The article by Robert E. Slupe entitled "Conservation Areas: A New Approach to an Old Problem" presents a somewhat idealized concept of the conservation area as a neighborhood, by virtue of its special qualities, slated to receive coordinated and enhanced attention and service from local government. Mr. Slupe makes the case against including regulatory controls in the conservation area designation by arguing that to do so would deprive preservation of an important "carrot" to be used when the "stick" of the traditional historic district may not be appropriate.

Carole Zelle's article, "A Consideration of Conservation Districts and Preservation Planning"...finds that the conservation district approach, as it is currently implemented, can be characterized in two ways: those having a neighborhood planning focus and those with architectural or historic preservation aims. The author concludes that, in certain circumstances, conservation districts can be a useful complement to traditional historic districts.

- From "Conservation Areas: A New Approach to an Old Problem," by Robert E. Slupe:

The need for a supplemental approach springs partly from new thinking about the inherent value of neighborhoods and their associative values to both residents and the larger community, and partly from strategic necessity.

The conservation area approach - and the term "area" is used here throughout to make clear that ideally it is not a special kind of zoning district - offers a number of distinct advantages. It fits well with contemporary thinking about what is worth preserving. It is more susceptible to local definition, more flexible in interpretation, and less threatening or restrictive to the average property owner. The conservation area approach melds easily with contemporary local planning processes and administrative structures; and, most important, admits to the evaluation process additional associative values, including human ones, without demeaning history or architecture.

In the best use of the term, the ideal conservation area is one that is crisp, if broadly, defined and easily distinguished from the traditional historic district...one that "possesses form, character, and visual qualities derived from arrangements or combinations of topography, vegetation, space, scenic vistas, architecture, appurtenant features, or places of natural or cultural significance, that create an image of stability, comfort, local identity, and livable atmosphere."

The customary associative values, which focus on history and architecture and which stress stylistic and material integrity of the place and its component parts, have broadened considerably. While architecture and its appurtenant features remain as explicitly enumerated values, history as such is expanded to take in the generically broader concept of culture. The form,

character, and visual quality of the streetscape and landscape, as the staging area for architectural elements, predominates.

It is also useful to define this ideal conservation area in terms of what it is not. Unlike zoning historic districts, exemplary conservation areas are not regulatory in nature... They do not establish or even attempt to establish additional regulations above and beyond those that already exist. And the burden imposed by conservation area designation lies most heavily on the local government itself... In other words, the ideal conservation area becomes a device by which a city or county imposes upon itself a special responsibility to undertake ambitious, specifically defined planning and design tasks targeted to the maintenance and improvement of the area so designated.

The designation would be appropriate for area or neighborhoods that while they might never qualify for "historic" status, are important to preserve and maintain solely for their social and economic value, or for their utility as affordable housing.

Like a zoning historic district, the model conservation area is defined by precise boundaries shown on a map.

The designation resolution or order would simply state, as a finding of fact that the area was one of special interest deemed desirable and necessary to conserve for present and future owners.

Whether or not to impose regulatory restraints in a conservation area, such as one prohibiting the demolition of older structures that might in another setting be regarded as "contributing," or reviewing new construction, raises a policy issue that must be decided in each local situation.

Since local historic district regulation is an exercise of the sovereign authority of the state, whether carried out through zoning or stand-alone enabling legislation, it may be done only in accordance with state legislation and within state and federal constitutional limits. On the other hand, conservation area designation, as described in this article, does not involve the exercise of any additional regulatory authority.

Conservation areas represent more of a carrot approach, in that they emphasize the possibility of significant public contributions to the maintenance of environmental quality. Of special importance is the non-threatening character of conservation areas, with their promise of "no new regulations" and, by implication, additional public investment in operations and maintenance and, through capital improvements, in neighborhood infrastructure. While there is always a tendency to concentrate on design issues and on the improvement of the physical environment, conservation areas, as the planning descendants of earlier approaches to urban renewal and community development, also offer an increasingly relevant and constructive means of dealing with human issues as well. In the long run, conservation area planning and designation, if and when it catches on in the somewhat idealized form presented here, may provide benefits that equal

those of the traditional historic districts with which we have been preoccupied for so many years.

From "A Consideration of Conservation Districts and Preservation Planning," by Carole Zeille.

Communities differentiate issue of historic character from those of general neighborhood character. Most conservation districts have not been created primarily to meet historic preservation goals; "conservation district" is most often an umbrella term for "neighborhood planning district."

Some conservation districts appear to serve areas that aren't physically "quite ready" or "quite there" for traditional historic district designation (to quote planners), or where it is thought that the needs of low and moderate-income homeowners are not well served by the creation of a traditional historic district. Conservation districts can offer recognition and some level of design review to those areas. However, several planners interviewed were careful to note that without design review for exterior alterations, they felt an important revitalization tool was lacking.

Some type of design review is a component of all conservation districts. However, what is reviewed varies greatly and this is the critical distinction between historic and conservation districts.

A primary division between the [district] ordinances can be characterized as the "neighborhood planning model" and the "architectural or historic preservation model."

Among the specific purposes of the districts are to preserve and protect the historic and/or architectural value of buildings, other structures, and historically significant areas; create an aesthetic appearance which complements the historic buildings or other structures; stabilize and improve property values; foster civic beauty; and strengthen the local economy.

The conservation district, although offering some control, did not offer much to low-maintenance areas where review of exterior alterations was regarded as critical.

A heritage conservation district might encourage recognition and protection of historic neighborhood character in areas where the commission or area residents do not feel existing heritage preservation district controls are appropriate... A heritage conservation district with limited design review, perhaps only of new construction and demolition, might be created in stable "newer" areas of twentieth-century residences where existing historical research does not fully support designation as a heritage preservation district. Here, historic architecture might contribute to neighborhood character, but if houses are not poorly maintained or subject to unsympathetic alteration, design review might not be critical but recognition of the area's special qualities would assist in focusing public interest and planning assistance... Review of demolition permits and new construction would be of

great use in older areas undergoing selective building clearance and redevelopment.

While many people recognize the value of a designated historic building, appropriate conservation of older housing stock everywhere in the city is desirable. Much could be accomplished if public education programs encouraged homeowners to use care in planning exterior alterations, and if city-funded rehabilitation programs took a leading role in setting a high standard for affordable maintenance and rehabilitation work, particularly for siding and window replacement and porch repairs...Public education and housing improvement programs rather than design regulations could be leading tools in the effort to maintain building condition and integrity.

The definition and implementation of a conservation overlay zone can be tailored to reflect specific desired goals of the community in which it operates. Examples from other communities are excerpted below.

San Leandro, CA A conservation overlay zone "is intended for property owners to initiate and implement programs for the revitalization or conservation of area or districts possessing distinctive features, identity, or character worthy of retention and enhancement. The [conservation overlay] takes effect through adoption of a plan and a set of regulations that will facilitate maintenance and upgrading of the neighborhood and development of vacant or under-used lots while reducing or eliminating incompatible mixes of uses."

A conservation overlay zone may include distinctive building features, streetscape features, site planning and natural features, or land uses and land-use patterns.⁵

Columbia, MD "Conservation shall mean the sustained use and appearance of a structure or area."⁶

A conservation overlay zone "is intended to promote the health, safety, and general welfare of the public by encouraging the conservation and enhancement of the urban environment. The purposes of the [overlay] are to maintain neighborhood character and integrity by focusing special attention on the maintenance of the physical environment; the enhancement of physical, social and economic resources and the accommodation of desirable change; to promote the efficient use of urban lands including the encouragement of compatible infill development on vacant land and passed-over parcels;...[and] to foster the harmonious, orderly, and efficient growth, development, and redevelopment of [the city]."^{6f}

Boulder, CO The purpose of a neighborhood conservation overlay zone is "to recognize the diversity of issues and character in individual

⁵ City of San Leandro Zoning Code, Article 12 (as amended January 2006).

⁶ Columbia Code of Ordinances, Chapter 28 (as amended March 17, 2003).

neighborhoods...[and] to provide knowledge and reliance about the parameters of neighborhood character."

"Neighborhood conservation overlay districts may contain requirements related to only the following issue areas: the location of proposed buildings or additions; uses; height; size; exterior materials; exterior color; exterior lighting; neighborhood character and compatibility; [and] view preservation of or from specific locations."

"The area of each neighborhood conservation overlay district: (a) shall include a minimum of 15 adjacent privately-owned parcels... (b) shall include privately-owned parcels that are closely settled and of similar size, and which are associated by common characteristics of geography, development, services, and interests... (and) (c) should consider other adjacent privately-owned parcels having shared distinguishing characteristics that could be found to compromise a logical neighborhood unit."

Application requirements include a "description of neighborhood character and valued features to be protected in the neighborhood...[and a] description of the history and evolution of the neighborhood."

A proposed neighborhood conservation overlay zone district shall be approved only if it is "an established area with shared distinguishing characteristics, which may include geography, development, services, and interests...[and it is] a logical neighborhood unit with a closely settled development pattern on similar sized parcels."⁷

"The neighborhood conservation overlay zone is intended to provide a vehicle to initiate and implement programs for the revitalization or conservation of older areas or districts possessing distinctive features, identity, or character worthy of retention and enhancement."⁸

Milwaukee, WI

Additional useful terms are defined in the glossary at the end of this report.

⁷ Boulder Colorado Neighborhood Conservation Overlay District Regulations DC-02-01.
⁸ Milwaukee Plan. City of Milwaukee Department of City Development.

III. SPECIFIC PLAN IN CONTEXT

The original townsite of Santa Ana began as a subdivision of a larger parcel, roughly 75 acres in size, owned by entrepreneur and land speculator William H. Spurgeon. Spurgeon purchased the land in 1869 using the easterly 33 1/2 acres to lay out 24 square blocks with ten lots each. The north-south boundaries of the town were Seventh and First Streets, and the east-west were Spurgeon and West Streets. Spurgeon envisioned the new town as a commercial and shipping center for the rich agricultural lands of what would become Orange County. Spurgeon continued to buy and subdivide land and ultimately encouraged the Santa Fe railroad to stop in the small town.

In 1886, with a population of 2,000, Santa Ana incorporated as a city. Three years later, Orange County was separated from Los Angeles County, with Santa Ana becoming the county seat. It was during this time that the downtown began to grow, filling in the original 24 square block townsite, while the residential neighborhoods grew on the periphery. Santa Ana continued to grow, with some 5,000 residents by 1900.

During the early twentieth century Santa Ana grew from a rural town to small city. Industrialist Henry Huntington's Red Car trolley line connected Santa Ana to Los Angeles, encouraging more residents to make the move to Orange County. The establishment of this new means of transportation corresponded with the construction of many new homes in the burgeoning city. Much of the historic architecture in Santa Ana was constructed during the first few decades of the twentieth century. The downtown continued to grow both in size and scale, and many of the city's historic residential neighborhoods were created and designed during this time. A small but vibrant industrial sector began to contribute to the economic well being of the city, as small warehouses and factories began to be built around the city. The first industries were agricultural packing and processing plants. Later, light industry moved into Santa Ana because of its railroad access, constructing warehouses and small factories.

By the mid-1930s, the city's population had grown to over 30,000. A large offshore earthquake near Long Beach in 1933 severely damaged portions of the downtown commercial district, causing several of the buildings associated with the city's inception to be substantially rebuilt or demolished. Fortunately, much of the city's historic fabric survived, with many of the early buildings still in use today.

The dominant building type in the Specific Plan area is the single- or double-story commercial building, with brick construction and some decorative finishes. The Specific Plan area exhibits a great diversity of architectural styles and building types. The Old Orange County Courthouse, arguably one of the best-known buildings in Santa Ana, represents the Richardsonian Romanesque style, with its heavy masonry and arched apertures. Another key architectural style used on many commercial buildings in downtown Santa Ana is the Italian Renaissance Revival. Many good examples of this style appear in Santa Ana, two of the best being the First National Bank Building and the Rankin Department Store. As is common throughout Southern California, Santa Ana is home to numerous examples of the Spanish Colonial and Mission Revival styles, including the YMCA building, the Santora Building, and the Ebell Club. Colonial Revival, Classical Revival, Beaux Arts, and Art Deco architectural styles are also represented in the Specific Plan area.

The residential neighborhoods in the Santa Ana Specific Plan area include mixed-use residential and industrial neighborhoods. These residential areas were subdivided and developed in the late nineteenth century with most of their extant historic buildings dating to the early twentieth century. Although there are several examples of Queen Anne influenced historic houses, most of the significant houses are California Bungalows in the Craftsman tradition. There are also a number of important warehouses in the Lacy and First Street neighborhoods.

After World War II, Santa Ana and the rest of Orange County experienced monumental growth in both population and new construction. Before the war, Orange County was one of the leading agriculture counties in the country. But as soldiers returned home from war, much of the county's agricultural land was subdivided and developed as housing. By the late 1970s, Santa Ana's population had grown to 184,000.

With the creation of new commercial developments elsewhere in Orange County, Santa Ana's downtown suffered a severe decline. Once the center of shopping and professional services, downtown Santa Ana had to compete with suburban shopping malls and new towns for business. This nation-wide trend of moving out of urban centers and into newly-built suburban communities was facilitated by the growth of the automobile industry, and sparked the decline of many older residential neighborhoods.

IV. HISTORIC RESOURCES AND THE SPECIFIC PLAN

When planning for the revitalization of a city or neighborhood, existing land uses and historic contexts should be considered. Potential historic and cultural resources play an important role in defining an area's historic identity, giving planners, the public, and decision-makers insight into appropriate uses and development. Often, these built resources can facilitate the preservation of a neighborhood's identity and character.

Key to this effort is the evaluation of the existing built environment for its potential to yield historic and cultural resources worthy of preservation. The City of Santa Ana defines historic properties as "a building, structure, object or site designated as having historical significance and listed on the federal, state or local register of historical properties, as well as those contributing properties located in an historic district."⁹

The examination of resources through incorporation of existing surveys and new reconnaissance surveys will identify key buildings or groupings of value.

- 1) Identified clusters of associated resources give sections of Santa Ana a unique character, such as in the First Street, Lacy, and Logan neighborhoods.
- 2) Historic land use patterns and ownership can be used to inform future decisions (civic, institutional, residential, or commercial).
- 3) The built form of existing resources can often inform new built forms.
- 4) Using existing buildings as catalysts enable planners to create appropriate new development.

Existing buildings are identified for potential adaptive re-use. Planning for infill that has appropriate size, scale, massing and design will be compatible with historic resources.

⁹ Santa Ana Municipal Code, Sec. 30-1.5.

V. HISTORIC PRESERVATION IN SANTA ANA

Previous Preservation Planning & Survey Efforts

- 1984 Downtown Santa Ana is designated as a National Register Historic District. Historic French Park Association is granted local zoning ordinance changes by the City Council to protect the character and scale of their residential neighborhood.
- 1992 Santa Ana is divided into four quadrants, plus two specific areas (Downtown and North Broadway Corridor) for the purpose of surveying of historic resources.
- 1997 The City Council approves the placement of recommended properties on the Santa Ana Register and adopts Chapter 30 of the Santa Ana Municipal Code, instituting criteria related to the selection and categorization of historic resources. An Historic Resources Commission is established to place properties on the Santa Ana Historic Register, to review modifications to historic buildings, and to make recommendations to the City Council regarding Mills Act contracts with property owners.
- 1999 French Park is designated as a National Register Historic District.
- 2006 Santa Ana continues to update the citywide survey. Santa Ana initiates the "Renaissance Specific Plan."

Incentives

The City of Santa Ana has exceptional programs in place for the preservation of their historic and cultural resources. Santa Ana offers both economic incentives for property owners from the local to the federal level, and educational programs that inform the public about the importance of the built environment. The list below includes local, state, and federal incentives and programs for Historic Preservation.

- o **Rehabilitation Loan Program** - Homeowners whose Santa Ana residence is in need of repair may be eligible for the Rehabilitation Loan Program.
- o **First Time Homebuyers Loan Program** - Santa Ana to provide
- o **The Mills Act** - The Mills Act is a state legislative act that encourages the rehabilitation of historic properties by having local municipalities offer property tax savings for owners of historic properties. The tax savings is determined based on amount spent on the maintenance or rehabilitation of the property. The agreement between the property owner and the city government runs for a minimum ten-year term. In order for a property to be eligible, it must be listed on a local, state, and/or federal register of historic buildings. The property owner must also agree to comply with the Secretary of the Interior's Standards for Rehabilitation of Historic Buildings for any work done to the building.
- o **Federal Tax Incentives** - The federal tax incentive program is a tax credit for 10% or 20% of the total cost incurred in the rehabilitation of eligible

properties. For a 20% tax credit, the building must be registered or eligible for registration on the National Register of Historic Places. The designation can be either as an individual building or as a contributor to a historic district. For the 10% tax credit, a building that has not been determined eligible for the National Register that was built prior to 1936, can apply to have a 10% tax credit for the cost incurred on the rehabilitation of the property. In both cases, the building must be used for commercial purposes.

- o **State Historic Building Code** - The state historic building code is a state legislative act that allows local building officials to provide relief from current code enforcements if the change needed to comply would affect character-defining features of an historic building.

Educational Programs

The list below includes a variety of programs and other mechanisms designed to educate the people of Santa Ana about its rich and unique history as evidenced through the built environment.

- o **City Awards For Outstanding Historic Preservation Projects** - This award program is for "property owners who have demonstrated outstanding achievement in historic preservation." The award is largely educational rather than financial, but the property is represented on the city website, officially recognized by the City Council during National Preservation Week, and a photograph of the building is placed in the lobby of City Hall. This award provides public education for preservation by bringing attention to historic buildings in Santa Ana.
- o **Design Guidelines For Historic Properties** - The city of Santa Ana has an excellent program for the public protection of historic buildings. The "Design Guidelines of Historic Structures" chapter of the Municipal Building Code details how an historic building registered on the local, state, or federal historic register should be rehabilitated. The user-friendly Design Guidelines of Historic Structures details how one might rehabilitate an historic property in accordance with the Secretary of the Interior's Standards for Rehabilitation of Historic Buildings. There are more specific neighborhood design guidelines for both the Downtown Historic Districts, and for the French Park Historic District.
- o **Historic Designation Marker Program** - This program is for buildings on the Santa Ana Register of Historic Properties. Each building on the local register is eligible for a plaque. This award provides public education for preservation by bringing attention to historic buildings in Santa Ana.
- o **Neighborhood Outreach Meetings** - This program connects city administrators to residents of neighborhoods that are being surveyed. In meetings organized by neighborhood, city staff members describe the scope and methodology of the survey and interested residents can communicate directly with the city. This an important program because it serves as both an educational tool and forum for residents to voice concerns or to ask questions.


- o **City Website** - The city website is a valuable tool for historic preservation in Santa Ana. The website includes both information on the available incentives for owners of historic properties and on the designation process. On the City of Santa Ana's website, one can see what buildings have been designated by the city as well as the designation categories and process.

- o **Historic Information Packet** - The Historic Information Packet made by the City of Santa Ana, contains information on the incentives programs, historic preservation resources, explanations about national, state, and local designation programs, case studies, and the economic benefits of historic preservation.
- o **Cultural Heritage Programs** - The Cultural Heritage Program oversees the bronze Historic Designation Marker for the city. Also, the Cultural Heritage Program initiates and records Oral Histories from older residents of Santa Ana.
- o **Draft Preservation Plan for Santa Ana** - The Draft Preservation Plan for Santa Ana includes a brief history of the development and land use history of Santa Ana, case studies of historic districts and zones, a comprehensive study on past and present preservation efforts, an explanation of the historic preservation designation program, and a listing of historic preservation resources. (See Appendix B).

VI. Neighborhood Surveys




Civic Center Area







The Civic Center in the Specific Plan is bordered on the west by Flower Street, on the north by Civic Center Drive, on the east by Broadway, and on the south by Third Street and Fourth Street. The Civic Center area is a single-use area comprised of county and municipal civic buildings. The site was originally master planned in the late 1950s, with construction continuing through the middle 1960s. The site plan and several of the buildings were designed by the world-renowned Modern Movement architect, Richard Neutra.







Address	Evaluation/ Potential Designation	City of Santa Ana Designation	Recommendations	Image
County Court House 700 Civic Center Drive	Landmark		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	







Downtown Area






The Downtown region of the Specific Plan is bordered on the west by Ross Street and Broadway, on the north by Civic Center Drive, on the east by French Street and Spurgeon Street, and on the south by First Street. The Downtown Area is a mixed-use neighborhood with commercial and professional buildings, housing, religious institutions, and some civic buildings. The Downtown Area of Santa Ana was a subdivision of a roughly seventy-five-acre parcel of land owned by the entrepreneur and land speculator William H. Spurgeon. Spurgeon purchased the land in 1869 and subdivided it into city blocks and lots. Spurgeon continued to buy the land surrounding the original subdivision with the cumulative area ultimately becoming Downtown Santa Ana. There are numerous late nineteenth and early twentieth-century examples of commercial architecture representing many of the fashionable decorative styles from those eras. The Downtown area has an established historic district that could be enlarged to include the entire Downtown area of the Specific Plan. The Downtown area retains much of its historic integrity.



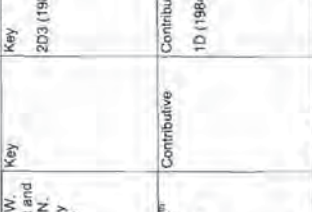
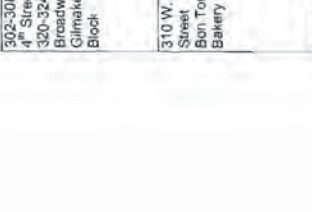


Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
201 W. 1 st Street Zerrin Building	Contributive	Contributive 6X	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design. Adaptive Reuse: Retail/Office	
219 E. 1 st Street	Contributive		Repair and/or replace character defining features. Adaptive Reuse: Retail/Office	
207 W. 2 nd Street South Courtless Gas Co.	Landmark	Landmark 1S (1963) 1D (1984)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	

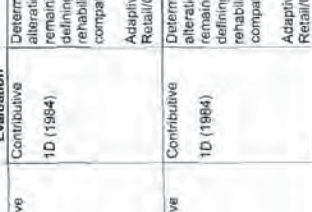
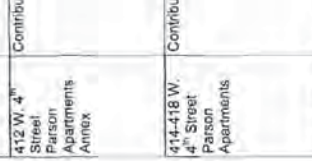
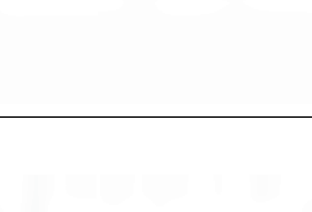


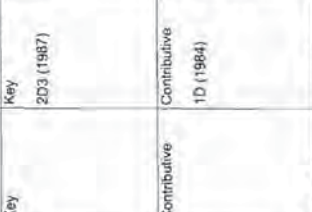
Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
309 W. 3 rd Street	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
315 W. 3 rd Street Dr. Horton Building	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
104 E. 4 th Street Dragon Confectionary	Contributive	Contributive 1D	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
200-210 E. 4 th Street Hervey-Finley Block	Landmark	Landmark 1D	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
312-316 E. 4 th Street Semi-Tropic #1	Contributive	Contributive	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
318 E. 4 th Street Musselman Block	Key	Key	Repair and/or replace character defining features Adaptive Reuse: Vacant Empty Floors	







Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
320 E. 4 th Street Musselman Block	Key	Key	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
101 W. 4 th Street Cita Building	Key	Key 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
102-106 W. 4 th Street, 1 st National Bank	Landmark	Landmark 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
108-114 W. 4 th Street Santa Ana Hardware Co Building, Gilbert Dry Goods, Hill and Cardin Company	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
109 W. 4 th Street Old Woolworth's Building	Contributive	Contributive 2D2 (1980)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
113 W. 4 th Street Tinkers Jewelry	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, and rehabilitate using compatible design.	







Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
115 W. 4 th Street Huff Clothiers	Contributive	Removed 6X (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
116 W. 4 th Street Orange County Savings & Trust	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, and rehabilitate using compatible design Adaptive Reuse: Retail/Office	
117 W. 4 th Street Rankin Department Store	Landmark	Landmark 1D (1984) 1S (1983)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
118-120 W. 4 th Street Orange County Savings & Trust	Contributive	Contributive 6X (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
201 W. 4 th Street	Contributive	Contributive 6X (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
202-212 W. 4 th Street Spurgeon Building	Landmark	Landmark 1S (1984)	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	






Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
209-211 W. 4 th Street Semi-Tropic #2	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
213-217 W. 4 th Street Haley's Sporting Goods	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
214-216 W. 4 th Street The Elwood	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
221-223 W. 4 th Street Fashion Saloon	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
222 W. 4 th Street and 325-325 North Broadway Moore Building	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	







Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
302-308 W. 4 th Street and 320-324 N. Broadway Gilmaker Block	Key	Key 203 (1987)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
310 W. 4 th Street Bon Ton Bakery	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
322-326 W. 4 th Street West End Theatre	Landmark	Landmark 1D (1984)	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
400 W. 4 th Street Old Company Livery/Mills and Edwards Feed Store	Contributive	Contributive 1D (1984)	Determine extant of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
402-408 W. 4 th Street Lawrence Building	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
410 W. 4 th Street Clausen Block	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	




Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
412 W. 4 th Street Parson Apartments Annex	Contributive	Contributive 1D (1984)	Determine extant of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
414-418 W. 4 th Street Parson Apartments	Contributive	Contributive 1D (1984)	Determine extant of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
120 W. 5 th Street Ramona Building	Key	Key	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
300-322 W. 5 th Street and 420-424 N. Broadway Knights of Pythias Hall	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
313 N. Birch Street American Legion/ Armory Hall	Landmark	Landmark 1D	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
109-117 N. Broadway and 110-122 N. Sycamore Street Grand Central Market	Key	Key 1D (1984)	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	

Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HPI Evaluation	Recommendations	Image
125 N. Broadway Grand Central Building	Landmark	Landmark	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
200-208 N. Broadway Empire Market	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
201-215 N. Broadway and 209-217 W. 2 nd Street Broadway Sentora Building	Landmark	Landmark 1D (1984)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings Adaptive Reuse: Retail/Office	
223-227 N. Broadway and 21-220 W. 3 rd Street Glimaker Auto	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
300-310 N. Broadway Gilmaker Broadway Block	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
312 N. Broadway Gerwig's Bicycle Shop	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	

Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
405-411 N. Broadway J.J. Wilson's Shoeshine Parlor, Beem Building	Key	Key 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
518 N. Broadway Smith-Tuohill Funeral Parlor	Landmark	Landmark 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
601 Bush Street Post Office	Landmark	1S (1984) 1D (1984)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings Adaptive Reuse: Retail/Office	
614 Bush Street Episcopal Church of the Messiah	Landmark	Landmark 1D (1984)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings Adaptive Reuse: Retail/Office	
120 Civic Center Drive West Dr. Howe- Waffie House	Landmark	Landmark 1D (1984) 1S (1984)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings Adaptive Reuse: Retail/Office	
302 French Street	Contributive		Repair and/or replace character defining features Adaptive Reuse: Retail/Office	





Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
200 N. Main Street Builders Exchange	Landmark	Landmark 1D (1984)	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
217 N. Main Street Old Santa Ana City Hall	Landmark	Landmark 1S (1984)	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
306 N. Main Street West Coast Theatre	Landmark	Removed 4/8/02 1D (1984)	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
309-311 N. Main Street Old Fellows Hall	Key	Removed 4/8/02 1S (1983) 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
515 N. Main Street McFadden Public Market	Contributive	Contributive 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	

Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
517-519 N. Main Street Horton's Furniture Building	Key	Key	Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
113-115 E. Santa Ana Boulevard United Presbyterian Church	Landmark	Landmark 1D	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
211 W. Santa Ana Boulevard Old Orange County Court House	Landmark	Landmark	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
224 N. Spurgeon Street and 220-224 E. 3 rd Street	Contributive		Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
307 N. Spurgeon Street Yost Theatre	Landmark		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
609 N. Spurgeon Street	Contributive		Repair and/or replace character defining features Adaptive Reuse: Retail/Office	



Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
621 N. Sycamore Street Thomas House	Key	Key 3S	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
415 N. Sycamore Street Rohrs Building	Contributive	Contributive 1D (1984)	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
605 N. Sycamore Street Masonic Temple	Landmark	Landmark 1D (1984)	Repair and/or replace character defining features Adaptive Reuse: Retail/Office	






First Street East Neighborhood Conservation Overlay Zone






The First Street East Neighborhood in the Specific Plan is bordered on the west by French Street, on the north by Fourth Street, on the east by Santa Fe Street, and on the south by First Street. The First Street Neighborhood is a mixed-use neighborhood with mostly single-family homes and industrial buildings. It was subdivided and developed in the late nineteenth century. Although most of the extant historic houses are a variant of the California Bungalow, there are several examples of Queen Anne influenced historic houses that retain much of their character defining features. The First Street Neighborhood has a distinct residential nature and retains much of its historic integrity.





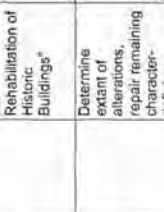
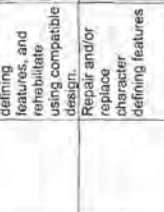
Address	Conservation Overlay Zone	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
511 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
515 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
601 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
614 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	

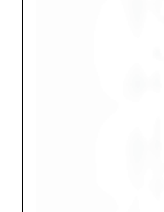




Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
605 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
606 E. 2 nd Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
607 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
608 E. 2 nd Street	Contributor			Repair and/or replace character-defining features	
609-611 E. 2 nd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	


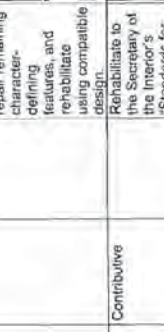
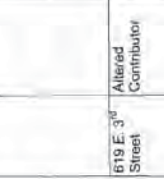

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
610 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
612 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
616 E. 2 nd Street	Contributor			Repair and/or replace character-defining features	
616 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
618 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
701 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
705 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
706 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
709 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
714 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
719 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
802 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
808 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
810 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
819 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
821 E. 2 nd Street	Contributor			Repair and/or replace character defining features	
822 E. 2 nd Street	Contributor			Repair and/or replace character defining features	
823 E. 2 nd Street	Contributor			Repair and/or replace character defining features	
824 E. 2 nd Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
826 E. 2 nd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
827 E. 2 nd Street	Contributor			Repair and/or replace character defining features	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
830 E. 2 nd Street	Contributor			Repair and/or replace character defining features	
902 E. 2 nd Street	Contributor			Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
518 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
522 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
602 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
610 E. 3 rd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
614 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
615 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
618 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
619 E. 3 rd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
623 E. 3 rd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
703 E. 3 rd Street	Contributor			Repair and/or replace character-defining features	
705 E. 3 rd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
710 E. 3 rd Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
711 E. 3 rd Street	Contributor			Repair and/or replace character-defining features	
712 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
714 E. 3 rd Street	Contributor			Repair and/or replace character defining features	
720 E. 3 rd Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
801 E. 3 rd Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
805 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
807 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	




Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
810 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
814 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
819 E. 3 rd Street	Contributor			Repair and/or replace character defining features	
823 E. 3 rd Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
827 E. 3 rd Street	Contributor			Repair and/or replace character defining features	

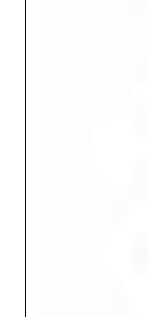
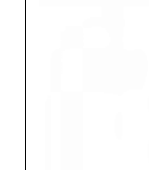
Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
400 E. 4 th Street Hotel Finley	Altered Contributor		Contributive	Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design. Adaptive Reuse: Retail/Office	
610 E. 4 th Street Foster House	Key Contributor	Landmark	Landmark	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse: Retail/Office	
619 E. 4 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design. Adaptive Reuse: Retail/Office	
808 E. 4 th Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	







Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
818 E. 4 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design. Adaptive Reuse: Retail/Office	
820 E. 4 th Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
822 E. 4 th Street	Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
1026 E. 4 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design. Adaptive Reuse: Retail/Office	






Lacy Neighborhood Conservation Overlay

The Lacy Neighborhood in the Specific Plan is bordered on the west by Spurgeon Street and French Street, on the north by Washington Avenue, on the east by Poinsettia Street, and on the south by Fourth Street. Lacy is a mixed-use neighborhood with both single-family and multi-family residential, industrial, commercial/warehouse, and religious uses. The Logan Neighborhood was subdivided and developed in the late nineteenth century. The neighborhood retains much of its historic architectural integrity and includes several examples of Queen Anne influenced historic houses as well as a sizeable stock of California Bungalows in the Craftsman tradition. On Poinsettia Street there is a pair of Quonset huts used for industrial production. The Quonset huts retain much of their original integrity.


Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
601 E. 4 th Street	Contributor			Repair and/or replace character defining features	
619 E. 4 th Street	Contributor			Repair and/or replace character defining features Adaptive Reuse; Retail/Office	
903 E. 4 th Street	Contributor			Repair and/or replace character defining features Adaptive Reuse; Retail/Office	




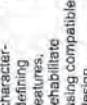

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
405 E. 5 th Street	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design	
505 E. 5 th Street	Altered Contributor			Adaptive Reuse; Retail/Office Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design	
515 E. 5 th Street	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design	
519 E. 5 th Street	Contributor			Repair and/or replace character defining features	
520 E. 5 th Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
601-603 E. 5 th Street	Contributor			Repair and/or replace character defining features	
610-612 E. 5 th Street	Contributor			Repair and/or replace character defining features	
617 E. 5 th Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
620 E. 6 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
621 E. 5 th Street	Contributor			Repair and/or replace character defining features	
701 E. 8 th Street	Contributor			Repair and/or replace character defining features	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
708 E. 5 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
712 E. 5 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
802 E. 5th Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse; Retail/Office/Housing	
904 E. 5 th Street	Contributor			Repair and/or replace character defining features	
601 E. 6 th Street	Contributor			Repair and/or replace character defining features	

Address	Conservation Overlay Zone	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommend- ations	Image
603 E. 6 th Street	Altered Contributor			Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design	
607 E. 6 th Street	Contributor			Repair and/or replace character defining features	
613 E. 6 th Street	Altered Contributor			Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design	
617 E. 6 th Street	Contributor			Repair and/or replace character defining features	
702 E. 6 th Street	Contributor			Repair and/or replace character defining features	


Address	Conservation Overlay Zone	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommend- ations	Image
706 E. 6 th Street	Altered Contributor			Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design	
709 E. 6 th Street	Altered Contributor			Determine extent of alterations, repair remaining character- defining features, rehabilitate using compatible design	
711 E. 6 th Street	Contributor			Repair and/or replace character defining features	
714 E. 6 th Street	Contributor			Repair and/or replace character defining features	
720 E. 6 th Street	Altered Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
807 Brown Street	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design.	
809-811 Brown Street	Contributor			Repair and/or replace character-defining features	
907 Brown Street	Contributor			Repair and/or replace character-defining features	
905 Brown Street	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design.	
608 Civic Center East	Contributor			Repair and/or replace character-defining features Adaptive Reuse; Retail/Office	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
625 French Street	Contributor	Landmark	Landmark 3S	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse; Retail/Office	
On Garfield at Brown	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design	
417 Garfield Street	Altered Contributor			Determine extent of alterations; repair remaining character-defining features; and rehabilitate using compatible design.	
623 Garfield Street	Altered Contributor		5D2	Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design.	
707 Garfield Street	Altered Contributor		5D2	Determine extent of alterations; repair remaining character-defining features; rehabilitate using compatible design	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
708 Garfield Street	Contributor		5D2	Repair and/or replace character defining features	
724 Garfield Street	Altered Contributor	Contributive	5D2	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
803 Garfield Street	Contributor			Repair and/or replace character defining features	
601 N. Lacy Street	Contributor		5D2	Repair and/or replace character defining features	
605 N. Lacy Street	Demolished		5D2	Repair and/or replace character defining features	
606 N. Lacy Street	Demolished		5D2		


Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
611 N. Lacy Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
614 N. Lacy Street	Demolished		5D2		
622 N. Lacy Street	Demolished		5D2		
708 N. Lacy Street	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
710 N. Lacy Street	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
714 N. Lacy Street	Contributor		5D2	Repair and/or replace character defining features	
N. Minter and Civic Center East	Contributor	Landmark		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
				Adaptive Reuse. Retail/Office	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
502 N. Minter Street	Contributor			Repair and/or replace character defining features	
507 N. Minter Street	Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
609 N. Minter Street	Contributor		5D2	Repair and/or replace character defining features	
611 N. Minter Street	Contributor		5D2	Repair and/or replace character defining features	
702 N. Minter Street	Contributor	Landmark	5D2	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings" Adaptive Reuse; Retail/Office	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
706 N. Minter Street	Contributor		5D2	Repair and/or replace character defining features	
709 N. Minter Street	Contributor	Contributive	5D2	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
710 N. Minter Street	Contributor			Repair and/or replace character defining features	
715 N. Minter Street	Contributor		5D2	Repair and/or replace character defining features	
717 N. Minter Street	Contributor	Contributive	5D2	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
501 Mortimer Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
710 Mortimer Street	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
712 Mortimer Street	Contributor	Contributive	5D2	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
714-716 Mortimer Street	Contributor		5D2	Repair and/or replace character defining features	
508-510 N. Porter	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
512 E Santa Ana Boulevard	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design. Adaptive Reuse: Retail/Office	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
607 E. Santa Ana Boulevard	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design Adaptive Reuse: Retail/Office	
613 E. Santa Ana Boulevard	Contributor			Repair and/or replace character defining features	
615 E. Santa Ana Boulevard	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	
619 E. Santa Ana Boulevard	Contributor			Repair and/or replace character defining features	
623 E. Santa Ana Boulevard	Contributor			Repair and/or replace character defining features	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
1026 E. 4 th Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design. Adaptive Reuse: Retail/Office	






Logan Neighborhood Conservation Overlay






The Logan Neighborhood in the Specific Plan is bordered on the west by Poinsettia Street and Santiago Street, on the north by Interstate Highway 5, on the east by Lincoln Avenue, and on the south by Santa Ana Boulevard. Logan is a mixed-use residential and industrial neighborhood. It appears that Logan was subdivided and developed in the late nineteenth century with most of its extant historic buildings dating to the early twentieth century. Although there are a few examples of Queen Anne influenced historic houses, most of the significant houses are California Bungalows in the Craftsman tradition. There is also a historically significant half-block long row of former commercial spaces that had at one time storefront display areas.






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
Custer and Stafford	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
1019 Custer Street	Contributor		5D2	Repair and/or replace character defining features	
1020 Custer Street	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
1023 Custer Street Eckman House	Contributor	Contributive	Contributive	Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	






Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
1033 Custer Street Oscar Smith House	Contributor	Contributive	Contributive 5D2	Repair and/or replace character defining features	
1037 Custer Street	Contributor		5D2	Repair and/or replace character defining features	
1038 Custer Street	Contributor			Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
1321 Custer Street	Contributor			Repair and/or replace character defining features	
1325 Custer Street	Contributor			Repair and/or replace character defining features	
1022 Lincoln Avenue	Contributor		5D2 (listed as 1024)	Repair and/or replace character defining features	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
1030 Lincoln Avenue	Contributor		5D2	Repair and/or replace character defining features	
1042 Lincoln Avenue	Contributor			Repair and/or replace character defining features	
917 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
928 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
1001 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design. Adaptive Reuse: Retail/Office/Housing	





Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
1016 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
1017 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
1030 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
1034 Logan Street	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
1313 Logan Street	Contributor			Repair and/or replace character defining features	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
730 Poinsettia Street	Contributor			Repair and/or replace character defining features Adaptive Reuse: Retail/Office Counset huts are a rapidly vanishing historical resource and should be preserved in place or relocated	
1110 Poinsettia Street	Contributor			Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
1113 Poinsettia Street	Contributor		5D2	Repair and/or replace character defining features Adaptive Reuse: Public use House should be retained as a building for the proposed park	
1316 Poinsettia Street	Contributor			Repair and/or replace character defining features	
1320 Poinsettia Street	Contributor			Repair and/or replace character defining features	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
923-941 Santiago Avenue	Altered Contributor			Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
1334 Santiago Avenue	Contributor			Adaptive Reuse: Retail/Office Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
903 Stafford Street Perry House	Contributor	Contributive	Contributive 5D2	Repair and/or replace character defining features	
904 Stafford Street Frank House	Contributor	Contributive	Contributive 5D2	Repair and/or replace character defining features	
906 Stafford Street	Contributor		5D2	Repair and/or replace character defining features	

Address	Conservation Overlay Zone	Evaluation/Potential Designation	City of Santa Ana Designation/HRI Evaluation	Recommendations	Image
907 Stafford Street	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
908 Stafford Street	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design	
912 Stafford Street Cummings House	Contributor	Contributive	Contributive 5D2	Repair and/or replace character defining features	
914 Stafford Street Anderson House	Contributor	Key	Key 5D2	Repair and/or replace character defining features	
842 E Washington Avenue	Contributor	Contributive		Rehabilitate to the Secretary of the Interior's "Standards for the Rehabilitation of Historic Buildings"	

Address	Conservation Overlay Zone	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
901 E. Washington Avenue	Contributor		5D2	Repair and/or replace character defining features Adaptive Reuse; Retail/Office	
905 E. Washington Avenue	Contributor		5D2	Repair and/or replace character defining features	
912 E. Washington Avenue	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
916 E. Washington Avenue	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	
1004 E. Washington Avenue	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, and rehabilitate using compatible design.	






Address	Conservation Overlay Zone	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
1006 E. Washington Avenue	Altered Contributor		6D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
1008 E. Washington Avenue	Altered Contributor		5D2	Determine extent of alterations, repair remaining character-defining features, rehabilitate using compatible design.	
1010 E. Washington Avenue	Contributor		5D2	Repair and/or replace character defining features	
1019 E. Washington Avenue	Contributor		5D2	Repair and/or replace character defining features	

Train Station

The Train Station in the Specific Plan is bordered on the west by Santiago Avenue and Poinsettia Street, on the north by Santa Ana Boulevard, on the east by Hathaway Street, and on the south by Fourth Street. The Train Station area is a mixed-use area with a shipping and transportation center, warehouses, and industrial buildings. There are no significant historic/cultural buildings in the area.

Additional Resources

These properties were not originally within the parameters of the Specific Plan for Santa Ana, but during the course of the charrette, proposals were made to add some adjacent properties to the Specific Plan. The properties listed below are historic/cultural resources located within the supplementary areas.

Address	Evaluation/ Potential Designation	City of Santa Ana Designation/ HRI Evaluation	Recommendations	Image
206 Civic Center Drive	Landmark	IS (1993)	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings	
1207 Fruit Street	Landmark		Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings* Adaptive Reuse: Retail/Office/Housing	
Warehouse Fuller Street			Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
600 E. Washington			Repair and/or replace character defining features Adaptive Reuse: Retail/Office	
Water tank	Landmark	Landmark	Rehabilitate to the Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings	

VII. Research & Survey Findings

Existing Historic Resources

Properties listed in the National Register:

- 17 properties listed individually
- 1 historic district within the Specific Plan area (Downtown North and South)
- 1 historic district adjacent to the Specific Plan area (French Park)

Properties listed in the Local Register:

There are over 400 properties listed in the City of Santa Ana Register of Historical Properties. Of these, 72 properties lie within the boundaries of the Specific Plan area.

Potential Historic and Cultural Resources

The reconnaissance survey found 257 identified or potential historic buildings within the Specific Plan area. Some of these buildings may be eligible for listing on local, state, or federal historic registers. The First Street, Lacy, and Logan neighborhoods have been identified as potential conservation overlays.

Historic Resources Group has determined that the existing Downtown Historic District should be expanded, and has identified three new potential conservation overlays in the following neighborhoods:

1. **First Street Neighborhood** – The boundaries of this potential conservation overlay zone are consistent with those of the First Street Neighborhood as defined in the Specific Plan, bordered on the west by French Street, on the north by 4th Street, on the east by Santa Fe Street, and on the south by 1st Street.
2. **Lacy Neighborhood** – The boundaries of this potential conservation overlay zone are consistent with those of the Lacy neighborhood as defined in the Specific Plan, bordered on the west by Spurgeon Street and French Street, on the north by Civic Center Drive, on the east by Poinsettia Street, and on the south by 4th Street.
3. **Logan Neighborhood** – The boundaries of this potential conservation overlay zone are consistent with those of the Logan neighborhood as defined in the Specific Plan, bordered on the west by Poinsettia Street, on the north by Interstate Highway 5, on the east by Lincoln Avenue, and on the south by Santa Ana Boulevard.

VIII. RECOMMENDATIONS

As noted above, the City offers a variety of incentives and educational programs for the protection of historic and cultural resources. Those listed below have application within the Specific Plan area. The City's Draft Historic Preservation Program (see Appendix B) provides the framework for continuing efforts in preserving historic properties in Santa Ana.

The tools to be used in the Specific Plan area fall into three general categories: educational and technical assistance; financial tools; and planning and development efforts.

Educational & Technical Assistance

- Create Interpretive Plan and Cultural Register to commemorate important cultural and historical places. For example, an interpretation program commemorating the Mexican-American contribution to Santa Ana's agricultural history is a part of this neighborhood's cultural legacy. The interpretive program could be housed at the Yost Theatre to celebrate its Hispanic vaudeville heritage and might incorporate a Latin Heritage plaza.
- Provide all historic preservation outreach materials and applications in both Spanish and English formats.
- Increase community awareness and participation in local history by providing classes and programs that show residents how to gather oral histories, and to research their property's history.
- Provide information to property owners and neighborhood groups regarding State and National listing process.
- Maintain and update as necessary information regarding the economic benefits of historic preservation and historic register designation on the City's website.
- Provide information regarding properties listed on the Santa Ana Register of Historic Properties on the City's website.

Financial Tools

- Consider waiver of permit fees for historic rehabilitations.
- Explore developer fees to be used for historic preservation.
- As part of a comprehensive financial package, conservation easements should be considered for buildings eligible or listed in the National Register of Historic Places. (This incentive has been used by Heritage Orange County, who holds façade easements on several Downtown buildings).
- Provide a Historic Property Preservation Agreement (Mills Act) sample calculation worksheet on the City's website.
- Promote awareness of federal tax credit program, National Trust loan and incentive programs, and other incentive programs for historic preservation as available.

Planning & Development Efforts

- o Expand Downtown Commercial District.
- o Designate identified residential groupings into historic overlays.
- o Rehabilitate Landmarks according to the Secretary of the Interior's Standards.
- o Consider implementation of an adaptive reuse ordinance for historic properties.
- o Draft a preservation plan for industrial buildings.
- o Draft a salvage plan for historic buildings (if an important building is facing imminent demolition, a salvage plan could preserve some of its character-defining details).
- o Develop protocols for demolition in historic neighborhoods. Use a forum such as HPC study sessions or other public meetings to evaluate this proposal.
- o Use this Renaissance Specific Plan as model for other areas of Santa Ana.
- o Develop marketing plan for historic resources.
- o Create a relocation plan for historic buildings in order to strengthen and add to existing historic fabric. If an historic building is moved from a neighborhood in Santa Ana, and if it is compatible, it should be moved to one of the potential new conservation overlays and used as infill.
- o Designate properties eligible for the State and National Registers.
- o Consider acquisition of properties that are candidates for adaptive reuse in order to encourage their rehabilitation.
- o Participate in the environmental review of specific federally sponsored projects to ensure compliance with Section 106 provisions of the National Historic Preservation Act of 1966.
- o Create neighborhood specific design guidelines for the potential new conservation overlays of 1st Street, Lacy, and Logan neighborhoods (These new design guidelines could be modeled on the templates used for French Park and Heminger Park.) While the citywide Design Guidelines for Historic Preservation are comprehensive, there are too few buildings on the local register, and therefore many valuable and qualified buildings go unprotected. By creating conservation overlays, individual buildings will be listed as contributors to the overlay zone and therefore protected. Specific Design Guidelines for conservation overlays and neighborhoods further protect local resources by highlighting specific neighborhood characteristics that may not be completely articulated in citywide guidelines.
- o Implement other proposed recommendations in Draft Historic Preservation Plan for Design Guidelines, including to (1) Provide easy to interpret design guidelines for exterior treatments for historic buildings; (2) Provide landscape and signage guidelines for historic buildings; (3) Create standards for infill projects and in historic neighborhoods that ensure compatible new design; (4) Create standards for additions and ancillary buildings in historic neighborhoods that ensure compatible new design; and (5) Offer design review technical assistance to property owners and applicants.

IX. GLOSSARY

The following terms and associated definitions from the National Trust of Historic Preservation's are useful concepts in discussing the preservation and revitalization of the Specific Plan area.¹

Character-defining - a distinctive architectural feature or combination of features or qualities that distinguish one building, neighborhood or area from another.

Form-based codes - a method of regulating development to achieve a specific urban form; they create a predictable public realm by controlling physical form primarily, and land uses secondarily, usually through municipally-based regulations.

Historic District - an area that generally includes within its boundaries a significant concentration of properties linked by architectural style, historical development, or a past event; may be designated locally by governing body and subject to design review procedures or advisory only; also may be designated at state or federal level on the National Register of Historic Places.

Identity - a consistent quality that makes a city, place, area, or building unique and gives it a distinguishing character.

Infill - the use of vacant land and property within a built-up area for further construction or development, especially as part of a neighborhood preservation or limited growth program.

Integrity - the degree to which an area, a neighborhood, or an individual structure's character-defining features remain intact.

Landmark - a building, site, object, structure, or significant tree, having historical, architectural, social, or cultural significance and marked for preservation by the local, state, or federal government; a visually prominent or outstanding structure or natural feature that functions as a point of orientation or identification.

Orientation - the placement of a building or structure on a site as it relates to the physical conditions of the site, such as its geography and man-made features, or a compass direction.

Overlay zones - a zoning district that imposes certain restrictions on a specific area but does not change the underlying zoning category (all permitted uses remain the same, while additional requirements relating to concerns such as green space, landscape and architectural features apply).

Refill - as opposed to infill which places new structures on already empty lots, refill is the process of "refilling" the lot following the removal of an existing house, otherwise known as a teardown.

Scale - proportional relationship of size and shape of buildings and elements to each other and their site.

Significance - as used in historic preservation, a term ascribed to buildings, sites, objects, or districts that possess exceptional value or quality for illustrating or interpreting the cultural heritage of the community when evaluated in relation to other properties and property types within a specific historic theme, period, and geographical setting; a principal test of significance for historic property is "integrity."

¹ *Teartowns Glossary, Teartowns Resource Guides: National Trust of Historic Preservation, (no date).*

X. BIBLIOGRAPHY

- Ball, Guy, and Billiteli, Marge. *Early Santa Ana*. (San Francisco: Arcadia Publisher) 2006.
- Ball, Guy. *Santa Ana Postcard History: California*. (San Francisco: Arcadia Publisher) 2001.
- Boulder Colorado Neighborhood Conservation Overlay District Regulations DC-02-01. Milwaukee Plan. City of Milwaukee Department of City Development.
- California State Office of Historic Preservation. *Historic Resources Inventory, Santa Ana*.
- City of Santa Ana. *Draft Historic Preservation Plan*.
- City of Santa Ana. *Historic Preservation City of Santa Ana Historic Resource Preservation Programs*.
- City of Santa Ana. *Citywide Design Guidelines City, Chapter Thirteen*.
- City of San Leandro Zoning Code, Article 12 (as amended January 2006).
- Columbia Code of Ordinances, Chapter 29 (as amended March 17, 2003)
- Cultural Resources Partnership Notes*. Washington D.C.: Heritage Preservation Services, National Park Service, June 1998.
- Los Angeles Times.
- National Trust for Historic Preservation. *Teardowns Resource Guide*.
- Orange County Historical Society. *Orange County*. (San Francisco: Arcadia Publisher) 2005.
- Richardson, Robert. *Orange County's Pioneer Architect: Frederick Eley*. (Santa Ana: Santa Ana Historical Preservation Society) 2001.
- Santa Ana Historical Preservation Society. *Rediscovering Historic Downtown Santa Ana*
- Santa Ana Municipal Code, Sec. 30-1.5
- Santa Ana Register of Historical Properties* (available at <http://www.ci.santa-ana.ca.us/pba/planning/HistoricPreservation.asp>)
- Sorenson, John ed. *The Orange Blossoms*. (Carlsbad: Heritage Media Corporation) 2000.
- Teardowns Glossary, Teardowns Resource Guides*. National Trust of Historic Preservation, (no date).
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Downtown Santa Ana Historic District."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Odd Fellows Hall Building."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Dr. Howe-Waffle House."

- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Santa Ana City Hall."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Rankin Building."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Orange County's Original Courthouse."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Smith-Tuthill Funeral Parlor."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Spurgeon Building."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Southern Counties Gas Company."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Santora Building."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Ebell Clubhouse."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "Pacific-Electric Sub-Station #14."
- United States Department of the Interior National Park Service, National Register of Historic Places Inventory Nomination Form, "U.S. Post Office."

APPENDIX A: City of Santa Ana Municipal Code, Section 30 (excerpted).

PLACES OF HISTORICAL AND ARCHITECTURAL SIGNIFICANCE

Sec. 30-1. Register of historical properties.

The historic resources commission may, by resolution and at a noticed public hearing, designate as historical property any building or part thereof, object, structure, or site having importance to the history or architecture of the city in accordance with the criteria set forth in section 30-2. The commission secretary shall maintain a register which shall consist of copies of each such resolution and which shall be known as the city register of historical properties. The historic resources commission may at any time repeal, revise, or modify any such resolution upon reconsideration of the historical or architectural importance of the places therein described.

(Ord. No. NS-1519, § 1, 3-17-80; Ord. No. NS-2338, § 1, 12-1-97; Ord. No. NS-2363, § 3, 8-3-88; Ord. No. NS-2455, § 1, 12-4-00; Ord. No. NS-2521, § 3, 1-21-03)

Sec. 30-1.5. Definitions.

Historic property shall include a building, structure, object or site designated as having historical significance and listed on the federal, state or local register of historical properties, as well as those contributing properties located in an historic district.

Local historic district means a collection or group of historic properties within a defined area.

Register of historical properties means the official list of historic properties in the city.

(Ord. No. NS-2338, § 2, 12-1-97; Ord. No. NS-2455, § 3, 12-4-00; Ord. No. NS-2521, § 4, 1-21-03)

Sec. 30-2. Criteria for selection.

(a) Any person or group may request a building, or part thereof, structure, object or site, to be designated to be included on the city register of historical properties (called "register" in this section). The applicant must submit documentation that demonstrates how the nominated building, structure, object or site satisfies the criteria for designation. A building, structure, object, or site may be designated for inclusion on the register if the building, structure, object or site is fifty (50) or more years old and if the commission finds that one (1) or more of the following conditions are met:

- (1) Buildings, structures or objects with distinguishing characteristics of an architectural style or period, that exemplify a particular architectural style or design features;
- (2) Works of notable architects, builders, or designers whose style influenced architectural development;
- (3) Rare buildings, structures, or objects or original designs;
- (4) Buildings, structures, objects or sites of historical significance which include places:
 - a. Where important events occurred;
 - b. Associated with famous people, original settlers, renowned organizations and businesses;
 - c. Which were originally present when the city was founded; or
 - d. That served as important centers for political, social, economic, or cultural activity.
- (5) Sites of archaeological importance;
- (6) Buildings or structures that were connected with a business or use which was once common, but is now rare.

(b) The owner of a property(s) must be notified of its nomination upon receipt of an application by the planning and building agency. Upon adoption and placement of the property on the register, the

resolution of designation shall be recorded with the county recorder's office pursuant to California Public Resources Code section 5029, as it may be amended from time to time.

(Ord. No. NS-1519, § 1, 3-17-80; Ord. No. NS-2338, § 3, 12-1-97; Ord. No. NS-2455, § 4, 12-4-00; Ord. No. NS-2521, § 5, 1-21-03)

Sec. 30-2.2. Categorization.

The historic resources commission shall, by resolution and at a duly noticed public hearing, place all buildings, structures, objects, or sites on the city register of historical properties in one (1) of the following categories based upon the criteria for each category:

(1) *Landmark category.*

- a. The building, structure, object or site is on the national register or appears to be eligible to be placed on the register; or
- b. The building, structure, object or site is on the state register or appears to be eligible to be placed on the register; or
- c. The building, structure, object or site has an historical/cultural significance to the city; or
- d. The building, structure, object or site has a unique architectural significance.

(2) *Key category.*

- a. The building, structure, object or site has a distinctive architectural style and quality; or
- b. The building, structure, object or site is characteristic of a significant period in the history of the city; or
- c. The building, structure, object or site is associated with a significant person or event in the city.

(3) *Contributive category.*

The building, structure, object or site contributes to the overall character and history of a neighborhood or district and is a good example of period architecture.

(Ord. No. NS-2417, § 1, 1-18-00; Ord. No. NS-2455, § 6, 12-4-00; Ord. No. NS-2521, § 7, 1-21-03)

Sec. 30-4. Local historic districts.

(a) The historic resources commission, after public hearing noticed and held in the manner prescribed by Section 37628 of the Health and Safety Code of the state, may, recommend that the city council designate an area within the city as a local historic district.

(b) A local historic district shall be designated only if it meets one or more of the following standards:

- (1) The area constitutes a distinct section of the city and has special character, historical, architectural, or aesthetic interest and value.
 - (2) The area provides significant examples of architectural values of the past or landmarks in the history of architecture.
 - (3) The area serves as a reminder of past eras, events, or persons important in the history of the city, the county, the state or the United States of America or illustrates past living styles for future generations to observe, study, or inhabit.
 - (4) The area is the site of a historically or culturally significant ground, garden, or object.
- (c) The city council, after receiving the recommendation from the historic resources commission, may by resolution designate the recommended area as a local historic district. At the time of the creation of the local historic district, the city council may adopt design guidelines for the district.

(Ord. No. NS-2521, § 10, 1-21-03)

Sec. 30-8. Appeals from decisions of historic resources commission.

- (a) An appeal from a decision or requirement of the historic resources commission may be made by any interested party, individual or group.
- (b) Any appeal made under the terms of this section shall be made within ten (10) calendar days following the date of the decision by the historic resources commission. Further, such appeal

period shall end at 5:00 p.m. on the tenth calendar day following such date of the decision by the historic resources commission. If such tenth calendar day ends on a Saturday, Sunday or holiday, the ten-day period shall end at 5:00 p.m. on the next regular business day. The formal action by the historic resources commission shall become effective on the day following the first regularly scheduled council meeting after the ten-day appeal period, unless the city council, in compliance with section 41-643, section 41-644 or section 41-645, holds a public hearing on the matter, then the decision of the city council will become effective on the day following the hearing and decision by the city council.

(c) All appeals shall be in writing and on forms provided by the planning department and shall specify wherein there was any error of decision or requirement by the commission. Furthermore, a copy of such appeal shall be filed with the planning department and the clerk of the council.

(d) Upon receipt of such appeal, the planning department shall set the matter for hearing by the council.

(e) All appeals shall be heard in the same manner as prescribed for the original hearing.

(f) Upon filing of an appeal, the planning department shall forward to the clerk of the council a copy of the written findings, maps, papers and exhibits upon which the decision of the historic resources commission was based.

(g) The council may, after public hearing, affirm, reverse, change, or modify the original decision and may make any additional determination it shall consider appropriate within the limitations imposed by this chapter. Such decision shall be filed with the clerk of the council, and the city planning department; one (1) copy thereof shall be sent to the applicant.

(Ord. No. NS-2336, § 8, 12-1-97; Ord. No. NS-2363, § 7, 8-3-98)

APPENDIX B: City of Santa Ana Draft Preservation Plan

APPENDIX C: Buildings Suitable for Adaptive Re-Use

Building Name	Address
Armory Hall/American Legion	313 N Birch
Grand Central Market	117 N Broadway
Grand Central Building	125 N Broadway
Santora Building	201 N Broadway
Empire Market	202 N Broadway
Gilmaker Auto Agency Building	217 N Broadway
Gilmaker Broadway Block	302 N Broadway
Gerwig's Bicycle Shop	312 N Broadway
J.J. Wilson's Shoeshine Parlor/Boerm	407 N Broadway
Ramona Building	118 W Fifth Street
Knights of Pathus Hall	300 W Fifth Street
Zerman Building	201 W First Street
Dragon Confectionary	104 E Fourth Street
Harvey-Finley Block	200 E Fourth Street
Muselman Block	318 E Fourth Street
Olis Building	101 W Fourth Street
First National Bank Building	102 W Fourth Street
Santa Ana Hardware Company Building	108 W Fourth Street
Old Woodworth Building	109 W Fourth Street
Tinkers Jewelry	113 W Fourth Street
Orange County Savings and Trust Building	116 W Fourth Street
Rankin Department Store	117 W Fourth Street
Orange County Savings and Trust Building	120 W Fourth Street
Spurgeon Building	202 W Fourth Street
Semi-Tropic #2	209 W Fourth Street
Hawley's Sporting Goods	213 W Fourth Street
The Elwood	214 W Fourth Street
Fashion Saloon	221 W Fourth Street
Moore Building	222 W Fourth Street
Gilmaker Block	302 W Fourth Street
Bon Ton Bakery	310 W Fourth Street
West End Theatre	322 W Fourth Street
Old Co. L. Armory/Mills & Edwards Feed	400 W Fourth Street
Lawrence Building	402 W Fourth Street
Clausen Block	410 W Fourth Street
Parson Apartments Annex	412 W Fourth Street
Parson Apartments	414 W Fourth Street
Builders Exchange Building	200 N Main Street
Old Santa Ana City Hall	217 N Main Street
Odd Fellows Lodge	309 N Main Street
McFadden Public Market	515 N Main Street
Horton's Furniture Building	517 N Main Street
Southern Counties Gas Co.	207 W Second Street
Rohrs Building	415 N Sycamore Street
Masonic Temple	501 N Sycamore Street
Commercial Building	309 W Third Street
Dr. Horton Building	315 W Third Street

APPENDIX D: Potential Sites for Relocation

Jones & Stokes

November 10, 2006

Subject: Draft Historical Resource Evaluation
Prepared for City of Santa Ana Redevelopment Agency

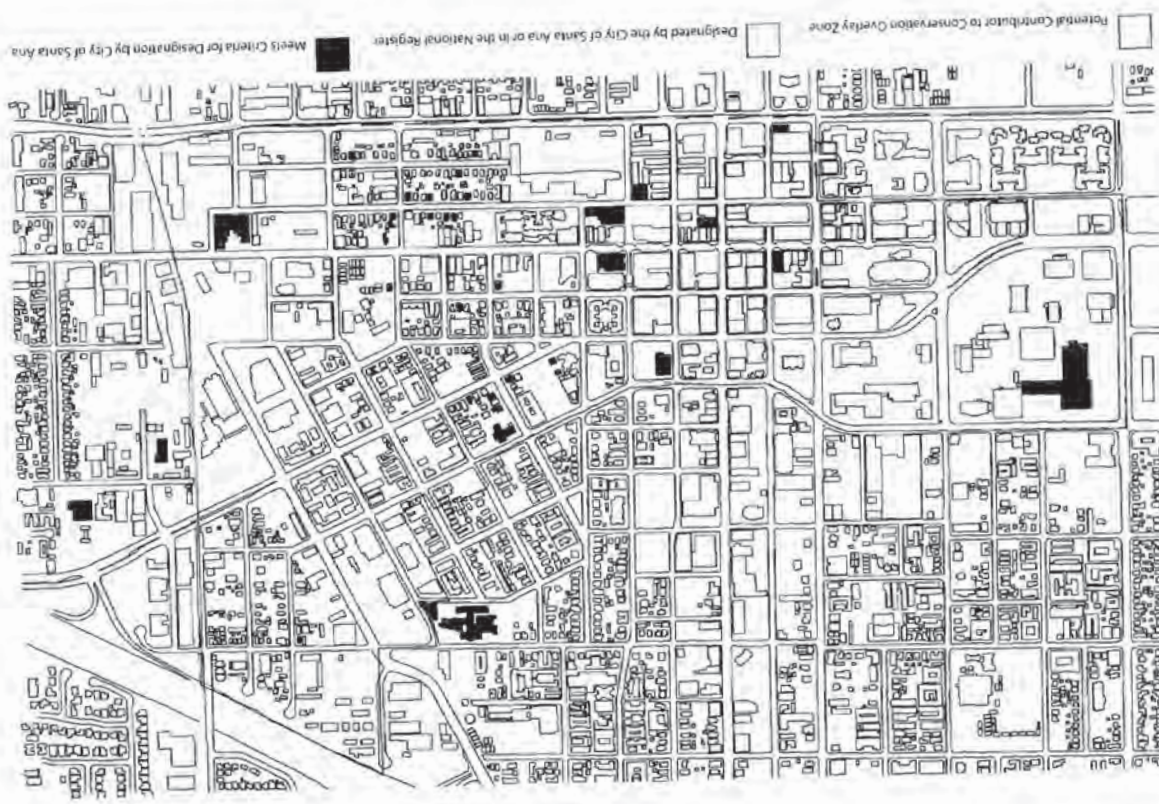
Introduction

The purpose of this Historical Resource Evaluation is to determine whether select properties being considered by the City of Santa Ana Redevelopment Agency qualify as historical resources under the California Environmental Quality Act (CEQA), according to the criteria set forth in Section 15064.5 of the CEQA Guidelines. The properties under consideration are located at: 615-617-619 E. 5th Street, 620 E. 5th Street, 607 E. 6th Street, 609 E. 6th Street, 613 & 615 E. 6th Street, 617 E. 6th Street, 714 E. 6th Street, 911 Brown Avenue, 611 N. Garfield Street, 623 N. Garfield Street, 1022 N. Lincoln Avenue, 1024 N. Lincoln Avenue, 1026 N. Lincoln Avenue, and/or 1027 N. Logan Street in the City of Santa Ana, California (the "Santa Ana Properties"). The City of Santa Ana Redevelopment Agency contracted with Jones & Stokes Associates, Inc. ("Jones & Stokes") to complete a historical assessment of each of the properties. Evaluation of these properties included the application of the criteria for eligibility for listing on the California Register of Historical Resources (California Register). Detailed results of the evaluations were documented on California Department of Parks and Recreation Historic Resource Inventory Forms (DPR 523 forms), which are attached to the end of this document.

Methodology

Colleen Davis, a Jones & Stokes Historic Researcher, conducted a field investigation of the properties in September 2006. During the investigation, digital photographs were taken of each property, and the exterior appearance, character-defining features, and the current condition of each building were recorded. Colleen Davis then researched the history of each property, including building permit research in the City of Santa Ana Department of Planning, and additional tract map, tax assessor data, and occupant research at the County of Orange Archive and the Santa Ana History Room of the City of Santa Ana library. Based on this information, evaluations of the properties were made by Jones & Stokes' qualified Architectural Historians, Richard Starzak and Christopher Hetzel, according to the applicable criteria provided under CEQA.

811 West 7th Street, Suite 800 Los Angeles, CA 90017 213 627-5376 213 627-6853



California Environmental Quality Act (CEQA) and Identification of Historical Resources

The CEQA statute and guidelines provide five basic definitions of what may qualify as an historical resource. The first three of these definitions are described in Section 21048.1 of the CEQA statute (Division 13 of the California Public Resources Code). The definitions are described as follows:

...an historical resource is a resource listed in, or determined to be eligible for listing in, the California Register of Historical Resources. Historical resources included in a local register of historical resources, as defined in subsection (k) of Section 5020.1,¹ are presumed to be historically or culturally significant for purposes of this section, unless the preponderance of the evidence demonstrates that the resource is not historically or culturally significant. The fact that a resource is not listed in, or determined to be eligible for listing in, the California Register of Historical Resources, not included in a local register of historical resources, or not deemed significant pursuant to criteria set forth in subdivision (g) of Section 5024.1² shall not preclude a lead agency from determining whether the resource may be an historical resource for purposes of this section.

To simplify, the first three definitions provided in the CEQA statute define an historical resource as a property that is:

1. Listed in the California Register of Historical Resources (California Register);
2. Determined eligible for the California Register by the State Historical Resources Commission; or
3. Included in a local register of historical resources.

¹ PRC 5020.1(k): "Local register of historical resources" means a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution.

² PRC 5024.1(g): A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria: (1) The survey has been or will be included in the State Historic Resources Inventory; (2) The survey and the survey documentation were prepared in accordance with office procedures and requirements; (3) The resource is evaluated and determined by the office [or Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523; (4) If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.

Section 15064.5 of the CEQA Guidelines (California Code of Regulations, Title 14, Chapter 3) supplements the statute with two additional definitions of historical resources, which may be simplified in the following manner. An historical resource is a resource that is:

1. Identified as significant in an historical resource survey meeting the requirements of Public Resources Code §5024.1(g);
2. Determined by a Lead Agency to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California. Generally, this category includes resources that meet the criteria for listing on the California Register (Pub. Res. Code §§5024.1, Title 14 CCR, Section 4852).

The Santa Ana Properties have been evaluated according to each of the above five definitions under CEQA.

Definition 1—Listed in the California Register

There are several ways in which a resource can be listed in the California Register of Historical Resources, which are codified under Title 14 CCR, Section 4851.

- A resource can be listed in the California Register by the State Historical Resources Commission;
- If a resource is listed in or determined eligible for listing in the National Register of Historic Places (National Register), it is automatically listed in the California Register, and
- If a resource is a California State Historical Landmark, from No. 770 onward, it is automatically listed in the California Register.

The Santa Ana Properties are not listed in the California Register of Historical Resources, therefore are not considered historical resources according to this definition.

Definition 2—Determined Eligible for the California Register

Properties that have been formally determined eligible for listing in the California Register of Historical Resources are considered to be historical resources for the purposes of CEQA.

The Santa Ana Properties have not been determined eligible for the California Register by the State Historical Resources Commission, and are therefore not considered historical resources according to this definition.

Definition 3—Listed in a Local Register of Historical Resources

A property listed in a local register of historical resources is considered an historical resource for the purposes of CEQA. By definition, "local register of historical resources" is a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution. The City of Santa Ana has a Historic Resources Commission that was established to recognize and preserve historic structures important to the heritage of the City. In addition to the creation of the Commission, the Santa Ana City Council has created a list of historically significant properties called the "Santa Ana Register of Historical Properties."

The Santa Ana Properties have not been designated as historical properties under the City of Santa Ana's ordinance and are not listed in the local register of historical resources. Therefore, the Santa Ana Properties are not considered historical resources according to this definition.

Definition 4—Identified as Significant in an Historical Resources Survey

According to Section 15064.5(a)(2) of the CEQA Guidelines, a resource "identified as significant in an historical resource survey meeting the requirements [set forth in] section 5024.1(g) of the Public Resources Code, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant." The requirements set forth in PRC 5024.1(g) for historical resources surveys are:

A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria:

1. *The survey has been or will be included in the State Historical Resources Inventory.*
2. *The survey and the survey documentation were prepared in accordance with office [of Historic Preservation] procedures and requirements.*
3. *The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523.*
4. *If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.*

The following eight Santa Ana Properties were previously evaluated by a historic resources survey of the area conducted in the 1980s, known as the Santa Ana Historic Survey, and found eligible as contributors to a locally eligible historic district:

Address of Property	1980 Evaluation
1024 N. Lincoln Ave.	5D2 Contributor to a district that is eligible for local listing or designation.
1026 N. Lincoln Ave.	5D2 Contributor to a district that is eligible for local listing or designation.
607 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
609 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
613 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
617 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
623-625 N. Garfield St.	5D2 Contributor to a district that is eligible for local listing or designation.
911 Brown St.	5D2 Contributor to a district that is eligible for local listing or designation.

The following Santa Ana Properties were not listed in the 1980s Santa Ana Historic Survey:

Address of Property	1980 Evaluation
1022 N. Lincoln Ave.	Not listed in 1980 survey.
1027 N. Logan St.	Not listed in 1980 survey.
615 E. 5 th St.	Not listed in 1980 survey.
620 E. 5 th St.	Not listed in 1980 survey.
714 E. 6 th St.	Not listed in 1980 survey.
611 N. Garfield St.	Not listed in 1980 survey.

The current historical assessment reevaluated all of the previously surveyed properties to determine whether they qualify as historical resources under CEQA. *Of the eight properties previously found eligible as contributors to a local district in the 1980s Santa Ana Historic Survey, Jones & Stokes has determined that five remain eligible as contributors to a locally eligible historic district or to a California Register eligible historic district and, therefore, meet the fourth CEQA definition of historical resources.* The five properties determined to be historical resources are as follows:

Address of Property	Evaluation
607 E. 6 th St.	3CB Appears eligible for California Register both individually and as a contributor to a California Register eligible district through a survey evaluation.
609 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
613-615 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
617 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.

The current review found that four previously eligible properties no longer meet the eligibility criteria for listing on the California Register because they have been demolished, or have suffered a significant loss of physical integrity. *The following four properties, therefore, no longer meet the fourth CEQA definition of historical resources:*

Address of Property	Evaluation
1024 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1026 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
623-625 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
911 Brown St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.

Definition 5—Determined Significant by the Lead Agency

The fifth and final definition of historical resources under CEQA considers those properties that have been determined to be significant by the lead agency. Such a determination usually occurs during the CEQA compliance process. According to Section 15064.5(a)(3) of the CEQA Guidelines, "Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Pub. Res. Code SS5024.1, Title 14 CCR, Section 4852)..."

The following are criteria for listing on the California Register of Historical Resources, as provided in Title 14 CCR, Section 4852 (b)-(c) of the CEQA statute, which are applicable to the properties being evaluated:

(b) *Criteria for evaluating the significance of historical resources. An historical resource must be significant at the local state, or national level under one or more of the following four criteria:*

1. *It is associated with events that have made a significant contribution to the broad patterns of local or regional history, or the cultural heritage of California or the United States.*
2. *It is associated with the lives of persons important to local, California, or national history;*
3. *It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values; or*
4. *It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.*

(c) *Integrity. Integrity is the authenticity of an historical resource's physical identity evidenced by the survival of characteristics that existed during the resource's period of significance. Historical resources eligible for listing in the California Register must meet one of the criteria of significance described in section 4852 (b) of this chapter and retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. Historical resources that have been rehabilitated or restored may be evaluated for listing.*

Integrity is evaluated with regard to the retention of location, design, setting, materials, workmanship, feeling, and association. It must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance.

It is possible that historical resources may not retain sufficient integrity to meet the criteria for listing in the National Register, but they may still be eligible for listing in the California Register. A resource that has lost its historic character or appearance may still have sufficient integrity for the California Register if it maintains the potential to yield significant scientific or historical information or specific data.

Jones & Stokes has determined that five of the fourteen Santa Ana Properties are eligible for the California Register and nine are not. The application of California Register Criteria to the Santa Ana Properties can be found on the attached DPR forms. A summary of the evaluations is as follows.

The following properties meet the fifth CEQA definition of historical resources:

Address of Property	Evaluation
607 E. 6 th St.	3CB Appears eligible for California Register both individually and as a contributor to a California Register eligible district through a survey evaluation.
609 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
613-615 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
617 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
615-617-619 E. 5 th St.	3CS Appears eligible for California Register as an individual property through survey evaluation.

The following properties do not meet the fifth CEQA definition of historical resources:

Address of Property	Evaluation
1022 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1024 N. Lincoln Av.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1026 N. Lincoln Av.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1027 N. Logan St.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
714 E. 6 th St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
623-625 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
611 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
911 Brown St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
620 E. 5 th St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.

If the lead agency, based on all the evidence presented in the administrative record, concludes that the criteria set forth in CEQA Guidelines 15046.5(e)(3) have been met, then the City may prescribe appropriate measures to mitigate foreseeable impacts upon the components of the Santa Ana Properties that the City determines are historically significant.

Conclusion

The following Santa Ana Properties appear to qualify as historical resources under CEQA, according to definitions 1-5, cited above:

- 607 E. 6th Street
- 609 E. 6th Street
- 613-615 E. 6th Street •
- 617 E. 6th Street
- 615-617-619 E. 5th Street ✓

The following Santa Ana Properties do not appear to qualify as historical resources under CEQA, according to definitions 1-5, cited above:

- 1022 N. Lincoln Avenue
- 1024 N. Lincoln Avenue (Vacant Parcel)
- 1026 N. Lincoln Avenue (Vacant Parcel)
- 1027 N. Logan Street (Vacant Parcel)
- 714 E. 6th Street
- 623-625 N. Garfield Street
- 611 N. Garfield Street
- 911 Brown Street
- 620 E. 5th Street

Attachments: DPR forms.

PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 3CS
Other Listings _____
Review Code _____
Reviewer _____
Date _____

Page 1 of 2
Resource Name or #: 615-617 East 5th Street
P1. Other Identifier: _____
P2. Location: Not for Publication Unrestricted
a. USGS 7.5 Quad _____ Date _____
b. Address 615-617 E. 5th St City Santa Ana Zone _____
c. Address 615-617 E. 5th St City Santa Ana Zone _____
d. UTM: (Give more than one for large and/or linear feature) _____
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) _____
APN: 398-333-06

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one and a half-story single-family residence with an irregular plan and wood frame construction. Designed in the Transitional Arts & Crafts style, it has a steeply-pitched cross-gable roof with composition asphalt shingles, and narrow horizontal wood-lap siding. The rear cross gable of roof forms a hipped gable end, which is visible from before the front elevation. The primary facade is characterized by a wrap around visor-roofed porch supported by Tuscan columns. It wraps around the east elevation. The front entry and the porch are elevated, and a wood-lap clad porch balustrade is present. The front entry is accessed by five concrete stairs. Centered above the entry are a connected pair of gabled dormers. The gable ends are clapboard clad and edged in wood shingle. Within each is a thin, barrel vaulted attic vent. Recessed below the gables are paired, fixed windows, and paired scroll bracketing that runs the height of the dormer windows and up around the gable ends. Across the porch's front and side eaves is continuous ovolo molding, which is underscored with paired scroll bracketing and wide fascia boards. The tripartite, fixed two-part windows across the front and sides of the building are in continuous ranking, are underscored by a continuous waterable, and topped with crown molding. The side gable in the roof protrudes over the first level. Within its molded pediment, the gable is slightly recessed and covered in fishscale wood shingle. A large rectangular window well is present within it. Framed crawl space vents are present across the front and sides of the building at ground level. The building is recessed back from its property line and possesses a front yard with grass, rosebush, and tree specimens.

P4. Resources Present: Building Structure Object Site District Element of District Other (lobbies, etc.)
P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)

P5b. Description of Photo: (View, date, etc.)
South (Front) Elevation; View North
P5c. (Front) Elevation: (View North)

P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1904 (Estimated) Tax Assessment
P7. Owner and Address:
Mania Amparo Cuatrecasas
617 E. 5th Street
Santa Ana, CA 92701-4715

P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017

P9. Date Recorded: 10/20/2006
P10. Survey Type: (Describe)
Reconnaissance-Level Survey

P11. Report Citation: (Cite survey report/other source or "none") Santa Ana Boulevard Property Acquisitions
Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Aerial Record
 Photograph Record Other: (List) _____

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
Resource Name or #: 615-617 East 5th Street
B1. Historic Name: _____
B2. Common Name: _____
B3. Original Use: SF Residential B4. Present Use: SF Residential
B5. Architectural Style: Transitional Arts and Crafts
B6. Construction History: (Construction data, alterations, and date of alterations)

B7. Moved? No Yes Unknown Date _____ Original Location: _____
B8. Related Features: _____
B9a. Archival: Unknown b. Builder: Unknown
B10. Significance: Therm Residential Architecture Area Santa Ana, CA
Period of Significance: 1900-1910 Property Type Single Family Residence Applicable Criteria 3
(Focus importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity)

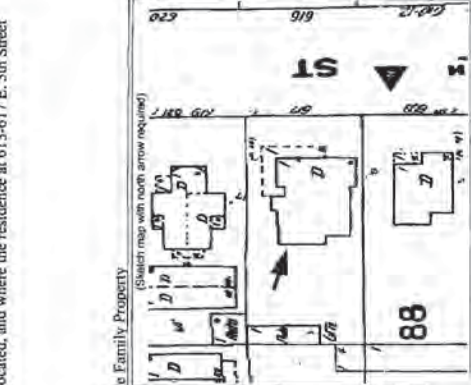
The residence at 615-617 E. 5th Street is eligible under Criterion 1 of the California Register of Historical Resources as an expressive and intact example of the Transitional Arts & Crafts style. Common in Southern California at the turn of the twentieth century, the represents a transition from the popularity of Victorian styles in the late nineteenth century to the increasing influence of the Arts & Crafts movement in the early twentieth century.

The residence is located in the "Fruits Addition" tract, originally subdivided in 1886. J.H. Fruit, along with James McFadden and William H. Spurgeon, had established the Western Development Company, whose goal it was to raise the bonus money to extend the Southern Pacific Line from Anaheim to Santa Ana. Once the station was established, the Western Development Company attempted, through offers of free land and other persuasions, to move the business center of Santa Ana to their new subdivisions near the new line. When this endeavor failed, the proposed commercial lots were developed as residential. It is immediately adjacent to this original subdivision where the Fruits Addition tract is located, and where the residence at 613-617 E. 5th Street was built.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
B12. References:
Swanner. "Santa Ana: A Narrative of Yesterday." Saunderson Press, 1953.
McAuler & McAuler. "A Field Guide to American Houses." Alfred A. Knopf, 2003.

B13. Remarks: _____

B14. Evaluator: Colleen Davis & Daniel Paul
Date of Evaluation: 10/12/2006
(This space reserved for official comments.)



PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 6Z
Other Listings _____
Review Code _____
Reviewer _____
Date _____

Page 1 of 2
Resource Name or #: 620 East 5th Street
Other Identifier: _____
P1. Location: Not for Publication Unrestricted
a. County Orange
b. USGS 7.5' Quad _____
c. Address 620 E. 5th St.
d. UTM: (Give more than one for large and/or linear features)
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
APN: 398-338-05

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a two-story single-family residence with a rectangular plan and wood-frame construction. The residence is designed in the Transitional Arts & Crafts style, exhibiting both Victorian and Craftsman style design elements. It has a low-pitch hip roof with composition asphalt shingles, open eaves, and exposed rafter tails. The exterior walls are clad with non-original stucco, except for the foundation skirt, which has been clad with narrow horizontal wood-lap siding below the first story windows. The primary facade is two bays wide and asymmetrically divided. On the first story, the easternmost bay contains a half-width inset front porch. The porch has a concrete floor and pairs of slender wood support posts. It shelters the residence's centrally-located front door opening. A central flight of concrete steps and a stone quoin venter at the front corner are additional porch elements. The westernmost bay contains an original projecting, three-sided bay window with a hipped roof hood. The bay window features a single-pane fixed window with a multiple-light diamond-pane transom window, flanked by narrow one-over-one double-hung wood sash windows on either side. A similar three-sided bay window is located on the residence's east elevation. Single window openings punctuate each bay on the primary facade's second story. The first and second stories are further defined by a wood band course between them, which extends the circumference of the residence. The fenestration consists of original wood windows throughout the residence. A small one-story addition has been added to the rear elevation.

P3b. Resource Attributes: (List attributes and codes) HP02 Simple Family Property
P4. Resources Present: Building Structure Object Site District Element of District Other (specify, etc.)
P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects)

 North Elevation; View South
 P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1909 (Estimated) Tax Assessment
 P7. Owner and Address:
 Maria Elena M. Varela
 5807 Cottonwood Rd
 Bakersfield, CA 93307-9123
 P8. Recorded by: (Name, affiliation, address)
 Chris Hetzel & Colleen Davis
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017
 P9. Date Recorded: 10/20/2006
 P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
 DPR 523A (1/99) *** Required Information**

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
Resource Name or #: 620 East 5th Street
Historic Name: _____
Common Name: _____
B1. Original Use: SF Residential
B4. Present Use: SF Residential
B5. Architectural Style: Transitional Arts and Crafts
B6. Construction History: (Construction date, alterations, and date of alterations)

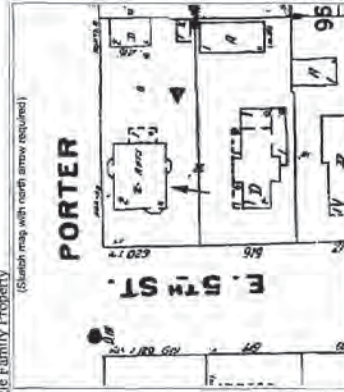
B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 B8. Related Features:

B9a. Architect: Unknown
 b. Builder: Unknown
 B10. Significance: Theme Residential Architecture
 Area: Santa Ana, CA
 Period of Significance: 1909
 Property Type: Simple Family Residence
 Applicable Criteria: n/a

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The single family residence at 620 E. 5th Street does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common and unremarkable example of Transitional Arts & Crafts style architecture, several exterior alterations have significantly diminished its physical integrity, and is not located in a cohesive neighborhood.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Simple Family Property
 (Sketch map with north arrow required)
 B12. References:

B13. Remarks:



B14. Evaluator: Chris Hetzel & Colleen Davis
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
HR # _____
Timorish _____
NRHP Status Code 3CB
Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2
Resource Name or #: The Bernhardt Residence
P1. Other Identifier: 607 East 6th Street
P2. Location: Not for Publication Unrestricted
a. USGS 7.5' Quad _____ Date _____
b. Address 607 E. 6th St _____ City Santa Ana _____ Zip 92701
c. UTM: (Give more than one for large and/or linear feature) _____
d. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) APN: 39K-31-05

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, etc., setting, and boundaries.) The property contains a one-story single-family residence with wood frame construction and a rectangular plan supplemented by several additions. The residence was designed in the Classical Revival style. It features a medium pitch front-gable roof with composition asphalt shingles. The exterior walls are clad in false bevel wood clapboard siding. Several steps lead to a projecting full-width front porch that boasts a low wood wall and four Tuscan columns supporting a pedimented, scalloped shingle clad pediment gable. The primary facade is symmetrically composed and three bays wide. The central bay consists of a front entrance covered by a metal security door. The flanking bays each contain large double hung sash windows. The windows and door are framed by substantial wood moldings. The fenestration consists of original wood windows throughout the residence. An adjacent, square plan bedroom addition is affixed to the west and rear portion of the primary residence. This adjacent unit is accessed by a thin concrete sidewalk through the front yard that leads to a centered entry door. The entry is paired with a one-over-one wood frame double-hung sash window. Mature tree specimens are present in the front yard. The condition and integrity of this resource is good.

P3b. Resource Attributes: (List attributes and codes) HPO2 Single Family Property
P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
P5a. Photographs or Drawing: (Photograph required for buildings, structures, and objects) South Elevation; View North



P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1902 (Estimated) Historic Survey
P7. Owner and Address:
Jose S. Riven
607 E. 6th Street
Santa Ana, CA 92701
P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017
P9. Date Recorded: 10/20/2006
P10. Survey Type: (Describe)
Reconnaissance-Level Survey

P11. Report Citation: (Cite survey report/other source or "none") Santa Ana Boulevard Property Acquisitions
Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Mining Station Record Rock-Art Record Artifact Record Photograph Record Other: (List)
DPR 9233A (199)

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
Resource Name or #: The Bernhardt Residence
B1. Historic Name: The Bernhardt Residence
B2. Common Name: _____
B3. Original Use: SF Residential
B4. Present Use: SF Residential
B5. Architectural Style: Classical Revival
B6. Construction History: (Construction date, alterations, and date of alterations.) _____

B7. Moved? No Yes Unknown Date _____ Original Location: _____
B8. Related Features: _____

B9a. Architect: Unknown
B9b. Builder: Unknown
B10. Significance: Theme Residential Architecture
Area Santa Ana, CA
Property Type Single Family Residence
Period of Significance 1902
Applicable Code(s) 1, 3
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district. In addition, the property is individually eligible as a strong and stylistically intact expression of the vernacular typology once ubiquitous within this district. The Classical Revival design features that contribute to this enhanced significance include the intact combination of strong symmetricality, original false bevel wood siding, porch supported by Tuscan columns, a scalloped shingle pedimented entry, and crown molding over the doorway and windows.

B11. Additional Resource Attributes: (List attributes and codes) HPO2 Single Family Property
B12. References:
Environmental Coalition of Orange County, "Santa Ana Historic Survey: Final Report," c1980.
Swanson, Santa Ana: A Narrative of Yesterday, Saundier Press, 1953.



B13. Remarks: _____
B14. Evaluator: Colleen Davis & Daniel Paul
Date of Evaluation: 10/20/2006
(This space reserved for official comments.)

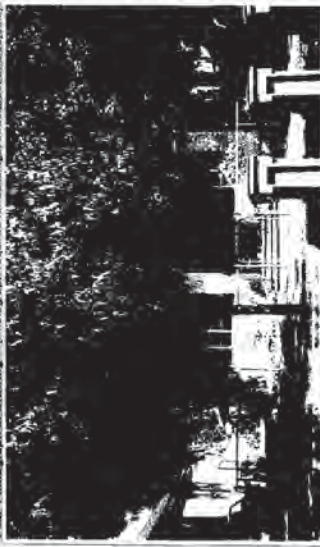
PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 3CD
Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2
* Resource Name or #: The Flood Residence
P1. Other Identifier: 609 East 6th Street
* P2. Location: Not for Publication Unrestricted
b. USGS 7.5' Quad _____ Date _____
c. Address 609 E. 6th St. _____ City Santa Ana _____ Zip 92701
d. UTM: (Give more than one for large and/or linear features) _____
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) APN: 398-311-06

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one-story single-family residence with wood frame construction and a rectangular plan. The residence is clad in non-original stucco, and features a molded, slightly-recessed front pediment clad in wood clapboard above the entry. The overall composition of the three-bay front elevation exhibits symmetry with twenty-light wood frame casement glazing at either side of the centered entry. The front elevation window bay east of the entry is adjacent to the corner of the entry way itself. The entry is recessed, and is topped by non-original jalousie clerestory windows. Within the entry way is an eight-light fixed, wood frame window on the east side wall. A centered set of concrete stairs leads to the front entrance. The strong symmetry of the program combined with the pedimented gable are Classical Revival features, and this residence is a vernacular example of the Classical Revival design system. A shed roofed, clapboard clad garage is located behind the residence.

* P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
* P4. Resources Present: Building Structure Object Site District Element of District Other (Isobas, etc.)
* P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects.)



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1900-01 (Estimated) Tax Assessment

* P7. Owner and Address:
Patricia B. and Dolores Segura
443 S. Poplar Street
Santa Ana, CA 92703-3748

* P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006
* P10. Survey Type: (Describe)
Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "None") Santa Ana Boulevard Property Acquisitions

* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List) _____

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 3CD

* Resource Name or #: The Flood Residence
B1. Historic Name: The Flood Residence
B2. Common Name: _____
B3. Original Use: SF Residential
B4. Present Use: SF Residential
* B5. Architectural style: Classical Revival
* B6. Construction History: (Construction date, alterations, and date of alterations.)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
* B8. Related Features:

B8a. Architect: Unknown
* B10. Significance: Theme Residential Architecture Area Santa Ana, CA
Period of Significance: 1900-01 Property Type Single Family Residence Applicable Criteria 1, 3
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the e1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McEadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district.

* B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
(Sketch map with north arrow required)

* B12. References:
Environmental Coalition of Orange County. "Santa Ana Historic Survey: Final Report" c. 1980.
Swanner, Santa Ana: A Narrative of Yesterday. Sanaber Press, 1953.



* B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul

Date of Evaluation: 10/12/2006
(This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
HR # _____
Review Code _____ Reviewer _____ Date _____
NRHP Status Code 3CD

Page 1 of 2
 * Resource Name or #: The Marple Residence
 P1. Other Identifier: 613-615 East 6th Street
 * P2. Location: Not for Publication Unrestricted
 a. County Orange
 City Santa Ana
 Zone _____
 b. USGS 7.5' Quad _____ Date _____
 c. Address 613-615 E 6th St
 d. UTM: (Give more than one for large and/or linear features)
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
 APN: 398-311-07

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a one-story single-family residence with wood frame construction and a rectangular plan. The hipped roof residence is clad in wood clapboard with a running course brick wainscot veneer at the front elevation. A pedimented gable supported by two turned spindle columns covers a centered entry porch. The porch gable and the roof of the building are both underscored by continuous crown molding, which is itself underscored by an entablature. Large rectangular concrete stairs lead to the slightly off-center front entry. The front elevation is three bays wide. The front entry is in the center bay, flanked by vertical, board framed window wells. The residence is a vernacular example of the Classical Revival style. The combination of design features indicative of this style present on the residence include its symmetry, a pedimented gable porch supported by turned spindles, and the continuous running cornice and entablature that underscores the roof and porch.

* P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
 * P4. Resources Present: Building Structure Object Site District Element of District Other (relates, etc.)
 P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)
 * P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1902 (Estimated) Historic Survey



* P7. Owner and Address:
 Frank J. and Dolores E. Segura
 443 S Poplar Street
 Santa Ana, CA 92703-3748
 * P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017
 * P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 * Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Mining Station Record Rock Art Record Avifaunal Record
 Photograph Record Other: (List)
 DPR 923A (10/9)

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 3CD

Page 2 of 2
 * Resource Name or #: The Marple Residence
 B1. Historic Name: The Marple Residence
 B2. Common Name:
 B3. Original Use: SF Residential
 B4. Present Use: SF Residential
 * B5. Architectural Style: Classical Revival
 * B6. Construction History: (Construction date, alterations, and date of alterations.)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 * B8. Related Features:

B8a. Architect: Unknown
 b. Builder: Unknown
 * B10. Significance: Themo Residential Architecture
 Avoa Santa Ana, CA
 Period of Significance: 1902
 Property Type: Single Family Residence: Applicable Criteria J, 3
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the e 1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by L.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small coalesce grouping, which represents the historical significance of the once larger district.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
 (Sketch map with north arrow required)
 * B12. References:
 Environmental Coalition of Orange County. "Santa Ana Historic Survey:
 Final Report," c. 1980
 Swanner, Santa Ana: A Narrative of Yesterday. Sausaliter Press, 1933.



B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
 HR # _____
 Triennial _____
 NRHP Status Code 3CD
 Other Listings _____
 Review Code _____
 Reviewer _____
 Date _____

Page 1 of 2
 Resource Name or #: The Zerman Residence
 P1. Other Identifier: 617 East 6th Street
 P2. Location: Not for Publication Unrestricted Date _____ 1/4 of Sec _____ B.M. _____
 a. County Orange City Santa Ana Zone _____ mE/ _____ mN
 b. USGS 7.5 Quad _____
 c. Address 617 E 6th St
 d. UTM: (Give more than one for large and/or linear features)
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
 APN: 398-311-08

* P3a. Description: (Describe resource and its major elements. Includes design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a one-story single-family residence with wood frame construction and a rectangular plan. Designed with elements of the Colonial Revival style, the residence has pyramidal roof with composition asphalt shingles, and false bevel wood siding. The front elevation is three bays and symmetrically divided. The front door opening is located in the center bay, flanked by large window openings. The primary facade is characterized by a partial width inset front porch that spans the center and east side bays. The porch is supported by two thick square wood pillars. Between these pillars are the remains of a slatted wood balustrade. At present the front windows are boarded, but earlier documentation shows a double-hung window with vertical sideights in the west bay, and a smaller tripartite window program in the east bay. The window openings are framed with wood casings, and cornerboards mark the corners of the structure. Wood stairs are present in front of the porch and the entry.

* P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
 * P4. Resources Present: Building Structure Object Site District
 P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)
 Building Structure Object Site District
 P5b. Description of Photo: (View, date, etc.)
 South Elevation; View North



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1903 (Estimated) Tax Assessment

* P7. Owner and Address:
 Patricia B. and Dolores Segura
 443 S. Poplar Street
 Santa Ana, CA 92703-3748

* P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
 * Required Information
 DPR 523A (1/95)

BUILDING, STRUCTURE, AND OBJECT RECORD

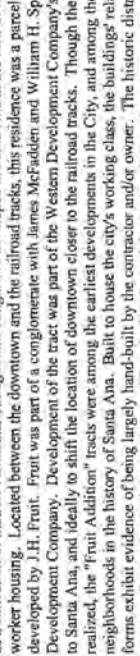
Page 2 of 2
 Resource Name or #: The Zerman Residence
 B1. Historic Name: The Zerman Residence
 B2. Common Name: _____
 B3. Original Use: SF Residential B4. Present Use: SF Residential
 B5. Architectural Style: Colonial Revival
 B6. Construction History: (Construction date, alterations, and date of alterations)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 * B8. Related Features:
 B9a. Architect: Unknown
 B9b. Builder: Unknown
 B10. Significance: Themed Residential Architecture
 Property Type Single Family Residence Applicable Criteria 1, 3
 Period of Significance 1903
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district.

B11. Additional Resource Attributes: (List attributes and codes) HP02 Single Family Property
 (Sketch map with north arrow required)
 B12. References:
 Environmental Coalition of Orange County "Santa Ana Historic Survey: Final Report." c. 1980.
 Swanner, Santa Ana: A Narrative of Yesterday. Saunder Press, 1953.

B13. Remarks:
 * B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)



PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 6Z
Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2
Resource Name or #: 714 East 6th Street
Other Identifier: _____
Location: Not for Publication Unrestricted
a. County Orange T: R: 14 of 14 of Sec: Zip 92701
b. USGS 7.5 Quad City Santa Ana Zone mE/ mN
c. Address 714 E. 6th St
d. UTM: (Give more than one for large and/or linear feature)
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
APN: 398-334-04

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one-story single-family residence with a rectangular plan and wood frame construction. Designed with elements of the Colonial Revival and Craftsman styles, the residence has a front gable roof. Both the structure and the gable are clad in clapboard. A full-length porch traverses the front elevation, and is covered by the large overhanging front gable roof which is supported by four symmetrically placed tapered and square Tuscanesque columns. Between these columns is a lattice board porch enclosure that appears to be a recent addition. The front entry is slightly off center and contains a security door of painted metal. The entry is located between two rectangular window bays, one slightly smaller than the other. Both have wood casings. The porch and the entry are elevated, and the entry is fronted by three steps. Below the porch there is a clapboard skirting that differs from the rest of the building, and may be a later alteration. The windows primarily consists of one-over-one double-hung wood sash windows. Wood fascia boards are present across the front gable, and the eaves on either side of the roof have exposed rafter tails. The residence is recessed from the sidewalk and has a front yard. The front yard is enclosed with a painted metal bar fence and gate.

P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
P4. Resource Present: Building Structure Object Site District Element of District Other (Islands, etc.)
P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects.)
 Photograph Drawing



P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1909 (Estimated) Tax Assessment
P7. Owner and Address:
Miguel Osoria
714 E. 6th Street
Santa Ana, CA 92701-4109
P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017
P9. Date Recorded: 10/20/2006
P10. Survey Type: (Describe)
Reconnaissance-Level Survey

P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artist Record
 Photograph Record Other: (List)
Required Information
DPR 523A (1/95)

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 6Z

Page 2 of 2
Resource Name or #: 714 East 6th Street
Historic Name: _____
Common Name: _____
Original Use: SF Residential B4 Present Use: SF Residential
Architectural Style: Colonial Revival/Craftsman
Construction History: (Construction date, alterations, and date of alterations.)

B7. Moved? No Yes Unknown Date: _____ Original Location: _____
B8. Related Features:

Architect: Unknown b. Builder: Unknown
B10. Significance: Theme Residential Architecture Area Santa Ana, CA
Period of Significance 1900 Property Type Single Family Residence. Applicable Criteria 1/a
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The single family residence at 714 E. 6th Street does not appear to be individually eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common example of an early twentieth century vernacular bungalow loosely inspired by the Craftsman (full-length porch, clapboard siding, exposed rafter tails) and Colonial Revival (symmetry, classical columns, and again full length porch) styles. The residence appears to have undergone alterations including the addition of the lattice work porch enclosure, and clapboard at the skirting that appears recent. This resource does not present itself as a particularly intact or exemplary version of its type.

The residence is located in the "Fruits Addition" tract, originally subdivided in 1886. J.H. Fruit, along with James McFadden and William H. Spurgeon had established the Western Development Company, whose goal it was to raise the bonus money to extend the Southern Pacific Line from Anaheim to Santa Ana. Once the station was established, the Western Development Company attempted, through offers of free land and other persuasions, to move the business center of Santa Ana to their new subdivisions near the new line. When this endeavor failed, the proposed commercial lots were developed as residential. It is immediately adjacent to this original subdivision where the Fruits Addition tract is present, within which the residence at 714 E. 6th Street was built.

B11. Additional Resource Attributes: (List attributes and codes) HP02 Single family property
B12. References: (Sketch map with north arrow required)
Swanner, "Santa Ana: A Narrative of Yesterday." Saunderson Press, 1953.



B13. Remarks

B14. Evaluator: Colleen Davis & Daniel Paul

Date of Evaluation: 10/12/2006

(This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
HR # _____
Tribunal _____
NRHP Status Code 6Z

Other Listings _____ Reviewer _____ Date _____
Review Code _____

Page 1 of 2
 * Resource Name or #: 911 Brown Street
 P1. Other Identifier: 911 Brown Street
 * P2. Location: Not for Publication Unrestricted
 a. County Orange ; 1/4 of Orange ; 1/4 of Sec 1 ; B.M. 927701
 b. USGS 7.5' Quad _____ ; T. 13R ; R. 14E ; Zone mE ; Zip 92701
 c. Address 911 BROWN ST ; City Santa Ana ; State CA ; mN
 d. UTM: (Give more than one for large and/or linear features)
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) APN: 398-313-10

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a one-story single-family residence with a rectangular plan and wood frame construction. The residence was designed in the Minimal Traditional style. It has a combination of hipped and pyramidal roofs covered in composition asphalt shingle and underscored with running fascia boards. The exterior walls are clad with stucco. Variegated masonry is a dominant feature of the front facade. The entry is off-center and is recessed behind two frontally massed bays. A metal security door is present at the front entry. The windows are two-over-two horizontally acclimated wood-frame double-hung sash windows, and are located in both paired and single openings. All of the windows are underscored with wood sills. A small shed visor running continuous from the roof covers the entry, and a set of concrete steps leads to it. Near the ground level, a slight recession running across the elevations indicates the location of a crawl space. The house is slightly set back from the property line and has a front yard, with fir tree, and the remains of a palm tree and lawn. A metal picket fence is located adjacent to the residence. It delineates the front from the rear yard.

* P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
 * P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
 P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects)



P5b. Description of Photo: (View, date, etc.)
 Southeast Elevation; View Northwest
 * P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 c1945 (Estimated)
 * P7. Owner and Address:
 Ruben P. Gomez
 1826 Greenwood Avenue
 Santa Ana, CA 92705-7023
 * P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017
 * P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 * Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
 DPR 523A (195) * Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 6Z

Page 2 of 2
 * Resource Name or #: 911 Brown Street

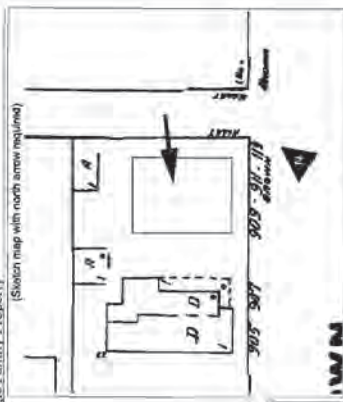
B1. Historic Name: _____
 B2. Common Name: _____
 B3. Original Use: SF Residential ; B4. Present Use: SF Residential
 * B5. Architectural Style: Minimal Traditional
 * B6. Construction History: (Construction data, alterations, and date of alterations.)

* B7. Moved? No Yes Unknown Date: 1984 Original Location: Unknown
 * B8. Related Features: (The existing structure was moved to the current site in 1984. It replaced an older residence known as the Esther Starkey Residence, which had been previously evaluated as a SD2.)

B9a. Architect: Unknown ; b. Builder: Unknown
 * B10. Significance: Theme Residential Architecture Area Santa Ana, CA
 Period of Significance: N/A Property Type Single Family Residence Applicable Criteria N/A
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The single family residence at 911 Brown Street does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common and unremarkable example of a mid twentieth-century Minimal Traditional style tract home, and is not located in a cohesive neighborhood. It was moved on to the current site in 1984, replacing an older structure known as the Esther Starkey Residence that had been evaluated as a contributor to the Lower French Park Residential District.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
 * B12. References:



B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul

Date of Evaluation: 10/20/2006

(This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
HR # _____
Trinomial _____
HRHP Status Code 6Z

Other Listings _____ Reviewer _____
Review Code _____ Date _____

Page 1 of 2
 * Resource Name or #: 611 North Garfield Street
 * P1. Other Identifiers: Not for Publication Unrestricted
 * P2. Location: _____ Date _____
 a. USGS 7.5' Quad _____
 b. Address 611 N. Garfield St. City Santa Ana State _____ Zip 92701
 c. UTM: (Give more than one for large and/or linear feature)
 d. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
 e. APN: 398-313-06

* P3a. Description: (Describe resource and its major elements. include design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a two-story multiple-family residence with a rectangular plan and wood frame construction. Designed with modernist style elements, it has a flat roof and exterior walls clad with stucco. The building has an asymmetrical composition. A wide eave overhangs the second level, which faces the adjacent lot rather than the street. The eaves are boxed at the street side, and arc open at the rear side of the building. They are suspended by thin steel columns. The second level of the apartment is accessed by a floating stairway. The street facing elevation is unadorned, except for the use of flagstone in a rectangular arrangement adjacent a doorway and at the far end of the building. Above these is a protruding running course that tapers in width as it crosses the elevation. At the corner of the entry and street facing elevations, a shaped fin protrudes out from the building at the first level. Aluminum framed windows with faux shutters are part of the design. Landscape specimens include tigerlily, bouganvillea, and bonsai fr.

* P3b. Resource Attributes: (List attributes and codes) HPO3 Multifamily Property
 * P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
 * P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1964 (factual) Building Permit

* P7. Owner and Address:
 Marcia E. Low
 3562 Bravata Drive
 Huntington Beach, CA 92649-2035

* P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 * Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____

Page 2 of 2
 * Resource Name or #: 611 North Garfield Street
 * HRHP Status Code 6Z

B1. Historic Name: _____
 B2. Common Name: _____
 B3. Original Use: Multi-Family Residential B4. Present Use: Multi-Family Residential
 B5. Architectural Style: Modernist
 B6. Construction History: (Construction date, alterations, and date of alterations.)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 * B8. Related Features:

B8a. Architect: Unknown b. Builder: Unknown
 B8b. Significance: Theme Residential Architecture Avea Santa Ana, CA
 Period of Significance: 1964
 Property Type: Multiple Family Residence Applicable Criteria: r/a

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The multiple family residence at 611 N. Garfield Street does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common and unremarkable example of a mid twentieth-century multiple-family apartment building, and is not located in a cohesive neighborhood.

B11. Additional Resource Attributes: (List attributes and codes): HPO3 Multifamily property
 * B12. References:



B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)

PRIMARY RECORD

Primary # _____
HR # _____
Tribunal _____
NHP Status Code 6Z

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2
 * Resource Name or #: 623-625 North Garfield Street
 P1. Other Identifier: _____
 * P2. Location: Not for Publication Unrestricted
 b. USGS 7.5' Quad _____ Date _____ a. County Orange
 City Santa Ana Zone _____ City Santa Ana 1/4 of _____ 1/4 of _____ Sec. _____ B.M. _____
 Zip 92701
 d. UTM: (Give more than one for large and/or linear feature) _____
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) _____
 APN: 398-313-04

* P3a. Description: (Describe resource and its major elements. Includes design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a two-story multiple-family residence with a rectangular plan and wood frame construction. Originally designed in the Craftsman style, the residence has a front-gable roof with composition asphalt shingles and exterior walls clad with non-original stucco. The residence's primary facade is three bays wide and asymmetrically divided. It is characterized by a two-story projecting front porch. The porch has a front gable roof. On the first story, the porch shelters two separate entries; one within each bay. These entries are framed in rusticated, stained Craftsman style wood door frames. Between them is an aluminum window that is a recent replacement. The second-floor balcony is supported by three brick-clad square columns. The balcony features a wood balustrade, and it shelters two windows openings that are framed in thick wood plank of slightly differing styles. The second story is underscored by a continuous wood band course. The eaves at the front elevation are underscored by false timber bracing. The first story of the south-side bay features a fixed picture window topped with a diamond-paned transom window and framed in Craftsmanesque, rusticated wood plank. At the second level above this window is a double-paned window with wood plank framing at the window well. In front of the building is a cinderbrick planter with square brick posts at either end, and bush specimens within it. A double garage with upper story living unit appears behind the primary residence.

* P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
 * P4. Resources Present: Building Structure Object Site District Element of District Other (Specify, etc.)
 P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects).
 P5b. Description of Photo: (View, date, etc.)
 West Elevation; View East



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1923 (Estimated) Historic Survey
 * P7. Owner and Address:
 Camarent Oscar Ruben & Perez
 1826 Greenwood Avenue
 Santa Ana, CA 92705-7023
 * P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017
 * P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
 * Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Aerial Record
 Photograph Record Other: (List) _____
 DPR 623A (199)

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
 * NHP Status Code 6Z

* Resource Name or #: 623-625 North Garfield Street
 B1. Historic Name: _____
 B2. Common Name: _____
 B3. Original Use: Multi-Family Residential B4. Present Use: Multi-Family Residential
 B5. Architectural Style: Craftsman
 * B6. Construction History: (Construction date, alterations, and date of alterations.) _____

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 * B8. Related Features: _____

B8a. Architect: Unknown
 * B10. Significance: Theme Residential Architecture
 Period of Significance: 1923 Property Type: Multi-Family
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 Applicable Criteria: Ave Santa Ana, CA

The multiple family residence at 623-625 N. Garfield Street does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The building appears to have undergone alterations that have seriously diminished its integrity. The primary of these alterations is the addition of stucco across all facades. This process likely destroyed craftsman decorative features and textures that would have been associated with the original porch columns or located across the original, unaltered elevations. The aluminum attic vent in the gable is also a recent addition. A non-original stucco coating under the eaves likely altered what were exposed rather tails, or at least wood eaves that have been removed. The planter, as well as the brick veneer on the lower columns, are also not original.

* B11. Additional Resource Attributes: (List attributes and codes): HP02 Multifamily Property
 * B12. References: _____



B13. Remarks: _____

* B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)

PRIMARY RECORD

Page 1 of 2
 Primary # _____
 HR # _____
 Topical _____
 NRHP Status Code 6Z
 Other Listings _____
 Review Code _____ Reviewer _____ Date _____

Resource Name or #: 1022 North Lincoln Avenue
 P1. Other Identifier: _____
 P2. Location: Not for Publication Unrestricted Date _____
 a. County Orange
 City Santa Ana 1/4 of Sec. _____ 2p 92701
 Zone _____ mE/ _____ mN
 b. USGS 7.5 Quad _____
 c. Address 1022 N. Lincoln Ave
 d. UTM: (Give more than one for large and/or linear feature)
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
 APN: 398-194-16

P3. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a one-story single-family residence with a rectangular plan and wood frame construction. Designed with elements of the Craftsman style, it has a medium pitch side-gable roof with composition asphalt shingles and wood shiplap wall cladding. The residence features a centered entry with a ten-light glazed French style door. The entry is sheltered by a small portico with a front gable roof supported by square columns and wood beams with oval curved ends. On either side of the entry is a rectangular window covered with metal security bars. A similar window opening, also covered with metal security bars, is found on the side elevation. All visible window openings are framed in wood casing, and within them are three part wood-frame windows. Low, running course brick is present in front of the entry on the east elevation. It forms a planter east of the entry. Fascia boards are present at the gable ends and wood cornerboards are also part of the design. The front of the residence is acclimated sideways, facing the rest of the lot rather than the street. A side gabled garage with a stuccoed chimney and a gabled parapet is located behind the primary residence.

P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
 P5. Photograph or Drawing (Photograph required for buildings, structures, and objects)



P6. Date Constructed/Age and Source:
 Prehistoric Historic Both
 c1940 (Estimated)
 P7. Owner and Address:
 Kent and Crudy Schlick
 PO Box 6929
 Santa Ana, CA 92706-0829
 P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017
 P9. Date Recorded: 10/20/2006
 P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

P11. Report Citation: (Cite survey report/other source or "none") Santa Ana Boulevard Property Acquisitions
 Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
 DPR 523A (199) * Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
 Primary # _____
 HR # _____
 NRHP Status Code 6Z

Resource Name or #: 1022 North Lincoln Avenue
 B1. Historic Name: _____
 B2. Common Name: _____
 B3. Original User: SF Residential B4. Present Use: SF Residential
 B5. Architectural Style: Craftsman
 B6. Construction History: (Construction date, alterations, and date of alterations.)

B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 B8. Related Features:

B9a. Architect: Unknown b. Builder: Unknown
 B10. Significance: Theme Residential Architecture Area Santa Ana, CA
 Period of Significance: c1940 Property Type Single Family Residence Applicable Criteria N/A
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The single family residence at 1022 N. Lincoln Avenue does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common and unremarkable example of a mid twentieth-century single-family residence building, and is not located in a cohesive neighborhood.

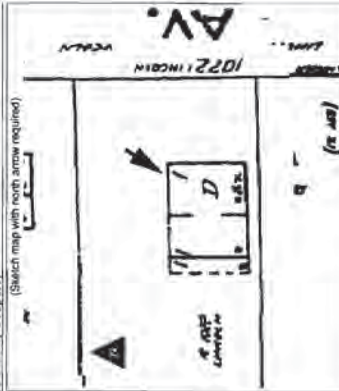
The residence is located within the "Logan Barrio," which was originally subdivided in 1896 as the "Hawkins Addition." The Logan Barrio comprised a variety of small-scale residences built as worker housing during the turn of the century, primarily for migrant workers employed in the citrus industry, though other industries were represented as well. The residences in the Logan Barrio that retain their integrity are either small-scale Victorian houses or exhibit simple, vernacular translations of turn of the century bungalow styles that often have the appearance of being handmade. Many of the residences of the Logan Barrio appear to have been contractor built.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
 B12. References:
 Environmental Coalition of Orange County, "Santa Ana Historic Survey:
 Final Report," c. 1980.
 Les, Kathleen. "Santa Ana's Architectural Heritage," 1980.

B13. Remarks:

B14. Evaluator: Colleen Davis & Daniel Paul

Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)





Jones & Stokes

May 9, 2007

Juanita Preciado Hernandez, Senior Management Analyst
Community Redevelopment Agency
City of Santa Ana – Housing Division
20 Civic Center Plaza (M-37), P.O. Box 1988
Santa Ana, CA 92702-1988

**Subject: Historical Resources Assessment Report
Prepared for City of Santa Ana Redevelopment Agency**

Introduction

The purpose of this Historical Resources Assessment Report is to determine whether select properties being considered by the City of Santa Ana Redevelopment Agency qualify as historical resources under the California Environmental Quality Act (CEQA), according to the criteria set forth in Section 15064.5 of the CEQA Guidelines. The properties under consideration are located at: 515 E. 5th Street, 519 E. 5th Street, 602-604 E. 5th Street, 609 E. 5th Street, 409-411 Minter Street, 520 E. 6th Street, 608-610 E. 6th Street, 702 E. 6th Street, 706 E. 6th Street, and 812 Santa Ana Boulevard in the City of Santa Ana, California (the "Santa Ana Properties"). The City of Santa Ana Redevelopment Agency contracted with Jones & Stokes to complete a historical assessment of each of the properties. Evaluation of these properties included the application of the criteria for eligibility for listing in the California Register of Historical Resources (California Register). Jones & Stokes has concluded that none of the Santa Ana Properties are historical resources for the purposes of CEQA. Detailed results of the evaluations were documented on California Department of Parks and Recreation Historic Resource Inventory Forms (DPR 523 forms), which are attached to this document.

Methodology

Chris Kuzak, a Jones & Stokes Architectural Historian, conducted a field investigation of the properties in May 2007. During the investigation, Mr. Kuzak collected digital photographs of each property, and recorded the exterior appearance, character-defining features, and the current condition of each building. Chris Kuzak then researched the history of each property, including building permit research at the City of Santa Ana Department of Planning, as well as tract map, tax assessor data, and occupant research at

811 West 7th Street, Suite 800 Los Angeles, CA 90017 213 627-5376 213 627-6853

May 9, 2007
Page 2

Santa Ana Historical Resources Assessment Report

the County of Orange Archives and the Santa Ana History Room of the City of Santa Ana Library. Based on this information, Jones & Stokes' qualified Architectural Historians, Richard Starzak, Christopher Hetzel, and Chris Kuzak, completed evaluations of the properties according to the applicable criteria provided under CEQA.

California Environmental Quality Act (CEQA) and Identification of Historical Resources

The CEQA statute and guidelines provide five basic definitions of what may qualify as an historical resource. The first three of these definitions are described in Section 21048.1 of the CEQA statute (Division 13 of the California Public Resources Code). The definitions are described as follows:

...an historical resource is a resource listed in, or determined to be eligible for listing in, the California Register of Historical Resources. Historical resources included in a local register of historical resources, as defined in subsection (k) of Section 5020.1,¹ are presumed to be historically or culturally significant for purposes of this section, unless the preponderance of the evidence demonstrates that the resource is not historically or culturally significant. The fact that a resource is not listed in, or determined to be eligible for listing in, the California Register of Historical Resources, not included in a local register of historical resources, or not deemed significant pursuant to criteria set forth in subdivision (g) of Section 5024.1,² shall not preclude a lead agency from determining whether the resource may be an historical resource for purposes of this section.

To simplify, the first three definitions provided in the CEQA statute define an historical resource as a property that is:

1. Listed in the California Register of Historical Resources (California Register);
2. Determined eligible for the California Register by the State Historical Resources Commission; or
3. Included in a local register of historical resources.

¹ PRC 5020.1(k): "Local register of historical resources" means a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution.

² PRC 5024.1(g): A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria: (1) The survey has been or will be included in the State Historic Resources Inventory; (2) The survey and the survey documentation were prepared in accordance with office procedures and requirements; (3) The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523; (4) If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.

Section 15064.5 of the CEQA Guidelines (California Code of Regulations, Title 14, Chapter 3) supplements the statute with two additional definitions of historical resources, which may be simplified in the following manner. An historical resource is a resource that is:

1. Identified as significant in an historical resource survey meeting the requirements of Public Resources Code §5024.1(g);
2. Determined by a Lead Agency to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California. Generally, this category includes resources that meet the criteria for listing on the California Register (Pub. Res. Code §§5024-1, Title 14 CCR, Section 4852).

Jones & Stokes' qualified architectural historians evaluated the Santa Ana Properties using the five definitions outlined above to determine whether the properties qualify as historic resources under CEQA.

Prior Evaluations

Jones & Stokes identified two historic resource studies that evaluated the historical significance of properties including and in the vicinity of the Santa Ana Properties.

A historic resources survey of the City of Santa Ana, known as the *Santa Ana Historic Survey* was conducted by Environmental Coalition of Orange County, Inc. in the 1980s. None of the Santa Ana Properties were included in the survey, and no evaluations were made that directly pertain to these properties.

In November 2006, the City of Santa Ana engaged the firm Moule & Polyzoides to prepare a new comprehensive Specific Plan for the City of Santa Ana. As part of this effort, Moule & Polyzoides subcontracted with the firm Historic Resources Group, LLC to conduct a public charrette and historic resources study of the City, which included preliminary assessments of some of the Santa Ana Properties. As reported in the findings of the historic resources survey, entitled "*A Historic and Cultural Resources Survey Santa Ana Specific Plan Administrative Draft*," Historic Resources Group, LLC, recommended that four of the ten Santa Ana Properties might be considered as contributors or altered contributors to a potential Neighborhood Conservation Overlay Zone. The contributors and altered contributors identified by Historic Resources Group, LLC, include the following properties:

Address of Property	Historic Resources Group, LLC, Determination
515 E. 5 th Street	Altered Contributor
519 E. 5 th Street	Contributor

702 E. 6 th Street	Contributor
706 E. 6 th Street	Altered Contributor

It is Jones & Stokes' understanding that the 2006 analysis of these properties was a preliminary effort to identify potential historic resources in the City, consisting of a windshield survey only, and did not constitute a formal evaluation of properties per the criteria established by the California Register, or to determine if the properties were historical resources for the purposes CEQA. Moreover, while the City of Santa Ana's municipal code provides for the establishment of historic districts, it does not specifically outline/discuss the establishment of conservation overlay zones, which are described in the Historic Resources Group study. As a result, it appears that the four contributors and altered contributors identified by Historic Resources Group, LLC, have not yet been determined to be historical resources for the purposes of CEQA.

Historical Assessments

The current historical assessment by Jones & Stokes includes an analysis of each of the ten Santa Ana Properties to determine whether they qualify as historical resources according to the aforementioned five definitions under CEQA. The assessment also includes the four properties identified as contributors or altered contributors to the potential Neighborhood Conservation Overlay Zone identified by Historic Resource Group in 2006.

Definition 1—Listed in the California Register

There are several ways in which a resource can be listed in the California Register of Historical Resources, as codified under Title 14 CCR, Section 4851.

- A resource can be listed in the California Register by the State Historical Resources Commission;
- If a resource is listed in or determined eligible for listing in the National Register of Historic Places (National Register), it is automatically listed in the California Register; and
- If a resource is a California State Historical Landmark, from No. 770 onward, it is automatically listed in the California Register.

The following are the criteria for listing on the California Register of Historical Resources, as provided in Title 14 CCR, Section 4852 (b)-(c) of the CEQA statute, which are applicable to the properties being evaluated:

(b) Criteria for evaluating the significance of historical resources. An historical resource must be significant at the local, state, or national level under one or more of the following four criteria:

1. It is associated with events that have made a significant contribution to the broad patterns of local or regional history, or the cultural heritage of California or the United States;
2. It is associated with the lives of persons important to local, California, or national history;
3. It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values; or
4. It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.

(c) Integrity. Integrity is the authenticity of an historical resource's physical identity evidenced by the survival of characteristics that existed during the resource's period of significance. Historical resources eligible for listing in the California Register must meet one of the criteria of significance described in section 4852 (b) of this chapter and retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. Historical resources that have been rehabilitated or restored may be evaluated for listing.

Integrity is evaluated with regard to the retention of location, design, setting, materials, workmanship, feeling, and association. It must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance.

It is possible that historical resources may not retain sufficient integrity to meet the criteria for listing in the National Register, but they may still be eligible for listing in the California Register. A resource that has lost its historic character or appearance may still have sufficient integrity for the California Register if it maintains the potential to yield significant scientific or historical information or specific data.

None of the Santa Ana Properties are listed in the California Register of Historical Resources, and therefore are not considered historical resources according to this definition.

Definition 2—Determined Eligible for the California Register

Properties that have been formally determined eligible for listing in the California Register are considered to be historical resources for the purposes of CEQA.

None of the Santa Ana Properties have been determined eligible for the California Register by the State Historical Resources Commission, and are therefore not considered historical resources according to this definition.

Definition 3—Listed in a Local Register of Historical Resources

A property listed in a local register of historical resources is considered an historical resource for the purposes of CEQA. By definition, "local register of historical resources" is a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution. The City of Santa Ana has a Historic Resources Commission that was established to recognize and preserve historic structures important to the heritage of the City. In addition to the creation of the Commission, the Santa Ana City Council has created a list of historically significant properties called the "Santa Ana Register of Historical Properties."

None of the Santa Ana Properties have been designated as historical properties under the City of Santa Ana's ordinance and none are listed in the local register of historical resources. Therefore, the Santa Ana Properties are not considered historical resources according to this definition.

Definition 4—Identified as Significant in an Historical Resources Survey

According to Section 15064.5(a)(2) of the CEQA Guidelines, a resource "identified as significant in an historical resource survey meeting the requirements [set forth in] section 5024.1(g) of the Public Resources Code, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant." The requirements set forth in PRC 5024.1(g) for historical resources surveys are:

- 1. A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria:
 1. The survey has been or will be included in the State Historic Resources Inventory.
 2. The survey and the survey documentation were prepared in accordance with office [of Historic Preservation] procedures and requirements.

3. The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523.
4. If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.

Jones & Stokes has determined that the Santa Ana Properties are not eligible as contributors to a locally eligible historic district or to a California Register eligible historic district and, therefore, do not meet the fourth CEQA definition of historical resources. The ineligible properties include the following:

Address of Property	Evaluation
515 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
519 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
602-604 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
609 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
409-411 Miner Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
520 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
608-610 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
702 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
706 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
812 Santa Ana Boulevard	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.

Definition 5—Determined Significant by the Lead Agency

The fifth and final definition of historical resources under CEQA considers those properties that have been determined to be significant by the lead agency. Such a determination usually occurs during the CEQA compliance process. According to Section 15064.5(a)(3) of the CEQA Guidelines, "Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Pub. Res. Code SS5024.1, Title 14 CCR, Section 4852)."

Jones & Stokes has determined that none of the ten Santa Ana Properties are individually eligible for the California Register, and none are considered "historically significant" by the Lead Agency.

CONCLUSION

Jones & Stokes evaluated the Santa Ana Properties listed in the table below according to the CEQA guidelines, and determined that none are historical resources for the purposes of CEQA. A summary of the evaluations of the 10 Santa Ana Properties is as follows.

Address of Property	Evaluation
515 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
519 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
602-604 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
609 E. 5 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
409-411 Miner Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
520 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
608-610 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
702 E. 6 th Street	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.

706 E. 6 th Street	Register, or Local designation through survey evaluation. 6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.
812 Santa Ana Boulevard	6Z. Found ineligible for National Register, California Register, or Local designation through survey evaluation.

Attachments: DPR forms.

Page 1 of 3
 Primary #
 HRI #
 Trimonial
 NRHP Status Code 6Z
 Reviewer
 Date
 *Resource Name or #: 409-411 Minter Street

P1. Other Identifier:
P2. Location: Not for Publication Unrestricted
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)
b. USGS Quad: Date: T N R
 c. Address: 409-411 Minter Street
 d. UTM: Zone: mE/ mN (G.P.S.)
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
 APN: 398-338-09

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and foundations)
 The property at 409-411 Minter Street includes a Mission style one-story rectangular plan multi-family residence. The wood frame residence rests on a concrete foundation and features a flat roof with a parapet that is topped by a metal drip cap on all elevations. A decorative chimney with three vents protrudes from the roof. The building's exterior walls are clad in stucco and non-origina sliding or hanging sash aluminum windows with metal security barriers affixed to the units on the north, south, and west (front) elevations. Two main entryways feature metal security doors and are accessed by a large front porch with cement stairs that project from the facade (north elevation). The porch has a flat roof surrounded by a parapet with metal drip caps and is supported by two large square piers. Two additional entryways are located on the north and south elevations of the building. Two large palm trees are prominent at the front of the residence, while shrubs characterize the rest of the landscaping.

P3b. Resource Attributes: (List attributes and codes) HP-3, Multiple Family Property
P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
 P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)
 P5b. Description of Photo: (View, date, occasion #) West (Front) Elevation, 5/1/2007

P6. Date Constructed/Age and Sources: XHistoric Prehistoric Both 1922
P7. Owner and Address:
 Gloria Menchaca
 439 S. Poplar
 Santa Ana, CA 92703
P8. Recorded by: (Name, affiliation, and address)
 Chris Kuzak
 Jones & Stokes
 2600 V Street
 Sacramento, CA 95819
P9. Date Recorded: 5/8/2007
P10. Survey Type: (Describe) Intensive

P11. Report Citation: (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions
Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List)
 DPR 523A (1/05)

(This space reserved for official comments.)
 *Required information

Page 2 of 3
 Primary #
 HRI #
 *NRHP Status Code 6Z
 *Resource Name or # (Assigned by recorder) 409-411 Minter Street

B1. Historic Name:
B2. Common Name:
B3. Original Use: Multiple Family Residential **B4. Present Use:** Multiple Family Residential
B5. Architectural Style: Mission
B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1922; reworked 1933; wall headers added 1994; aluminum fenestration added at a later date.

B7. Moved? X No Yes Unknown **Date:** **Original Location:**
B8. Related Features:
B9a. Architect: N/A **b. Builder:** N/A
B10. Significance: Theme: Residential/Architecture **Property Type:** Multiple Family Residence **Applicable Criteria:** N/A
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 409-411 Minter Street appears not to meet the Criteria for listing on the California Register of Historical Resources. The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H. Spurgeon, in the late 1890s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. A multi-family dwelling constructed in 1922 by Mrs. Alder, the residence at 409-411 Minter Street was a later addition to the Fruit Addition tract (Swanner 1953: 18-20; City of Santa Ana Planning Department Permits, Orange County Assessor's Office Records, Sanborn Map Company 1906 (1949). (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)
B12. References: (see continuation sheet)
B13. Remarks:
B14. Evaluator: Chris Kuzak
Date of Evaluation: 5/8/2007

(Sketch Map with north arrow required.)
 E 5th St
 Minter St
 409-411

(This space reserved for official comments.)
 *Required information

DPR 523B (1/02)

Primary #
HRI #
Trinomial

*Resource Name or # (Assigned by recorder): 409-411 Minter Street

*Recorded by: Chris Kurzak
*Date: 5/8/2007

X Continuation Update

B10. Significance (Continued):

Constructed as a typical Mission style multi-family dwelling in 1922, research revealed that the residence at 802-804 5th Street does not appear to be associated with any significant events or people. As a result, the property appears not to meet Criteria 1 and 2 for listing on the California Register. Moreover, because Mission style architecture was commonly used in residential construction in California during the early 20th century, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Therefore, it appears not to meet Criteria 3 for listing on the California Register as well. Alterations to the residence, such as the addition of aluminum fenestration, reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, 1922. Thus, the residence at 409-411 Minter Street does not appear to meet the Criteria for listing on the California Register.

B12. References (Continued):

- City of Santa Ana Planning Department Permits.
- Orange County Assessor's Office Records.
- Sanborn Map Company
1906-August 1949 "Insurance Maps of Santa Ana Orange Co. California," Sanborn Map Company, New York, New York.
- Swanner, Charles D.
1953 *Santa Ana: A Narrative of Yesterday 1870-1910*, Saundier Press, Claremont, California.

Primary #
HRI #
Trinomial
NRHP Status Code 6Z

Other Listings
Review Code

*Resource Name or #: 812 Santa Ana Boulevard

P1. Other Identifier:

*P2. Location: Not for Publication Unrestricted
and (P2b and P2c or P2d. Attach a Location Map, as necessary.)

*a. County: Orange County

*b. USGS Quad: Date: T N R

*c. Address: 812 Santa Ana Boulevard

d. UTM: Zone: mE MN (G.P.S.)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
APN: 398-313-03

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property at 812 Santa Ana Boulevard consists of one modern two-story multi-family dwelling of Spanish Eclectic design. The main roof of the building is flat and surrounded by a parapet, exterior walls are clad in stucco, and the building rests on a concrete foundation.

*P3b. Resource Attributes: (List attributes and codes) HP3. Multiple family property

*P4. Resources Present: Building Structure Object Site District Element of District Other (species, etc.)

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects)

*P5b. Description of Photo: (View, date, accession #) North (Front) and East (Rear) Elevations, 5/1/2007

*P6. Date Constructed/Age and Sources: Historic Prehistoric Both

*P7. Owner and Address:
Hop Nguyen
15561 Ashley Circle
Westminster CA 92683

*P8. Recorded by: (Name, affiliation, and address)
Chris Kurzak
Jones & Stokes
2600 V Street
Sacramento, CA 95818

*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none") Santa Ana Boulevard Property Acquisitions

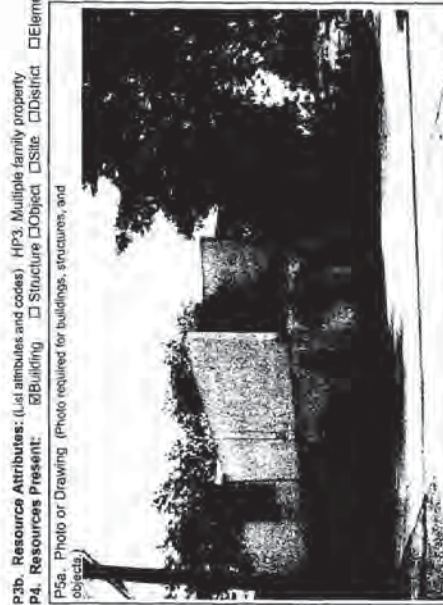
*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record

Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record

Artifact Record Photograph Record Other (List)

DPK 5238 (1/95)

Required Information



*P2b. Resource Attributes: (List attributes and codes) HP3. Multiple family property

*P4. Resources Present: Building Structure Object Site District Element of District Other (species, etc.)

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects)

*P5b. Description of Photo: (View, date, accession #) North (Front) and East (Rear) Elevations, 5/1/2007

*P6. Date Constructed/Age and Sources: Historic Prehistoric Both

*P7. Owner and Address:
Hop Nguyen
15561 Ashley Circle
Westminster CA 92683

*P8. Recorded by: (Name, affiliation, and address)
Chris Kurzak
Jones & Stokes
2600 V Street
Sacramento, CA 95818

*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none") Santa Ana Boulevard Property Acquisitions

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record

Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record

Artifact Record Photograph Record Other (List)

DPK 5238 (1/95)

Required Information

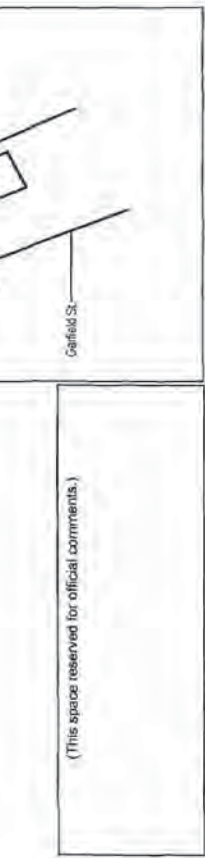
Primary #
 HRI #
 *Resource Name or # (Assigned by user) 812 Santa Ana Boulevard
 *NRHP Status Code 6Z

B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Multiple Family Residential
 B4. Present Use: Multiple Family Residential
 B5. Architectural Style: Spanish Eclectic
 B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1976.

B7. Moved? X No Yes Unknown Date:
 B8. Related Features:
 Original Location:

B9a. Architect: N/A
 B9b. Builder: N/A
 Area: Santa Ana, California
 Property Type: Multiple Family Residential
 Applicable Criteria: N/A
 Period of Significance: 1976
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The Spanish Eclectic design multi-family residential dwelling at 812 Santa Ana Boulevard was constructed in 1976 (Orange County Assessor's Office Records). The building does not appear to meet the criteria for listing on the California Register. The subject building was constructed less than 50 years ago and does not appear to meet the demanding threshold of exceptional significance required under NRHP or CRHR criteria for properties of less than 50 years in age.

B11. Additional Resource Attributes: (List attributes and codes)
 B12. References:
 B13. Remarks:
 B14. Evaluator: Chris Kuzak
 Date of Evaluation: 5/8/2007



(This space reserved for official comments.)

DPR 523B (1/95)

*Required information

Primary #
 HRI #
 Trimonial
 NRHP Status Code 6Z
 Other Listings
 Review Code
 Reviewer
 Date

*Resource Name or #: 515 E. 5th Street
 *a. County: Orange County
 *b. USGS Quad: Date: T N R
 City: Santa Ana
 Zone: mE/ mN (G.P.S.)
 B.M. Zip: 92701
 c. Address: 515 E. 5th Street
 d. UTM:
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
 APN: 398-332-06

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
 The property at 515 East 5th Street includes a one-story single-family residence with wood frame construction and irregular plan as well as a wood framed detached ancillary building. Designed in the Transitional Arts and Crafts style with Queen Anne elements, the residence features a hipped roof comprised of composite shingles, open eaves, and exposed rafters. It rests on a raised concrete foundation. The front-facing gable features scalloped wood shingling and a decorative vent. Exterior sides are covered with non-original stucco while the foundation skirt is clad with flagstone siding. All elevations include sliding or hung sash aluminum fenestration set in wood framing with protective security grills affixed, although most prominent is a projecting aluminum sliding sash bay window flanked by another sliding sash window with fixed lights in the primary facade. The facade also features a half-width inset porch with metal railing and porch supports. It shelters the building's front door opening which has a protective security screen affixed to it. A central concrete staircase leads to the porch and front entry. At the rear of the residence is an addition featuring a composite roof, stucco siding, and aluminum fenestration. The detached ancillary building has a side gabled roof composed of composite shingles, lapled siding, and a bay featuring a tilt up garage door. Present in the front yard is a small lawn dotted with manicured shrubs and trees.

*P3b. Resource Attributes: (List attributes and codes) HP2, Single family property
 *P4. Resources Present: Building Structure Object Site District Element of District Other (Isotopes, etc.)
 P5b. Description of Photo: (View, date, accession #) South (Front)
 Elevation, 5/11/2007

*P6. Date Constructed/Age and Sources: XHistoric Both
 c. 1905
 *P7. Owner and Address:
 Jesus Marquez
 515 E. 5th Street
 Santa Ana CA 92701
 *P8. Recorded by: (Name, affiliation, and address)
 Chris Kuzak
 Jones & Stokes
 2600 V Street
 Sacramento, CA 95818
 *P9. Date Recorded: 5/8/2007
 *P10. Survey Type: (Describe)
 Intensive



*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions
 *Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other (List)
 DPR 523A (1/95)

*Required information

Primary #
 HR#
 *Resource Name or # (Assigned by recorder) 515 E. 5th Street
 *NRHP Status Code 62

B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Single Family Residential
 B4. Present Use: Single Family Residential
 *B5. Architectural Style: Traditional Arts and Crafts with Queen Anne elements
 *B6. Construction History: (Construction date, alterations, and date of alterations)
 Built c. 1905; reworked 1924; plaster (stucco) siding 1962; addition on rear constructed at a later date.

*B7. Moved? X No Yes Unknown Date:
 *B8. Related Features: Original Location:

B9a. Architect: N/A
 B9b. Builder: N/A
 Area: Santa Ana, California
 Property Type: Single Family Residence
 Applicable Criteria: N/A
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 515 E. 5th Street does not appear to meet the criteria for listing on the California Register. It appears to have been constructed circa 1905 (Orange County Directory Publishing Co. 1905: 70). The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H. Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out within the tract, including the residence at 515 E. 5th Street, exhibit evidence of being largely hand-built by the contractor and/or owner as was common during the early 20th century. In 1905, G. W. Dow occupied the residence, but by 1910 John T. Strandring was associated with it. It appears Strandring continued to own and occupy the residence through the mid-1920s, when his wife, Mrs. Elizabeth A. Strandring took it over. By 1949, the Waiters family had custody of the property and by 1962 a new owner, Miguel Vega, assumed ownership. As of 2007, Miguel Marques owned the property (Swanner 1953: 18-20; Orange County Directory Publishing Co. 1905: 70; Santa Ana Directory Co. 1910: 181; Chamber of Commerce Santa Ana 1915: 268; Santa Ana Directory Co. 1920: 214; Western Directory Co. 1925: 40; ibid. 1930: 61; City of Santa Ana Planning Department Permits; Orange County Assessor's Office Records). (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)

*B12. References: (see continuation sheet)

B13. Remarks:

*B14. Evaluator: Chris Kuzak
 *Date of Evaluation: 5/8/2007



(This space reserved for official comments.)

Primary #
 HR#
 *Resource Name or # (Assigned by recorder) 515 E. 5th Street
 *Recorded by: Chris Kuzak
 *Date: 5/8/2007
 X Continuation Update

B10. Significance (Continued):
 Research revealed no information on the individuals who owned or occupied the property at 515 E. 5th Street nor did it reveal it to be associated with events of local or state importance. Therefore, the residence at 515 E. 5th Street does not appear to be associated with any significant events or people under California Register Criterion 1 or 2. Moreover, as a typical Transitional Arts and Crafts building with Queen Anne elements constructed for residential purposes, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Thus, the residence also does not appear to meet Criteria 3 for listing on the California Register. The numerous alterations to the residence, such as the addition of non-original siding, aluminum fenestration, and a modern addition on its rear also combine to reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, circa 1905. As a result, due to a lack of significance and integrity, the residence at 515 E. 5th Street does not appear to meet the criteria for listing on the California Register.

B12. References (Continued):
 Chamber of Commerce Santa Ana
 1915 *Santa Ana City Directory*, Chamber of Commerce Santa Ana, Santa Ana, California.
 City of Santa Ana Planning Department Permits.
 Orange County Assessor's Office Records.
 Orange County Directory Publishing Company
 1905 *Santa Ana City Directory*, Orange County Directory Publishing Company, Santa Ana, California
 Santa Ana Directory Company
 1910 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California
 1920 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California
 Swanner, Charles D.
 1953 *Santa Ana. A Narrative of Yesterday 1870-1910*, Saundier Press, Claremont, California
 Western Directory Company
 1925 *Orange County Directory 1925*, Western Directory Company, Long Beach, California
 1930 *Orange County Directory 1930*, Western Directory Company, Long Beach, California.

P1. Other Identifier:
P2. Location: Not for Publication Unrestricted
 and (P2b and P2c are P2d. Attach a Location Map as necessary)

a. County: Orange County
b. USGS Quad: 519 E. 5th Street
 Date: T N R
 Zone: B.M.
 Zone: ZIP: 92701
 City: Santa Ana
 State: CA
 M/E: r/n (G.P.S.)
 Elevation: 1000

c. Address: 519 E. 5th Street
d. UTM:
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
 APN: 398-332-05

***P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) The property at 519 East 5th Street includes a single-family one-story residence with wood frame construction and rectangular plan as well as a wood framed detached ancillary building. Designed in the Transitional Arts and Crafts style with Folk Victorian elements, the residence features a hipped roof composed of composite shingles, open eaves, and exposed scroll brackets at the corners. Below the roof is a wide band of trim. The roof also features a front-facing gabled pediment dormer. Recessed below the dormer is a fixed window flanked on each side by attic vents. The residence is clad in clapboard siding and aluminum fenestration set in wood framing appears on all elevations, although the north elevation of the addition at the building's rear features T-11 siding. Three multi-pane single hung sash windows are set in a projection on the south (front) elevation and a wrap around vision-roofed porch supported by classical columns is prominent as well. The exterior sides of the porch are clad in stucco and a small concrete staircase leads to the porch and front entrance on the facade. To the rear of the residence is a low-pitched hipped roof detached ancillary building with clapboard siding and roll up garage door. A lawn dotted in areas by shrubs surrounds the residence.

***P3b. Resource Attributes:** (List attributes and codes) HP2. Single family property
***P4. Resources Present:** Building Structure Object Site District Other (Isolate, etc.)
P5. Photo or Drawing: (Photo required for buildings, structures, and objects.)



***P6. Date Constructed/Age and Sources:** XHistoric Prehistoric Both
 c. 1905
***P7. Owner and Address:**
 William J. Brown
 1872 Lemon Heights Drive
 Santa Ana CA 92705
***P8. Recorded by:** (Name, affiliation, and address)
 Chris Kuzak
 Jones & Stokes
 2600 V Street
 Sacramento, CA 95818
***P9. Date Recorded:** 5/8/2007
***P10. Survey Type:** (Describe) Intensive

***P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions
***Attachments:** NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List)
 DPR 523A (1/85)

B1. Historic Name:
B2. Common Name:
B3. Original Use: Single Family Residential
B4. Present Use: Single Family Residential
***B5. Architectural Style:** Transitional Arts and Crafts style with Folk Victorian elements
***B6. Construction History:** (Construction date, alterations, and date of alterations)
 Built 1908; reroofed 1937; addition at rear of residence constructed at later date

***B7. Moved?** X No Yes Unknown Date:
***B8. Related Features:** Original Location:

B9a. Architect: N/A
B9b. Builder: N/A
***B10. Significance:** Theme: Residential Architecture
 Period of Significance: c. 1905
Property Type: Single Family Residence
Applicable Criteria: N/A
 (List importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 519 E. 5th Street does not appear to meet the criteria for listing on the California Register. Constructed circa 1905, the property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruk, James McFadden, and William H. Spurgeon, in the late 1880s (Orange County Directory Publishing Co. 1885: 70; Swanner 1953: 18-20). Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the relatively simple and unadorned forms of buildings within the tract, including the residence at 519 E. 5th Street, exhibit evidence of being largely hand-built by the contractor and/or owner as was common during the early 20th century. In 1905, the residence was occupied by Sylvester H. Heard and M. DeLancey Bellows, who they continued to occupy the residence for at least the next five years. By 1915, the residence was occupied by C. G. White, while Thomas Howard and Mrs. E. E. Herrick were associated with the parcel by 1920. Through the subsequent decades, it appears the residence sat vacant, although in 1937, it was owned by Mrs. Blee, who added a new roof to the building. In 1960, records indicate W. K. Stock owned the property, while by 2007 they record William J. Brown as the owner. (Swanner 1953: 18-20; Orange County Directory Publishing Co. 1885: 70; Santa Ana Directory Co. 1910: 181; Chamber of Commerce Santa Ana 1915: 269; Santa Ana Directory Co. 1920: 214; Western Directory Co. 1925: 40; ibid. 1930: 61; City of Santa Ana Planning Department Permits; Orange County Assessor's Office Records.) (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)
***B12. References:** (see continuation sheet)
B13. Remarks:
***B14. Evaluator:** Chris Kuzak
***Date of Evaluation:** 5/8/2007



(This space reserved for official comments.)
 DPR 523B (1/85)
 *Required Information

State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
CONTINUATION SHEET

Page 3 of 3 *Resource Name or # (Assigned by recorder) 5119 E. 5th Street

*Recorded by: Chris Kuzak *Date: 5/8/2007 X Continuation Update

B10. Significance (Continued):

The residence at 519 E. 5th Street appears not to be associated with any significant events or people under California Register Criterion 1 or 2. Research revealed no information on the individuals who owned or occupied the property nor did it reveal the property to be associated with events of local or state importance. Moreover, as a typical Transitional Arts and Crafts building with Folk Victorian elements, constructed for residential purposes, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Hence, the residence also does not appear to meet Criterion 3 for listing on the California Register. Significant alterations to the residence, such as the addition of aluminum fenestration and a modern addition on its rear also continue to reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, circa 1905. As a result, due to a lack of significance and integrity the residence at 515 E. 5th Street does not appear to meet the criteria for listing on the California Register.

B12. References (Continued):

- Chamber of Commerce Santa Ana
- 1915 *Santa Ana City Directory*, Chamber of Commerce Santa Ana, Santa Ana, California.
- City of Santa Ana Planning Department Permits.
- Orange County Assessor's Office Records.
- Orange County Directory Publishing Company
- 1905 *Santa Ana City Directory*, Orange County Directory Publishing Company, Santa Ana, California.
- Santa Ana Directory Company*
- 1910 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California.
- 1920 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California.
- Swanner, Charles D.
- 1953 *Santa Ana: A Narrative of Yesterday 1870-1910*, Saunder Press, Claremont, California.
- Western Directory Company
- 1925 *Orange County Directory 1925*, Western Directory Company, Long Beach, California
- 1930 *Orange County Directory 1930*, Western Directory Company, Long Beach, California.

State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Page 1 of 3 *Resource Name or # 602-604 E. 5th Street

*Other Identifier: *a. County: Orange County

*P2. Location: Not for Publication Unrestricted and (P2b and P2c or P2d. Attach a Location Map as necessary.)

*b. USGS Quad: Date: T N R 1/4 of 1/4 of Sec 1 ; M.D. B.M. Zip: 92701

c. Address: 602-604 E. 5th Street City: Santa Ana

d. UTM: Zone: ME/ mN (G.P.S.)

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation: APN: 398-331-01

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

The property at 602-604 5th Street consists of a Mission style one-story rectangular plan multi-family residence with wood frame construction as well as a detached ancillary building. Both buildings rest on concrete foundations. The residence has a flat roof surrounded by a parapet that is topped by a metal drip cap on all elevations. Exterior walls are clad in stucco. Non-original sliding or hanging sash aluminum windows with metal security barriers affixed to them are on the north (front), east, and west elevations. One single hung sash aluminum window without a protective security barrier is on the west elevation, while on the south (rear) elevation are two aluminum windows without protective barriers, one single hung sash with an air conditioning unit in it, and an additional sliding sash window. The two main entryways feature metal security doors and are set within a large front porch which projects from the facade (north elevation). The porch has a flat roof surrounded by a parapet with metal drip caps and is supported by two large square piers. A rear entrance to the residence is on the south elevation. This entrance is sheltered by a plywood roof and enclosed by a metal security door similar to the protective security barriers affixed to the windows. South of the residence is a detached ancillary building of similar construction and plan with the exception of three carports on its west elevation. A small lawn area with trees and shrubs is on the north (front) and west elevations of the residence.

*P3b. Resource Attributes: (List attributes and codes) HP3. Multiple family property

*P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects)



*P6. Date Constructed/Age and Source: XHistoric Prehistoric Both 1927

*P7. Owner and Address: Gloria Merchaca 439 S. Poplar Street Santa Ana CA 92703

*P8. Recorded by: (Name, affiliation, and address) Chris Kuzak Jones & Stokes 2800 V Street Sacramento, CA 95818

*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List) DPR 523A (1/85)

*Required Information

Page 2 of 3 *Resource Name or # (Assigned by recorder) 602-604 E. 5th Street
 Primary # HRI#
 Triformal

B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Multiple Family Residential B4. Present Use: Multiple Family Residential
 *B5. Architectural Style: Mission
 *B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1927; roofed 1935; aluminum fenestration added later.

*B7. Moved? X No Yes Unknown Date:
 *B8. Related Features: Original Location:

B8a. Architect: N/A
 b. Builder: N/A
 Area: Santa Ana, California
 Property Type: Multiple Family Residence Applicable Criteria: N/A
 Period of Significance: 1927
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 602-604 E. 5th Street, constructed in 1927 according to Orange County Assessor's Office records, appears not to meet the criteria for listing on the California Register. The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McGadden, and William H. Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. A multi-family dwelling constructed in 1927 by Mrs. J. Alden (identified as Mrs. E. J. Alden in the 1925 Orange County directory), the residence at 602-604 E. 5th Street replaced an older home on the lot and therefore was a later addition to the Fruit Addition tract. By 2007, the property was owned by Gloria Menchaca (Orange County Assessor's Office Records: Swanner 1953: 18-20; City of Santa Ana Planning Department Permits; Sanborn Map Company 1906; ibid. 1906 (1949); Western Directory Co. 1925-40.) (see continuation sheet)

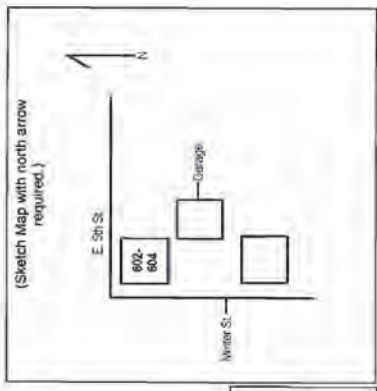
B11. Additional Resource Attributes: (List attributes and codes)

*B12. References: (see continuation sheet)

B13. Remarks:

*B14. Evaluator: Chris Kuzak

*Date of Evaluation: 3/8/07



(This space reserved for official comments.)

Page 3 of 3 *Resource Name or # (Assigned by recorder) 602-604 E. 5th Street
 Primary # HRI#
 Triformal

*Recorded by: Chris Kuzak
 *Date: 5/8/2007 X Continuation Update

B10. Significance (Continued):
 A typical Mission style multi-family dwelling, research revealed that the residence at 602-604 East 5th Street does not appear to be associated with any significant events or people. As a result, the property appears not to meet Criteria 1 and 2 for listing on the California Register. Moreover, because Mission style architecture was commonly used in residential construction in California during the early 20th century, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Therefore, it appears not to meet Criteria 3 for listing on the California Register as well. Furthermore, alterations to the residence, such as the addition of aluminum fenestration, reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, 1927. Thus, the residence at 602-604 E. 5th Street does not appear to meet the criteria for listing on the California Register due to a lack of significance and integrity.

B12. References (Continued):
 Armour, Samuel
 1921 *History of Orange County California*. Historic Record Company, Los Angeles, California.
 City of Santa Ana Planning Department Permits.
 Orange County Assessor's Office Records.
 Sanborn Map Company
 1906, 1908-August 1949 "Insurance Maps of Santa Ana Orange Co. California," Sanborn Map Company, New York, New York.
 Western Directory Company
 1925 *Orange County Directory 1925*, Western Directory Company, Long Beach, California.

State of California—The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Primary #
HRI #
Trinomial
NRHP Status Code 5Z

Other Listings
Review Code

Reviewer
Date

Page 1 of 3
*Resource Name or #: 609 E. 5th Street

P1. Other Identifier:
*P2. Location: Not for Publication Unrestricted
and (P2b and P2c or P2d. Attach a Location Map as necessary.)

*b. USGS Quad: Date: T N R

c. Address: 609 E. 5th Street
Zone:

d. UTM
mE/ mN (G.P.S.)
APN: 398-333-007

*a. County: Orange County

% of 1/4 of Sec 1

M.D.

B.M.

City: Santa Ana

Zip: 92701

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property at 609 E. 5th Street consists of a one-story irregular plan single-family residence as well as a detached ancillary building. Designed in the Transitional Arts and Crafts style with Folk Victorian elements, the residence has a pyramidal hipped roof comprised of composite shingles with boxed eaves and a front facing gable. The exterior walls are clad in stucco. Aluminum sliding sash windows are on the east, west, and south (front) elevations of the building. The facade features a large bay picture window flanked by sliding sash windows. An addition on the rear of the building features a roof with composite shingles, stucco siding, and a multi-panel aluminum sliding sash window. The facade also features an inset porch with a shed roof and rough-hewn wood beam supports, single wood balustrade, and a wood staircase leading to the porch-sheltered front entry. The residence rests on a raised concrete foundation.

The ancillary building to the north of the residence also rests on a concrete foundation. It takes form under a side gabled roof and includes stucco exterior, and a wood tilt uprill up garage door. Landscaping consists of a grassy area in the front yard of the residence, with various trees and shrubs.

*P3b. Resource Attributes: (List attributes and codes) HP2. Single family property
*P4. Resources Present: Building Structure Object Site District Element District Other (Isolates, etc.)

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects)



*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none") Santa Ana Boulevard Property Acquisitions

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List)

DPR 523A (1/95)

*Required information

State of California—The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 3

Primary #
HRI#

*NRHP Status Code 5Z
*Resource Name or # (Assigned by recorder) 609 E. 5th Street

B1. Historic Name:

B2. Common Name:

B3. Original Use: Single Family Residential

B4. Present Use: Single Family Residential

*B5. Architectural Style: Transitional Arts and Crafts style with Folk Victorian elements

*B6. Construction History: (construction date, alterations, and date of alterations)

Built c. 1895; detached ancillary building constructed 1937; reroofed 1987; addition at rear constructed at a later date.

*B7. Moved? X No Yes Unknown Date:

Original Location:

*B8. Related Features:

B9a. Architect: N/A

b. Builder: N/A

Area: Santa Ana, California

Property Type: Single Family Residence

Applicable Criteria: N/A

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The residence at 609 E. 5th Street appears not to meet the Criteria for listing on the California Register. The property was once

part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H.

Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the

Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks.

Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among

the first built out neighborhoods in the history of Santa Ana. Information from the Orange County Assessor's Office indicates the

residence was constructed in 1895; however, a 1906 Sanborn Map indicates 609 E. 5th Street was a vacant parcel in 1906.

Because some components of the residence, such as the pyramidal hipped roof, indicate a turn of the century construction date,

the building may have been moved to the parcel sometime after 1906, likely during the 1920s, when the address first appears in

Orange County directories. By 1937, the property was owned by Peter Hansen and in 1977, it was owned by A. Arraquin. By

2007, the City of Santa Ana Redevelopment Agency had custody of the property (Sweener 1953; 18-20; Orange County Assessor's

Office Records; Sanborn Map Company 1906; ibid. 1906 (1949); Western Directory Co. 1925-40; ibid. 1930-61; City of Santa Ana

Planning Department Permits). (see continuation sheet)

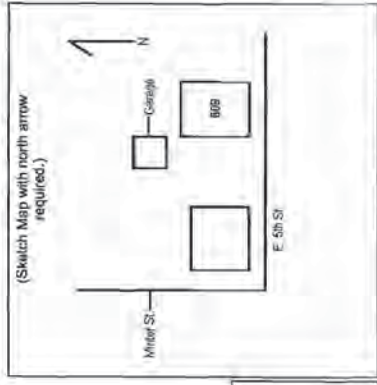
B11. Additional Resource Attributes: (List attributes and codes)

*B12. References: (see continuation sheet)

B13. Remarks:

*B14. Evaluator: Chris Kuzak

*Date of Evaluation: 5/8/2007



(This space reserved for official comments.)

DPR 523B (1/05)

*Required information

*Recorded by: Chris Kuzak *Date: 5/8/2007 X Continuation Update

B10. Significance (Continued):

Research did not reveal the residence at 609 E. 5th Street to be associated with any significant events or people in local or state history. As a result, the property appears not to meet Criteria 1 and 2 for listing on the California Register. Moreover, as a typical Transitional Arts and Crafts building with Folk Victorian elements, a common residential architectural type in Southern California in the early 20th century, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Thus, the residence also appears not to meet Criteria 3 for listing on the California Register. Alterations to the residence, such as the addition of aluminum fenestration, stucco siding, a modern addition on the building's rear, and a modern wood porch, significantly reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, circa 1895. As a result, due to the lack of significance and integrity, the residence at 609 E. 5th Street appears not to meet the Criteria for listing on the California Register.

B12. References (Continued):

- City of Santa Ana Planning Department Permits.
- Orange County Assessor's Office Records.
- Sanborn Map Company
1808, 1906-August 1949 "Insurance Maps of Santa Ana Orange Co. California," Sanborn Map Company, New York, New York.
- Swanner, Charles D.
1953 *Santa Ana: A Narrative of Yesterday 1870-1910*, Saunders Press, Claremont, California
- Western Directory Company
1925 *Orange County Directory 1925*, Western Directory Company, Long Beach, California.
- 1930 *Orange County Directory 1930*, Western Directory Company, Long Beach, California.

*P1. Other Identifier: Unrestricted County: Orange County

*P2. Location: Not for Publication Attach a Location Map as necessary)

*b. USGS Quad: Date: T N R % of % of Sec 1 ; M.D. B.M. Zip: 92701

c. Address: 520 E. 6th Street mE/ mN (G.P.S.) City: Santa Ana

d. UTM: Zone: APN: 398-332-04

e. Other Locational Data: (e.g., parcel #, sections to resource, elevation, etc., as appropriate) Elevation:

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, use, setting, and boundaries) The property at 520 East 6th Street includes a rectangular one-story single-family residence with wood frame construction and a wood framed detached ancillary building. Designed in the Transitional Arts and Crafts style with Folk Victorian elements, the residence features a hipped roof comprised of composite shingles, open eaves, and exposed rafters. Below the roof is a wide band of trim. The exterior of the residence is clad in clapboard siding. Fenestration set in wood framing appears on all elevations. Both the north (front) and east elevations feature double hung sash windows with decorative lights. One large single hung sash window on the north elevation is flanked by two decorative casement windows, while three single hung sash windows are situated in a wall projection on the east elevation. The south (rear) elevation features two wood frame double hung sash windows, a modern single entry door flanked by a fixed window, in addition to a boarded up rear entrance and fixed window. A wrap around porch supported by Corinthian columns is prominent on the front facade. To the south of the residence is a detached ancillary building with a low-pitched pyramidal roof, clapboard siding, and roll up garage door. The property itself features a landscape with lawn and trees on its north, east, and south elevations.

*P4. Resource Attributes: (Use numbers and codes) HP2, Single family property

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)



*P5b. Description of Photo: (View, date, accession #) North (Front) Elevation, 5/12/07

*P6. Date Constructed/Age and Sources: XHistoric Prehistoric Both c. 1901

*P7. Owner and Address: William J. Brown 1872 Lemon Heights Drive Santa Ana CA 92705

*P8. Recorded by: (Name, affiliation, and address) Chris Kuzak Jones & Stokes 2800 V Street Sacramento, CA 95818

*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions

*Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List): DPR 523a (1/95)

Page 2 of 3
 *Resource Name or # (Assigned by recorder) 520 E. 6th Street
 *NRHP Status Code 6Z

Primary #
 HRI#
 Triennial

Historic Name:
 Common Name:
 Original Use: Single Family Residential
 Present Use: Single Family Residential
 Architectural Style: Transitional Arts and Crafts with Folk Victorian elements
 Construction History: (Construction date, alterations, and date of alterations)
 Built 1901; renovated 1940.

*B7. Moved? No Yes Unknown Date: Original Location:
 *B8. Related Features:

B9a. Architect: N/A
 b. Builder: N/A
 Area: Santa Ana, California
 Property Type: Single Family Residence
 Applicable Criteria: N/A
 Period of Significance: c. 1901
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 520 E. 6th Street does not appear to meet the criteria for listing on the California Register. The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H. Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and (and) to shift the location of downtown Santa Ana closer to the railroad tracks. Through the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the relatively simple and unadorned buildings within the tract, including the residence at 520 E. 6th Street, exhibit evidence of being largely hand-built by the contractor and/or owner as was common during the early 20th century. Constructed circa 1901, from 1905 to at least 1915, George Neo occupied the residence, though early inhabitants are unknown (Orange County Assessor's Office Records, Orange County Directory Publishing Co. 1905: 198). At some point before 1920, Dr. H. W. Head, a member of the California Assembly from 1884-1885 and local Democratic Party activist, and his wife, Meria E. Head, acquired the residence. Head died in 1919 but his wife continued to occupy the building for several more decades. By 1969, the property had a new owner, William J. Brown, who continued to own the property in 2007 (Swanmer 1969: 18-20; Armour 1921: 755-756; City of Santa Ana Planning Department Permits; Santa Ana Directory Co. 1910: 188; Chamber of Commerce Santa Ana 1915: 268; Santa Ana Directory Co. 1920: 214; Western Directory Co. 1925: 40; *Ibid.*, 1930: 61; Orange County Assessor's Office Records). (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)
 *B12. References: (see continuation sheet)

B13. Remarks:

*B14. Evaluator: Chris Kuzak
 *Date of Evaluation: 5/9/2007



(This space reserved for official comments.)

Page 3 of 3
 *Resource Name or # (Assigned by recorder) 520 E. 6th Street
 *Date: 5/9/2007
 X Continuation Update

Recorded by: Chris Kuzak
 *B10. Significance (Continued):

The residence at 520 E. 6th Street does not appear to meet Criteria 1 and 2 for listing on the California Register. While Dr. H. W. Head lived in the residence at 520 E. 6th Street, it was only for a brief time many years after his single term in the California Assembly, which was apparently unremarkable. Any significant associations that may exist also do not appear to be directly related to Head's living in the house. Research did not reveal any significant information on the other individuals who owned or occupied the residence. Likewise, the residence appears not to be associated with any significant events important to the City of Santa Ana or California overall. Thus, this residence does not appear to meet Criteria 1 and 2 on the California Register. Additionally, as a typical Transitional Arts and Crafts building with Folk Victorian elements, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Therefore, it also does not appear to meet Criterion 3 for listing on the California Register. Furthermore, alterations to the residence, such as the modern single entry door at the rear of the residence as well as the boarded up entryway, reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, circa 1901. Due to the lack of significance and reduced integrity, the residence at 520 E. 6th Street does not appear to meet the criteria for listing on the California Register.

*B12. References (Continued):

- Armour, Samuel
- 1921 *History of Orange County California*, Historic Record Company, Los Angeles, California.
- Chamber of Commerce Santa Ana
- 1915 *Santa Ana City Directory*, Chamber of Commerce Santa Ana, Santa Ana, California.
- City of Santa Ana Planning Department Permits.
- Orange County Assessor's Office Records.
- Orange County Directory Publishing Company
- 1905 *Santa Ana City Directory*, Orange County Directory Publishing Company, Santa Ana, California.
- Santa Ana Directory Company
- 1910 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California.
- 1920 *Santa Ana City Directory*, Santa Ana Directory Company, Santa Ana, California.
- Swanmer, Charles D.
- 1963 *Santa Ana: A Narrative of Yesterday 1870-1910*, Salunier Press, Claremont, California.
- Western Directory Company
- 1925 *Orange County Directory 1925*, Western Directory Company, Long Beach, California.
- 1930 *Orange County Directory 1930*, Western Directory Company, Long Beach, California.

Page 1 of 2
 Other Listings Review Code Reviewer Date
 *Resource Name or #: 608-610 E. 6th Street
 *a. County: Orange County
 *P1. Other Identifier:
 *P2. Location: Not for Publication Unrestricted
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)
 *b. USGS Quad: Date: T N R
 c. Address: 608-610 E. 6th Street B.M. Zip: 92701
 Zone: City: Santa Ana
 d. UTM: mE/ mN (G.P.S.)
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation
 A.P.N.: 398-333-02

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
 The property at 608-610 East 6th Street consists of two modern Ranch style residential buildings; a one-story rectangular plan multi-family residence and a two-story rectangular plan multi-family residence with carports on the first story and living quarters on the second. The one-story multi-family residence has a front gabled roof composed of composite shingles with boxed eaves and gable vents; the upper portion of the exterior of the building is clad in lapped board siding, while the lower half of the exterior features stucco. The two-story multi-family residence on the parcel has a cross gabled roof composed of composite shingles, while the second story exterior is clad in lapped siding and has several pairs of single hung aluminum windows. Both buildings rest on concrete foundations.

*P3b. Resource Attributes: (List attributes and codes) HP3, Multiple Family Property
 *P4. Resources Present: Building Structure Object Site District Element of District Other (Isolate, etc)
 P5a. Photo or Drawing (Photo required for buildings, structures, and objects.)
 P5b. Description of Photo: (View, date, accession #) North Elevations, 5/11/2007



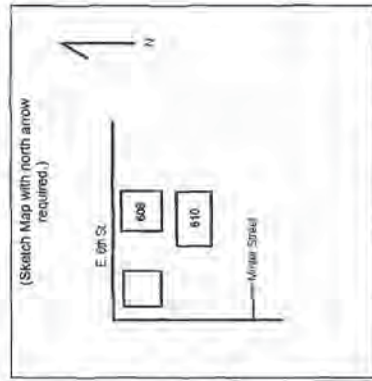
*P6. Date Constructed/Age and Sources: Historic Other (Isolate, etc)
 Prehistoric Both 1961
 *P7. Owner and Address:
 Manuel M. Moreno
 24712 Argus Drive
 Mission Viejo CA 92691
 *P8. Recorded by: (Name, affiliation and address)
 Chris Kuzak
 Jones & Stokes
 2600 V Street
 Sacramento, CA 95818
 *P9. Date Recorded: 5/8/2007
 *P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none") Santa Ana Boulevard Property Acquisitions
 *Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other (List)
 DPR 5236 (1/95) *Required Information

Page 2 of 2
 *Resource Name or # (Assigned by recorder) 608-610 E. 6th Street
 Primary # HRI#
 *NRHP Status Code 6Z
 B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Multiple Family Residential B4. Present Use: Multiple Family Residential
 *B5. Architectural Style: Ranch
 *B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1961.
 *B7. Moved? X No Yes Unknown Date:
 *B8. Related Features: Original Location:

B9a. Architect: N/A b. Builder: N/A
 Area: Santa Ana, California
 *B10. Significance: Theme: Residential Architecture Property Type: Multiple Family Residence Applicable Criteria: N/A
 Period of Significance: 1961
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 Constructed in 1961, the two Ranch style multi-family residential dwellings at 608-610 East 6th Street do not appear to meet the criteria for listing on the California Register of Historical Resources. The subject buildings were constructed less than 50 years ago. Given this, they do not appear to meet the demanding threshold of exceptional significance required under NRHP or CRHR criteria for properties of less than 50 years in age.

B11. Additional Resource Attributes (List attributes and codes)
 *B12. References:
 B13. Remarks:
 *B14. Evaluator: Chris Kuzak
 *Date of Evaluation: 5/8/2007



(This space reserved for official comments.)

Page 1 of 3
 Other Listings Review Code Reviewer
 *Resource Name or #: 702 E. 6th Street
 Primary # HRI #
 Trinomial NHRP Status Code 6Z
 P1. Other Identifier:
 *P2. Location: Not for Publication Unrestricted
 and (P2b and P2c or P2d. Attach a Location Map as necessary)
 *b. USGS Quad: Date: T N R
 c. Address: 702 E. 6th Street
 Zone: mE/ rN (G.P.S.)
 d. UTM: mE/ rN (G.P.S.)
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
 APN: 398-334-01

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
 The property at 702 East 6th Street consists of an irregular plan wood frame multi-family residence of Minimal Traditional design with Folk elements. The residence has a complex hipped roof composed of composite shingles with boxed wide eaves. A wide band of trim runs just below the roofline. The exterior walls of the residence are clad in stucco and fenestration includes single hung aluminum and wood sash windows on the north (front), east, and west elevations. Two large single hung sash windows on the north (east) facade, one wood another aluminum, are flanked by wooden shutters. A porch with decorative wood supports shelters the front entry. An addition affixed to the rear of the building features a shed roof and T-111 and fiberglass siding. A chimney protrudes through the roof of the addition. Landscaping consists of a small lawn area in the front yard dotted with trees and shrubs enclosed by metal railing.

*P3b. Resource Attributes: (List attributes and codes) *P3. Multiple family property
 *P4. Resources Present: Building Structure Object Site District

*P5a. Photo or Drawing (Photo required for buildings, structures, and objects)



*P5b. Description of Photo: (View, date, accession #) North (front) and West Elevation, 5/1/2007

*P6. Date Constructed/Age and Sources: XHistoric
 Prehistoric Both
 1939
 *P7. Owner and Address:
 Faustín González
 702 E. 6th Street
 Santa Ana CA 92701
 *P8. Recorded by: (Name, affiliation, and address)
 Chris Kuzak
 Jones & Stokes
 2600 V Street
 Sacramento, CA 95818

*P9. Date Recorded: 5/8/2007

*P10. Survey Type: (Describe) Intensive

*P11. Report Citation: (Cite survey report and other sources, or enter "none") Santa Ana Boulevard Property Acquisitions
 *Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other (List)

DPR 623A (1/88)

*Required Information

Page 2 of 3
 *Resource Name or # (Assigned by recorder) 702 E. 6th Street
 Primary # HRI #
 Trinomial NHRP Status Code 6Z
 B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Single Family Residential
 B4. Present Use: Multiple Family Residential
 *B5. Architectural Style: Minimal Traditional
 *B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1939; addition constructed in 1964; aluminum fenestration constructed later.

*B7. Moved? X No Yes Unknown Date: Original Location:
 *B8. Related Features:
 B9a. Architect: N/A
 B9b. Builder: N/A
 B9c. Area: Santa Ana, California
 *B10. Significance: Theme: Residential Architecture
 Period of Significance: 1939
 Property Type: Multiple Family Residence
 Applicable Criteria: N/A
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The multi-family residence at 702 E. 6th Street does not appear to meet the criteria for listing on the California Register. The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H. Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Through the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. Constructed in 1939 on a vacant parcel by A. R. Muckenthaler, the owner of the property, the residence was a late addition to the Fruit Addition tract. As of 2007, Faustín González owned the property (Swanner 1953: 18-20; City of Santa Ana Planning Department Permits: Orange County Assessor's Office Records). (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)
 *B12. References: (see continuation sheet)
 B13. Remarks:
 *B14. Evaluator: Chris Kuzak
 *Date of Evaluation: 3/9/2007

(This space reserved for official comments.)



(Sketch Map with north arrow required.)
 E 6th St
 702
 Fruit St

*Required Information

DPR 623B (1/95)

B10. Significance (Continued):

A typical multi-family dwelling in a working-class neighborhood, research did not indicate the residence was associated with any significant persons or events in the community, or California. As a result, the residence does not appear to meet Criteria 1 and 2 for listing on the California Register. Additionally, as a modest example of Minimal Traditional residential architecture, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. Thus, it also appears not to meet Criteria 3 of the California Register. Finally, alterations to the residence, such as the addition of aluminum fenestration and the construction of an addition to the rear of the building, significantly reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, 1939. For these reasons, the residence at 706 E. 6th Street does not appear to meet this criteria for listing on the California Register.

B12. References (Continued):

- City of Santa Ana Planning Department Permits.
- Orange County Assessor's Office Records.
- Swanner, Charles D.
1953 *Santa Ana: A Narrative of Yesterday 1870-1910*. Saundier Press, Claremont, California.

P1. Other Identifier:
P2. Location: Not for Publication Unrestricted
and P2b and P2c or P2d. Attach a Location Map as necessary.)
P3. USGS Quad: Date: T N R
c. Address: 706 E. 6th Street
d. UTM: Zone: mE/ mN (G.P.S.)
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) Elevation:
APN: 398-334-02
***a. County:** Orange County
1/4 of 1/4 of Sec 1 , M.D. , B.M.
City: Santa Ana
Zip: 92701

***P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) The property at 706 East 6th Street consists of a rectangular plain wood frame one-story multi-family residence as well as a modern (less than 50 years old) two-story multi-family residence (708 East 6th Street) to its rear. Of Craftsman bungalow design, the residence at 706 East 6th Street has a low-pitched center gabled roof composed of composite shingles with a wide unclad eave overhang, exposed rafters, and decorative false beams and attic vents under each gable. Clad in stucco, the residence's exterior has aluminum sliding fenestration on its east, west, and north (front) elevations. The facade features a full-width porch supported by two pairs of square columns resting on a solid porch balustrade. The porch shelters a front entry door with a protective security screen affixed to it. Landscape consists of a small front lawn area enclosed by a stucco-clad fence with decorative metal railing. The modern building has a cross-gabled roof composed of composite shingles, stucco exterior siding, and it rests on a concrete foundation as does the other building (708 East 6th Street).

***P3b. Resource Attributes:** (List attributes and codes) HP2, Single family property

***P4. Resources Present:** Building Structure Object Site District Element of District Other (Isolate, etc.)

P5a. Photo or Drawing: (Photo required for buildings, structures, and objects.)



***P6. Date Constructed/Age and Sources:** Historic Prehistoric Both
c. 1917
***P7. Owner and Address:**
Ramiro and Olympia Romero
706 E. 6th Street
Santa Ana CA 92701
***P8. Recorded by:** (Name, affiliation, and address)
Chris Kuzak
Jones & Stokes
2600 V Street
Sacramento, CA 95818
***P9. Date Recorded:** 5/8/2007
***P10. Survey Type:** (Describe) Intensive

***P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Santa Ana Boulevard Property Acquisitions

***Attachments:** NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other (List):
DPR 523A (1/05)

*Required Information

State of California — The Resources Agency
 DEPARTMENT OF PARKS AND RECREATION
BUILDING, STRUCTURE, AND OBJECT RECORD

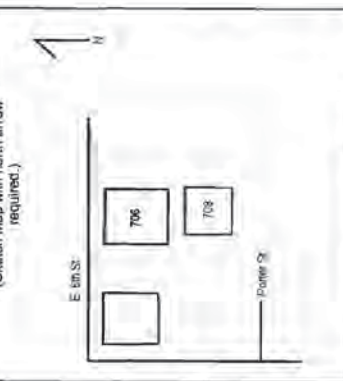
Page 2 of 3 *Resource Name or # (Assigned by recorder) 706 E. 6th Street

B1. Historic Name:
 B2. Common Name:
 B3. Original Use: Single Family Residential
 B4. Present Use: Single Family Residential
 B5. Architectural Style: Craftsman Bungalow
 B6. Construction History: (Construction date, alterations, and date of alterations)
 Built 1917; reworked 1937; plaster (stucco) siding added 1963; detached garage torn down and apartment and garage constructed in its place 1964.

B7. Moved? X No Yes Unknown Date:
 B8. Related Features: Original Location:

B9a. Architect: N/A
 B9b. Architect: N/A
 B10. Significance: Theme: Residential Architecture
 Period of Significance: c. 1917
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
 The residence at 706 E. 6th Street was built circa 1917 (Orange County Assessor's Office). The multi-family residence does not appear to meet the criteria for listing on the California Register. The property was once part of multiple tracts developed by the Western Development Company, headed by J.H. Fruit, James McFadden, and William H. Spurgeon, in the late 1880s. Development of the tracts were central to the Western Development Company's attempt to lure the Southern Pacific Railroad to Santa Ana, and ideally to shift the location of downtown Santa Ana closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the city, and among the first built out neighborhoods in the history of Santa Ana. It built circa 1917 as estimated by the Orange County Assessor's Office, the residence on the property may have replaced a completely remodeled version of the older building. The occupier and owner of the property in 1917 was S. Voorn, who continued to own it at least through 1937. By 1963, Carmelia Gonzalez was associated with the property, and under her tenure, in 1964, a modern two-story apartment and garage was constructed on the parcel in the rear of the residence. By 2007, Ramiro and Olympia Remero owned the property (Swanner 1963: 18-20; Orange County Assessor's Office Records; Chamber of Commerce; Santa Ana 1915, 297; Santa Ana Directory Co. 1920-237; Western Directory Co. 1925: 89; ibid. 1930: 121). (see continuation sheet)

B11. Additional Resource Attributes: (List attributes and codes)
 B12. References: (see continuation sheet)



B13. Remarks:
 B14. Evaluator: Chris Kuzak
 Date of Evaluation: 5/6/2007
 (This space reserved for official comments.)

State of California — The Resources Agency
 DEPARTMENT OF PARKS AND RECREATION
CONTINUATION SHEET

Page 3 of 3 *Resource Name or # (Assigned by recorder) 706 E. 6th Street

Recorded by: Chris Kuzak *Date: 5/8/2007 X Continuation Update

B10. Significance (Continued):
 Research did not reveal the property at 706 East 6th Street to be associated with any significant persons or events in the City of Santa Ana or California overall. As a result, the residence does not appear to meet Criteria 1 and 2 of the California Register. Additionally, it does not appear to represent any distinctive characteristics of a type, period, region, or method of construction. A typical example of Craftsman bungalow architecture, it is of a type commonly seen throughout California from the early 20th century. For this reason it does not appear to meet Criteria 3 for listing on the California Register. In addition, changes to the building in the form of the addition of aluminum fenestration, the construction of a modern multi-family dwelling to its rear, and the addition of a non-original stucco-clad fence with decorative metal railing in the front of the property, reduce the overall integrity of the building's design, workmanship, feeling and association to its period of significance, circa 1917. Consequently, due to a lack of significance and integrity, the residence at 706 E. 6th Street does not appear to meet the criteria for listing on the California Register.

The modern building on the parcel, constructed in 1964, also does not appear to meet the criteria for listing on the California Register. The subject building was constructed less than 50 years ago and does not appear to meet the demanding threshold of exceptional significance required under NRHP or CRHR criteria for properties of less than 50 years in age.

- B12. References (Continued):
 Chamber of Commerce Santa Ana
 1915. Santa Ana City Directory, Chamber of Commerce Santa Ana, Santa Ana, California.
 City of Santa Ana Planning Department Permits.
 Orange County Assessor's Office Records.
 Santa Ana Directory Company
 1920. Santa Ana City Directory, Santa Ana Directory Company, Santa Ana, California.
 Swanner, Charles D.
 1963. Santa Ana: A Narrative of Yesterday 1870-1910, Saunderson Press, Claremont, California
 Western Directory Company
 1925. Orange County Directory 1925, Western Directory Company, Long Beach, California.
 1930. Orange County Directory 1930, Western Directory Company, Long Beach, California.

California Environmental Quality Act (CEQA) and Identification of Historical Resources

The CEQA statute and guidelines provide five basic definitions of what may qualify as an historical resource. The first three of these definitions are described in Section 21048.1 of the CEQA statute (Division 13 of the California Public Resources Code). The definitions are described as follows:

...an historical resource is a resource listed in, or determined to be eligible for listing in, the California Register of Historical Resources. Historical resources included in a local register of historical resources, as defined in subsection (k) of Section 5020.1,¹ are presumed to be historically or culturally significant for purposes of this section, unless the preponderance of the evidence demonstrates that the resource is not historically or culturally significant. The fact that a resource is not listed in, or determined to be eligible for listing in, the California Register of Historical Resources, not included in a local register of historical resources, or not deemed significant pursuant to criteria set forth in subdivision (g) of Section 5024.1² shall not preclude a lead agency from determining whether the resource may be an historical resource for purposes of this section.

To simplify, the first three definitions provided in the CEQA statute define an historical resource as a property that is:

1. Listed in the California Register of Historical Resources (California Register);
2. Determined eligible for the California Register by the State Historical Resources Commission; or
3. Included in a local register of historical resources.

¹ PRC 5020.1(k): "Local register of historical resources" means a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution.

² PRC 5024.1(g): A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria: (1) The survey has been or will be included in the State Historic Resources Inventory; (2) The survey and the survey documentation were prepared in accordance with office procedures and requirements; (3) The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 5 on DPR Form 523; (4) If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.



Jones & Stokes

November 10, 2006

Subject: Draft Historical Resource Evaluation
Prepared for City of Santa Ana Redevelopment Agency

Introduction

The purpose of this Historical Resource Evaluation is to determine whether select properties being considered by the City of Santa Ana Redevelopment Agency qualify as historical resources under the California Environmental Quality Act (CEQA), according to the criteria set forth in Section 15064.5 of the CEQA Guidelines. The properties under consideration are located at: 615-617-619 E. 5th Street, 620 E. 5th Street, 607 E. 6th Street, 609 E. 6th Street, 613 & 615 E. 6th Street, 617 E. 6th Street, 714 E. 6th Street, 911 Brown Avenue, 611 N. Garfield Street, 623 N. Garfield Street, 1022 N. Lincoln Avenue, 1024 N. Lincoln Avenue, 1026 N. Lincoln Avenue, and/or 1027 N. Logan Street in the City of Santa Ana, California (the "Santa Ana Properties"). The City of Santa Ana Redevelopment Agency contracted with Jones & Stokes Associates, Inc. ("Jones & Stokes") to complete a historical assessment of each of the properties. Evaluation of these properties included the application of the criteria for eligibility for listing on the California Register of Historical Resources (California Register). Detailed results of the evaluations were documented on California Department of Parks and Recreation Historic Resource Inventory Forms (DPR 523 forms), which are attached to the end of this document.

Methodology

Colleen Davis, a Jones & Stokes Historic Researcher, conducted a field investigation of the properties in September 2006. During the investigation, digital photographs were taken of each property, and the exterior appearance, character-defining features, and the current condition of each building were recorded. Colleen Davis then researched the history of each property, including building permit research in the City of Santa Ana Department of Planning, and additional tract map, tax assessor data, and occupant research at the County of Orange Archive and the Santa Ana History Room of the City of Santa Ana library. Based on this information, evaluations of the properties were made by Jones & Stokes' qualified Architectural Historians, Richard Starzak and Christopher Hetzel, according to the applicable criteria provided under CEQA.

Section 15064.5 of the CEQA Guidelines (California Code of Regulations, Title 14, Chapter 3) supplements the statute with two additional definitions of historical resources, which may be simplified in the following manner. An historical resource is a resource that is:

1. Identified as significant in an historical resource survey meeting the requirements of Public Resources Code §5024.1(g);
2. Determined by a Lead Agency to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California. Generally, this category includes resources that meet the criteria for listing on the California Register (Pub. Res. Code §§5024.1, Title 14 CCR, Section 4852).

The Santa Ana Properties have been evaluated according to each of the above five definitions under CEQA.

Definition 1—Listed in the California Register

There are several ways in which a resource can be listed in the California Register of Historical Resources, which are codified under Title 14 CCR, Section 4851.

- A resource can be listed in the California Register by the State Historical Resources Commission;
- If a resource is listed in or determined eligible for listing in the National Register of Historic Places (National Register), it is automatically listed in the California Register; and
- If a resource is a California State Historical Landmark, from No. 770 onward, it is automatically listed in the California Register.

The Santa Ana Properties are not listed in the California Register of Historical Resources, therefore are not considered historical resources according to this definition.

Definition 2—Determined Eligible for the California Register

Properties that have been formally determined eligible for listing in the California Register of Historical Resources are considered to be historical resources for the purposes of CEQA.

The Santa Ana Properties have not been determined eligible for the California Register by the State Historical Resources Commission, and are therefore not considered historical resources according to this definition.

Definition 3—Listed in a Local Register of Historical Resources

A property listed in a local register of historical resources is considered an historical resource for the purposes of CEQA. By definition, "local register of historical resources" is a list of properties officially designated or recognized as historically significant by a local government pursuant to a local ordinance or resolution. The City of Santa Ana has a Historic Resources Commission that was established to recognize and preserve historic structures important to the heritage of the City. In addition to the creation of the Commission, the Santa Ana City Council has created a list of historically significant properties called the "Santa Ana Register of Historical Properties."

The Santa Ana Properties have not been designated as historical properties under the City of Santa Ana's ordinance and are not listed in the local register of historical resources. Therefore, the Santa Ana Properties are not considered historical resources according to this definition.

Definition 4—Identified as Significant in an Historical Resources Survey

According to Section 15064.5(a)(2) of the CEQA Guidelines, a resource "identified as significant in an historical resource survey meeting the requirements [set forth in] section 5024.1(g) of the Public Resources Code, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant." The requirements set forth in PRC 5024.1(g) for historical resources surveys are:

A resource identified as significant in an historical resource survey may be listed in the California Register if the survey meets all of the following criteria:

1. *The survey has been or will be included in the State Historic Resources Inventory.*
2. *The survey and the survey documentation were prepared in accordance with office [of Historic Preservation] procedures and requirements.*
3. *The resource is evaluated and determined by the office [of Historic Preservation] to have a significance rating of Category 1 to 3 on DPR Form 523.*
4. *If the survey is five or more years old at the time of its nomination for inclusion in the California Register, the survey is updated to identify historical resources which have become eligible or ineligible due to changed circumstances or further documentation and those which have been demolished or altered in a manner that substantially diminishes the significance of the resource.*

The following eight Santa Ana Properties were previously evaluated by a historic resources survey of the area conducted in the 1980s, known as the Santa Ana Historic Survey, and found eligible as contributors to a locally eligible historic district.

Address of Property	1980 Evaluation
1024 N. Lincoln Ave.	5D2 Contributor to a district that is eligible for local listing or designation.
1026 N. Lincoln Ave.	5D2 Contributor to a district that is eligible for local listing or designation.
607 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
609 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
613 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
617 E. 6 th St.	5D2 Contributor to a district that is eligible for local listing or designation.
623-625 N. Garfield St.	5D2 Contributor to a district that is eligible for local listing or designation.
911 Brown St.	5D2 Contributor to a district that is eligible for local listing or designation.

The following Santa Ana Properties were not listed in the 1980s Santa Ana Historic Survey:

Address of Property	1980 Evaluation
1022 N. Lincoln Ave.	Not listed in 1980 survey.
1027 N. Logan St.	Not listed in 1980 survey.
615 E. 5 th St.	Not listed in 1980 survey.
620 E. 5 th St.	Not listed in 1980 survey.
714 E. 6 th St.	Not listed in 1980 survey.
611 N. Garfield St.	Not listed in 1980 survey.

The current historical assessment reevaluated all of the previously surveyed properties to determine whether they qualify as historical resources under CEQA. Of the eight properties previously found eligible as contributors to a local district in the 1980s Santa Ana Historic Survey, Jones & Stokes has determined that five remain eligible as contributors to a locally eligible historic district or to a California Register eligible historic district and, therefore, meet the fourth CEQA definition of historical resources. The five properties determined to be historical resources are as follows:

Address of Property	Evaluation
607 E. 6 th St.	3CB Appears eligible for California Register both individually and as a contributor to a California Register eligible district through a survey evaluation.
609 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
613-615 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
617 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.

The current review found that four previously eligible properties no longer meet the eligibility criteria for listing on the California Register because they have been demolished, or have suffered a significant loss of physical integrity. The following four properties, therefore, no longer meet the fourth CEQA definition of historical resources:

Address of Property	Evaluation
1024 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1026 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
623-625 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
911 Brown St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.

Definition 5—Determined Significant by the Lead Agency

The fifth and final definition of historical resources under CEQA considers those properties that have been determined to be significant by the lead agency. Such a determination usually occurs during the CEQA compliance process. According to Section 15064.5(a)(3) of the CEQA Guidelines, "Any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California may be considered to be an historical resource, provided the lead agency's determination is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be "historically significant" if the resource meets the criteria for listing on the California Register of Historical Resources (Pub. Res. Code SS5024.1, Title 14 CCR, Section 4852)..."

The following are criteria for listing on the California Register of Historical Resources, as provided in Title 14 CCR, Section 4852 (b)-(c) of the CEQA statute, which are applicable to the properties being evaluated:

(b) *Criteria for evaluating the significance of historical resources. An historical resource must be significant at the local state, or national level under one or more of the following four criteria:*

1. *It is associated with events that have made a significant contribution to the broad patterns of local or regional history, or the cultural heritage of California or the United States,*
2. *It is associated with the lives of persons important to local, California, or national history;*
3. *It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values; or*
4. *It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.*

(c) *Integrity. Integrity is the authenticity of an historical resource's physical identity, evidenced by the survival of characteristics that existed during the resource's period of significance. Historical resources eligible for listing in the California Register must meet one of the criteria of significance described in section 4852 (b) of this chapter and retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. Historical resources that have been rehabilitated or restored may be evaluated for listing.*

Integrity is evaluated with regard to the retention of location, design, setting, materials, workmanship, feeling, and association. It must also be judged with reference to the particular criteria under which a resource is proposed for eligibility. Alterations over time to a resource or historic changes in its use may themselves have historical, cultural, or architectural significance.

It is possible that historical resources may not retain sufficient integrity to meet the criteria for listing in the National Register, but they may still be eligible for listing in the California Register. A resource that has lost its historic character or appearance may still have sufficient integrity for the California Register if it maintains the potential to yield significant scientific or historical information or specific data.

Jones & Stokes has determined that five of the fourteen Santa Ana Properties are eligible for the California Register and nine are not. The application of California Register Criteria to the Santa Ana Properties can be found on the attached DPR forms. A summary of the evaluations is as follows.

The following properties meet the fifth CEQA definition of historical resources:

Address of Property	Evaluation
607 E. 6 th St.	3CB Appears eligible for California Register both individually and as a contributor to a California Register eligible district through a survey evaluation.
609 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
613-615 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
617 E. 6 th St.	3CD Appears eligible for California Register as a contributor to a California Register eligible district through a survey evaluation.
615-617-619 E. 5 th St.	3CS Appears eligible for California Register as an individual property through survey evaluation.

The following properties do not meet the fifth CEQA definition of historical resources:

Address of Property	Evaluation
1022 N. Lincoln Av.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1024 N. Lincoln Av.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1026 N. Lincoln Av.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
1027 N. Logan St.	Currently Vacant – 6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
714 E. 6 th St	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
623-625 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
611 N. Garfield St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
911 Brown St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.
620 E. 5 th St.	6Z Found ineligible for National Register, California Register, or Local designation through survey evaluation.

If the lead agency, based on all the evidence presented in the administrative record, concludes that the criteria set forth in CEQA Guidelines 15046.5(a)(3) have been met, then the City may prescribe appropriate measures to mitigate foreseeable impacts upon the components of the Santa Ana Properties that the City determines are historically significant.

Conclusion

The following Santa Ana Properties appear to qualify as historical resources under CEQA, according to definitions 1-5, cited above:

- 607 E. 6th Street
- 609 E. 6th Street
- 613-615 E. 6th Street
- 617 E. 6th Street
- 615-617-619 E. 5th Street

The following Santa Ana Properties do not appear to qualify as historical resources under CEQA, according to definitions 1-5, cited above:

- 1022 N. Lincoln Avenue
- 1024 N. Lincoln Avenue (Vacant Parcel)
- 1026 N. Lincoln Avenue (Vacant Parcel)
- 1027 N. Logan Street (Vacant Parcel)
- 714 E. 6th Street
- 623-625 N. Garfield Street
- 611 N. Garfield Street
- 911 Brown Street
- 620 E. 5th Street

PRIMARY RECORD

Primary # _____
HR # _____
Form # _____
NRHP Status Code 3CS
Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2
* Resource Name or #: 615-617 East 5th Street
* P1. Other Identifier: Not for Publication Unrestricted
* P2. Location: _____ Date _____ a. County Orange
b. Address 615-617 E 5th St City Santa Ana Zip 92701
c. UTM: (Give more than one for large and/or linear feature) Zone _____ mE/ _____ mN
d. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appro
APN: 398-333-06

* P3a. Description: (Describe resource and its major elements, includes design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one and a half-story single-family residence with an irregular plan and wood frame construction. Designed in the Transitional Arts & Crafts style, it has a steeply-pitched cross-gable roof with composition asphalt shingles, and narrow horizontal wood-lap siding. The rear cross gable of roof forms a hipped gable end, which is visible from before the front elevation. The primary facade is characterized by a wrap around visor-roofed porch supported by Tuscan columns. It wraps around the east elevation. The front entry and the porch are elevated, and a wood-lap clad porch balustrade is present. The front entry is accessed by five concrete stairs. Centered above the entry are a connected pair of gabled dormers. The gable ends are clapboard clad and edged in wood shingle. Within each is a thin, barrel vaulted attic vent. Recessed below the gables are paired, fixed windows, and paired scroll bracketing that runs the height of the dormer windows and up around the gable ends. Across the porch's front and side eaves is continuous ovolo molding, which is underscored with paired scroll bracketing and wide fascia boards. The triplicate, fixed two-part windows across the front and sides of the building are in continuous ranking, are underscored by a continuous watertable, and topped with crown molding. The side gable in the roof provides over the first level. Within its molded pediment, the gable is slightly recessed and covered in fishscale wood shingle. A large rectangular window well is present within it. Framed crawl space vents are present across the front and sides of the building at ground level. The building is recessed back from its property line and possesses a front yard with grass, rosebush, and tree specimens.

* P3b. Resource Attributes: (List attributes and codes) HI02 Single Family Property
* P4. Resource Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
* P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects). P5b. Description of Photo: (View, date, etc.)
South (Front) Elevation; View North



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
1904 (Estimated) Tax Assessment
* P7. Owner and Address:
Maria Amparo Guardado
617 E. 5th Street
Santa Ana, CA 92701-4715
* P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017
* P9. Date Recorded: 10/20/2006
* P10. Survey Type: (Describe)
Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
DPR 3033A (1/95)

* Required Information

PRIMARY RECORD

Primary # _____
HR # _____
Trinomial _____
NRHP Status Code 6Z

Other Listings _____
Review Code _____
Reviewer _____
Date _____

Page 1 of 2

Resource Name or #: 620 East 5th Street

Other Identifier: _____

P1. Not for Publication Unrestricted

a. County Orange

T: _____ R: _____ 14 of _____ 14 of _____ Sec: _____ B.M. _____

b. USGS 7.5 Quad _____ Date _____ City Santa Ana Zone _____ mE/ _____ mN _____

c. Address 620 E. 5th St. ZIP 92701

d. UTM: (Give more than one for large and/or linear feature)

e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)

* P3. Description: (Describe resources and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.) The property contains a two-story single-family residence with a rectangular plan and wood-frame construction. The residence is designed in the Transitional Arts & Crafts style, exhibiting both Victorian and Craftsman style design elements. It has a low-pitch hip roof with composition asphalt shingles, open eaves, and exposed rafter tails. The exterior walls are clad with non-original stucco, except for the foundation skirt, which has been clad with narrow horizontal wood-lap siding below the first story windows. The primary facade is two bays wide and asymmetrically divided. On the first story, the easternmost bay contains a half-width inset front porch. The porch has a concrete floor and pairs of slender wood support posts. It shelters the residence's centrally-located front door opening. A central flight of concrete steps and a stone quoin veneer at the front corner are additional porch elements. The westernmost bay contains an original projecting, three-sided bay window with a hipped roof hood. The bay window features a single-pane fixed window with a multiple-light diamond-pane transom window, flanked by narrow one-over-one double-hung wood sash windows on either side. A similar three-sided bay window is located on the residence's east elevation. Single window openings punctuate each bay on the primary facade's second story. The first and second stories are further defined by a wood band course between them, which extends the circumference of the residence. The fenestration consists of original wood windows throughout the residence. A small one-story addition has been added to the rear elevation.

* P4. Resource Attributes: (List attributes and codes) HPO2 Single Family Property

* P5. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)

* P6. Photograph or Drawing (Photograph required for buildings, structures, and objects.)
North Elevation; View South

* P7. Date Constructed/Age and Sources: Prehistoric Historic Bath 1909 (Estimated) Tax Assessment

* P7. Owner and Address: Maria Elena M. Varela, 5807 Cottonwood Rd, Bakersfield, CA 93307-9121

* P8. Recorded by: (Name, affiliation, address) Chris Hetzel & Colleen Davis, Jones & Stokes, 811 W 7th St, Suite 800, Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006

* P10. Survey Type: (Describe) Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions

* Attachments: NONE Location Map Sketch Map Continuation Sheet Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record Photograph Record Other: (List)

DPR 623A (185) * Required information



BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 3CS

Other Listings _____
Review Code _____
Reviewer _____
Date _____

Page 2 of 2

Resource Name or #: 613-617 East 5th Street

Other Identifier: _____

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: SF Residential

B4. Present Use: SF Residential

B5. Architectural Style: Transitional Arts and Crafts

B6. Construction History: (Construction date, alterations, and date of alterations.)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____

* B8. Related Features: _____

B9a. Architect: Unknown

B9b. Builder: Unknown

B10. Significance: Theme Residential Architecture Area Santa Ana, CA

Period of Significance: 1900-1910 Property Type: Single Family Residence Applicable Criteria: 3

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The residence at 613-617 E. 5th Street is eligible under Criterion 3 of the California Register of Historical Resources as an expressive and intact example of the Transitional Arts & Crafts style. Common in Southern California at the turn of the twentieth century, the represents a transition from the popularity of Victorian styles in the late nineteenth century to the increasing influence of the Arts & Crafts movement in the early twentieth century.

The residence is located in the "Fruits Addition" tract, originally subdivided in 1886. J.H. Fruit, along with James McFadden and William H. Spurgeon, had established the Western Development Company, whose goal it was to raise the bonus money to extend the Southern Pacific Line from Anaheim to Santa Ana. Once the station was established, the Western Development Company attempted, through offers of free land and other persuasions, to move the business center of Santa Ana to their new subdivisions near the new line. When this endeavor failed, the proposed commercial lots were developed as residential. It is immediately adjacent to this original subdivision where the Fruits Addition tract is located, and where the residence at 613-617 E. 5th Street was built.

* B11. Additional Resource Attributes: (List attributes and codes): HPO2 Single Family Property

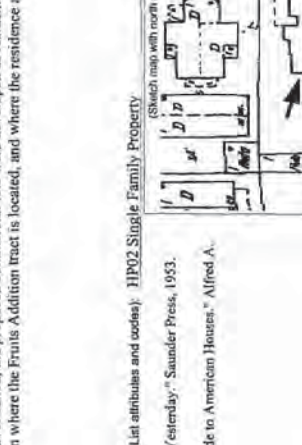
* B12. References: Swanner, "Santa Ana: A Narrative of Yesterday," Saunderson Press, 1933. McAlester & McAlester, "A Field Guide to American Houses," Alfred A. Knopf, 2003.

B13. Remarks: _____

* B14. Evaluator: Colleen Davis & Daniel Paul

Date of Evaluation: 10/20/2006

(This space reserved for official comments.)



(Sketch map with north arrow required)

PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 3CB

Other Listings _____
Review Code _____
Reviewer _____
Date _____

Page 1 of 2

Resource Name or #: The Bernhardt Residence

P1. Other Identifier: 607 East 6th Street

P2. Location: Not for Publication Unrestricted

b. USGS 7.5' Quad _____ Date _____ a. County Orange

c. Address 607 E. 6th St. T: _____ R: _____ 14 of _____ 14 of _____ Sec _____ B.M. _____

d. UTM: (Give more than one for large and/or linear feature) _____ Zone _____ mE _____ mN _____

e. Other Locational Data: (e.g., parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) _____
APN: 398-311-05

* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one-story single-family residence with wood frame construction and a rectangular plan supplemented by several additions. The residence was designed in the Classical Revival style. It features a medium pitch front-gable roof with composition asphalt shingles. The exterior walls are clad in false bevel wood clapboard siding. Several gables lead to a projecting full-width front porch that boasts a low wood wall and four Tuscan columns supporting a pedimented, scalloped shingle clad pediment gable. The primary facade is symmetrically composed and three bays wide. The central bay consists of a front entrance covered by a metal security door. The flanking bays each contain large double hung sash windows. The windows and door are framed by substantial wood moldings. The fenestration consists of original wood windows throughout the residence. An adjacent, square plan bedroom addition is affixed to the west and rear portion of the primary residence. This adjunct unit is accessed by a thin concrete sidewalk through the front yard that leads to a centered entry door. The entry is paired with a one-over-one wood frame double-hung sash window. Mature tree specimens are present in the front yard. The condition and integrity of this resource is good.

* P3b. Resource Attributes: (List attributes and codes) HPO2 Single Family Property

* P4. Resource Present: Building Structure Object Site District

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



P5b. Description of Photo: (View, date, etc.)
South Elevation; View North

* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both

1902 (Estimated) Historic Survey

* P7. Owner and Address:
Jose S. Rivera
607 E. 6th Street
Santa Ana, CA 92701

* P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006

* P10. Survey Type: (describe)
Recommissionance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions

* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List) _____

DPR 923A (10/95)

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____

* NRHP Status Code 6Z

Page 2 of 2

Resource Name or #: 620 East 5th Street

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: SF Residential B4. Present Use: SF Residential

* B5. Architectural Style: Transitional Arts and Crafts

* B6. Construction History: (Construction date, alterations, and date of alterations.) _____

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____

* B8. Related Features: _____

B9a. Architect: Unknown b. Builder: Unknown

B9b. Significance: Theme Residential Architecture Area: Santa Ana, CA

Period of Significance: 1909 Property Type: Single Family Residence Applicable Criteria: N/A

(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The single family residence at 620 E. 5th Street does not appear to be eligible for the National Register of Historic Places, the California Register of Historical Resources, or for local designation, nor is it located in an eligible historic district. The residence is a common and unremarkable example of Transitional Arts & Crafts style architecture, several exterior alterations have significantly diminished its physical integrity, and is not located in a cohesive neighborhood.

B11. Additional Resource Attributes. (List attributes and codes): HPO2 Single Family Property

* B12. References: _____

B13. Remarks: _____

* B14. Evaluator: Chris Hezel & Colleen Davis

Date of Evaluation: 10/12/2006

(This space reserved for official comments.)



PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 3CD

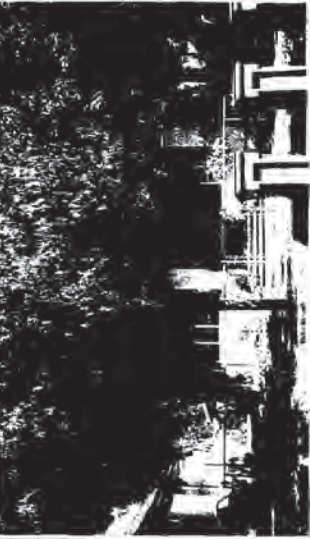
Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2

* Resource Name or #: The Flood Residence
P1. Other Identifier: 609 East 6th Street
* P2. Location: Not for Publication Uninvestigated a. County Orange
b. USGS 7.5 Quad _____ Date _____ 1/4 of _____ 14 of _____ Sec _____ B.M. _____
c. Address 609 E. 6th St. City Santa Ana Zone _____ mE/ _____ mN
d. UTM: (Give more than one for large and/or linear feature)
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
APN: 398-311-06

* P3. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one-story single-family residence with wood frame construction and a rectangular plan. The residence is clad in non-original stucco, and features a molded, slightly-recessed front gabled pediment clad in wood clapboard above the entry. The overall composition of the three-bay front elevation exhibits symmetry with twenty-light wood frame casement glazing at either side of the centered entry. The front elevation window bay east of the entry is adjacent to the corner of the entry way itself. The entry is recessed, and is topped by non-original jalousie clerestory windows. Within the entry way is an eight-light fixed wood frame window on the east side wall. A centered set of concrete stairs leads to the front entrance. The strong symmetry of the program combined with the pedimented gable are Classical Revival features, and this residence is a vernacular example of the Classical Revival design system. A shed roofed, clapboard clad garage is located behind the residence.

* P4. Resource Attributes: (List attributes and codes) HP02 Single Family Property
* P5. Resources Present: Building Structure Object Site District Element of District Other (foliage, etc.)
P6. Photograph or Drawing (Photograph required for buildings, structures, and objects)



* P6. Date Constructed/Age and Sources:
 Preliminary Historic Both
1900-01 (Estimated) Tax Assessment
* P7. Owner and Address:
Patricia B. and Dolores Segura
443 S. Poplar Street
Santa Ana, CA 92703-3748
* P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017
* P9. Date Recorded: 10/20/2006
* P10. Survey Type: (Describe)
Recommatience-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
* Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
DPR 523A (1995)

* Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____
HR # _____
NRHP Status Code 3CB

Page 2 of 2

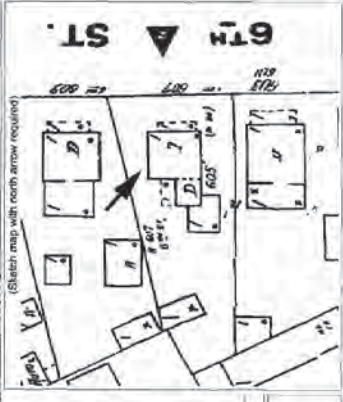
* Resource Name or #: The Bernhardt Residence
B1. Historic Name: The Bernhardt Residence
B2. Common Name: _____
B3. Original Use: SF Residential B4. Present Use: SF Residential
* B5. Architectural Style: Classical Revival
* B6. Construction History: (Construction date, alterations, and date of alterations)

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
* B8. Related Features:

B9. Architect: Unknown b. Builder: Unknown
* B10. Significance: Theme Residential Architecture
Period of Significance: 1902 Property Type: Single Family Residence Applicable Criteria: 1, 3
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district. In addition, the property is individually eligible as a strong and stylistically intact expression of the vernacular typology once ubiquitous within this district. The Classical Revival design features that contribute to this enhanced significance include the intact combination of strong symmetry, original false bevel wood siding, porch supported by Tuscan columns, a scalloped shingle pedimented entry, and crown molding over the doorway and windows.

B11. Additional Resource Attributes: (List attributes and codes) HP02 Single Family Property
* B12. References:
Environmental Coalition of Orange County. "Santa Ana Historic Survey: Final Report." c1980.
Swamer, Santa Ana: A Narrative of Yesterday. Saundier Press, 1953.



B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul
Date of Evaluation: 10/12/2006
(This space reserved for official comments)

PRIMARY RECORD

Primary # _____
HR # _____
Triennial _____
NRHP Status Code 3CD

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 1 of 2

- * Resource Name or #: The Marble Residence
- P1. Other Identifier: 613-615 East 6th Street
- * P2. Location: Not for Publication Unrestricted Date _____
- b. USGS 7.5' Quad _____
- c. Address 613-615 E 6th St City Santa Ana Zone _____
- d. UTM: (Give more than one for large and/or linear feature) _____
- e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate) APN: 398-311-07

* P3a. Description: (Describe resource and its major elements. include design, materials, condition, alterations, size, setting, and boundaries.)
The property contains a one-story single-family residence with wood frame construction and a rectangular plan. The hipped roof residence is clad in wood shingleboard with a running course brick mansard veneer at the front elevation. A pedimented gable supported by two turned spindle columns covers a centered entry porch. The porch gable and the roof of the building are both underscored by continuous crown molding, which is itself underscored by an entablature. Large rectangular concrete stairs lead to the slightly off-center front entry. The front elevation is three bays wide. The front entry is in the center bay, flanked by vertical, board framed window wells. The residence is a vernacular example of the Classical Revival style. The combination of design features indicative of this style present on the residence include its symmetry, a pedimented gable porch supported by turned spindles, and the continuous running cornice and entablature that underscores the roof and porch.

- * P3b. Resource Attributes: (List attributes and codes) HP02 Single Family Property
- * P4. Resources Present: Building Structure Object Site District Element of District Other (Isolates, etc.)
- P5a. Photograph or Drawing: (Photograph required for buildings, structures, and objects.)
- * P6. Date Constructed/Age and Sources: Prehistoric Historic Both
1902 (Estimated) Historic Survey
- * P7. Owner and Address:
Frank J. and Dolores E. Segura
443 S Poplar Street
Santa Ana, CA 92703-3748
- * P8. Recorded by: (Name, affiliation, address)
Colleen Davis & Daniel Paul
Jones & Stokes
811 W 7th St, Suite 800
Los Angeles, CA 90017
- * P9. Date Recorded: 10/20/2006
- * P10. Survey Type: (describe)
Reconnaissance-Level Survey



- * P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions
- * Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record Archaeological Record District Record Linear Feature Record Mailing Station Record Rock Art Record Artifact Record Photograph Record Other: (List) _____

OPR 523A (1/85)

* Required information

BUILDING, STRUCTURE, AND OBJECT RECORD

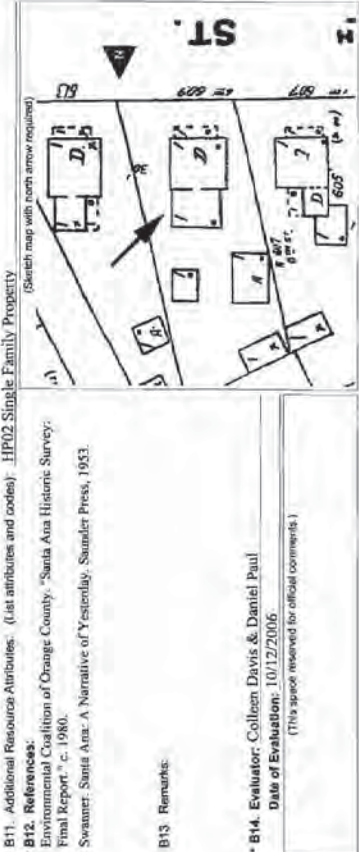
Primary # _____
HR # _____
NRHP Status Code 3CD

Page 2 of 2

- * Resource Name or #: The Flood Residence
- B1. Historic Name: The Flood Residence
- B2. Common Name: _____
- B3. Original Use: SF Residential B4. Present Use: SF Residential
- * B5. Architectural Style: Classical Revival
- * B6. Construction History: (Construction date, alterations, and date of alterations.) _____
- * B7. Moved? No Yes Unknown Date: _____ Original Location: _____
- * B8. Related Features: _____

B9a. Architect: Unknown b. Builder: Unknown

* B10. Significance: Theme Residential Architecture Area Santa Ana, CA
Period of Significance 1900-01 Property Type Single Family Residence Applicable Criteria 1, 3
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)
The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district.



PRIMARY RECORD

Page 1 of 2
 Resource Name or #: The Zerman Residence
 P1. Other Identifier: 617 East 6th Street
 P2. Location: Not for Publication Unrestricted
 b. USGS 7.5' Quad: _____ Date: _____
 c. Address: 617 E. 6th St City: Santa Ana Zone: _____ mE/ _____ mN
 d. UTM: (Give more than one for large and/or linear feature)
 e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as appropriate)
 APN: 398-311-08

Primary # _____
 HR # _____
 TIR # _____
 NRHP Status Code: 3CD

Other Listings: _____ Reviewer: _____ Date: _____
 Review Code: _____

* P3a. Description: (Describe resource and its major elements: include design, materials, condition, alterations, size, setting, and boundaries.)
 The property contains a one-story single-family residence with wood frame construction and a rectangular plan. Designed with elements of the Colonial Revival style, the residence has pyramidal roof with composition asphalt shingles, and false bevel wood siding. The front elevation is three bays and symmetrically divided. The front door opening is located in the center bay, flanked by large window openings. The primary facade is characterized by a partial width inset front porch that spans the center and east side bays. The porch is supported by two thick square wood pillars. Between these pillars are the remains of a slatted wood balustrade. At present the front windows are boarded, but earlier documentation shows a double-hung window with vertical sublights in the west bay, and a smaller tripartite window program in the east bay. The window openings are framed with wood casings, and cornerboards mark the corners of the structure. Wood stairs are present in front of the porch and the entry.

* P3b. Resource Attributes: (List attributes and codes) PV2 Single Family Property
 * P4. Resource Present: Building Structure Object Site District
 P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



* P6. Date Constructed/Age and Sources:
 Prehistoric Historic Both
 1903 (Estimated) Tax Assessment

* P7. Owner and Address:
 Patricia B. and Dolores Segura
 443 S. Poplar Street
 Santa Ana, CA 92703-3748

* P8. Recorded by: (Name, affiliation, address)
 Colleen Davis & Daniel Paul
 Jones & Stokes
 811 W 7th St, Suite 800
 Los Angeles, CA 90017

* P9. Date Recorded: 10/20/2006
 * P10. Survey Type: (Describe)
 Reconnaissance-Level Survey

* P11. Report Citation: (Cite survey report/other sources or "none") Santa Ana Boulevard Property Acquisitions

* Attachments: NONE Location Map Sketch Map Continuation Sheet
 Archeological Record District Record Linear Feature Record Milling Station Record Rock Art Record Artifact Record
 Photograph Record Other: (List)
 DPR 533A (1/95) * Required Information

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
 Resource Name or #: The Marple Residence
 B1. Historic Name: The Marple Residence
 B2. Common Name: _____
 B3. Original Use: SF Residential B4. Present Use: SF Residential
 * B5. Architectural Style: Classical Revival
 * B6. Construction History: (Construction date, alterations, and date of alterations)

Primary # _____
 HR # _____
 NRHP Status Code: 3CD

* B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 * B8. Related Features:

B9. Architect: Unknown
 * B10. Significance: Theme Residential Architecture Area: Santa Ana, CA
 Period of Significance: 1902 Property Type: Single Family Residence Applicable Criteria: 1, 3
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working elites, the buildings' relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
 * B12. References:
 Environmental Coalition of Orange County, "Santa Ana Historic Survey: Final Report," c. 1980.
 Swanner, Santa Ana: A Narrative of Yesterday. Saunter Press, 1953.



B13. Remarks:

* B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments)

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 2
* NHP Status Code 3CD

Resource Name or #: The Zerman Residence
 B1. Historic Name: The Zerman Residence
 B2. Common Name:
 B3. Original Use: SF Residential
 B4. Present Use: SF Residential
 B5. Architectural Style: Colonial Revival
 B6. Construction History: (Connection date, alterations, and date of alterations.)

B7. Moved? No Yes Unknown Date: _____ Original Location: _____
 B8. Relisted Features:

B9. Architect: Unknown b. Builder: Unknown
 B10. Significance: Theme Residential Architecture Area: Santa Ana, CA
 Period of Significance: 1903 Property Type: Single Family Residence Applicable Criteria: 1, 3
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property is a contributor to the Lower French Park Residential District, which was identified in the c1980 Santa Ana Historic Survey completed by the Environmental Coalition of Orange County, Inc. The historic district was determined to be significant as a collection of modest vernacular cottages and bungalows developed in Santa Ana at the turn of the twentieth century as worker housing. Located between the downtown and the railroad tracks, this residence was a parcel within one of multiple tracts developed by J.H. Fruit. Fruit was part of a conglomerate with James McFadden and William H. Spurgeon called the Western Development Company. Development of the tract was part of the Western Development Company's attempt to lure the railroad to Santa Ana, and ideally to shift the location of downtown closer to the railroad tracks. Though the latter aim was never realized, the "Fruit Addition" tracts were among the earliest developments in the City, and among the first built out neighborhoods in the history of Santa Ana. Built to house the city's working class, the buildings relatively simple and unadorned forms exhibit evidence of being largely hand-built by the contractor and/or owner. The historic district once comprised nearly 100 contributors but its integrity has significantly deteriorated due to demolition, alterations, and new infill construction. The subject property is one of several intact residences that form a small cohesive grouping, which represents the historical significance of the once larger district.

B11. Additional Resource Attributes: (List attributes and codes): HP02 Single Family Property
 B12. References: (Sketch map with north arrow required)
 Environmental Coalition of Orange County, "Santa Ana Historic Survey: Final Report," c. 1980.
 Swanner, Santa Ana: A Narrative of Yesterday. Saundier Press, 1953.
 B13. Remarks:
 B14. Evaluator: Colleen Davis & Daniel Paul
 Date of Evaluation: 10/12/2006
 (This space reserved for official comments.)



July 25, 2007
 Job Number: 1471-001
 Historic Resources Consulting Services

MEMORANDUM FOR THE RECORD
 2.6 1471-001.M04

TO: City of Santa Ana
 (Ms. Lucy Linnaus and Ms. Haily Soboleske)

FROM: Sapphos Environmental, Inc.
 (Ms. Leslie Heumann)

SUBJECT: Potential Listings in the Santa Ana Register of Historical Properties Located in the Renaissance Specific Plan Area

- ATTACHMENTS: 1. Template, 201 West Fourth Street
 2. Template, 220-224 East Third Street

EXECUTIVE SUMMARY

This Memorandum for the Record (MFR) transmits information regarding potential eligibility of 30 properties located in the Renaissance Specific Plan area for inclusion in the Santa Ana Register of Historical Properties (Santa Ana Register). Based on a preliminary review of photographs (dated February 2003) and building permit data, 22 properties appear to meet the criteria for inclusion and categorization in the Santa Ana Register. Eight (8) properties do not meet the criteria and appear to be ineligible for listing in the Santa Ana Register.

DISCUSSION

1. 115 West Fourth Street: Not Eligible

This property was apparently listed in the Santa Ana Register prior to the categorization effort that began in 2000. Subsequently, staff and the Historic Resources Consultant determined that the property, in its current condition, is too altered for inclusion in the Santa Ana Register. The property was determined ineligible for inclusion in the National Register of Historic Places (NRHP) by the Keeper of the NRHP on December 19, 1984.

- Corporate Office:
133 Martin Alley
Pasadena, CA 91105
Tel. (626) 663-3547
Fax (626) 663-3548
- Santa Monica
Regional Office:
1351 4th Street
Santa Monica, CA 90401
Tel (310) 260-1520
Fax (310) 260-1521
- Billing Address:
P.O. Box 30241
Pasadena, CA 91115
- Email:
sapphos@pecbell.net

2. **201 West Fourth Street (Woolworth's): Eligible as Contributive**

A template was prepared for this property in 2001 in the old format (Attachment 1, *Template, 201 West Fourth Street*). Although this property was determined ineligible for listing in the NRHP by the Keeper on December 19, 1984, it does appear to meet the criteria for the Santa Ana Register in the Contributive category. Staff made a determination not to bring the property to the Historic Resources Commission (HRC) until it was at least 50 years old, in accordance with the requirements of Ordinance 30.

3. **601 North Bush Street (United States Post Office, Spurgeon Station): Eligible as Landmark**

This property was listed in the NRHP individually (January 11, 1985) and as a contributor to the Downtown Santa Ana district (December 19, 1984); therefore, it is also listed in the CRHR. It is eligible for inclusion in the Santa Ana Register and would be categorized as Landmark.

4. **302 North French Street: Eligible as Contributive**

This one-story auto sales and service building was constructed in 1930 and appears to retain several character-defining features from that time. Alterations include replacement of facade windows. Despite the modification, the property retains sufficient integrity to be researched further and to be considered for nomination to the Santa Ana Register in the Contributive category.

5. **224 North Spurgeon Street/220–224 East Third Street (Festival Hall/Union Bus Terminal): Not Eligible**

A template was prepared for this property in 2001 in the old format (Attachment 2, *Template, 220-224 East Third Street*). Although the template made the preliminary determination that this building would be eligible for inclusion in the Santa Ana Register in the Contributive category, subsequent discussions with staff resulted in the determination that the property was too altered for consideration under the criteria for Contributive as it was defined in Ordinance 30 at the time. Re-examination of the building suggests that it is not a particularly distinguished example of the post-World War Art Moderne style and that the association with transportation in Santa Ana does not rise to the level of significance. Therefore, it is not recommended that the building be considered for inclusion in the Santa Ana Register.

6. **301–307 North Spurgeon Street (Yost Theater): Eligible as Landmark**

The Yost Theater, built in 1912, was listed in the NRHP as an individual resource on January 23, 1986; therefore, it is also listed in the CRHR. It is eligible for inclusion in the Santa Ana Register and would be categorized as Landmark.

7. **606 East Second Street: Eligible as Contributive**

This one-story, 1921 bungalow combines Craftsman massing and roof treatment with Colonial Revival porch supports. Although modest in style and size, it is an intact and representative example of a bungalow from the early 1920s and is marginally eligible for the Santa Ana Register at the Contributive level.

8. **609–611 East Second Street: Eligible as Contributive**

Distinguishing characteristics of this one-story Craftsman bungalow include carved beams, braces, and bargeboards; shingled gable ends; latticed attic vents; and elaborate porch supports. Modifications, such as the addition of non-original porch posts, do not substantially compromise the integrity of the original design. The property is recommended for nomination to the Santa Ana Register in the Contributive category.

9. **824 East Second Street: Eligible as Contributive**

This one-story, turn-of-the-twentieth-century, Colonial Revival cottage retains a high degree of integrity, and features the massing, roof treatment, materials, fenestration, and porch typical of its building type and period. The property is recommended for nomination to the Santa Ana Register in the Contributive category.

10. **610 East Third Street: Eligible as Key**

Distinctive features of this one-story Craftsman bungalow include the use of art stone for porch piers; pedestals; gabled roof treatment; and front door inset with channels of beveled glass. The property appears eligible for inclusion in the Santa Ana Register in the Key category.

11. **619 East Third Street: Not Eligible**

Although this one-story Colonial Revival cottage from the early twentieth century displays notable stylistic features, including dormer treatment influenced by the Shingle Style, a bellcast hip roof, and clustered Tuscan porch columns, it is compromised by the application of non-original siding, paving of the front yard, and construction of a prominent brick and iron fence. If the siding was restored and the fence removed, the house would be eligible for the Santa Ana Register at the Contributive level. In its current condition, it is not recommended for nomination.

12. **623 East Third Street: Eligible as Contributive**

Characteristic features of this early twentieth century Colonial Revival cottage include its massing, roof treatment, porch supports, fenestration, and siding. Through retention of these features, the house conveys sufficient integrity to qualify for the Santa Ana Register in the Contributive category, despite the paving of the front yard and construction of a cinderblock and iron fence.

13. **705 East Third Street: Eligible as Contributive**

One of several examples of an early twentieth century cottage located in the immediate vicinity, this one-story residence is characterized by a hipped and gabled roof, box-like massing, and original siding and fenestration. Despite the addition of a non-original fence, the property is eligible for inclusion in the Santa Ana Register in the Contributive category.

14. 710 East Third Street: Not Eligible

While this one-and-a-half-story Craftsman residence retains several distinctive features, it has been compromised by the addition of non-original stucco cladding, replacement of several windows, and the installation of non-original brick finishes to the porch. In its current condition, it is not eligible for inclusion in the Santa Ana Register.

15. 720 East Third Street: Eligible as Contributive

Despite the application, circa 1950, of asphalt shingles over the original wood siding and the construction of a non-original fence, this early twentieth century cottage displays a remarkable array of characteristic features, including an L-shaped porch, leaded glass windows, Tuscan porch columns, and carved wood detailing. In its current condition, the house merits inclusion in the Santa Ana Register in the Contributive category. If the siding was restored, the property would be recommended for Key classification.

16. 801 East Third Street: Eligible as Key

Although this one-and-a-half-story Craftsman residence is in a deteriorated condition, it features a noteworthy—and rare, in Santa Ana—use of glaze bricks, a material favored by Craftsman style architects, Charles and Henry Greene. Other distinctive elements of the design include broadly proportioned tripartite windows with leaded glass transoms, a double-dormer, front and side porches, and Craftsman roof detailing. The house is recommended for nomination to the Santa Ana Register in the Key category.

17. 806 East Fourth Street: Not Eligible

Based on the photographs provided, this one-story cottage neither illustrates the distinguishing characteristics of a style or period nor retains sufficient integrity to its early twentieth century construction date to merit inclusion in the Santa Ana Register.

18. 820 East Fourth Street: Not Eligible

Alterations to this Craftsman triplex appear to include the application of stucco cladding, modifications to the porch and balcony railings, and construction of a cinderblock and iron fence. In its current condition, the property does not appear eligible for the Santa Ana Register.

19. 520 East Fifth Street: Not Eligible

This one-story Craftsman bungalow would be eligible to the Santa Ana Register as a Contributive property if the following alterations were reversed: non-original porch supports were removed (or more appropriate structural improvements made); paint on porch brickwork is removed; and original features made more visible through removal of security grilles, screen door, and/or cinderblock and iron fence.

20. 617 East Fifth Street: Eligible as Contributive

Noteworthy features of this early Craftsman residence include an L-shaped porch, cigar-shaped porch columns, a hip-on-gable roof accented by a double dormer, and bracketed, overhanging eaves. The house is eligible for listing in the Santa Ana Register at the Contributive level.

21. 720 East Sixth Street: Eligible as Contributive

This one-story, Colonial Revival cottage from the first decade of the twentieth century showcases many of the character-defining features of its type, including box-like massing, hipped roof, porch with Tuscan column porch supports, art stone foundation, use of narrow clapboard siding in combination with fishscale shingles, and a rounded bay projection. Modifications are relatively minor; therefore, this property is eligible for inclusion in the Santa Ana Register in the Contributive category.

22. 724 North Garfield Street: Eligible as Contributive

Character-defining details of this one-story, early twentieth-century (1911) residence include diamond-paned windows, Tuscan porch columns, a jigsaw apron below the attic vent, and bracketed eaves. The property is eligible for the Santa Ana Register in the Contributive category; it is listed in the Office of Historic Preservation (OHP) Historic Resources Inventory (HRI) as a contributor to a potential local historic district ("5D").

23. 709 North Minter Street: Eligible as Contributive

Although the porch of this one-story, turn-of-the-century (1900), Colonial Revival cottage has been enclosed, the house retains sufficient integrity to merit nomination to the Santa Ana Register in the Contributive category. It is listed in the HRI as a contributor to a potential local historic district ("5D").

24. 717 North Minter Street: Eligible as Contributive

A multi-gabled roof, distinctive structural details, a typical Craftsman front door, and exterior materials ranging from sakes, to clapboard, to shingles combine to render this one-story, 1914, Craftsman bungalow eligible for the Santa Ana Register in the Contributive category, despite the re-glazing of two front windows. It is listed in the HRI as a contributor to a potential local historic district ("5D").

25. 710 North Mortimer Street: Eligible as Contributive

Historically, this one-story, turn-of-the-century (1902), Colonial Revival residence faced south onto Fruit Street. It retains most of its character-defining features and would be eligible for nomination to the Santa Ana Register at the Contributive level. It is listed in the HRI as a contributor to a potential local historic district ("5D").

26. 712 North Mortimer Street: Not Eligible

The integrity of this one-story cottage needs further investigation before a determination of eligibility can be made. Specifically, the porch columns and brackets seem to be out of character with the Craftsman detailing of the porch gable and the 1911 date attributed to the property in the HRI, which lists this address as a 5D. It is not recommended for nomination to the Santa Ana Register at this time.

27. 615 East Santa Ana Boulevard: Eligible as Contributive

This intact Craftsman bungalow, with its distinctive porch treatment, is eligible for inclusion in the Santa Ana Register in the Contributive category. It is listed in the HRI as a contributor to a potential local historic district ("5D").

SANTA ANA REGISTER OF HISTORICAL PROPERTIES

As of April 2009

28. 842 East Washington Avenue: Eligible as Contributive

Although the front door of this modest, one-story Craftsman bungalow appears to have been replaced, the integrity of the design as a whole makes the property marginally eligible for nomination to the Santa Ana Register in the Contributive category.

29. 1207 East Fruit Street: Eligible as Landmark

The Detention Home of Orange County, built in 1923, merits listing in the Santa Ana Register in the Landmark category.

30. 600 East Washington Avenue: Eligible as Landmark

The Santa Ana Community Hospital is a significant community institution whose design features post-World War II Moderne styling. Pending the outcome of further research, it appears to merit consideration for inclusion in the Santa Ana Register as a Landmark.

Should there be any questions regarding the information contained in this MFR, please contact Ms. Leslie Heumann at (626) 683-3547.

NO.	CATEGORY	ADDRESS	HISTORIC NAME	COMMENTS
1	Landmark	211 West Santa Ana Boulevard	Old Orange County Courthouse	
2	Landmark	120 West Civic Center Drive	Dr. Howe-Waffle House	
3	Key	110-122 North Sycamore Street & 109-117 North Broadway	Grand Central Market	
4	Landmark	207 West Second Street	Southern Counties Gas Company	
5	Landmark	501-505 North Sycamore Street	Masonic Temple	
6	Landmark	203-205 West Civic Center Drive	Y.M.C.A.	
7	n/a	308 North Main Street	Fox West Coast Theater	Administratively removed from the Register on 4/8/02 at the property owner's request as a religious organization.
8	n/a	4844-4848 North Main Street	Seaman Building	Demolished in 1998 for St. Josephs Ballet
9	Contributive	100-110 South Main Street	United Automotive Building	
10	Landmark	201-211 North Broadway and 209-217 West Second Street	Santora Building	
11	Contributive	301-309 West Fourth Street	Phillips Block Building	
12	n/a	211 North Bush Street	Herbert Miller Building	Demolished in 2001 by the Olson Company
13	n/a	206-208 North Spurgeon Street	Barrows Const. Co. Building	Demolished in 2001 by the Olson Company
14	Landmark	113-115 East Santa Ana Boulevard	United Presbyterian Church	
15	Key	625 South Cypress Avenue	Cypress Fire Station	
16	n/a	628 East Chestnut Avenue	Heldady House	Removed by City Council November 3, 1997
17	Landmark	206 West Eighteenth Street	Frederick Eley House	
18	Landmark	620 South Orange Avenue	Collins House	
19	Landmark	1210 & 1210 1/2 North Ross Street	Z.B. West House	
20	Landmark	202-212 West Fourth Street and 318-320 North Sycamore	Spurgeon Building	
21	Landmark	217 North Main Street	Old Santa Ana City Hall	
22	Key	1106 North Spurgeon Street	Claycomb House	
23	Key	210 West Twentieth Street	Harding House	
24	Landmark	1322 North Sycamore Street	Fire Station Headquarters No. 1	
25	Landmark	1401 North Durant Street	Granville Spurgeon House	
26	Key	621 North Spurgeon Street	Thomas House	
27	Key	712 North Bush Street	Winslow-Lawrence House	
28	Landmark	802 North French Street	Miles Crookshank House	
29	Key	501 East Fifth Street	Whitson-Powelson House	
30	Contributive	400-412 East Fourth Street	Hotel Finley	
31	Key	1711 North Bush Street	Andres House	
32	Key	1714 North Bush Street	Wagner House	
33	Key	1717 North Bush Street	Hoeller House	

34	Key	1721 North Bush Street	Drips House
35	Key	1727 North Bush Street	Rensberg House
36	Key	1801 North Bush Street	Koepsel House
37	Key	1820 North Bush Street	Shriver House
38	Landmark	324 East Pine Street	Horton House
39	Landmark	819 North Spurgeon Street	Dr. Wehrly House
40	Key	1410 North Bush Street	Killey House
41	Key	1602 North Bush Street	Fittou House
42	Landmark	625 North French Street	Ebell Club
43	Key	1502 North Flower Street	G. W. Ross House
44	Key	1516 North Flower Street	D.E. Ross House
45	Key	1522 North Flower Street	Ross-Wilson House
46	Key	519 East Washington Avenue	Glines-Walters House
47	Landmark	718 South Broadway	Pomeroy House
48	Landmark	930 South Broadway	Hewitt House
49	Key	804 North Baker Street	Dubart House
50	Key	1502 North Ross Street	Ford House-Pepito and Joanne's Dance Studio
51	#4	920 North Main Street	First Church-Christians-Scientists
52	Landmark	1103 North Broadway	McNeill-Basler House
53	Landmark	1015 North Broadway	Twist-Basler House/Basler Home
54	Landmark	1315 North Broadway	Dr. Raymond Smith House
55	Key	1008 North Broadway	Armstrong House
56	Key	1611 North Broadway	Clark House
57	Key	1301-1307 North Broadway	New Washington Apartments
58	Key	1302-1308 North Broadway	La Casa del Rey Apartments
59	Key	1228 North Broadway	El Patio Real Apartments
60	Contributive	1010 North Broadway	Lockett-Cleland House
61	Key	1320 North Broadway	Weissman-Flagg House
62	Contributive	1408 North Broadway	Magnolia Apartments
63	Landmark	1411 North Broadway	Santa Ana-Tustin Y. W.C.A.
64	Key	1420 North Broadway	La Hacienda Apartments
65	Key	1527 North Broadway	Smiley A. House
66	Contributive	1601, 1601 1/2, 1603, & 1603 1/2 North Broadway	Head Apartments
67	Contributive	1615 North Broadway	Davis House
68	Key	1109 North Broadway	Koenig House
69	Key	1205 North Broadway	Walter Moore House
70	Contributive	1524-1530 North Sycamore Street	De Soto-Sycamore Apartments
71	Landmark	2035 North Broadway	Haddon Court/Las Casitas Court
72	Key	2201-2205 1/2 North Broadway and 211-219 1/2 West Buffalo Street	Patricia Apartments
73	Landmark	1002 North Broadway	Mosbaugh-Loerch House
74	Contributive	717-719 North Main Street	Automobile Club of Southern California
75	Key	1919 North Broadway	Dr. C. D. Ball House
76	Key	2003 North Broadway	Tedford House
77	Contributive	2002 North Broadway	Waters House
78	Contributive	2009 North Broadway	Farrar House
79	Key	2015 North Broadway	Heil House
80	Contributive	2025 North Broadway	Weissman-Lyon House
81	Contributive	1541 East Fourth Street	Saffley House

82	Contributive	119 West Buffalo Avenue	Tryball House
83	Key	107 West Buffalo Avenue	Woodward House
84	Contributive	207 West Buffalo Avenue	Silvey House
85	Key	909 North Main Street	Buffum's Department Store
86	Landmark	1108-1108 1/2 West Fifth Street	Shelton-Garnsey House
87	Key	1002 West Third Street	Busy Bee Market
88	Landmark	1016 North Logan Street	McKern House
89	Contributive	1023 North Custer Street	Eckman House
90	Contributive	903 East Stafford Street	Perry House
91	Contributive	904 East Stafford Street	Frankie House
92	Key	914-916 East Stafford Street and 926 North Logan	Anderson House
93	Contributive	912 East Stafford Street	Cummings House
94	Key	1035 West Third Street	Martin House
95	Key	1078 West Second Street	Dessery House
96	Landmark	602 South Birch Street	Heninger House
97	Key	428-432 South Birch Street	Sturgeon House
98	Landmark	530 South Birch Street	Wilson-Wagner House
99	Landmark	210 West Cubbion Street	Franklin Elementary School
100	*	3501 South Greenville Street	Greenville Church
101	Contributive	1007-1009 North Broadway	Yale Apartments
102	Contributive	1115-1117 North Broadway	MacIntosh Apartments
103	Key	1206 North Broadway	William Young House
104	Key	1211 North Broadway	Kelley House
105	Key	1314 North Broadway	The Seventh Day Adventist Church
106	Key	1501 North Broadway	Segenstrom House
107	Contributive	1402 North Bush Street	Banks/Fuller House
108	Contributive	1406 North Bush Street	Tubbs House
109	Contributive	1502 North Bush Street	Pickering House
110	#4	4504 North Bush Street	Episcopal Parsonage
111	Contributive	1516 North Bush Street	Liggett-Hayes House
112	Contributive	1033 North Custer Street	Oscar Smith House
113	Key	202 West Eighteenth Street	Ben Warner House
114	Key	1414 East Fairhaven Avenue	Nunn House
115	*	202 West Fifteenth Street	2nd Seventh Day Adventist Church
116	Landmark	2139 North Grand Avenue	Hasenyaeger House
117	Contributive	1107-1115 North Main Street	Washington Cleaners
118	Contributive	1411 North Main Street	Gibson House
119	Contributive	1415 North Main Street	Eden-Jacobs House
120	Contributive	1417 North Main Street	Nelson Warner House
121	Contributive	1421 North Main Street	Galloway House
122	Contributive	2115-2117 North Main Street	MacFarlane House
123	Key	2212 North Main Street	Elmer Whitney House
124	*	2514 West Warner Avenue	Mandersheid House
125	Landmark	315 West Tenth Street	Deluxe Apartments
126	#4	440 West Third Street	United Brethren Church
127	Landmark	1116 North French Street	Alexander Home

Administratively removed from the Register on 7/30/01 at the applicants request as a religious organization.

128	Landmark	313 North Birch Street	Armory Hall/American Legion Hall	
129	n/a	311 East Washington Avenue	Bailey Home	Demolished in 1985 after a fire
130	Landmark	1119 North Bush Street	Ball House	
131	##	442 North Bush Street	Banks House	Removed by HRC due to duplicate entry 9/7/00
132	Landmark	910 North French Street	Beatty House	
133	Key	922 North Lacy Street	Roth House	
134	Landmark	1108 North French Street	Bishop House	
135	Landmark	2002-2004 North Main Street	Bowers Museum	
136	Landmark	200 North Main Street	Builders Exchange Building	
137	Contributive	504 North Main Street	Main Investment Company Building	Removed by HRC 4/6/06
138	Key	419 East Wellington Avenue	Titchener-Catland House	
139	Landmark	321 East Eighth Street	Chilton House	
140	Key	410 West Fourth Street	Clausen Block	
141	Key	204 East Washington Avenue	Cleaver Home	
142	Key	419 East Civic Center Drive	Cooper-Johnson Bungalow	
143	Key	820 North French Street 320 East Ninth Street	Cowles Home	2 addresses, 1 parcel, 1 structure, same parcel as #229
144	Contributive	219 West Fourth Street	Crabree Saloon	
145	Landmark	518 North Broadway	Smith-Tuthill Funeral Parlor	
146	Landmark	810 North French Street	Crookshank Home	
147	Contributive	518 South Birch Street	Dale House	
148	Contributive	831 North French Street	Gowdy House	
149	Contributive	505 North Main Street	Sears-Reebuck & Co. Hills, Inc. Building	Removed by HRC 1/8/04
150	##	446 North Spurgeon Street	Diers Home	Removed by HRC due to duplicate entry 9/7/00
151	Key	932 North French Street	Ruan House	
152	Contributive	214-218 West Fourth Street	The Elwood	
153	Contributive	221-223 West Fourth Street	Fashion Saloon	
154	n/a	311-315 West Fourth Street	Freeman Block	Demolished in 1986 for Federal Courthouse
155	Contributive	110 West Fourth Street	Gilbert Dry Goods	
156	Landmark	125 North Broadway	Grand Central Building	
157	##	444 West Civic Center Drive	Hamaker House	Removed by HRC 9/7/00
158	Landmark	817 North Lacy Street	Harmon McNeil House	
159	Contributive	710 South Ross Street	Harmon's Castle	
160	Contributive	213-217 West Fourth Street	Hawley's Sporting Goods	
161	Contributive	1209 North Spurgeon Street	Hervey House	
162	Contributive	1009 North French Street	Hickox Home (1st)	
163	Key	1218 North French Street	Hickox Home (2nd)	
164	Contributive	112-114 West Fourth Street	Hill and Cardin Company	
165	Key	1101 North French Street	Hill-Hawley House	
166	Key	517-519 North Main Street	Horton's Furniture Building	
167	##	443-445 West Fourth Street	Huff Clothiers	See #236-Duplicate
168	Contributive	1201 North Bush Street	Isaacson House	
169	Landmark	936 West Eighteenth Street	Jublin Victorian Cottage	
170	Contributive	710 North Spurgeon Street	Bullard House	

171	n/a	528 East Walnut Street	Kelly Victorian Cottage	Demolished in 1982 for a new apartment bldg.
172	Landmark	2526 North Santiago Street	Kleidosty House	
173	Key	420-424 North Broadway and 300-322 West Fifth Street	Knights of Pythias Hall	
174	Key	402-408 West Fourth Street	Lawrence Building	
175	Key	407-409-411 North Broadway	J.J. Wilson's Shoeshine Parlor; Beem Building	
176	Landmark	3101 West Harvard Street, Buildings B, C & D	Maag Ranch House	
177	Key	925 North Lacy Street	Marilyn Apartments	
178	Contributive	515 North Main Street	McFadden Public Market	
179	Contributive	400 West Fourth Street	Mc Company L. Armory/Mills & Edwards Feed Store	
180	Landmark	322 West Third Street	Minter House	Demolished in 1986 for Federal Courthouse
181	n/a	317 West Fourth Street	Montague Building	
182	Key	323-325 North Broadway and 222 West Fourth Street	Moore Building	
183	Contributive	206 East Washington Avenue	Morrow Bungalow	
184	##	309-311 North Main Street	Odd Fellows Hall	Administratively removed from the Register on 4/8/02 at the property owner's request as a religious organization.
185	Contributive	105-109 West Fourth Street	Old Woolworth's Building	
186	Contributive	116-120 West Fourth Street	Orange Co. Savings & Trust Bldg.	
187	Key	101 West Fourth Street	Otis Building	
188	Key	225-227 North Broadway and 214, 216 & 220 West Third Street	Pacific Building	
189	Contributive	414-448 West Fourth Street	Parson Apartments	
190	Contributive	412 West Fourth Street	Parson Apartments Annex	
191	Key	118-120 West Fifth Street	Ramona Building	
192	Landmark	117 West Fourth Street	Rankin Department Store	
193	Key	219 East Washington Avenue	Robinson Home & Carriage House	
194	Contributive	415 North Sycamore Street	Rohrs Building	
195	Landmark	1020 North Baker Street	Ross-McNeal House	
196	Contributive	1107 North French Street	Russell Home	
197	Contributive	108 West Fourth Street	SA Hardware Co. Building	
198	Contributive	209-211 West Fourth Street	Semi-Tropic #2	
199	##	444-446 West Fifth Street	Skeleton House	Removed by HRC due to duplicate entry 9/7/00
200	##	448-448 1/2 West Fifth Street	Skeleton-Townsend House	Removed by HRC due to duplicate entry 9/7/00
201	Key	209 East Washington Avenue	Schildmeyer Home	
202	Contributive	520-522 East Wellington Avenue	Singer-Turner Duplex	
203	Landmark	2900 North Flower Street	Smiley House	
204	Landmark	801 North French Street	Smith A. Home	
205	Contributive	1235 North French Street	Smith H. Home	
206	Key	1230 North French Street	Smith W. Home	
207	Contributive	820 North Lacy Street	Hamaker-Spencer House	
208	Key	1224 North French Street	Sprague Home	

249	#4	729-727 North-Minter-Street	St-Joseph-Roman-Cathohe Church	Administratively removed from the Register on 9/21/01 at the property owner's request as a religious organization.
240	#4	305 West-Fourth-Street	San-Stein-Stere	See #11-Duplicate
211	Landmark	1216 North French Street	Thee Home	
212	Key	1207 North Spurgeon Street	Tubbs Home	
213	Contributive	1109 & 1109 1/2 North French Street	Van Wyk Home	
214	Contributive	118-122 West Fourth Street	Vandermaast's	
215	Contributive	220 West Fourth Street	Waiter's Saloon	
216	Key	2422 North Fairmont Avenue	Wallace House	
217	Contributive	904 North Garfield Street	Wanzlaff Home	
218	Landmark	322-326 West Fourth Street	West End Theatre	
219	Key	506 East Washington Ave. Unit A & B	Whitney Home	
220	Key	301 East Eighth Street	Whitson Home	
221	Key	1502 North Main Street	Williams House	
222	Contributive	714 North Spurgeon Street	Wood House	
223	Landmark	831-835 North Minter Street	Wright House	
224	Key	502-512 East Wellington Avenue	Yost Apartments	
225	Key	815 North French Street	Young Home	
226	Contributive	201 West First Street	Zerman Building	
227	Contributive	445 North-Sycamore-Street	Central-Auto-Body-Works	Property demolished on 4/03/03
228	Contributive	822 South Van Ness Avenue	Haven House	
229	Contributive	312 East Ninth Street	Moore-Engler House	Same parcel as #143
230	Landmark	921 North Sycamore Street	First Church of Christ Scientist	
231	Landmark	201 East Washington	Keech-Klatt House	
232	Landmark	30 Civic Center Plaza	Orange County Courthouse	
233	Key	2351 N. North Park Boulevard	Spencer House	
234	Landmark	102-106 West Fourth Street	First National Bank Building	
235	Contributive	309 West Third Street	Commercial Building	
236	Contributive	113 West Fourth Street	Tinkers Jewelry	
237	Contributive	310 West Fourth Street	Bon Tom Bakery	
238	Contributive	116 East Fourth Street	Dragon Confectionery	
239	Contributive	116 East Fourth Street	Brunner Building/Old City Jail	
240	Contributive	217-221 North Broadway	Gilmaker Auto Agency Building	
241	Contributive	312 North Broadway	Gerwig's Bicycle Shop	
242	Key	315 West Third Street	Dr. Horton Building	
243	Key	312-316 West Fourth Street	Semi-Tropic Hotel	
244	Key	302-308 1/2 West Fourth Street and 324 North Broadway	Gilmaker Block	
245	Key	102 East Fourth Street	Dibble Building	
246	Key	108, 110, 110 1/2, 112, & 112 1/2 East Fourth Street	Shaffer-Wakeham Building	
247	Key	118 East Fourth Street	Kryhl Building	
248	Key	202-208 North Broadway	Empire Market	
249	Key	302-310 North Broadway	Gilmaker Broadway Block	
250	Key	315 North Main Street	Caney Smith Building	
251	Landmark	614 North Bush Street	Episcopal Church of the Messiah	
252	Landmark	3101 West Harvard Street, Building A	Kellogg House	

253	Landmark	517 East Fourteenth Street	Santa Ana Water Tower
254	Contributive	312-316 East Fourth Street	Semi-Tropic #1
255	Key	318-320 East Fourth Street	Musselman Block
256	Landmark	200-210 East Fourth Street and 313 North Bush Street	Hervey-Finley Block
257	Landmark	1102-1102 1/2 North French Street	Kittle-Perkins House
258	Landmark	918 North French Street	Gleason-Carden House
259	Landmark	916 North French Street	George-Smith House
260	Landmark	719 North Spurgeon Street	Smith-Frank House
261	Landmark	801 North Minter Street, Unit A & B	Brown-Baker House
262	Key	1120 North Spurgeon Street	Cooper House
263	Key	720 North French Street	Axelson House
264	Key	1006 North French Street	Cochems House
265	Key	1112 North French Street	Morris House
266	Key	802 North Minter Street	James Alexander House
267	Contributive	1019 North Spurgeon Street	Kinley House
268	Contributive	1016 North French Street	Sutton House
269	Contributive	805 North Minter Street	Beals House
270	Landmark	825 North Lacy Street	Eimers House
271	Key	818-820 North Minter Street	Duggan House
272	Key	802 North Lacy Street	Davies Duplex
273	Key	901-903 North Lacy Street	Langley House
274	Key	926-928 North Lacy Street	El Solano Apartments
275	Contributive	806 North Minter Street	Terry Stephenson House
276	Contributive	813 North Minter Street	Hutchings House
277	Contributive	814 North Minter Street	Kittle House
278	Contributive	815 North Minter Street	Davies House
279	Contributive	824 North Minter Street	Grim House
280	Contributive	812 North Lacy Street	Haynes House
281	Key	902-904 North Lacy Street	Warne House
282	Contributive	914-914 1/2 North Lacy Street	Sanborn Apartments No. 1
283	Contributive	919 North Lacy Street	Dierker Houses
284	Contributive	806 North Lacy Street	Straub House
285	Key	930 North Lacy Street	Harvey House
286	Key	906-908 North Lacy Street	Robbins House
287	Contributive	803 North Garfield Street	Sanborn Apartments No. 2
288	Contributive	813 North Garfield Street	Childs House
289	Contributive	819 North Garfield Street	Stearns House
290	Contributive	820 North Garfield Street	Albert Reals House
291	Contributive	908 North Garfield Street	Eichison House (1)
292	Contributive	912 North Garfield Street	Turner House
293	Key	713 North Spurgeon Street	Goodwin House
294	Key	808-810 1/2 North Spurgeon Street	Fox House
295	Key	1003 North Spurgeon Street	Dawes Perkins House
296	Contributive	821 North Garfield Street	Hansler House
297	Contributive	824 North Garfield Street	Nathan Beals House
298	Contributive	826 North Garfield Street	Ayers House
299	Contributive	916 North Garfield Street	Eichinson House
300	Landmark	1110 North Spurgeon Street	Adkinson House
301	Key	220 East Washington Street	Pease House
302	Key	1206 North Spurgeon Street	Cameron House
		305 East Washington Street	Wilson House

303	Key	323 East Washington Street	Op-Huff House
304	Key	327 East Washington Street	Haley House
305	Contributive	1105 North Spurgeon Street	Williams House
306	Contributive	420 East Washington Street	Hulber/Toole House
307	Landmark	212 East Chestnut Avenue	C. W. West House
308	Key	505 & 505 1/2 East Washington Ave.	Thompson House
309	Key	222 South Cypress Avenue	Dinsmore House
310	Contributive	501 East Washington Avenue	Liggett-Wallace House
311	Contributive	1225 North French Street	Davis-Hoy House
312	Contributive	215 South Cypress Avenue	Sylvester House
313	Landmark	701 South Halladay Street	Clinard House
314	Key	301 South Cypress Avenue	Crose House
315	Key	311 South Cypress Avenue	Kendall House
316	Key	316 South Cypress Avenue	Huff-Sleeper House
317	Key	902-904 South Cypress Avenue	Clothier House
318	Key	1116 South Cypress Avenue	Duarte House
319	Key	324 East Myrtle Street	Richter House
320	Key	306 South Orange Avenue	Tumer-Potter-Lyon House
321	Key	617-619 South Orange Avenue	McWilliams House
322	Landmark	702 South Orange Avenue	George R. Smith House
323	Landmark	818 South Orange Avenue	Inman House
324	Landmark	402 East Pine Street	Gray House
325	Contributive	501 East Walnut Street	Camahan House
326	Landmark	1602-1604 East Fourth Street	Quick-Watts House
327	Key	610 East Fourth Street	Foster House
328	Landmark	1617 East Fourth Street	Borchard House
329	Landmark	706 East Walnut	Hawkins House
330	Landmark	1810 North Greenleaf Street	Greenwald Casazza House
331	Landmark	1816 North Heliotrope Drive	Hillis House
332	Landmark	1904 North Heliotrope Drive	Elliott House
333	Landmark	2321 North Park Boulevard	Ranney House
334	Landmark	1913 North Victoria Drive	Storey House
335	Landmark	2335 North Park Boulevard	Emison-Georgieff House
336	Landmark	2409 North Park Boulevard	Zlaket House
337	Landmark	1914 North Victoria Drive	Anton Segerstrom House
338	Landmark	1920 North Victoria Drive	E. B. Sprague/Schauwecker House
339	Key	541 West Santa Clara Avenue	Petz House
340	Contributive	1917 North Victoria Drive	Hoiles House
341	Landmark	2002 North Victoria Drive	Parke/St. Jacques House
342	Landmark	2003 North Victoria Drive	Cotant House
343	Landmark	2006 North Victoria Drive	Carden House
344	Landmark	2009 North Victoria Drive	Russell House
345	Landmark	2010 North Victoria Drive	Reid House
346	Landmark	2019 North Victoria Drive	Was House
347	Landmark	2020 North Victoria Drive	Wells House
348	Landmark	2024 North Victoria Drive	Hammond-Haan House
349	Landmark	2028 North Victoria Drive	George House
350	Landmark	2045-North-Victoria-Drive	Tadhill House
351	Landmark	2117 North Victoria Drive	L.A. West House
352	Key	2025 North Victoria Drive	Ducket House
353	Landmark	2473 North Heliotrope Drive	Robertson House
354	Landmark	2221 North Heliotrope Drive	Maharajah House

355	Landmark	475 North Lacy Street	Pacific Electric Substation #1
356	Key	403 East Santa Clara	F.S. Bishop House
357	Contributive	920 North Townner Street	Towner-Rogers House
358	Landmark	1815 North Flower Street	Hershiser House
359	Key	1002 West Washington Avenue	Files House
360	Key	1524 North Baker Street	Chamberlin House
361	Key	1006 North Freeman Street	Hagan House
362	Contributive	1110 West Washington Avenue	Hendrie House
363	Contributive	1308 North Baker Street	Axworthy House
364	Contributive	827 North Freeman Street	Rabe House
365	Contributive	1310-North-Louise-Street	Miller House
366	Contributive	1103 North Lowell Street	Crocker House
367	Contributive	926 North Olive Street	Ventch House
368	Contributive	1308 North Olive Street	Matzen House
369	Contributive	1407 North Townner Street	Sanborn House
370	Key	1106 South Parson Street	Whitten House
371	Key	1102 South Birch Street	O'Brien House
372	Contributive	1226 South Birch Street	Sandstrom House (1)
373	Contributive	1310 South Birch Street	Masin House
374	Contributive	1101 South Birch Street	Pimental House
375	Contributive	1205 South Birch Street	Levengood House
376	Contributive	1218 South Broadway	Bowman House
377	Contributive	1229 South Broadway	Irish House
378	Contributive	1320 South Broadway	Gordon House
379	Contributive	1330 South Broadway	Wahl House
380	Contributive	1205 South Garnsey	McKee House
381	Contributive	1301 South Garnsey	Lambros-O'Day House
382	Contributive	1110 South Parson	Friend House
383	Contributive	1102 South Ross	Cheney House
384	Contributive	1141 South Ross	Klassell House
385	Key	924 North Lowell Street	Joe Lowell House
386	Landmark	2510 North Valencia Street	Taylor-Oglesby House
387	Landmark	1720 North Poinsettia Street	Enderlic House
388	Key	2401 North Santiago Street	Goodwin House
389	Key	2315 North Santiago Street	Baker House
390	Contributive	1230 South Birch	Sandstrom House (2)
391	Key	2421 North Oakmont Avenue	R.R. Ross House
392	Contributive	2335 North Oakmont Avenue	Anderson House
393	Contributive	2428-North-Oakmont-Avenue	Foley House
394	Contributive	2104 North Santiago Street	Tidball House
395	Contributive	2420 North Santiago Street	Hays-Crumbaker House
396	blank	blank	blank
397	Contributive	1920 North Poinsettia Street	Esau House
398	Contributive	521 East Santa Clara Avenue	Schmidt House
399	Contributive	2306 North Spurgeon Street	Kennedy House
400	Landmark	121 South Birch, Units 1-8	Kaiser Apartments
401	Landmark	426, 426-A & 426-B South Birch	Mooney House
402	Landmark	516 South Birch	Crasher House
403	Landmark	730 South Birch	Bushard House
404	Landmark	711 South Broadway	Harding House

Denied placement/categorization on 3/30/04 HRC meeting.

will appeal 6/3/04 HRC approval

Denied placement/categorization on 6/3/04 HRC meeting.

blank

405	Key	202 & 202 1/2 South Birch	Beisel House	
406	Key	204-206 South Birch	Nau House	
407	Key	829 South Sycamore	Swofler House	
408	Key	506 South Birch	Crane House	
409	Key	214 South Birch	McMath House	
410	Key	410 South Broadway	Spencer House (2)	
411	Key	424 South Broadway	Coselman House	
412	Key	314-318 South Broadway	Cook House	
413	Key	624 South Birch	A. Armstrong House	
414	Landmark	2520 North Valencia Street	Taylor-Guslin House	
415	Landmark	214 East Santa Clara Avenue	McCowan House	pending appeal to City Council 1/18/05
416	Key	1905 North Valencia Street	F.B. Elliot House	
417	Landmark	222 South Birch Street	Stein House	
418	Key	731 South Birch Street	Welbon House	
419	Key	306 South Birch Street	Hadam House	
420	Key	406 South Birch Street	Sturgeon-Campbell House	
421	Contributive	426-426 1/2 South Broadway	Gillespie House	
422	Contributive	2014 North Bush Street	McClain House	
423	Key	2310 North North Park Boulevard	Winkler House	
424	Contributive	707 South Birch Street	Judd-Wiseman House	
425	Key	210 South Birch Street	Covington House	
426	Key	317 East Santa Clara	Wettlin House	
427	Contributive	419 West 19th Stree	Yeary House	
428	Contributive	1928 North Greenleaf	Zimmerman House	
429	Landmark	2046 North Flower Street	E. Wagner House	Administratively added the initial E to historic name 1/7/08
430	Key	1911 North Westwood Street	A.T. Bates Ranch House	
431	Key	2009 North Baker	Price-Preston House	
432	Key	2402 North Flower Street	Millman House	
433	Landmark	1904 North Flower Street	Van Home-Amsler House	
434	Contributive	2040 North Flower Street	Anderson-Edgerton House	
435	Landmark	2112 North Flower Street	Wright-Tierman House	
436	Landmark	1719 North Heliotrope Drive	Bulphitt House	
437	Landmark	2033 North Greenleaf	Gustlin House	
438	Contributive	2008 North Greenleaf	Mosher House	
439	Contributive	1112 North Olive Street	Nall House	
440	Landmark	2348 North Northpark Boulevard	Spicer House	
441	Key	1504-1506 West Fifth Street	Mercereau House	
442	Key	615 North Daisy Street	Gonsales House	
443	Contributive	1906 West Second Street	Ramirez House	
444	Contributive	1410 West Third Street	Joplin House	
445	Contributive	1721 West Sixth Street	Harrison-Pena House	
446	Key	1402 West Seventh Street	Edgar House	
447	Key	2419 North Bonnie Brae	D.R. Ball House	
448	Contributive	4921 West Progresso Street	Perez House	
449	Contributive	5214 West Fifth Street	Flores House	
450	Contributive	1916 North Flower Street	Lewis House	
451	Key	2315 North Riverside Drive	Webster House	
452	Contributive	2424 North Valencia	Charles Waifle House	
453	Key	1220 West Second Street	Thorp-Navarro House	
454	Contributive	1014 West Third Street	Fairbanks House	
455	Contributive	1123 West Third Street	Stuessy House	

456	Contributive	1236 West Third Street	Wary House	
457	Contributive	1237 West Third Street	Guillen House	
458	Contributive	1111 West Fifth Street	Litten House	
459	Contributive	1132 West Fifth Street	Rumsey House	
460	Contributive	1215 West Sixth Street	Lancaster House	
461	Contributive	2010 North Bush Street	Wilkes House	
462	Contributive	1909 North Bush Street	Hill House	
463	Contributive	2056 North Bush Street	Melton House	
464	Contributive	1724 North Spurgeon Street	Winslow House	
465	Contributive	2102 North Ross Street	Smedley House	
466	Contributive	2042 North Ross Street	Besser House	
467	Contributive	1101 West Sixth Street	Ward House	
468	Contributive	2612 North Flower Street	Rochm House	
469	Contributive	2606 North Flower Street	M.W. Peterson House	
470	Contributive	2602 North Flower Street	W.F. Peterson House	
471	Key	2909 North Fallbrook Drive	Burns House	
472	Key	2620 North Flower Street	Miller-Taylor House	
473	Contributive	2126 North Ross Street	MaeKay House	
474	Contributive	2309 North Flower Street	Clyde A. Martin House	
475	Contributive	2415 North Poinsettia Street	Dixon House	
476	Contributive	919 West Camille Street	Brooks House	
477	Contributive	1015 West Camille Street	Evans House	
478	Contributive	1923 North Greenleaf Street	Barck House	
479	Contributive	2371 North Riverside Drive	Walters House	
480	Contributive	818 South Main Street	Leak House	
481	Contributive	2357 North Riverside Drive	Warner House	
482	Contributive	1121 South Van Ness	Woodfill House	
483	Contributive	211 South Franklin Street	Reyes House	
484	Contributive	405 South Franklin Street	Mendoza House	
485	Key	219 South Franklin Street	De La Riva House	
486	Contributive	2414 North Bonnie Brae	R.G. Hewitt House	
487	Key	2450 North Riverside Drive	Mathews House	
488	Contributive	2140 North Ross Street	Uit House	
489	Contributive	2429 North Heliotrope Drive	Kelly House	
490	Key	1907 North Flower Street	Bower House	
491	Contributive	1932 North Heliotrope Drive	Oelschlagel House	
492	Key	2410 North Bonnie Brae	Taylor House	
493	Contributive	2128 North Greenleaf Street	Markel House	
494	Contributive	2144 North Greenleaf Street	Rogers-Morrison House	
495	Contributive	1819 North Ross Street	Wells-Robbins House	
496	Contributive	2412 North Heliotrope Drive	Heninger-Anderson House	
497	Contributive	2127 North Ross Street	Morris-Menton House	
498	Contributive	1824 North Ross Street	W.H. Dixon House	
499	Key	1920 North Heliotrope Drive	John S. Fluor, Jr. House	
500	Contributive	1816 North Flower Street	B. Warner House	
501	Contributive	2110 North Ross Street	Schenk House	
502	Key	212 East Berkeley Street	Mitchell House	
503	Contributive	1205 South Cypress Street	Johnson House	
504	Contributive	1232 South Cypress Street	Loy House	
505	Contributive	1324 South Cypress Street	Eudaly House	
506	Contributive	1325 South Cypress Street	Gardner House	
507	Contributive	1449 South Cypress Street	Gardiner House	
508	Contributive	1418 South Orange Avenue	Styring House	
509	Contributive	1426 South Orange Avenue	Gobbs House	

510	Contributive	1441 South Orange Avenue	Maynard House
511	Contributive	216 East Pomona Street	Barr House
512	Contributive	316 East Pomona Street	Affleck House
513	Key	2018 North Greenleaf Street	Walberg House
514	Contributive	1110 South Birch Street	R. Lewis House
515	Contributive	2345 North Heliotrope Drive	Waddell House
516	Contributive	2022 North Heliotrope Drive	Hester-Vandermaas House
517	Key	1201 South Halladay	Witmer House
518	Contributive	121 East St. Andrew	Van Meter House
519	Contributive	904 North Olive Street	Grant House
520	Contributive	2468 North Riverside Drive	Hanson House
521	Key	2402 North Bonnie Brae	Van Dien House
522	Contributive	2207 North Flower Street	Ranney House
523	Contributive	2412 North Valencia	E. Johnson House
524	Key	1138 West Sharon Road	Peterson House
525	Contributive	2403 North Riverside Drive	McBride House
526	Contributive	2336 North Riverside Drive	Gerken House
527	Contributive	2415 North Riverside Drive	Alymore-Stephenson House
528	Key	2341 North Bonnie Brae	Swanner House
529	Key	2437 North North Park Boulevard	Coffing House
530	Contributive	2475 North Heliotrope Drive	Rohrbacher House
531	Contributive	2481 North Riverside Drive	Brown-McDonald House
532	Contributive	2103 North Ross Street	Rowell House
533	Contributive	2434 North Heliotrope Drive	Meyer House
534	Contributive	2417 North Valencia Drive	Granger House
535	Contributive	2366 North Riverside Drive	Henniger-Greaver House
536	Contributive	2408 North Riverside Drive	Watkins-Cooke House
537	Landmark	301-307 North Spurgeon Street	Yost Theater

*To be categorized
 Red marks are administrative modifications to be made.
 Updated 4/28/09
 HRC Suspended Indefinitely by CC on 3/2/09



An employee-owned company

January 19, 2010

Native American Heritage Commission
 915 Capitol Mall, Suite 364
 Sacramento, CA 95814-4801

VIA EMAIL: nahc@pacbell.net

Subject: UPDATED Request for a Sacred Lands File Search for the Transit Zoning Code (SD 84A and SD 84B) Project, located on approximately 450-Acres in the City of Santa Ana, County of Orange, California (USGS Anaheim, Newport Beach, Orange, and Tustin, CA. 7.5-minute topographic quadrangles)

To Whom It May Concern:

PBS&J would like to determine whether any sacred sites are listed in the NAHC Sacred Lands File (SLF) for a project area relating to the proposed Santa Ana Transit Zoning Code (SD 84A and SD 84B) Project. The proposed project is located within a project area measuring approximately 450-acres in the City of Santa Ana, Orange County.

The project area is located in Orange County, and is found on USGS Tustin and Orange, CA. 7.5' topographic quadrangles, Township 5 South, Ranges 9 and 10 West, in unsectioned portions of land. In addition, small portions of the project area are found on the USGS Anaheim and Newport Beach, CA. 7.5' topographic quadrangles, Township 5 South, Range 10 West, in unsectioned portions of land.

Please notify us of any SLF-listed traditional cultural resources that may be affected by the proposed project.

If you have any questions or concerns, please do not hesitate to contact me via the information listed below. PBS&J thanks you in advance for your time and effort.

Sincerely,

Jennifer M. Sanka, M.A., RPA
 Associate Project Manager
 PBS&J
JMSanka@pbsj.com

650 East Hospitality Lane, Suite 450 • San Bernardino, California 92408 • Telephone: 909.890.5951 • Fax: 909.890.3610 • www.pbsj.com

STATE OF CALIFORNIA

NATIVE AMERICAN HERITAGE COMMISSION

916 CAPITOL MALL, ROOM 364
SACRAMENTO, CA 95814
(916) 853-8281
fax (916) 857-6990
http://www.nahc.ca.gov
dn_sanka@puc.state.ca.us

Angeli Stephens, Governor



January 19, 2010

Ms. Jennifer M. Sanka, MA, RPA

PBS&J

650 East Hospitality Lane, Suite 450
San Bernardino, CA 92408

Sent by FAX to 909-890-3610

No. of Pages: 4

Re: Request for a Sacred Lands File Search and Native American Contacts List for a Proposed Transit Zoning Code Project (SD 844 and SD 848) located on approximately 400 acres in the City of Santa Ana, Orange County, California

Dear Ms. Sanka:

The Native American Heritage Commission (NAHC), the State of California 'Trustee Agency' for the protection and preservation of Native American cultural resources (c.f. CA Public Resources Code §21070; also c.f. *Environmental Protection Information Center v. Johnson* (1985) 170 Cal App. 3d 604), was able to perform a record search of its Sacred Lands File (SLF) for the affected project area (APE) requested. The California Environmental Quality Act (CEQA; CA Public Resources Code Section 21000 - 21177) requires that any project that causes a substantial adverse change in the significance of an historical resource, that includes archaeological resources, is a 'significant effect' requiring the preparation of an Environmental Impact Report (EIR) per the California Code of Regulations §15064.5(b)(3)(C) CEQA guidelines). Section 15382 of the 2007 CEQA Guidelines defines a significant impact on the environment as "a substantial, or potentially substantial, adverse change in any of physical conditions within an area affected by the proposed project, including ... objects of historic or aesthetic significance". The NAHC SLF search did not indicate the presence of Native American cultural resources within one-half - mile radius of the proposed project (APE).

This letter includes state and federal statutes relating to Native American historic properties of religious and cultural significance to American Indian tribes and individuals as 'consulting parties' under both state and federal law.

Early consultation with Native American tribes in your area is the best way to avoid unanticipated discoveries once a project is underway. Enclosed are the names of the nearest tribes and interested Native American individuals that the NAHC recommends as 'consulting parties' for this purpose, that may have knowledge of the religious and cultural significance of the historic properties in the project area (e.g. APE). We recommend that you contact persons on the attached list of Native American contacts. Furthermore we suggest that you contact the California Historic Resources Information System (CHRIS) at the Office of Historic Preservation Coordinator's office (at (916) 653-7278, for referral to the nearest Information Center of which there are 10.

Consultation with tribes and interested Native American consulting parties, on the NAHC list should be conducted in compliance with the requirements of federal NEPA (42 U.S.C. 4321-43351) and Section 106 and 4(f) of federal NHPA (16 U.S.C. 470 (f) et seq), 36 CFR Part 800.3, the President's Council on Environmental Quality (CEQ; 42 U.S.C. 4371 et seq) and NAGPRA (25 U.S.C. 3001-3013), as appropriate.

Lead agencies should consider avoidances, as defined in Section 15370 of the California Environmental Quality Act (CEQA) when significant cultural resources could be affected by a

project. Also, Public Resources Code Section 5097.96 and Health & Safety Code Section 7050.5 provide for provisions for accidentally discovered archaeological resources during construction and mandate the processes to be followed in the event of an accidental discovery of any human remains in a project location other than a 'dedicated cemetery'. Discussion of these should be included in your environmental documents, as appropriate.

The response to this search for Native American cultural resources is conducted in the NAHC Sacred Lands Inventory, established by the California Legislature (CA Public Resources Code §5097.94(a) and is exempt from the CA Public Records Act (c.f. California Government Code §6254.10) although Native Americans on the attached contact list may wish to reveal the nature of identified cultural resources/historic properties. Confidentiality of "historic properties of religious and cultural significance" may also be protected under Section 304 of the NHPA or at the Secretary of the Interior's discretion if not eligible for listing on the National Register of Historic Places. The Secretary may also be advised by the federal Indian Religious Freedom Act (cf. 42 U.S.C. 1986) in issuing a decision on whether or not to disclose items of religious and/or cultural significance identified in or near the APE and possibly threatened by proposed project activity.

If you have any questions about this response to your request, please do not hesitate to contact me at (916) 853-6251.

Sincerely,

Dave Singleton
Program Analyst

Attachment: Native American Contacts List (NOTE: we further recommend that other forms of proof of mailing or proof of contact be utilized instead of 'Return Receipt Requested' Certified or Registered Mail). Further, we suggest a follow-up telephone call to the contacts if the replies are not received or need clarification.

PS: Hi Jen!

Native American Contacts
Orange County
January 20, 2010

TIAI Society
Cindi Alvitre
6515 E. Seaside Walk, #C
Long Beach, CA 90803
calvitre@yahoo.com
(714) 504-2468 Cell

Juaneno Band of Mission Indians Agachiemen Nation
David Belardes, Chairperson
32161 Avenida Los Amigos
San Juan Capistrano CA 92675
DavidBelardes@hotmail.com
(949) 293-8522
(949) 493-4933 - Home

Tongva Ancestral Territorial Tribal Nation
John Tommy Rosas, Tribal Admin.
Gabrielino Tongva
tattlaw@gmail.com
310-570-6567

Gabrielino/Tongva San Gabriel Band of Mission
Anthony Morales, Chairperson
PO Box 693
San Gabriel, CA 91778
(626) 286-1262 -FAX
(626) 286-1632
(626) 286-1758 - Home
(626) 286-1262 Fax

Gabrielino Tongva Nation
Sam Dunlap, Chairperson
P.O. Box 86908
Los Angeles, CA 90088
samdunlap@earthlink.net
(909) 262-9351 - cell

Juaneno Band of Mission Indians Agachiemen Nation
Anthony Rivera, Chairman
31411-A La Matanza Street
San Juan Capistrano CA 92675-2874
arivera@juaneno.com
(949) 488-3484
(530) 354-5876 - cell

Gabrielino Tongva Indians of California Tribal Council
Robert F. Doramae, Tribal Chair/Cultural
P.O. Box 490
Bellflower, CA 90707
gtongva@verizon.net
562-761-6417 - voice
562-925-7989 - fax

Juaneno Band of Mission Indians
Alfred Cruz, Cultural Resources Coordinator
P.O. Box 25628
Santa Ana, CA 92799
alfredcruz@sbcglobal.net
714-998-0721
714-998-0721 - FAX
714-321-1944 - cell

Native American Contacts
Orange County
January 20, 2010

Juaneno Band of Mission Indians
Adolph 'Bud' Sepulveda, Vice Chairperson
P.O. Box 25828
Santa Ana, CA 92799
bsepul@yahoo.net
714-838-3270
714-914-1812 - CELL
bsepul@yahoo.net

Juaneno Band of Mission Indians
Sonia Johnston, Tribal Chairperson
P.O. Box 25828
Santa Ana, CA 92799
sonia.johnston@sbcglobal.net
(714) 323-8312

Juaneno Band of Mission Indians
Anita Espinoza
1740 Concerto Drive
Anaheim, CA 92807
(714) 779-8832

Gabrielino-Tongva Tribe
Bernie Acuna
501 Santa Monica Blvd, #
Santa Monica CA 90401
(310) 587-2203
(310) 428-7720 - cell
(310) 587-2281

Juaneno Band of Mission Indians Agachiemen Nation
Joyce Perry
4955 Paseo Segovia
Irvine, CA 92612
949-293-8522

Gabrielino-Tongva Tribe
Linda Candelaria, Chairwoman
501 Santa Monica Blvd, #
Santa Monica CA 90401
(310) 587-2203
310-428-5767 - cell
(310) 587-2281
lcandelaria1@gabrielinoTribe.org

This list is current only as of the date of this document.

Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.96 of the Public Resources Code. Also, federal National Environmental Policy Act (NEPA), National Historic Preservation Act, Section 106, and federal NAGPRA.

This list is only applicable for contacting local Native Americans with regard to cultural resources for the proposed Transit Zoning Code (SD 84A and SD 84B) Project, located in the City of Santa Ana, Orange County, California for which a Sacred Lands File search and Native American Contacts list were requested.

This list is current only as of the date of this document.

Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and Section 5097.96 of the Public Resources Code. Also, federal National Environmental Policy Act (NEPA), National Historic Preservation Act, Section 106, and federal NAGPRA.

This list is only applicable for contacting local Native Americans with regard to cultural resources for the proposed Transit Zoning Code (SD 84A and SD 84B) Project, located in the City of Santa Ana, Orange County, California for which a Sacred Lands File search and Native American Contacts list were requested.



An employee-owned company

January 26, 2010

NAME, TITLE
TRIBAL AFFILIATION
ADDRESS 1
ADDRESS 2

Subject: Information Scoping Letter associated with the City of Santa Ana Transit Zoning Code Project (SD 84A and SD 84B) located on about 450-acres within the boundaries of the City of Santa Ana, County of Orange, California (USGS Anaheim, Newport Beach, Orange and Tustin, CA, 7.5-minute topographic quadrangles)

To Whom It May Concern:

PBS&J is preparing a Cultural Resources Section to include in the City of Santa Ana Transit Zoning Code (SD 84A and SD 84B) EIR document. The purpose of the proposed project is to provide zoning for the integration of new infill development into existing neighborhoods, to allow for the reuse of existing structures, and to provide a transit-supportive, pedestrian-oriented development framework to support the addition of new transit infrastructure. The project presently proposes the demolition of 15 buildings on 11 parcels, and the project may result in the demolition of additional structures, as well as ground-disturbing activities in the future. At this time, information is being obtained and reviewed to help make informed, future planning decisions. This letter is **not associated** with the SB 18 government-to-government consultation process, but is an information request that will inform our inventory of significant properties found within the City of Santa Ana and within the project area. Please note that if properties of traditional cultural value exist within the project area boundaries, it would be helpful to at least conceptually address them in our EIR document. However, PBS&J is aware that the physical locations of properties of traditional cultural value are often considered confidential and sacred, and PBS&J respects this concept. No specific location data would need to be supplied in order to consider properties and landscapes important to you. Any information supplied would only be employed to the extent allowed by the informant.

Environmental regulations, including Section 106 of the NHPA of 1966, NEPA and CEQA, consider the effects a project may have on cultural resources, including Historic Properties. The definition of Historic Properties and can include properties of traditional religious and cultural significance to Native American groups and individuals. To assist in determining whether any traditional cultural properties are found in the project area, including any Historic Properties, PBS&J has conducted research on the project area including the request of a Sacred Land File (SLF) search from the Native American Heritage Commission (NAHC). The NAHC does not indicate that any sacred sites are located within the project area boundaries, or within 0.50 mile of the project area boundaries. However, the NAHC has listed you as a contact, and has indicated that you may have information about the potential for this project area to contain resources not found in the SLF.

We have enclosed a location map showing the project area with reference to an aerial photograph. The project area consists of over 100 blocks and approximately 450 acres, and is generally bounded by First

650 East Hospitality Lane, Suite 450 • San Bernardino, California 92408 • Telephone: 909.890.5951 • Fax: 909.890.3610 • www.pbsj.com

Street, Flower Street, Civic Center Drive, Grand Avenue and Interstate 5. More specifically, the proposed project is located in the area found to the west of I-5, north of First Street, and between Grand Avenue and Flower Street in the City of Santa Ana. We have also enclosed a map of the project area with reference to the City of Santa Ana Designated Historical Resources. This map is available in its entirety at the City website, and provides location information regarding known resources of local significance. As outlined by the attached map, one City of Santa Ana designated Historic District is found within the project area boundaries. This District is also recognized as a National Register of Historic Places (NRHP) District. The remaining locally significant resources consist of individual historic-age buildings.

We wish to ask if you have any information about cultural resources in this portion of the City of Santa Ana, and/or if you have any suggestions for future preservation efforts. Please feel free to contact me at 909.890.5951 if you have any questions or information, or you may address and mail a response to my attention at our San Bernardino Office. Information about resources located within the project area will assist in guiding the planning process, so that informed decisions can be made as they relate to preserving the cultural heritage of the region.

Sincerely,

Jennifer M. Sanka, M.A., RPA
Associate Project Manager/Archaeologist
PBS&J
JMSanka@pbsj.com

Enclosures: Transit Zoning Code (SD 84A and SD 84B) Project Aerial Map
City of Santa Ana Designated Historical Resources Map



Sanka, Jennifer M

From: Paikki, Sandra
Sent: Monday, January 25, 2010 5:24 PM
To: Sanka, Jennifer M
Subject: FW: Scoping Letter for City of Santa Ana Transit Zoning Code Project

This reply came back to me.

Sandi Paikki
Operations Coordinator II | PBS&J
909.890.5951

This electronic mail communication may contain privileged, confidential, and/or proprietary information which is the property of either The PBS&J Corporation or one of its affiliates. If you are not the intended recipient or an authorized agent of the intended recipient, please delete this communication and notify the sender that you have received it in error.

From: John Tommy Rosas [mailto:tattmlaw@gmail.com]
Sent: Monday, January 25, 2010 5:18 PM
To: Paikki, Sandra
Subject: Re: Scoping Letter for City of Santa Ana Transit Zoning Code Project

TATTN OBJECTS AND OPPOSES THIS PROJECT

WE NOW DEMAND FULL SB 18 AND SEC 106 ET SEQ NHPA REVIEWS OF THIS PROJECT INCLUDING OUR DIRECT CONSULTATION WITH THE CLAIMED LEAD AGENCIES

WE ALSO CONFIRM RECEIPT OF YOUR DOCUMENTS

THANKS

/S/ JOHNTOMMY ROSAS

On Mon, Jan 25, 2010 at 5:11 PM, Paikki, Sandra <SPaikki@pbsj.com> wrote:

Mr. Rosas,

Attached is an information scoping letter for the City of Santa Ana Transit Zoning Code Project. Please e-mail your response to Jennifer Sanka at jmsanka@pbsj.com.

Sincerely,

Sandi Paikki
Operations Coordinator II

PBS&J
650 E. Hospitality Lane
Suite 450
San Bernardino, CA 92408
Direct: 909.890.5951
Fax: 909.890.3610
spaikki@pbsj.com
www.pbsj.com

This electronic mail communication may contain privileged, confidential, and/or proprietary information which is the property of either The PBS&J Corporation or one of its affiliates. If you are not the intended recipient or an authorized agent of the intended recipient, please delete this communication and notify the sender that you have received it in error.

JOHN TOMMY ROSAS
TRIBAL ADMINISTRATOR
TRIBAL LITIGATOR
TONGVA ANCESTRAL TERRITORIAL TRIBAL NATION
OFFICIAL TATTN E-MAIL CONFIDENTIAL
ALL RIGHTS RESERVED
TATTN / TRIBAL NOTICE OF CONFIDENTIALITY:

Confidentiality Notice:

This e-mail message, including any attachments, is for the sole use of the intended recipient(s) and may contain confidential and/or privileged information, attorney-client privileged. Any review, use, disclosure, or distribution by unintended recipients is prohibited. If you are not the intended recipient, please contact the sender by reply e-mail and destroy all copies of the original message.

TRUTH IS OUR VICTORY AND HONOR IS OUR PRIZE >TATTN ©

