National Historic Landmark District and Downtown Area
Context Statement and Reconnaissance Survey
Monterey, California

preparing for
City of Monterey

preparing by
Architectural Resources Group
San Francisco, California

Adopted, February 21, 2012
Revised May 1, 2012 - Res. 12-066
RESOLUTION NO. 12-066 C.S.

A RESOLUTION OF THE COUNCIL OF THE CITY OF MONTEREY

ADOPT NATIONAL HISTORIC LANDMARK DISTRICT AND DOWNTOWN AREA HISTORIC CONTEXT STATEMENT AND RECONNAISSANCE SURVEY INCLUDING 501 FIGUEROA STREET, 511 FIGUEROA STREET, 539 FIGUEROA STREET, 527 VAN BUREN STREET AND 398 EAST FRANKLIN STREET.

WHEREAS, using a Certified Local Government grant, the City prepared the National Historic Landmark District and Downtown Area Historic Context Statement and Reconnaissance consistent with General Plan Program a.1.3. of the Historic Preservation Element, which calls for the completion of the City-wide historic survey program,

WHEREAS, outreach was conducted to community stakeholders, including State Parks, National Parks, local historic preservation advocacy groups, property owners, business owners, and residents;

WHEREAS, the project is exempt from environmental review per the California Environmental Quality Act (CEQA) Guidelines (Section 15308), which exempts projects that consist of actions taken by regulatory agencies as authorized by state law or local ordinance to assure the maintenance, restoration, or protection of the environment;

WHEREAS, on November 11, 2011, the Historic Preservation Commission (HPC) held a duly noticed public hearing, took public testimony, and recommended that the City Council adopt the National Historic Landmark District and Downtown Area Historic Context Statement and Reconnaissance Survey with recommended excluded properties;

WHEREAS, at its February 21, 2012 meeting, the City Council held a duly noticed public hearing, took public testimony, adopted the National Historic Landmark District and Downtown Area Historic Context Statement and Reconnaissance Survey with the HPC and staff's recommended excluded properties, and referred five properties to the HPC for review and recommendation to City Council for possible exclusion from the survey; and,

WHEREAS, at its April 12, 2012 meeting, the HPC held a duly noticed public hearing, took public testimony and considered requests regarding the exclusion of 501 Figueroa Street,
511 Figueroa Street, 539 Figueroa Street, 527 Van Buren Street and 398 East Franklin Street from the Downtown Area Reconnaissance Survey List, and recommended that all five properties remain on the survey list because no additional evidence or evaluations were presented to justify excluding the properties due to age, significant alteration, or a lack of association with one or more of the adopted historic contexts.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MONTEREY that it hereby adopts the National Historic Landmark District and Downtown Area Historic Context Statement and Reconnaissance Survey, dated February 21, 2012, and revised to include 501 Figueroa Street, 511 Figueroa Street, 539 Figueroa Street, 527 Van Buren Street, and 398 East Franklin Street, a certified copy of which is on file in the office of the Clerk of the City of Monterey.

PASSED AND ADOPTED BY THE COUNCIL OF THE CITY OF MONTEREY this 1st day of May, 2012 by the following vote:

AYES: 3 COUNCILMEMBERS: Downey, Haferman, Sollecito
NOES: 0 COUNCILMEMBERS: None
ABSENT: 0 COUNCILMEMBERS: None
ABSTAIN: 1 COUNCILMEMBERS: Della Sala
RECUSED: 1 COUNCILMEMBERS: Selfridge

APPROVED:

[Signature]
Mayor of said City

[Signature]
City Clerk thereof
Acknowledgment

The activity which is the subject of this historic context has been financed in part with Federal funds from the National Park Service, Department of the Interior, through the California Office of Historic Preservation. However, the contents and opinions do not necessarily reflect the views or policies of the Department of the Interior or the California Office of Historic Preservation, nor does mention of trade names or commercial products constitute endorsement or recommendation by the Department of the Interior or the California Office of Historic Preservation.

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NATIONAL HISTORIC LANDMARK DISTRICT AND DOWNTOWN AREA
CONTEXT STATEMENT AND RECONNAISSANCE SURVEY

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1. Introduction

1.1 Project Background
On April 15, 1970, the Monterey Old Town Historic District was designated a National Historic Landmark (NHL) by the National Park Service (NPS). Since that time, NPS has adopted amendments to the National Historic Preservation Act that require nominations to include more extensive historical background information, including identification of historic themes, landscape features, and the location of significant historic events. This project serves to update and reevaluate Monterey’s NHLD to address the new requirements for NHL districts.

Since the original NHLD nomination for the Monterey Old Town Historic District does not identify historic themes, landscape features, archeological potential, and the location of significant historic events; development and improvement projects have the potential to compromise the integrity of the district. In addition there is a need to evaluate nationally significant historic properties in the vicinity of the district to determine whether or not their inclusion is warranted.

The focus of the City’s historic preservation program on community resources and the development of neighborhood historic contexts further reinforce the need for the development of a context statement and the documentation and evaluation of previously overlooked resources for inclusion in the NHLD. Further, the survey and context statement will lead to the refinement of the NHLD, which will enable the City and the community to continue to solidify efforts to establish a strong heritage tourism program, thus strengthening the economic viability of Monterey and establishing the City as a national destination.

The National Historic Landmark District and Downtown Area Historic Context Statement and Reconnaissance Survey were prepared by Preservation Planner Matthew Davis of Architectural Resources Group, Inc. (ARG). Matthew conducted the property survey with the help of several colleagues at ARG, including Architectural Historians Shayne Watson and Allison Lyons and Conservators Lacey Bubnash and Mary Slater. Considerable assistance was provided by Christine Hopper, Senior Associate Planner with the City of Monterey; and Dennis Copeland, Museum, Cultural Arts and Archives Manager for the Monterey Public Library. Matthew, Shayne, Allison and Christine meet the Secretary of the Interior’s Professional Qualifications Standards in Architectural History. The project was coordinated by Elizabeth Caraker, Principal Planner with the City of Monterey, with additional assistance from Marie Nelson of the California Office of Historic Preservation.

1.2 Study Area
The survey area for the National Historic Landmark District and Downtown Area Context Statement and Reconnaissance Survey was selected by the Monterey Planning Office and largely corresponds to the boundaries used for the Downtown Reconnaissance Survey completed in 2002 (see below). The survey area is bound by Van Buren Street on the west, Camino El Estero on the east, and the Monterey Bay shoreline (and Wharf #2) on the north. The southern boundary of the study area is generally bound, from west to east, by Madison Street, Polk Street, Munras Avenue, and Fremont Street. Several parcels immediately south of Polk Street between Pacific Street and Munras Avenue were also included in the study area.
Figure 1-1. 2011 Downtown Reconnaissance Survey Area. The Downtown Reconnaissance Survey Area is outlined in white; the two-part Monterey Old Town National Historic Landmark District is outlined in orange.
1.3 Project Methodology
The National Historic Landmark District Downtown Area Context Statement and Reconnaissance Survey have been completed in accordance with relevant federal, state and local guidelines for registering historic properties and developing historic contexts, including:

- National Park Service: National Register Bulletin No. 15 *How to Apply the National Register Criteria for Evaluation*
- National Register Bulletin No. 16A *How to Complete the National Register Registration Form*
- National Register Bulletin No. 16B *How to Complete the National Register Multiple Property Documentation Form*
- National Register Bulletin No. 24 *Guidelines for Local Surveys: A Basis for Preservation Planning*
- State of California, Office of Historic Preservation *Instructions for Recording Historical Resources*
- State of California, Office of Historic Preservation *Writing Historic Context Statements*
- State of California, Office of Historic Preservation, *Preferred Format for Historic Context Statements*

**Context Statement**
The context statement was compiled based on research conducted at the City of Monterey’s Planning Office, the California History Room of the Monterey Public Library, and at the San Francisco Public Library. Consulted primary sources include official reports and records, newspaper accounts, U.S. Census records, building construction records, personal narratives, historic maps (including Sanborn Company Fire Insurance maps), and historic photographs, including street and aerial views.

The context statement draws on several survey histories of the Monterey area, including Robert B. Johnston’s *Old Monterey County*, J.D. Conway’s *Monterey: Presidio, Pueblo, and Port*, Augusta Fink’s *Monterey County: The Dramatic Story of its Past*, Eric Abrahamson’s *Historic Monterey: California’s Forgotten First Capital*, as well as the *Comprehensive Survey of Architectural Resources in the City of Monterey* completed by Elizabeth R. Nomellini and Jane Ann Wileman for the City of Monterey in 1977. ARG also consulted many single-property evaluations, including several Historic Structure Reports, on file with the City of Monterey. Many other secondary sources provided useful information regarding historic trends and property types within the study area.

**Reconnaissance Survey**
To complete the reconnaissance survey, ARG field surveyors walked the entire survey area, photographing each property therein. While on-site, ARG surveyors noted the physical characteristics of each structure, including any evident alterations. This data was then used to create a State of California DPR 523A (Primary Record) form for each property. The field data was evaluated in conjunction with the historic context statement to assess the historic significance of properties within the survey area and assign each property a California Historical Resource Status Code. In addition, ARG reviewed and updated the lists of contributing and non-contributing buildings for the Monterey Old Town National Historic Landmark District, and identified properties within the survey area that, due to their historic importance, appear to merit individual documentation on State of California DPR 523B (Building, Structure, and Object Record) forms.
1.4 Previous Downtown Survey Efforts

A Comprehensive Survey of Architectural Resources in the City of Monterey (Nomellini-Wileman, 1977)

The 1977 citywide survey was the first comprehensive identification of the City of Monterey’s historic resources. Three hundred and seventy (370) properties were intensively surveyed and recorded on DPR historic resources inventory forms. The properties were also evaluated for eligibility for designation as local, state, and national historic resources. The survey was not limited to buildings over 50 years old, but also included more recent structures in order to portray as complete a picture as possible of the urban development of Monterey.

Downtown Historic District Study (Urban Programmers and MBA Architects, 1990)

The 1990 study evaluated forty buildings within the downtown area. The purpose of the study was to provide a description of the urban design features within the sub-areas of the downtown and to identify the character-defining features of the forty selected buildings. The report objectives were to:

1. Identify urban design elements that support the historic character.
2. Identify the historic architectural elements that define and support the historically significant buildings in the Downtown Historic District.
4. Identify and prepare design guidelines for historically significant properties that impact the historic character of the area.
5. Review infrastructure in relationship to landmark buildings.


The 2002 survey of the downtown area was a reconnaissance level survey that included updating existing survey forms and preparing new DPR 523 Primary Record forms for previously unsurveyed properties. The project also included an analysis of the surveyed properties pertaining to their historic context as developed by the Historic Master Plan. The boundaries of the survey area are shown below in Figure 1-2. Properties were analyzed using the evaluation criteria as defined in the City of Monterey Historic Preservation Ordinance and the City of Monterey’s Downtown Context as described in the Historic Master Plan.

The consultant assessed over two hundred buildings to determine their significance within the City’s historic context, historic zoning criteria, potential contribution to a historic district, and to identify any gaps in the context statement. Ultimately, seventy-one (71) properties were recorded on DRP 523 Primary Record forms and evaluated for their place within Monterey’s historic context.
Figure 1-2. 2002 Downtown Area Reconnaissance Survey Area.
2. Historic Resource Evaluation Criteria

2.1 National Register of Historic Places
The National Register of Historic Places is the Nation’s master inventory of known historic resources and includes listings of buildings, structures, sites, objects and districts that possess historic, architectural, engineering, archaeological or cultural significance at the national, state or local level. As described in the National Register Bulletin *How to Apply the National Register Criteria for Evaluation*, a property must have both historical significance and integrity to be eligible for listing in the National Register of Historic Places.

To be significant, a property must be “associated with an important historic context.” The National Register identifies four possible context types, of which at least one must be applicable to the property at the national, state, or local level. As listed under Section 8, “Statement of Significance,” of the National Register of Historic Places Registration Form, these are:

A. Property is associated with events that have made a significant contribution to the broad patterns of our history.

B. Property is associated with the lives of persons significant in our past.

C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

D. Property has yielded, or is likely to yield, information important to prehistory or history.

Second, for a property to qualify under the National Register’s Criteria for Evaluation, it must also retain “historic integrity of those features necessary to convey its significance.” While a property’s significance relates to its role within a specific historic context, its integrity refers to “a property’s physical features and how they relate to its significance.” To determine if a property retains the physical characteristics corresponding to its historic context, the National Register has identified seven aspects of integrity:

1. Location is the place where the historic property was constructed or the place where the historic event occurred.

2. Setting is the physical environment of a historic property.

3. Design is the combination of elements that create the form, plan, space, structure, and style of a property.

4. Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern or configuration to form a historic property.

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1 National Park Service, *How to Apply the National Register Criteria for Evaluation*, 3.
2 National Park Service, *How to Complete the National Register Registration Form*, 75
4 Ibid., 44.
5. Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory.

6. Feeling is a property’s expression of the aesthetic or historic sense of a particular period of time.

7. Association is the direct link between an important historic event or person and a historic property.\(^5\)

Since integrity is based on a property’s significance within a specific historic context, an evaluation of a property’s integrity can only occur after historic significance has been established.\(^6\)

**National Historic Landmarks Criteria**

National Historic Landmarks (NHLs) are cultural properties designated by the Secretary of the Interior as being *nationally* significant. Acknowledged as among the nation’s most significant historic places, these buildings, sites, districts, structures, and objects possess exceptional value or quality in illustrating or interpreting the heritage of the United States in history, architecture, archeology, engineering, and culture. NHL designation is an official recognition by the federal government of the national significance of historic properties.\(^7\) Fewer than 2,500 historic places bear this national distinction.

The quality of national significance is ascribed to districts, sites, buildings, structures, and objects that possess exceptional value or quality in illustrating or interpreting the heritage of the United States in history, architecture, archeology, engineering, and culture and that possess a high degree of integrity of location, design, setting, materials, workmanship, feeling, and association, and:

1. That are associated with events that have made a significant contribution to, and are identified with, or that outstandingly represent, the broad national patterns of United States history and from which an understanding and appreciation of those patterns may be gained; or

2. That are associated importantly with the lives of persons nationally significant in the history of the United States; or

3. That represent some great idea or ideal of the American people; or

4. That embody the distinguishing characteristics of an architectural type specimen exceptionally valuable for a study of a period, style or method of construction, or that represent a significant, distinctive and exceptional entity whose components may lack individual distinction; or

5. That are composed of integral parts of the environment not sufficiently significant by reason of historical association or artistic merit to warrant individual recognition but collectively compose an entity of exceptional historical or artistic significance, or outstandingly commemorate or illustrate a way of life or culture; or

\(^5\) Ibid., 44-45.
\(^6\) Ibid., 45.
6. That have yielded or may be likely to yield information of major scientific importance by revealing new cultures, or by shedding light upon periods of occupation over large areas of the United States. Such sites are those which have yielded, or which may reasonably be expected to yield, data affecting theories, concepts and ideas to a major degree.8

2.2 California Register of Historical Resources
The California Register of Historical Resources is the authoritative guide to the State’s significant historical and archeological resources. It serves to identify, evaluate, register and protect California’s historical resources. The California Register program encourages public recognition and protection of resources of architectural, historical, archeological and cultural significance, identifies historical resources for state and local planning purposes, determines eligibility for historic preservation grant funding and affords certain protections under the California Environmental Quality Act. All resources listed on or formally determined eligible for the National Register are eligible for the California Register. In addition, properties designated under municipal or county ordinances are also eligible for listing in the California Register.

The California Register criteria are modeled on the National Register criteria discussed above. An historical resource must be significant at the local, state, or national level under one or more of the following criteria:

1. It is associated with events or patterns of 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.

4. It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, state or the nation.

The California Historic Resource Status Codes (CHRSCs) are a series of ratings created by the California Office of Historic Preservation (SHPO) to quickly and easily identify the historic status of resources listed in the state’s historic properties database. These codes were revised in August 2003 to better reflect the many historic status options available to evaluators. The following are the seven major status code headings:

1. Properties listed in the National Register or the California Register.
2. Properties determined eligible for listing in the National Register or the California Register.
3. Appears eligible for National Register or California Register through Survey Evaluation.
4. Appears eligible for National Register or California Register through other evaluation.
5. Properties recognized as historically significant by local government.
6. Not eligible for listing or designation.
7. Not evaluated for National Register or California Register or needs revaluation.

8 Ibid., 11.
2.3 Monterey Preservation and Planning

**General Plan**
The preservation of historic structures and districts in the City of Monterey is accomplished through its planning documents and municipal code. The 2005 City of Monterey General Plan, which represents the City’s official land use policy, includes a Historic Preservation Element with a primary goal of “[p]reserv[ing] historic and cultural resources in Monterey, including buildings, sites, landscapes, artifacts, and memories.” The Historic Preservation Element outlines a number of specific programs for achieving the goal of historic preservation, including designating historic structures, sites and districts; promoting the retention of historic resources through a variety of incentives; and the continued maintenance of a Historic Master Plan.

The preservation policies set forth in the General Plan are implemented through the City’s Historic Preservation Ordinance. A nine-member Historic Preservation Commission acts on all matters pertaining to promotion, restoration, and protection of City of Monterey historic resources in accord with City ordinances or instruction from the City Council.

**Historic Master Plan**
The City’s Historic Master Plan, adopted in 2000, establishes a framework for preserving and interpreting historic, archaeological and cultural resources in Monterey. The Plan has two main goals: 1) Integration of governments and non-profit historic preservation and interpretation efforts; and 2) Protection of historic resources (landscapes, sites, buildings, artifacts and memories). Objectives include: the coordination of efforts to make Historic Monterey a destination; making the City’s history more comprehensible for its citizens; establishing a proactive program to preserve areas and resources of historic significance; conduct, maintain and update historic surveys; preserve historic landscapes; and develop and encourage interpretive programs and collection of artifacts and memories.

**City of Monterey Historic Preservation Ordinance**
The City of Monterey’s Historic Preservation Ordinance implements the General Plan Historic Preservation Element policies. The Ordinance outlines the process by which historic resources are identified and protected, thresholds for alteration and demolition, and property owner incentives for the protection of historic resources within the City. The Ordinance also requires that historic resource surveys, including the present Downtown Monterey survey, be reviewed every five years and updated as appropriate.

**H-1 Landmark Overlay Zoning**
H-1 zoning is intended to identify and protect the most important historic resources in the City, generally including properties with statewide, national or international historic resources. The City recognizes its responsibility for preserving these resources for a national and international public, and the H-1 zone may be established without owner consent in order to fulfill that responsibility. The H-1 zone has a strong series of incentives to support and encourage preservation of historic resources. H-1 Landmark zoning may be applied only to properties that meet the National Register of Historic Places criteria as defined in National Register Bulletin 15, and to properties that are the first, last, only, rare, or most significant resources of its type in the region.

**H-2 City Historic Resource Overlay Zoning**
H-2 zoning is intended to identify and protect historic resources in the City that would be recognized as resources with local historic importance and their historic importance would not generally be
recognized outside the immediate area of the Monterey Peninsula. The City encourages the preservation of these resources with a strong set of incentives; however, the decision to rezone and ultimately to preserve them is left to the property owner. H-2 City Resource zoning may only be applied to properties which meet National or California Register criteria.

**H-D Historic District Overlay Zoning**

H-D zoning is intended to identify and protect geographical areas with a concentration of historic resources, where preservation of the individual historic resources and their historic setting is important to understanding Monterey’s history. H-D zoning may be applied to a geographical area which meets National or California Register criteria for districts.

**2.4 Designated Historic Resources within the Survey Area**

The parcel inventory included below (attached as Appendix A) identifies which properties within the Downtown survey area are designated historic resources. This information was compiled from City of Monterey records and from a review of the Historic Property Data File for the City of Monterey available through the California Historical Resources Information System (CHRIS).

**National Register Properties**

Thirty properties within the survey area are listed on the National Register of Historic Places. Of these, 24 have been assigned a California Historical Resource Status Code (CHRSC) of “1D,” indicating that they are contributors to the Monterey Old Town NHLD (see Appendix C for an explanatory list of CHRSCs):

- 490-498 Alvarado Street (Alvarado Adobe)
- 510 Calle Principal (Larkin House)
- 510 Calle Principal (Sherman’s Headquarters)
- 540 Calle Principal (House of the Four Winds)
- 590 Calle Principal (Casa Gutierrez)
- 1 Custom House Plaza (Custom House)
- 8 Custom House Plaza (Pacific House)
- 510 Dutra Street (Casa Alvarado)
- 546 Dutra Street (Vasquez Adobe)
- 500 Hartnell Street (Stokes Adobe)
- 509 Hartnell Street (First Federal Courthouse/Gabriel de la Torre Adobe)
- 508 Munras Avenue (Cooper-Molera Adobe)
- 200 Olivier Street (Casa Del Oro)
- 125 Pacific Street (Old Whaling Station)
- 125 Pacific Street (First Brick House)
- 202 Pacific Street (California’s First Theater)
- 570 Pacific Street (Colton Hall)
- 570 Pacific Street (Underwood-Brown Adobe)
- 570 Pacific Street (Old Jail)
- 502 Pierce Street (Casa de la Torre)
- 526 Pierce Street (Gordon House)
- 516 Polk Street (Casa Amesti)
- 525 Polk Street (Cooper-Molera Barn)
- 177 Van Buren Street (Doud House)
As discussed below in Chapter 11, ARG recommends that two additional properties be considered contributors to the Monterey Old Town NHLD and thus be listed on the National Register once the revised NHLD nomination is submitted:

- 539 Hartnell Street (Fremont Adobe)
- 230 Olivier Street (Thomas Cole House)

Eight properties within the survey area have been assigned a California Historical Resource Status Code (CHRSC) of “1S,” indicating that they are listed individually on the National Register of Historic Places:

- 556 Abrego Street (Mary Corning Winslow Black Studio)
- 565 Abrego Street (Garage to Mary Black Studio)
- 510 Calle Principal (Larkin House)
- 700 Camino El Estero (Marsh Building)
- 598 Church Street (Royal Presidio Chapel)
- 1 Custom House Plaza (Custom House)
- 530 Houston Street (Stevenson House)
- 386 Pacific Street (Merritt House)

The Larkin House and Custom House are designated both as individual resources and as contributors to the Monterey Old Town NHLD. The Royal Presidio Chapel is a National Historic Landmark.

Previously Found Eligible for Listing on the National Register
According to the Historic Property Data File for the City of Monterey available through the California Historical Resources Information System (CHRIS), the following 10 properties within the survey area have been assigned a California Historical Resource Status Code (CHRSC) of “2S2,” indicating that they have been determined eligible for listing on the National Register as individual properties by consensus through the federal Section 106 process and that they have been listed on the California Register:

- 592 Abrego Street (Casa Abrego)
- 602 Abrego Street (Casa Pacheco)
- 424 Adams Street (Japanese American Citizens League Hall)
- 408 Alvarado Street (Monterey Hotel)
- 414 Alvarado Street (Casa Sanchez)
- 290 Figueroa Street (Southern Pacific Passenger Depot)
- 539 Hartnell Street (Fremont Adobe)
- 336 Pacific Street (Casa Soberanes)
- 412 Pacific Street (Casa Serrano)
- 155 Van Buren Street (St. James Episcopal Church/Mayo Hayes O’Donnell Library)

In addition, the following 17 properties have been assigned a CHRSC of “3S,” indicating that they have been found eligible for listing on the National Register as individual properties through previous survey evaluation:

- 615 Abrego Street (Casa Madariaga)
- 380 Alvarado Street (Osio-Rodriguez Adobe)
- 398 Alvarado Street (Ordway Block Building)
• 399 Alvarado Street (Monterey County Bank/Wells Fargo Bank)
• 400 Alvarado Street (Goldstine Block Building)
• 409 Alvarado Street (M. Ortin’s Block)
• 416 Alvarado Street (A.R. Underwood Building)
• 417 Alvarado Street (Golden State Theater)
• 426 Alvarado Street (Regency Theater/BPOE Building)
• 435 Alvarado Street (Monterey Investment Company Building)
• 479 Alvarado Street
• 201 Franklin Street (Professional Building)
• 398 Pacific Street (First Presbyterian Church)
• 570 Pacific Street (Few Memorial Hall)
• 460 Pierce Street (Lara-Soto Adobe)
• 470 Tyler Street (Casa Estrada)
• 425 Van Buren Street (Old Monterey Library)

**California Register Properties**
Forty properties within the Downtown survey area are listed on the California Register of Historical Resources. These properties consist of the thirty listed on the National Register, along with the ten properties discussed above that have been assigned CHRSCs of “2S2.” According to the CHRS Historic Property Data File, there are no other properties within the survey area that are listed on the California Register.

**Locally-designated Properties**
The survey area includes 46 properties designated H-1 City of Monterey Landmarks. In addition to properties designated at the state and/or national levels, these H-1 properties include:

• 615 Abrego Street (Casa Madariaga)
• 380 Alvarado Street (Osio-Rodriguez Adobe)
• 417 Alvarado Street (Golden State Theater)
• 400 Pacific Street (Capitular Hall/La Vallee Adobe)
• 570 Pacific Street (Few Memorial Hall)
• 460 Pierce Street (Lara-Soto Adobe)
• 470 Tyler Street (Casa Estrada)

Finally, the survey area includes 9 properties designated H-2 City of Monterey Historic Resources. In addition to properties designated at the state and/or national levels, these H-2 properties include:

• 426 Alvarado Street (Regency Theater/BPOE Building)
• 537 Houston Street (Sherman Rose Inn)
• 220 Olivier Street (Duarte Store)
• 230 Olivier Street (Thomas Cole House)
• 559 Pacific Street (Monterey Museum of Art)
• 201 Van Buren Street (Perry-Downer House)

Apart from the Monterey Old Town NHLD, there are no historic districts within or intersecting the study area that have been listed on the National Register of Historic Places or the California Register of Historical Resources or that have been designated locally.
3. Contexts, Themes and Property Types

The history of downtown Monterey consists of several periods of development that encompass interrelated events, settlement patterns, important persons, and cultural, political and socioeconomic changes. Along with these common themes, each period of development is associated with specific property types that originated within or characterize the period.

The Downtown Area Historic Context Statement has been divided into the following development periods:

- The Monterey Area’s First Inhabitants (pre-1770)
- Spanish Monterey (1542-1821)
- Mexican Monterey (1821-1846)
- Early American Monterey (1846-1879)
- Victorian Monterey (1880-1899)
- Early Twentieth Century Expansion of Monterey (1900-1939)
- World War II and Postwar Eras (1940-1978)

Format of Contexts
The discussion of each period within the Downtown Area Context Statement consists of a historical background section followed by a summary of significant themes and an analysis of associated property types.

Historical Background
The historical background statement for each development period identifies and concisely describes events, persons and architectural styles from each period that are significant to the growth and evolution of downtown Monterey’s built environment. Please note that the historical background statements included in Chapters 4-10 of this context statement generally reflect the extent of archival information available at the time of the document’s completion. Sections of this context statement may be expanded in the future as additional information becomes available or as elaboration of specific aspects of the historical context is needed.

Summary of Significant Themes
Each context is accompanied by a summary statement of significant historic themes associated with the period. This statement is intended to identify the broad themes associated with the growth and evolution of Monterey’s built environment that imbue properties within the survey area with historical significance.

Associated Property Types
The analysis of associated property types for each context includes discussion of the types of properties in the survey area associated with the events, persons and themes identified in the historical background statement. The analysis includes architectural descriptions and lists of character-defining features, along with templates for evaluating historic significance and integrity. Emphasis throughout is on those associated properties that remain extant.
Note that, because a property may have multiple significant historical associations, it could be associated with historic themes from more than one period. The Custom House, for example, was a very significant building in both the Mexican and Early American periods.

Monterey’s Changing Population
In reading the historic context statement, it is worthwhile to keep in mind Monterey’s changing population over time, which provides a useful snapshot of the many changes the City experienced since California became a state in 1850.

<table>
<thead>
<tr>
<th>Year</th>
<th>Population</th>
<th>% Change</th>
</tr>
</thead>
<tbody>
<tr>
<td>1850</td>
<td>1,092</td>
<td></td>
</tr>
<tr>
<td>1860</td>
<td>1,653</td>
<td>+51%</td>
</tr>
<tr>
<td>1870</td>
<td>1,112</td>
<td>-33%</td>
</tr>
<tr>
<td>1880</td>
<td>1,396</td>
<td>+26%</td>
</tr>
<tr>
<td>1890</td>
<td>1,662</td>
<td>+19%</td>
</tr>
<tr>
<td>1900</td>
<td>1,748</td>
<td>+5%</td>
</tr>
<tr>
<td>1910</td>
<td>4,923</td>
<td>+182%</td>
</tr>
<tr>
<td>1920</td>
<td>5,479</td>
<td>+11%</td>
</tr>
<tr>
<td>1930</td>
<td>9,141</td>
<td>+67%</td>
</tr>
<tr>
<td>1940</td>
<td>10,084</td>
<td>+10%</td>
</tr>
<tr>
<td>1950</td>
<td>16,205</td>
<td>+61%</td>
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<tr>
<td>1960</td>
<td>22,618</td>
<td>+40%</td>
</tr>
<tr>
<td>1970</td>
<td>26,302</td>
<td>+16%</td>
</tr>
<tr>
<td>1980</td>
<td>27,558</td>
<td>+5%</td>
</tr>
<tr>
<td>1990</td>
<td>31,954</td>
<td>+16%</td>
</tr>
<tr>
<td>2000</td>
<td>29,674</td>
<td>-7%</td>
</tr>
<tr>
<td>2010</td>
<td>27,810</td>
<td>-6%</td>
</tr>
</tbody>
</table>

Figure 3-1. Monterey’s population by decade. Source: U.S. Department of Commerce, Bureau of the Census.

As shown in Table 3-1, after an initial spike in the years immediately following the Constitutional Convention, Monterey’s population shrunk over the next few decades, reflecting Monterey’s geographic isolation and the relocation of California’s commercial and political centers to San Francisco and Sacramento, respectively. The population began to rebound in the late 1870s, as the arrival of the railroad expanded Monterey’s utility as a commercial port and foster its growing use as a recreation destination. Initial population growth, however, was modest: only by the 1890s did the city’s population surpass its 1860 tally, and Monterey was still home to fewer than 2,000 people in 1900. Significant population increase came with the arrival and rapid expansion of the sardine industry in the early twentieth century. Monterey’s population surpassed 9,000 in 1930, more than five times its 1900 population. This population growth was further bolstered by Monterey’s establishment as a major military training center in the 1940s and 1950s, driving the city’s population to over 22,000 by 1960. Despite the collapse of the sardine industry, Monterey’s population continued to increase steadily through the 1960s, 1970s and 1980s, reflecting California’s rapid statewide growth over that time. The city’s population shrunk in the 1990s and 2000s, due in part to the deactivation of Fort Ord.
4. Context: The Monterey Area’s First Inhabitants (pre-1770)

4.1 Historical Background
The Monterey area was first settled by the Rumsen people of the Ohlone-Costanoan language family.\(^9\) The Ohlone consisted of eight to twelve distinct language groups and are believed to have migrated to the San Francisco and Monterey Bay areas from the San Joaquin and Sacramento River valleys sometime between 500 B.C. and 500 A.D. Linguistic and physical evidence suggests that when the Ohlone moved into the Monterey Bay area they merged and displaced the Esselens, who had inhabited the area for nearly 2,500 years.\(^10\)

By the time of the Spanish arrival in 1770, the Native American population of the larger Monterey Bay area was approximately 7,000, and the Native American population of California was approximately 350,000. The Ohlone extended from the Carquinez Strait south to Point Sur and consisted of approximately 40 to 50 independent tribes varying in size from 50 to 500 people. Approximately 800 Rumsen lived along the Monterey Peninsula and lower portions of the Carmel and Salinas Rivers. Other Ohlone groups in the area that would become Monterey County included the Chalons in the Soledad area and the Mutsuns of San Juan Bautista. The Salinans and Esselens, both separate tribes from the Ohlone, occupied the southern portion of the county.\(^11\)

The Ohlone built stable, semi-permanent villages as well as smaller camps for seasonal food collection. Villages and camps consisted of several dwellings called \textit{ruks} arranged around a central open area. The \textit{ruks} were shelters from 6 to 20 feet in diameter framed with 10- to 12-feet high wooden poles (typically willow) and thatched with tules or brush. Each group had a primary village site but did not live there year-round. The Ohlone moved short distances with the seasons, living off of the area’s plentiful plant and wildlife, including acorns, buckeyes, fish, shellfish, birds, and game.\(^12\)

At the time of Spanish contact, the Monterey area was home to approximately five semi-permanent Rumsen villages, each well outside the downtown survey area. One village, known as Achasta, was near the Carmel coast and may only have been a seasonal campsite. The other four – Tucutnut, Ichxenta, Socorronda and Echilat – were farther inland and were inhabited most of the year. Archeological research indicates that, though the Rumsen did not build any permanent villages along the shoreline of the Monterey Peninsula, the coast was densely lined with a band of fishing-based seasonal camps.\(^13\)

According to ethnographer Alexander Smith Taylor’s 1860 account, the Rumsen called the beach at Monterey “Sukilta,” and the land in the vicinity of the Custom House “Shirishta.” The lands near the Carmel Mission were known as “Carmenturaka,” while Point Pinos was called “Guayusta.”\(^14\)

\(^9\) Because the Costanoan-Ohlone people were not a unified ethnic or political group, no single indigenous name existed for the group as a whole. The term “Costanoan” is derived from the Spanish word Costaños, meaning “coast people.” The term “Ohlone,” which is adapted from the self-given name of a particular Costanoan tribe along the San Mateo coast, has more recently been used to refer to the entire Costanoan language family. The author has chosen to use “Ohlone” instead of “Costanoan” because the term, though imperfect, is rooted in a local Native American language (Levy, 485).
\(^10\) Abrahamson, 10; Levy, 485.
\(^11\) Abrahamson, 10; Conway, 16; Levy, 485; Margolin, 1.
\(^12\) Abrahamson, 10-11; Conway, 16-17; Margolin, 13, 15, 52.
\(^13\) Milliken, v, 52-58. Breschini and Haversat.
\(^14\) Taylor, 66.
The Rumsen significantly altered the landscape of the Monterey Bay Area through their regular and extensive use of controlled burnings. These fires served several purposes, including felling trees so that their nuts could be more easily gathered and the land cleared for subsequent growth. The fires also flushed out small game and released the seeds of important food plants, while killing plant parasites. By reducing the undergrowth, controlled burning also lessened the instances and extent of wild fires in the area.\textsuperscript{15}

Trade between tribes was common, and the Rumsen communicated with groups from a wide swath of California, both coastal and inland. Transactions were usually handled via bartering, though marine shells were often used as a form of currency. Popular trade items included salt, baskets, hides and pelts, and stone tools. While conflicts between tribes sometimes erupted in warfare, such violence was rare and life for the Ohlone before the arrival of the Spanish was generally marked by peaceful stability.\textsuperscript{16}

\textsuperscript{15} Conway, 19-20.
\textsuperscript{16} Abrahamson, 11; Conway 23-24; Margolin, 59-60, 62, 113.
4.2 Associated Property Types
A full analysis of potential archeological resources within the Downtown survey area is beyond the scope of this survey and context statement, the purpose of which is to provide background information pertinent to the identification of historically significant aspects of the built environment. The City of Monterey does not currently have any documentation of any structures or buildings within the survey area that are associated with the pre-contact Native American occupation of the Monterey area.
5. Context: Spanish Monterey (1542-1821)

5.1 Historical Background

The Spanish Era - Mission and Presidio
In 1542, Juan Rodríguez Cabrillo, a Portuguese pilot under orders of Viceroy Mendoza of Nueva España, was the first European to sail along the Pacific Coast north of Mexico. Though it is not clear just how closely Cabrillo observed the Bay of Monterey, he did describe a Baia de Los Pinos, and gave the name of Punta de Los Pinos to the rocky point which marks the southern end of Monterey Bay.17

On May 5, 1602, an expedition under the command of Sebastián Vizcaíno departed from Acapulco to find a port along the northern coast where galleons from the Philippines could stop. Later that year, Vizcaíno discovered Monterey Bay and named it for the Count of Monte Rey, viceroy of New Spain. Vizcaíno and his cartographer, Fr. Ascension, described the “port” they had discovered in extravagant terms, noting that it was largely sheltered from the wind, and that it boasted large pines suitable for construction of masts and yards, large oaks suitable for the repair of galleons, a good supply of fresh water, and an abundance of wild game. In response to these reports, the Viceroy recommended a settlement be made in Monterey. In fact, almost one hundred sixty-eight years elapsed before an outpost was finally established there.18

In the second half of the eighteenth century, Spanish authorities, alarmed at the growing interest of the Russians and English in the largely unmapped coastal lands of Alta California, decided to revive the Vizcaíno plan to occupy the Port of Monterey and, more generally, colonize Alta California. Don Gaspar de Portolá, Governor of Baja California, and Padre Junípero Serra, Presidente of the Missions of the same area, were selected to lead the expedition.19

In July 1769, two small ships and two land parties journeying from Baja California met and founded San Diego. Portolá then chose slightly more than sixty men and set out for Monterey on July 14th, while Serra remained behind to nurture the new mission and to care for those who had become ill during the voyage to San Diego.20 After nearly three months of arduous hiking, including a particularly difficult passage through the rugged Santa Lucia Mountains, Portolá’s party reached the Salinas Valley and followed the river to its mouth at the north end of Monterey Bay. The party, however, mistaking the Salinas River for the Carmel River, failed to recognize the harbor that had been described by Vizcaíno. The discouraged party continued northward and, inadvertently, discovered San Francisco Bay in early November 1769. Turning back toward San Diego, the party again spent several days unknowingly in the Monterey Bay area in November. They eventually reached San Diego in late January 1770.21

Convinced that he had actually found Vizcaíno’s harbor, Portolá began the long march back to Monterey in April 1770, while Father Serra set out by boat. Among the soldiers traveling with Portolá were founders of two important families in the Monterey area, José María Soberanes and Juan Bautista Alvarado (grandfather of the California Governor). Both Portolá and Serra arrived in Monterey in late May. On June 3, 1770, Father Serra and Portolá’s men assembled under an oak tree beside an arroyo

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17 Conway, 26; Johnston, 17.
18 Conway, 30; Fink, 21; Johnston, 17.
19 Conway, 32-35; Fink, 29; Johnston, 19; Woodbridge, 15.
20 Conway, 36; Fink, 33; Johnston, 19.
21 Conway, 36-39; Fink, 33-38; Johnston, 19.
that emptied directly into the bay, for the celebration of the mass, followed by the formal dedication of the Presidio of Monterey and Mission San Carlos Borromeo. San Carlos Borromeo was the second mission founded in Alta California.  

Construction of a stockade began immediately, under the guidance of army engineer Miguel Costansó, who had arrived in Monterey with Father Serra. On a stretch of level land just west of the inlet now known as El Estero, Costansó marked off a rectangular plot roughly bounded by today’s Fremont, Abrego, Webster and Estero Streets for the site of the presidio and mission. Within thirty days, the area was enclosed by a stockade composed of poles cut from the nearby pine forest and covered in mud. The storerooms, barracks and quarters for the officers and friars were roughly formed around the inside of the enclosure, and small cannon were mounted on the parapet. A temporary church built of vertical poles was dedicated on June 14, 1770, the first Royal Presidio Chapel. Over the next years, the soldiers were kept busy expanding this crude fortification. In 1771, Serra moved the mission to its present location on the Carmel River where there were more potential native converts, fewer soldiers and regulations, an improved water supply, better soil, and better weather. 

In 1773, viceroy Antonio Bucareli authorized Juan Bautista de Anza, captain of a frontier presidio in Arizona, to explore the possibility of a land route from the Sonora region of Mexico to Monterey. After a successful exploratory journey in 1774, Anza began a second expedition to Monterey in late 1775. This second expedition, intended to bring desperately needed settlers to Monterey, as well as establish a mission and presidio in San Francisco, included some 240 colonists from the impoverished area of Sinaloa, along with a caravan of livestock that included hundreds of horses, mule and cattle. The Anza expedition reached Monterey on March 10, 1776. When the expedition continued to San Francisco, approximately one-third of the colonists remained in Monterey.

In 1776, Viceroy Bucareli, in recognition of the growing importance of Alta California, ordered the new governor, Felipe de Neve, to transfer the seat of government from Loreto in Baja California to Monterey, making it the official capital of Baja and Alta California. During his tenure until 1782, de Neve improved and strengthened the Spanish hold upon California.

Control of the California Missions, under Father-President Serra from 1770 to 1784, passed in 1785 to his illustrious but little known successor, Fermin Francisco de Lasuen. During the eighteen years of Lasuen’s leadership, the number of missions doubled and Serra’s nine were rebuilt. Tile and stone were introduced, and the new construction completed under the directions of skilled artisans brought from Mexico, established the mission style of architecture. One of the Mexican artisans brought in was the master stonemason, Manuel Ruiz, who directed Indian labor in the building of the present church at Carmel, and Monterey’s Royal Presidio Chapel in the mid-1790s. Lasuen also promoted farming and stock raising on the mission lands. By the end of the eighteenth century, a line of missions extended from Sonoma to San Diego, connected by a rough trail the Spanish called El Camino Real.

22 Conway, 39; Fink, 40-41; Kimbro (1999), II-1.
24 Kimbro (1999), II-1; Fink, 43.
25 Fink 44-47; Nomellini, II-6.
26 Conway, 48; Nomellini, II-10.
27 Nomellini, II-10-II-11.
Figure 5-1. Vista del Presidio de Monte Rey, José Cardero, 1791. This north-looking view, the earliest known of the presidio, the Alta Mesa area is in the foreground, while the western edge of El Estero is at the extreme right (Van Nostrand, A Pictorial and Narrative History of Monterey, 28).

Figure 5-2. Vista del Presidio de Monte Rey, José Cardero, c. 1791. This south-looking view of the interior of the presidio shows the third Royal Presidio chapel, which was replaced by the current chapel in 1794 (Van Nostrand, A Pictorial and Narrative History of Monterey, 29).

Life in Spanish Monterey
In the early 1770s, all of the population of Monterey lived within the stockade of the Spanish presidio, which occupied most of the area bounded today by the streets of Camino El Estero, Webster, Figueroa and Fremont. This site was sheltered by the nearby Estero (which was larger than it is today) and by
steep ravine banks to the south. A winding path over steep hills and through pine forests led to Mission San Carlos Borroméo, some five miles away. Tyler Street was then still a creek bed.  

The original presidio consisted of an enclosure about 250 feet square surrounded by an 18-foot-high wall with ravelins at each corner outfitted with cannon. A variety of buildings sat along the walls, including a chapel, store-houses, offices, soldier’s barracks, and residences. Most of these structures were initially built of upright poles, logs and tule, although a few were of adobe. Governor de Neve, in 1777, found the so-called presidio a mere collection of huts, enclosed in slight fences of sticks “altogether inadequate to purposes of defense, even against the poorly armed Californians.” Soon thereafter, de Neve replaced the original presidio with ten adobe buildings on stone foundations surrounded by a stone defense wall approximately 400 feet square. Following a disastrous fire in 1789 that destroyed approximately half of the compound, the presidio was rebuilt and further expanded. In particular, the extant Royal Presidio Chapel, the fourth chapel on the site, was completed in 1794 and additional housing was built to accommodate the growing population.  

Despite the expansions made to the compound, living conditions in the presidio remained cramped. Inhabitants lived close together in small rooms with thatched roofs, dirt floors and shuttered, un glazed openings for windows. The governor’s quarters were only slightly more commodious. Domesticated animals, including chickens, goats and dogs, lived in close proximity to the families.  

By the end of the eighteenth century, some families had requested and obtained permission to build homes outside the presidio walls. Most families settled on the nearby mesa to the south and east, on lots near Huerta Vieja, the presidio’s produce garden. Families that settled in this area, which came to be known as Alta Mesa, included the Barreto, Boronda, Buela and Castro families. The oldest intact structure from this era is the Boronda Adobe, which was built by the family of Manuel Boronda, a retired corporal and school teacher, in 1817.  

The 1818 Bouchard Invasion  
In the first years of the nineteenth century, the Spanish empire began to collapse, as revolutionary movements sparked wars for independence throughout Latin America. The ports of Mexico, still loyal to Spain, became frequent targets of attack. Monterey itself was attacked in November of 1818 by Hipólito Bouchard, a privateer in service to Argentina, which had recently gained its independence from Spain. Bouchard’s attack was part of a campaign to hasten the dissolution of the Spanish colonial empire by defeating the military installations of Alta California and spurring the locals to revolt against Spanish rule.  

Bouchard arrived in Monterey Bay on November 20 aboard the frigate La Argentina, which was accompanied by a corvette, the Santa Rosé. In response, Lieutenant Colonel Pablo Vicente de Solá, governor of Alta California and Monterey resident, ordered the town’s civilians to move inland immediately, taking as many valuables with them as possible. Some went to Rancho del Ray, approximately thirteen miles to the northeast in present-day Salinas, while others went as far as Mission  

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28 Brown, 2. According to Robert Johnston, this oak tree, which was near the site of the Custom House, is no longer extant (19).  
29 History of Monterey County, 118; Uhrowczik, 22; de Neve quoted in Nomellini, II-8-II-9  
30 Conway, 47; Williams, 128, 136, 140.  
31 Kimbro (2002), 12; Uhrowczik, The Burning of Monterey, 22. The Alta Mesa area lies outside the survey area.  
32 Fink, 52.
Soledad, some forty miles away. The next day, the Santa Rosa engaged in an unsuccessful cannon battle with El Castillo de Monterey, the modest fort located atop the mesa to the northwest of the presidio. This was the only time in California history that a shore battery engaged in gunfire with enemy ships.33

On November 22, Bouchard landed west of El Castillo, intent on taking both the fort and the presidio. His force of approximately 200 men starkly outnumbered Monterey’s forces, which consisted of fewer than 100 soldiers split between El Castillo and the presidio.34 Recognizing he was outmatched, Solá retreated to Rancho del Ray with his troops, taking with them one small cannon, gunpowder, musket cartridges and the provincial archives. Bouchard’s forces proceeded to loot and burn the presidio before sailing on to Santa Cruz. Because the Spanish empire was the ultimate target of the Monterey attack, Bouchard ordered his men to damage neither the Royal Presidio Chapel nor houses belong to non-Spaniards.35

From the invaders’ perspective, the attack on Monterey had accomplished little. Because the town’s residents had fled with their valuables, there was little for Bouchard’s forces to plunder. Solá estimated that approximately 2,000 pesos-worth of soap, butter, corn and related supplies were lost, in addition to all of his personal furniture. Bouchard was also frustrated in his aim to spark a popular uprising, since his forces encountered very few civilians. Finally, the fire damage to the presidio was largely limited to the wood roof beams supporting the tile roofs atop the presidio’s adobe walls. Though it took some time, the room blocks that lined the plaza were restored by Monterey’s returning population. As the presidio was rebuilt, many retired soldiers and settlers were permitted to construct homes in the growing Alta Mesa neighborhood.36

5.2 Summary of Significant Themes
Properties in the survey area that date from this era are generally significant for their association with the establishment of Monterey in the eighteenth century as a colonial outpost of the Spanish empire and with Monterey’s social and political importance as the capital of Spanish California.

5.3 Associated Property Types
The only remaining structure associated with this theme in the Survey Area is the Royal Presidio Chapel, a National Historic Landmark. The Royal Presidio Chapel is the oldest building in Monterey and the only remaining building of the Royal Presidio de San Carlos de Borromeo de Monterey. The Royal Presidio Chapel, was completed in 1794 and dedicated January 25, 1795 by Father Fermin Lasuen, successor to Junipero Serra. It is the fourth church of the Royal Presidio of Monterey, which was founded in 1770 by Portolá and Serra. San Carlos Parish is the oldest continuously operating parish in California. The church was never closed or abandoned as were most of the missions. From 1770 until 1876, when the first Protestant church was erected, the Royal Presidio Chapel was the only church in Monterey.37

33 Uhrowczik, 67.
34 At the time of the attack, Monterey’s total population was approximately 400 (Uhrowczik, 22-4.)
35 Uhrowczik, 72.
36 Uhrowczik, 74, 134; Williams, 140. According to Williams, it is possible that the outer walls of the presidio were not restored following the Bouchard invasion, as maps and illustrations from the 1820s show the walls in an advanced state of decay.
37 Kimbro (1999), I-1, II-1.
In 1794 Mexican master artisan Manuel Ruiz completed construction of the stone Royal Presidio Chapel following his original design for the facade as altered by the director of the Royal Academy in Mexico City, Jose Antonio Velasquez. The Chapel is the only church in Spanish California designed by an architect and is the oldest structure in California built of cut stone. The apex of the carved stone facade is distinguished by the bas-relief image of Our Lady of Guadalupe, the patron saint of Mexico, the first non-indigenous sculpture in California. In 1904 noted architect William Weeks completed the new rectory west of the chapel.

38 Kimbro (1999), I-1.
6. Context: Mexican Monterey (1821-1846)

6.1 Historical Background

Mexico gained its independence from Spain in 1821, with Alta California one of its territories. The residents of Monterey willingly shifted their allegiance from Spain to Mexico. Mexico continued to govern the land under the four Spanish districts each headed by a presidio, with the Presidio of Monterey as the capital. Within the districts, full power was given to the ayuntamientos, or town councils, of the pueblos. Monterey officially became a pueblo in December of 1826.40

Emergence of Trade Economy

Foreign trade restrictions were liberalized under Mexican rule, for the first time permitting trade in Monterey with British and American interests.41 Monterey was designated California’s official port of entry in 1831, making it the leading marketplace for all of California. This period was marked by the construction of the Custom House, where duties were paid by vessels trading with the Mexican territory of Upper California, and by the arrival of Yankee entrepreneurs. These men sailed along the California coast as merchantmen, with a wide selection of commodities chosen to satisfy the needs of the ranchero and his family. Many remained in the Monterey area and became Californians, speaking the language, marrying the daughters of prominent families, and acquiring large tracts of land.42

Monterey’s role as a commercial hub began with the arrival in 1822 of Hugh McCulloch and William E. P. Hartnell, employees of the English firm of John Begg and Company in Peru. Mexican Governor Luis Antonio Arguello granted Hartnell and McCulloch permission to build a warehouse and shop, where they bought hides and tallow in exchange for needed supplies, including combs, buttons, shawls, cocoa, cooking utensils and cloth.43 Trade was carried on by barter, with hides the accepted equivalent of currency. Rancheros would drive their cattle to the area near Laguna Grande in the present vicinity of Fremont Street, and there hold mantanzas, or cattle slaughterings, from which hides were stripped from the cattle and the tallow melted down in large rendering pots. The goods were then prepared for shipment, and loaded aboard the trading vessels in the Bay. In exchange for cash, manufactured goods, and domestic goods, hides were shipped to shoemakers in New England, while tallow for soap and candles went to Europe and South America.44

Hartnell quickly became good friends with both the Franciscan fathers and with many of Monterey’s first families, including Estéban Munrás, the Estradas, the Soberanes and Ignacio Vallejo. Mariano Vallejo, Ignacio’s son, and Juan Bautista Alvarado both worked in Hartnell’s store. Hartnell married Teresa de la Guerra of the prominent de la Guerra y Noriega family of Santa Barbara.45

Hartnell’s experience was not unique. Many of the newly arrived traders mixed with the emerging culture of the “Californios,” children of Spanish settlers who had been born and raised on the Pacific

40 Johnston 37; Nomellini, II-13.
41 Abrahamson, 21.
42 Conway, 50-51; Nomellini, II-14-II-15.
43 Fink, 54-55; Howard (1996), 39.
44 Nomellini, II-14; Walton, 60.
45 Fink, 58.
Coast. The most prominent of these in Monterey included Mariano Vallejo, Juan Bautista Alvarado, and Jose Castro.⁴⁶

David Spence, a Scotsman who, at the behest of William Hartnell, came to Monterey in 1824, prospered in the hide and tallow trade, became a Mexican citizen, married Adelaide Estrada, daughter of Don Jose Mariano Estrada, and held positions of civic responsibility in both the Mexican and early American periods.⁴⁷ Spanish Basque José Amesti arrived in 1824 aboard the Yankee trading ship the Panther, married Ignacio Vallejo’s daughter Prudenciana, and became a local merchant.⁴⁸ Captain John R. Cooper, owner of the schooner, the Rover, which brought him to Monterey in 1825, sold the vessel to the Mexican government, became baptized as Juan Bautista Rogers Cooper, married Encarnacion Vallejo, and bought a ranch and built a home, while carrying on his trading business.⁴⁹

Thomas Oliver Larkin, Cooper’s younger half-brother, became Monterey’s most prominent merchant, and the most respected and influential foreign resident of California from 1832 until his death in 1858. He built the first wharf in Monterey, established the first non-military hospital, and served as the first and last United States consul from 1843 to 1848. Contracting with the Mexican government, Thomas Larkin also oversaw a series of enlargements to the Custom House from 1841 to 1846, resulting in the building’s present appearance, with two-story north wing, one-story central portion, and two-story south wing.⁵⁰ Unlike the other merchants, however, Larkin’s interaction with Monterey was not one of pure assimilation. He did not become a naturalized citizen of Mexico, and he married an American widow (Rachel Hobson Holmes) who arrived on the same ship which brought him, thereafter fathering the first Yankee child born in Monterey. Even the home he designed for his family retained a decided New England influence, unlike the other traditional Mexican adobe structures in Monterey.⁵¹

By the mid-1830s, Monterey residents held markedly diverse occupations and included soldiers, ranchers, farmers, artisans, merchants, professionals, governmental officials, laborers and servants. The town was also fundamentally cosmopolitan in character, with a population comprised of a broad array of immigrants from across North America, South America and Europe.⁵²

In addition to being a time of significant economic development, the Mexican period was marked by sustained political turmoil and rivalry. Monterey competed with southern California for a greater share in governmental privileges, while efforts to gain independence from Mexico increased. Meanwhile, the threat of increasing numbers of foreign settlers in California—especially those from the United States—continued to grow. Pioneers with families seeking land began to arrive in California via the overland route to add to the number of traders, trappers and other Americans already in California.⁵³

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⁴⁶ Abrahamson, 22. ⁴⁷ Johnston, 40. ⁴⁸ Fink, 59. ⁴⁹ Johnston, 40. ⁵⁰ Knowland, 90-92. Though records are incomplete, the lower part of the north wing of the Customs House appears to have been built in the 1820s. ⁵¹ Johnston, 41; Nomellini, II-15. ⁵² Walton, 62-81. ⁵³ Johnston, 38-39.
Figure 6-1. City of Monterey, 1842. Lithograph by Karl Gildemeister of a drawing made by an unknown artist for Thomas O. Larkin (included in Van Nostrand, A Pictorial and Narrative History of Monterey, 66.) The House of the Four Winds and the Larkin House are clearly visible to the left along Calle Principal, which terminates at the Custom House.
Figure 6-2. City of Monterey, 1842. Lithograph by Karl Gildemeister of a drawing made by an unknown artist for Thomas O. Larkin (included in Van Nostrand, A Pictorial and Narrative History of Monterey, 64.)
Secularization of the Missions

Under Spanish rule no outright grants of land had been made to private individuals in California except in the form of provisional concessions; land not needed by the missions in these cases was issued primarily to retired army veterans. According to the original Spanish plans for the missions of Alta California, the mission lands were to be held in trust by the church for the Indians, and after ten years the missions were to be converted to civilian towns, while the missionaries would be transferred to new frontier outposts. By Mexican independence in 1821, however, this had not happened. Instead, with their vast land holdings and mobilized labor forces, the missions had become the economic centers of entire provinces. As of 1830, land grants were still quite scarce: only 50 private ranches were held in all of Alta California (seven in the Monterey area). The bulk of the land belonged to the church. This inevitably produced tense political situations in which “soldiers, ill-paid and practically without the necessities of life, envied the relative riches of the padres, and second-generation colonists, with little opportunity for financial security, hungrily eyed the mission lands.”54

In the late 1820s, responding to growing unrest, Mexican territorial governor José María de Echeandía proposed that control of mission lands be transferred from the Church to civil administrators. The drive to secularize proceeded in fits and starts until being formally mandated by the Mexican government in 1834. Most of the missions’ vast acreage and extensive livestock were soon transferred to a few powerful Californios. In Monterey, most recipients of land grants, including José Manuel Boronda, Juan Malarín, Rafael Estrada, and Joaquín de la Torre, were friends of Juan Bautista Alvarado, who had become governor of California in 1836. In all, Alvarado bestowed 28 land grants, together encompassing over a quarter of a million acres of land, thereby creating an upper class of native-born Californios.

54 Fink 63-64; Woodbridge, 15-16.
Figure 6-4. El Estero, c. 1830. Map showing conjectural reconstruction of El Estero shorelines (included in Brown, “The Landscape of Early Monterey,” 4).
Following secularization, the *rancho*, carved from pasture lands and fields once used by the herds and flocks of the mission, became the dominant social and economic institution of the new regime.\(^{55}\)

**Settlement Patterns in Mexican Monterey**

The emerging importance of commerce and trade prompted important changes in Monterey’s street network and settlement patterns during this period. New settlement shifted from the Spanish-era Alta Mesa neighborhood on the highlands south of the presidio to the flatlands near the Custom House. New homes and businesses were oriented along north-south paths that would become Alvarado Street, Calle Principal and Pacific Street.\(^{56}\)

Much of the material used to build this emerging town was salvaged from the decaying presidio, which had seen a steady decline in population since the mid-1820s. Indeed, by 1840, only the chapel and a fragment of the west wing were intact. That same year, having determined that the presidio was no longer inhabitable and was too remote from the new center of population, Governor Alvarado ordered construction of El Cuartel, an elongated two-story adobe, to house the troops. The structure, which located just south of today’s Simoneau Plaza (about a quarter-mile northwest of the presidio), was built of adobe and redwood by contractor Jose Abrego. Much of the former presidio land was subdivided and distributed to prominent citizens for development.\(^{57}\)

Throughout the first half of the nineteenth century, El Estero was much larger than it is today. It is estimated that, in 1830, El Estero extended westward to present-day Figueroa Street, and northward nearly to the bay shoreline. The Estero outlet was much further east than it is today, emptying into the bay near the foot of the rocky outcrop atop which the Custom House was constructed. Hartnell Gulch, major portions of which are now covered, was an open watercourse running just south of today’s Polk and Pearl Streets before emptying into El Estero. (Remnants of the Gulch are visible today just south of the Monterey Public Library.) The western arm of El Estero extended approximately 200 feet south of present-day Fremont Street, and was fed by three streams. The network of paths in Mexican Monterey, which on a map may appear unnecessarily indirect, were in fact designed to link the Custom House to the presidio while skirting the marshy Estero.\(^{58}\)

**6.2 Summary of Significant Themes**

Properties in the survey area that date from this era are generally significant for their association with Monterey’s importance as the political, social and economic capital of Mexican California. Properties from pre-statehood California are rare and are of paramount importance in understanding the cultural forces that shaped the early history of the area.

Properties from this era can be significant for their direct connection to the Mexican government of California. The Alvarado Adobe at 490-498 Alvarado Street, for example, served as the office of Juan Bautista Alvarado during his term as governor of California from 1836 to 1842. Properties can also be significant for their association with the life of the Californios or Monterey’s first European and American settlers, or for their association with Monterey’s emergence as an important commercial

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\(^{55}\) Abrahamson, 23; Fink, 77-78; Johnston, 37.

\(^{56}\) Brown, 3, 6.

\(^{57}\) Brown, 6; Johnston, 51; Williams, 140, 146. When demolished in 1910, El Cuartel’s adobe bricks were used to fill in portions of Hartnell Gulch.

\(^{58}\) Brown, 2, 4.
center. For example, the Custom House, the earliest portion of which dates from the late 1820s, reflects the growing importance of foreign trade during the Mexican era.

6.3 Associated Property Types
Downtown Monterey retains the most significant collection of properties in California dating from the Mexican colonial period. Most, but not all, of these properties are contributors to the Monterey Old Town National Historic Landmark District. Resources from this era include governmental (Alvarado Adobe, Custom House), commercial (Casa del Oro) and residential buildings, though residential buildings are by far the most numerous.

Extant Examples
- Casa Abrego, 592 Abrego Street (1834)
- Casa Pacheco, 602 Abrego Street (1840)
- Casa Madariaga, 615 Abrego Street (1840)
- Casa Sanchez, 414 Alvarado Street (1829)
- Alvarado Adobe, 490-498 Alvarado Street (1834)*
- Larkin House, 510 Calle Principal (1835)*
- Sherman’s Headquarters, 510 Calle Principal (1834)*
- House of the Four Winds, 540 Calle Principal (1840)*
- Casa Gutierrez, 590 Calle Principal (1841)*
- Custom House, 1 Custom House Plaza (1820s/1840s)*
- Casa Alvarado, 510 Dutra Street (1830)*
- Vasquez Adobe, 546 Dutra Street (1840)*
- Stokes Adobe, 500 Hartnell Street (1833)*
- First Federal Courthouse/Gabriel de la Torre Adobe, 509 Hartnell Street (1841)*
- Stevenson House, 530 Houston Street (1840)
- Cooper-Molera Adobe, 508 Munras Avenue (1826)*
- Casa del Oro, 200 Olivier Street (1845)*
- Casa Soberanes, 336 Pacific Street (1842)
- Capitular Hall/La Vallee Adobe, 400 Pacific Street (1834)
- Casa Serrano, 412 Pacific Street (1843)
- Underwood-Brown Adobe, 570 Pacific Street (1845)*
- Casa Amesti, 516 Polk Street (1834)*
- Casa Estrada, 470 Tyler Street (1830s)

Architectural Description
Properties in the survey area from the Mexican period are built of adobe and are generally of two interrelated styles: an earlier, simpler style associated with the Spanish Colonial Empire, and a later, more complex style that incorporated influences from the Eastern United States.

Made from the soil nearby the building to be erected, adobe was particularly well-suited to construction in remote, often rudimentary, colonial outposts:

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Properties marked with an asterisk are contributors to the Old Town Monterey National Historic Landmark District.

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The customary procedure was to begin by digging a large basin in the ground, about twenty feet in diameter and two feet deep. Into this was put soil and water, mixed with whatever “binders” were available at the site. These might be reeds from a neighboring stream, weeds from a nearby field, or shells from the beach. Even birds’ nests and refuse were used. When the mixture was of a thick, soupy consistency, it was poured into molds and dried in the sun. Out of the resulting adobe bricks, generally 11 by 22 inches in size, were built the massive three-foot deep walls that characterize adobe construction.60

The earliest adobe dwellings constructed in California were quite simple, consisting of one room with a dirt floor, unglazed window openings, and a tule roof supported by roughhewn beams. Window and door openings were braced with wooden lintels. Both the exterior and interior of the house were coated (and regularly re-coated) with whitewash, a mixture of lime and water. The buildings were carefully sited, typically built atop stone foundations on treeless, high ground to minimize water erosion of the mud walls. Buildings were frequently placed to run northwest-southeast or northeast-southwest, in order to maximize sunlight exposure. Kitchens and bathrooms were structurally separate from the main building.61

The adobe house that Thomas Larkin built soon after his arrival from Boston, marked a significant turning point in California’s colonial architecture:

Utilizing the skilled labor of Scotch and Irish immigrants from Yankee and British ships, Larkin began construction of his home in 1835. Though built of adobe brick, a strong redwood frame made possible an upper story, as well as more freedom in the placement of windows. The design rested primarily on building traditions of New England, but also incorporated some elements from the Southern plantation. From the Eastern American colonial pattern came the floor plan, interior staircase, and hipped roof covered with shingles. But the verandas, built to protect the walls from water erosion, were reminiscent of the Southern plantation. All the luxuries still scarcely known in the province were included – two fireplaces, plank flooring, wallpaper, milled doors, and small-paneled double-sash glass windows. The Larkin House, which took three years to build, established a new style of architecture – the Monterey Colonial.62

The Custom House serves as an interesting case study, within a single building, of the differences between the Spanish Colonial and Monterey Colonial styles. The oldest portion of the building (the north half of the central one-story structure) was built in the late 1820s in the Spanish Colonial style. In the 1840s, Thomas Larkin oversaw the expansion of the one-story portion and the addition of the two-story portions at the building’s north and south ends. With their hipped-roofs and two-story verandas, these additions are strongly Monterey Colonial.

In examining the Mexican-period properties within the survey area, it should be noted that distinguishing between Spanish Colonial and Monterey Colonial styles can sometimes be both difficult and of dubious utility, as most buildings exhibit a variety of stylistic influences. The Cooper-Molera Adobe, for example, pre-dates the Larkin House by nearly a decade. That said, the cantilevered veranda that was added in the 1850s is strongly evocative of the Monterey Colonial tradition.63

60 Baer, Fink and Elkington, 9.
61 Baer, Fink and Elkington, 9, 13; Woodbridge, 18.
62 Baer, Fink and Elkington, 10.
63 Baer, Fink and Elkington, 46.
Spanish Colonial

- Casa Gutierrez (1841)
  580 Calle Principal

- House of the Four Winds (1840)
  540 Calle Principal

- Gabriel de la Torre Adobe/
  First Federal Courthouse (1841)
  509 Hartnell Street

- Underwood-Brown Adobe (1845)
  570 Pacific Street

- Stevenson House (1840)
  530 Houston Street

- Casa Madariaga (1840)
  615 Abrego Street

- Casa Abrego (1834)
  592 Abrego Street

- Casa Serrano (1843)
  412 Pacific Street

Character-defining Features

The Spanish Colonial buildings in the survey area from this period exhibit the following character-defining features:

- Thick adobe walls covered with mud plaster and whitewash coating
- Minimal ornamentation
- One-story height (sometimes two)
- Rectangular floor plan with single row of rooms
- Side-gable roof clad in clay tiles
- Small, often deep-set window openings
- Adjoining patio or walled-in area
- Stone foundation
Monterey Colonial

Larkin House (1835)  
510 Calle Principal

Casa Sanchez (1829)  
414 Alvarado Street

Casa Amesti (1834)  
516 Polk Street

Vasquez Adobe (1840)  
546 Dutra Street

Cooper-Molera Adobe (1826)  
508 Munras Avenue

Casa Soberanes (1842)  
336 Pacific Street

Casa Estrada (1830s)  
470 Tyler Street

Casa Pacheco (1840)  
602 Abrego Street

Stokes Adobe (1833)  
500 Hartnell Street

Character-defining Features

The Monterey Colonial buildings in the survey area from this period exhibit the following character-defining features:

- Thick adobe walls covered with mud plaster and whitewash coating
- Two-story height
- Two-story veranda or cantilevered balcony
- Hipped roof clad in tiles or shingles
- Minimal ornamentation
- Wood-frame windows
- Interior hallways and stairs
- Adjoining patio or walled-in area
- Stone foundation
**Significance and Integrity**
In order to be eligible for listing in the local, state, or national historic register, Mexican-era properties in the Downtown Monterey survey area must be significant under at least one of the following criteria.

**NRHP Criterion A/CRHR Criterion 1 (Events, Patterns and Trends)**
A property from the Mexican-era in the Downtown Monterey survey area may be significant under Criterion A/1 as a rare example of the early settlement of the area. Downtown Monterey retains the most significant collection of properties in California dating from the Mexican colonial period. Most, but not all, of these properties are contributors to the Monterey Old Town National Historic Landmark District.

**NRHP Criterion B/CRHR Criterion 2 (Person)**
A property may be significant under Criterion B/2 if it is found to be associated with the life of a significant member of Mexican-era Monterey, such as a prominent merchant or an influential civic or community leader. Significant persons associated with properties within the survey area include prominent members of the Californio families, such as Mariano Vallejo, Juan Bautista Alvarado, Jose Castro, Jose Abrego and Jose Mariano Estrada, as well Europeans and Americans, including Hugh Mcculloch, William Edward Petty Hartnell, William A. Gale, Captain John R. Cooper, and David Spence, who established Monterey as an important commercial outpost for a vast colonial area. The survey area includes several properties associated with Thomas Oliver Larkin, including Casa del Oro, the House of the Four Winds, Sherman’s Headquarters, the Larkin House, and the Custom House.

**NRHP Criterion C/CRHR Criterion 3 (Design/Construction)**
Mexican-era properties within the survey area may be significant under Criterion C/3 as an example of the Spanish Colonial or Monterey Colonial style of adobe construction, a particularly rare and historically significant building type.

**Integrity Considerations**
In assessing the integrity of a building from this period, it should be noted that a pre-statehood adobe structure, even a partially intact one, is an especially early and rare example of a type of construction.

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64 Throughout this document, lists of significant individuals associated with a given time period are meant to be representative, not comprehensive. In other words, exclusion from the list does not, by itself, imply insignificance.
specific to the early Hispano-Anglo settlement of California. As a result, integrity concerns are at least partially offset by the marked historic importance of the resource.

In order to be eligible for listing in the local, state, or national historic register, a property must retain sufficient integrity to convey its significance as part of the Mexican-era development theme. A Mexican-era property that has sufficient integrity will retain a majority of the character-defining features listed above. A property significant under Criterion A/1 should have integrity of location, design, setting, and feeling at the minimum. A residence significant under Criterion B/2 should retain integrity of association, design, and feeling at the minimum because retention of the physical features that convey the property’s connection to a significant person is critical. Later alterations may not affect the integrity of properties significant under this criterion if the significant person was still connected to the property when the alterations were completed. Integrity of design, materials, workmanship, and feeling are the key aspects for a property to convey its significance under Criterion C/3. If the property is significant under this criterion as an example of a Mexican-era architectural style, it is possible for some materials to be replaced without drastically diminishing the property’s overall integrity, as long as these alterations are subordinate to the overall character of the building. For example, a residence may retain sufficient integrity if it has undergone minor alterations (i.e. window replacement or alterations to the stairs), while a similar property which had been substantially changed (i.e. stripped of its wood ornament, re-clad in stucco, or given a second story addition) may not qualify.
7. Context: Early American Monterey (1846-1879)

Historical Background

The American Conquest of Monterey

In the fall of 1845, fears that California would become wholly independent or fall under British control moved President James K. Polk to appoint Thomas Oliver Larkin as his secret agent in Monterey, with the mission to help bring about California’s peaceful annexation to the United States. By the time conflicts in Texas had led Mexico and the United States to declare war in May 1846, seizing the harbor and installing an American fort at Monterey fulfilled multiple strategic objectives.

Larkin’s plans a peaceful annexation were complicated, however, by the arrival of the flamboyant John Charles Fremont and his party of sixty-two buckskin-clad “explorers” and “surveyors” in early March of 1846 into the Salinas Valley, where his presence, manners, and actions aroused the suspicions of the Californians. In July of that same year, Commodore John D. Sloat took possession of Monterey, raising the flag over the Custom House, and proclaiming California as a portion of the United States. On July 7, while three American war vessels anchored offshore, 250 marines and seamen landed at the wharf and marched to the Custom House, where Sloat’s proclamation was read and the U.S. flag raised.

Commodore Robert F. Stockton soon replaced Sloat, promoting Captain Fremont to the rank of major. Fremont organized a body of volunteers into the “California Battalion of Mounted Riflemen,” which traveled to the key towns along the coast, and met almost no resistance. The army was not spared from internal conflicts, however. Stockton, Fremont, and a General Stephen Watts Kearney all vied for positions of leadership; however, Colonel Richard B. Mason was eventually successor to the post of Military Governor of California, establishing his headquarters in Monterey on May 31, 1847. During the American occupation, El Cuartel served as headquarters for the military governor.

American Military Rule (1846-1849)

During the period of military rule, each Californian community was governed by an official of combined judicial, executive and legislative authority, the alcalde. The most powerful and influential alcalde was that of Monterey, a post occupied from July 1846 to August 1849 by Walter Colton, who had arrived in Monterey in July 1846 as chaplain of the frigate U.S.S. Congress.

Walter Colton joined with Kentucky pioneer Robert Semple to establish California’ first newspaper, The Californian, which made its first appearance – in English and Spanish – on August 15, 1846. In their El Cuartel office, Colton and Semple used the press that Governor Figueroa had brought from Mexico in 1832 – the only one in California – to print The Californian on paper originally intended for rolling tobacco.

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65 Johnston, 50-51; Nomellini, II-16-II-17. Under President John Tyler, Larkin had served as the United States Consul at Monterey in 1844, turning over most of his business affairs at this time to another man, Talbot H. Green.
66 Conway, 56.
67 Conway, 56-8; Johnston, 50; Nomellini, II-17-II-18. California was formally ceded to the United States in February 1848, with the signing of the Treaty of Guadalupe-Hidalgo, which ended the Mexican-American War.
68 Johnston, 51; Nomellini, II-18.
69 Delkin, 48. The Californian was later merged with the Alta California when that paper was established in San Francisco (History of Monterey County, 120).
Colton’s most enduring and remarkable achievement was the construction in 1849 of the town hall that now bears his name. Colton Hall was built by penal laborers at little cost to the government, and the building’s construction was funded primarily through the liquor taxes and fines for gambling that Colton had established. Built of white stone quarried from a neighboring hill, Colton Hall was graceful in style and ornamented with a portico. The lower floor housed schoolrooms, while above a hall, 70 feet by 30 feet, for public assemblies. As a civic building, Colton Hall was without rival in the California of its time.  

![Colton Hall in the 1880s. The adjoining jail structure was added in 1854 (source: Hicks, Monterey: A Pictorial History).](image)

As Congress became embroiled in an ever more divisive argument over the issue of slavery in present and future American territories, no formal representative government had been established in California following its American takeover in 1846. The discovery of gold in 1848 had brought thousands of Americans to California, increasing pressure for establishment of a California state constitution and admission to the Union. Growing uncomfortable with ongoing military rule, U.S. Brigadier General Bennett Riley issued the call in June 1849 for a California state constitutional convention.

By September 1849, 48 delegates from around the state had convened in Monterey. Mostly young Americanos, the delegates also included eight Californios. Delegates from Monterey included Larkin, H.W. Halleck, C.T. Botts, P. Ord and L. Dent. While in Monterey, visiting delegates were entertained at many local homes, including the Larkin House, Casa Soberanes, and Casa Abrego. Many delegates stayed at Albert Trescony’s three-story Washington Hotel at the corner of Washington and Pearl Streets.

Befitting its significance, Colton Hall hosted the convention. Three quarters of the convention hall (access to which, at the time, was limited to a rear stairwell) was used by delegates, with the remainder occupied by spectators. A raised platform for the presiding officer had been constructed at one end of the hall, with tables for secretaries and clerks in front of that. After six weeks of deliberation, the Constitution was signed by the delegates on October 13, 1849. The California State Constitution outlawed slavery, set the state’s boundaries, recognized the separate property rights of wives, set

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70 Delkin, 47; Fink, 91; Johnston, 51; Nomellini, II-18
71 Abrahamson, 32; Fink, 95; Johnston, 58; Nomellini, II-18-II-19.
72 Fink, 114-115, 117-118; History of Monterey County, 120.
punishments for crimes, banned state lotteries, stipulated all state documents would be published in English and Spanish, and moved the state capital to San José. The constitution was approved by the voters on November 13, making California America’s 31st State. Within weeks, Monterey’s 75-year tenure as capital of California came to an end.73

**Monterey’s Era of Disregard (1850-1879)**

Following the Constitutional Convention, many residents went to San Francisco or the Sierra foothills to pursue their gold-related fortunes. Others followed the state government to San José. With the relocation of California’s commercial and political centers, Monterey remained small throughout the remainder of the nineteenth century, while the population of California boomed. As historian J.D. Conway has noted, however, common depictions of this period in Monterey history as a leisurely period of romantic isolation and decline in “The Old Pacific Capital” ignore the City’s ongoing importance as an economic center for a region that included the Carmel and Salinas Valleys, along with Big Sur, Castroville and San Juan Bautista.74

Monterey retained political importance during this period as the county seat of Monterey County, which then included the territory in the San Benito Valley west of the Gabilans. The county contained 1,872 people in 1850 (over half of which resided in the town of Monterey), growing to 4,739 in 1860. All notices of county business were posted in both Spanish and English, testifying to the strong Hispanic character of Monterey County’s population. The county established two roads from Monterey to the Salinas River as public highways, set up ten road districts, and authorized ferries on the Salinas and Pajaro Rivers. Five townships – Monterey, Pajaro, San Juan, Alisal, and San Antonio – were organized and declared “common school districts.”75

Land ownership patterns changed significantly in California during the first decades of statehood, as the Mexican land grants were gradually dissolved, subdivided and acquired by American interests. The Treaty of Guadalupe Hidalgo, which ended the Mexican-American War in 1848, included provisions that affirmed U.S. recognition of the Mexican land grants and granted American citizenship to Mexicans living in Alta California. With passage of the California Land Claims Act in 1851, however, the U.S. Congress made it the claimant’s responsibility to demonstrate proof of title to their Mexican land claims. While the majority of these claims were ultimately upheld by the judicial board created to review them, many claimants struggled to retain control of their land during the lengthy review process. On average, it took a successful claim seventeen years to be finalized, during which time land claimants incurred significant legal fees, both to demonstrate their proof of title and to undertake legal action against squatters. Many claimants were forced to sell large portions of their land to pay for legal services. In Monterey, much of the landholdings of the old Californio families was acquired by a single man, David Jacks.76

In 1850, David Jacks, a native of Scotland, arrived in Monterey and worked as a grocery and dry goods clerk in James McKinlay’s store and building, the Pacific House. Despite these modest beginnings, Jacks soon came to own at least 60,000 acres and the greatest fortune in Monterey County. His most infamous land acquisition was the purchase of nearly 30,000 acres, virtually all of Monterey’s City Lands.

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73 Johnston, 58; Knowland, 124-5; Nomellini, IL-18-II-19. Sacramento was voted California’s permanent state capital in 1854.
74 Conway, 66, 71.
75 Johnston, 59; Nomellini, II-20.
76 Walton, 114-115, 124.
in 1859. The City, unable to pay the fee of its representative before the U.S. Land Commission, Delton Ashley, who officiated land titles, authorized the sale of its lands by auction to raise the $991.50 owed to him. Strangely enough, Ashley and his partner, David Jacks, were the only bidders at that 1859 auction, which passed into Jacks’ hands the lands now holding Fort Ord, Del Rey Oaks, Jacks Peak, half of the Del Monte Forest, all of Pacific Grove, and much of Monterey. Acquisition of city lands also entitled Jacks to all tracts in the town that lacked proof of ownership, leading to a multitude of single-parcel legal battles over the ensuing decades.77

Throughout the 1850s and early 1860s, the county was principally a stock raising district. The export of hides and tallow had largely ceased by 1846; beef became the commodity of choice. The Monterey area remained predominantly pastoral, with very limited pockets of commercial and industrial development. Among the most significant was the steam-powered sawmill built by Jacob P. Leese and J.S. Ruckle on Point Pinos in 1853. The mill’s output of planed lumber was large enough that Monterey homebuilders no longer had to import lumber from Australia. As a result, lumber quickly supplanted adobe as the preferred building material.78

Most of Monterey’s commercial activity at this time was directly linked to its location on Monterey Bay, as local goods were shipped to San Francisco on their way to Europe and Asia. By the 1860s, coastal trade was sufficient that the county’s ranchers and farmers called for an enlarged port at Monterey from which to ship their goods, including grain, potatoes, cattle, swine, lumber and wool. In April 1867, a new wharf was leased to Captain Robert Sudden, Charles Goodall, Christopher Nelson and David Jacks, to be built at their own expense.79

Monterey’s fishing industry, which would come to dominate the city’s economy for much of the twentieth century, was started in the 1850s by Chinese immigrants, who were the first to recognize the commercial potential of the Bay’s diverse marine life. In 1851, the Chinese established a colony at Whaler’s Cove at Point Lobos. By 1853, the Chinese operated an abalone fishing operation at Point Alones (near the present-day Monterey Aquarium). The Chinese fishing village would eventually extend along the coast from Point Alones to Mussel Point (where the Hopkins Marine Station is located), serving as “not only the linchpin of the Chinese fishing industry in the area but the cultural capital for all Chinese living in the region.” While Chinese fisherman sold some fresh fish in Monterey, Santa Cruz and Salinas, the bulk of the harvests were dried and shipped to San Francisco and China. When rail access from Monterey to Salinas opened in 1874, Chinese fisherman began shipping fresh fish to San Francisco as well. The arrival of the railroad, however, was a mixed blessing for the Chinese, for it spurred significant interest in subdividing and developing the Mussel Point area, consequently increasing pressure on the Chinese to relocate. The Chinese village was largely destroyed by fire in 1906, after which the Chinese established a smaller fishing village along McAbee Beach on Ocean View Avenue, near the center of what was to become “Cannery Row.” The number of Chinese fisherman dwindled in the early 1900s, however, as competition from newly arrived Genoese and Japanese fishermen increased.80

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77 Conway, 69-70; Johnston, 72; Walton, 133-4.
78 Howard (1996), 41; Johnston, 59-60.
79 Conway, 71, 73-74.
Monterey’s whaling industry was begun in 1854 by Captain Davenport’s whaling company. By 1861, four companies hunted Humpback and California Gray whales in Monterey Bay. Whales were killed at sea and towed to shore for processing. Once ashore, the carcass was stripped and the blubber was heated in large pots to extract natural oil used for machinery and in lamps. Baleen was harvested for corsets and umbrella stays, while the bones were ground up for use as fertilizer or as part of building foundations. Captain Davenport’s company operated out of Jack Swan’s adobe, now known as California’s First Theater (202 Pacific Street). The Whaling Station (125 Pacific Street) was home to the Old Monterey Whaling Company, a group of seventeen Portuguese whalers. For years, each company produced approximately one thousand barrels of oil annually. By the late 1870s, however, shore whaling had become less common as both the whale populations and the demand for whale oil decreased.81

Complex power struggles raged throughout Monterey County in the 1870s, as towns fought over the positioning of the Southern Pacific Company’s railroad tracks and the site for a new County Courthouse. After two years of acrimonious debate, the county seat was moved to Salinas in 1872, ending Monterey’s role as a political center. Colton Hall, which had been used as the county courthouse, became a grammar school.82

Erratic climatic conditions and an unstable national economy throughout the 1850s, 1860s and 1870s carried significant negative consequences for the County’s livestock and agricultural industries. The droughts of 1860-1864 reduced Monterey County’s cattle herds from a peak of 100,000 to only 13,000 by 1870. As Monterey shifted from being the county seat of a ranching and beef-producing region to a port city supporting agricultural production, droughts and floods plagued the county’s grain farmers in the 1870s and 1880s. When the crops were good, prices declined, and freight charges and associated fees largely elided the farmers’ profits. Unemployment and discontent spread through the city, as well as among the farm workers, when the delayed effects of the Panic of 1873 reached California. Reformers condemned the “land monopolists,” and the workers feared the competition of Chinese labor, but the greatest blame for the social and economic ills of the county fell upon the Southern Pacific Railroad Company.83

In order to combat the Southern Pacific’s control over the shipment of grain from the Salinas Valley, Carlisle S. Abbott of Salinas, with the support of David Jacks in Monterey, led a movement in 1874 to create California’s first narrow gauge, the Monterey and Salinas Valley Railroad. The Monterey and Salinas Valley Railroad was chartered in February of 1874 with 72 stockholders and a capital stock of community subscribers totaling $300,000. Construction of the nineteen-mile section linking the port of Monterey to Salinas City began in April and was completed in October. The hope and ambition was to make Monterey a deep water port for the cheap and self-controlled shipment of the grain produced in the valley to other parts of California. The extension of the narrow-gauge railway to Salinas in 1874 allowed ranchers to ship wheat to Monterey, where it was then shipped by steamer.84

81 Conway, 76; Fink, 125-6. John A. Swan, a sailor of Scottish parentage, arrived in Monterey in 1843, and later built a boarding house and barroom for sailors between in 1846. This structure, commonly referred to as “California’s First Theater,” hosted the first play in California for which an audience paid admission (Nomellini, II-19.)
82 Johnston, 91; Nomellini, II-21-II-22.
83 Conway, 78; Johnston, 91.
84 Architectural Resources Group (1999), 6; Conway, 78-79; Delkin, 53; Johnston, 92. Conway has termed this period the “Era of Disregard.”
Figure 7-2. Early view of Abrego Street at Pearl Street, taken from upper story or roof of the Washington Hotel. Casa Abrego is visible on the right. The Royal Presidio Chapel is in the background, with 1859 transepts visible. Note the planks over Hartnell Gulch (courtesy Monterey Public Library, California History Room).

**Monterey’s Evolving Street Network**

Much of downtown Monterey’s current street network was established at this time. In the Spanish and Mexican periods, travel in Monterey, even for short distances, was mostly done by horseback. With the American conquest, however, came larger numbers of wagons and pedestrians, increasing the need for wider streets. In 1849, the town council enlisted Portmaster Pedro Narvaez to make the first parcel map of Monterey. Based on the survey conducted by Lieutenants William T. Sherman and Alfred Sulley, the Narvaez map showed the location of all extant buildings and granted lots, divided the public lands into blocks, and assigned lot numbers throughout the area. The map sensitively imposed a street grid on a rather disorganized settlement in which, as one 1847 observer described it, “each person has built his house on the spot and in the form he thought proper, without any attention to regularity.” Soon after completion of the map, the town government named the busiest street for Juan Bautista Alvarado.85

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Figure 7-3. 1885 tracing of 1849 P. Narvaez Map of Monterey, by L.S. Toothaker and A. Westfall (courtesy Monterey Public Library, California History Room).
Alvarado Street extended from the Custom House southward approximately one-third of a mile to the town plaza and water pump at Pearl Street. This plaza became the official town center in 1869, when the town limits were redefined to “extend one mile in each direction from the intersection of Pearl, California [now Munras Avenue], Polk and Alvarado Streets, instead of one mile from the Catholic Church as has heretofore been the custom.”\textsuperscript{86} By 1875, Monterey’s business district radiated outward from this center. The central spine of commercial establishments extended northward along Alvarado Street. At the street’s south end, the trapezoidal block bound by Houston, Webster, California (now Munras Avenue) and Pearl Streets included a second concentration of businesses, along with El Cuartel and the old Spanish jail.\textsuperscript{87} Though downtown’s primary thoroughfare, Alvarado Street was still a dark, muddy street in the 1870s, and some businessmen placed planking on the portion of the street in front of their shops to encourage customers.\textsuperscript{88}

\textit{Figure 7-4. 1867 view looking north along Alvarado Street (courtesy Monterey Public Library, California History Room).}

\textsuperscript{86} Howard (1996), 33.  
\textsuperscript{87} Howard (1996), 6. This block has since been divided by the southward extension of Tyler Street, and the northwest portion has become Simoneau Plaza.  
\textsuperscript{88} Howard (1996), 34.
**Monterey as Artistic Mecca, Part 1**

The Monterey Peninsula has a long and storied history as a haven for artists, especially painters drawn to the area’s unique landscape. The area rose to artistic prominence in the late 1870s as “the primary pictorial alternative to Yosemite.” Mid-nineteenth century landscape painting in the American West, epitomized in the Yosemite works of highly-regarded artists such as Albert Bierstadt and Thomas Hill, had focused on the singular and the spectacular. Painters in Monterey, by contrast, depicted simple, pastoral scenes typically marked by a meditative intimacy. Missions and adobes were also popular subjects for paintings, as “acceptable” expressions of human presence in the landscape.

The influx of artists to the Monterey area began in earnest in 1874 with the arrival of French painter Jules Tavernier. While artists had visited Monterey through much of the eighteenth century, Tavernier was the first to make Monterey his home. Tavernier’s paintings of the area’s unique coastal scenery attracted other artists to Monterey, including painters Carl von Perbandt, Julian Rix, Meyer Straus, Joseph Strong, Elizabeth Strong, Léon Trouset, and Raymond Dabb Yelland, along with writers Fred Somers, Charles Warren Stoddard and, for a brief period, Scottish writer Robert Louis Stevenson. Together, they established the city of Monterey as this first center of the peninsula’s art world.

Tavernier lived in Jean Girardin’s boardinghouse (now the Robert Louis Stevenson House) on Houston Street, which came to house several relocating and visiting artists. The boardinghouse was part of a small French Quarter anchored by Jules Simoneau’s restaurant, which became Monterey’s unofficial bohemian headquarters. The restaurant’s canvassed walls were covered with sketches rendered in shoe polish, made by patrons in exchange for food and drink.

Among Simoneau’s many friends was Robert Louis Stevenson, who arrived in Monterey on the narrow gauge Monterey and Salinas Valley Railroad in the autumn of 1879 to court the unhappily married Fanny Osbourne. During Stevenson’s three-month stay in Monterey, Simoneau cared for the frail, poor, and then unknown writer. Following his visit, Stevenson wrote an essay, “The Old Pacific Capital,” which captured much of the eclectic spirit of 1870s Monterey. By describing Monterey as a “mere bankrupt village,” however, Stevenson also laid the groundwork for the oversimplifications that marked several subsequent historical treatments of the era.

By the end of 1876, Tavernier had moved out of Girardin’s boarding house and built his own studio on Alvarado Street. Tavernier left Monterey in 1879, following public outcry in response to a series of his drawings that many felt portrayed local figures in an unflattering manner. The *San Francisco Chronicle* regarded Tavernier’s departure as signaling the end of Monterey’s artist colony. Not until the first years of the twentieth century would Monterey again be home to a community of prominent artists.

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89 Shields, 22.
90 Shields, 6, 7, 21, 116, 117.
91 Shields, 1, 3, 17, 18, 21, 111. Given their frequent interaction and geographical concentration in Monterey, this early art community is often referred to as a “colony,” though the artists did not live together or belong to a single “school” of painting.
92 Schwaderer, 17; Shields, 17-18. Simoneau’s restaurant was in the former jail near the intersection of Pearl and Alvarado Streets.
93 Coventry, 18; Johnston, 101; Nomellini, II-22-II-23; Walton, 9.
94 Shields, 24, 35.
7.2 Summary of Significant Themes
Properties in the survey area that date from this era are generally significant for their association with Monterey’s development during California’s early years as an American state. Properties from this era can be significant for their association with Monterey’s role as territorial capital of California from 1846 to 1850 and host site of the state’s Constitutional Convention in 1849. Properties from this era can also be significant for their association with Monterey’s ongoing development in the early American years, a period during which Monterey served as an important commercial hub for the Monterey Bay region.

7.3 Associated Property Types
Properties within the survey area from this period include several contributors to the Old Town Monterey National Historic District. These contributing properties date from Monterey’s stint as territorial capital of American California, or from the years immediately thereafter. Many of the properties served as meeting halls, lodging rooms, or entertainment venues for delegates to California’s 1849 Constitutional Convention. Note that many of the significant properties from this period were built prior to 1846 but played important roles in early American Monterey.

Extant Examples
Properties in the survey area associated with the governance of California between Commodore Sloat’s arrival in 1846 and the state capital’s relocation to San Jose in 1850 include:

- Osio-Rodriguez Adobe, 380 Alvarado Street (1849)
- Larkin House, 510 Calle Principal (1835)*
- Sherman’s Headquarters, 510 Calle Principal (1834)*
- Custom House, 1 Custom House Plaza (1820s/1840s)*
- Pacific House, 8 Custom House Plaza (1847)*
- First Federal Courthouse/Gabriel de la Torre Adobe, 509 Hartnell Street (1841)*
- Casa del Oro, 200 Olivier Street (1845)*
- California’s First Theater, 202 Pacific Street (1845/1847)*
- Colton Hall, 570 Pacific Street (1849)*

Over the ensuing decades, all of these buildings continued to play an important role in the life of early American Monterey. There are several additional properties in the survey area associated with life in Monterey between the Constitutional Convention of 1849 and the arrival of the standard-gauge railroad in Monterey in 1880:

- Miller Adobe, 580 Calle Principal (1874)
- 520 Dutra Street (1874)
- 526 Dutra Street (1874)
- Fremont Adobe, 539 Hartnell Street (1850)*
- Stevenson House, 530 Houston Street (1840)
- Duarte Store, 220 Olivier Street (1865)
- Thomas Cole House, 230 Olivier Street (1856)*
- First Brick House, 125 Pacific Street (1847)*
- Old Whaling Station, 125 Pacific Street (1847)*

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95 Properties marked with an asterisk are contributors to the Old Town Monterey National Historic Landmark District.
• Merritt House, 386 Pacific Street (1840s)
• Old Jail, 570 Pacific Street (1854)*
• Lara-Soto Adobe, 460 Pierce Street (1849)
• Casa de la Torre, 502 Pierce Street (1852)*
• Gordon House, 526 Pierce Street (1849)*
• St. James Episcopal Church (O'Donnell Library), 155 Van Buren Street (1876)
• Doud House, 177 Van Buren Street (1852)*
• Perry-Downer House, 201 Van Buren Street (1860)

Architectural Description
Stylistically, the properties within the survey area from this period generally either represent a continuation of the Spanish Colonial and Monterey Colonial styles that were already well-established in Monterey, or represent one of several Period Revival styles popular in the second half of the nineteenth century.

Spanish Colonial

Character-defining Features
The Spanish Colonial buildings in the survey area from this period exhibit the following character-defining features:

• Thick adobe walls covered with mud plaster and whitewash coating
• Minimal ornamentation
• One-story height (sometimes two)
• Rectangular floor plan with single row of rooms
• Side-gable roof clad in clay tiles or shingles
• Small, often deep-set window openings
• Adjoining patio or walled-in area
• Stone foundation
Monterey Colonial

**Character-defining Features**
The Monterey Colonial buildings in the survey area from this period exhibit the following character-defining features:

- Thick adobe walls covered with stucco and/or wood cladding
- Two-story height
- Two-story veranda or cantilevered balcony
- Hipped roof clad in tiles or shingles
- Minimal ornamentation
- Wood-frame windows
- Interior hallways and stairs
- Adjoining patio or walled-in area
- Stone foundation

**Mid-Eighteenth Century Styles: Greek Revival, Colonial Revival, Gothic Revival, Queen Anne**
In the eighteenth and early nineteenth centuries, different regions of the American continent were typically dominated by a single architectural style for long periods of time. Georgian houses, for example, were popular in the English colonies throughout the eighteenth century. By the 1840s, however, American had grown more architecturally diverse. Greek Revival, which had been popular throughout the early years of the American republic (especially for prominent civic and commercial buildings), was now accompanied by an assortment of other acceptable styles that drew on Medieval (Gothic Revival) or Italian Renaissance (Classical Revival) traditions, or a combination of the two (Queen Anne).96 Many of these styles spread throughout the United States at a rapid pace due to their

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96 McAlester, 177, 239.
publication in pattern books and publications such as *The American Architect and Building News*. The survey area includes extant examples of several popular mid-eighteenth-century styles. No single style of the period is dominant.

**Greek Revival: Colton Hall (1849)**
570 Pacific Street

**Greek Revival: Merritt House (1840s)**
386 Pacific Street

**French Colonial: Gordon House (1849)**
526 Pierce Street

**Colonial Revival: First Brick House (1847)**
125 Pacific Street

**Colonial Revival: Doud House (1852)**
177 Van Buren Street

**Colonial Revival: 526 Dutra Street (1874)**

**Gothic Revival: St. James Episcopal/ O’Donnell Library (1876, moved)**
155 Van Buren Street

**Queen Anne: Perry-Downer House (1860, altered), 201 Van Buren Street**

**Character-defining Features, Greek Revival Style**
Common character-defining features of the Greek Revival style include:

- Rectangular plan
- Symmetrical façade
- Gable roof featuring gable returns
- Entry portico with columns supporting a gable roof
- Wide frieze or trim at the roofline
Character-defining Features, Colonial Revival Style
Common character-defining features of the Colonial Revival style include:

- Side-gabled roof
- Multi-light, double-sash wood windows, often with wood shutters
- One or two story height
- Small or no entry porch

Character-defining Features, Queen Anne Style
Common character-defining features of the Queen Anne style include:

- Tall, vertical massing, often with turrets or towers in two-story examples
- Complex roof forms, often gabled and hipped
- Decorative brackets at boxed eaves
- Wood sash windows, often one-over-one or multi-paned
- Leaded glass
- Three-sided bay windows
- Partial-width or wraparound porches, often with decorative spindled posts and friezes
- Paired or single doors, often with sidelights and transoms
- Wood siding, often a combination of clapboard and decorative shingles

Character-defining Features, Gothic Revival Style
Common character-defining features of the Gothic Revival style include:

- Steeply-pitched, gable roof
- Narrow windows with pointed arch shape
- Wood cladding, either horizontal or board-and-batten
- Symmetric façade

Character-defining Features, French Colonial Style
Common character-defining features of the French Colonial style include:

- One story in height
- Extensive porch supported by wood columns under main roof line
- Symmetric façade
- Multi-light, double-sash wood windows
- Paired wood shutters at window and door openings
- Hipped roof

Significance and Integrity
In order to be eligible for listing in the local, state, or national historic register, early American-era properties in the Downtown Monterey survey area must be significant under at least one of the following criteria.

NRHP Criterion A/CRHR Criterion 1 (Events, Patterns and Trends)
A property from the early American period in the Downtown Monterey survey area may be significant under Criterion A/1 for its association with Monterey’s role as territorial capital of California from 1846 to 1850 and host site of the state’s Constitutional Convention in 1849. Properties from this era can also
be significant under Criterion A/1 for their association with Monterey’s ongoing development in the early American years, a period during which Monterey served as an important commercial hub for the Monterey Bay region. A property may also be significant for its association with the informal artist colony that took root in Monterey in the 1870s.

**NRHP Criterion B/CRHR Criterion 2 (Person)**

A property may be significant under Criterion B/2 if it is found to be associated with the life of a significant member of early American Monterey, such as a prominent artist, merchant or professional, or an influential civic or community leader. Significant persons from the period associated with buildings in the survey area include Jose Abrego, Walter Colton, Thomas Oliver Larkin and David Jacks.

**NRHP Criterion C/CRHR Criterion 3 (Design/Construction)**

A property may be significant under Criterion C/3 as a later example of the established Spanish Colonial or Monterey Colonial styles, or as an example of one of the several architectural styles that became popular in mid-eighteenth-century America, including Italianate, Gothic Revival and Colonial Revival.

**Integrity Considerations**

In order to be eligible for listing in the local, state, or national historic register, a property must retain sufficient integrity to convey its significance as part of the early American development theme. A property that has sufficient integrity will retain a majority of the character-defining features listed above. A property significant under Criterion A/1 should have integrity of location, design, setting, and feeling at the minimum. A residence significant under Criterion B/2 should retain integrity of association, design, and feeling at the minimum because retention of the physical features that convey the property’s connection to a significant person is critical. Later alterations may not affect the integrity of properties significant under this criterion if the significant person was still connected to the property when the alterations were completed. Integrity of design, materials, workmanship, and feeling are the key aspects for a property to convey its significance under Criterion C/3. If the property is significant under this criterion as an example of an early American-era architectural style, it is possible for some materials to be replaced without drastically diminishing the property’s overall integrity, as long as these alterations are subordinate to the overall character of the building. For example, a residence may retain sufficient integrity if it has undergone minor alterations (i.e. window replacement or alterations to the stairs), while a similar property which had been substantially changed (i.e. stripped of its wood ornament, re-clad in stucco, or given a second story addition) may not qualify.

8.1 Historical Background

The Southern Pacific Railroad and the Hotel Del Monte

Plagued with financial troubles from the beginning, the Monterey and Salinas Valley Railroad was purchased by the Southern Pacific in December 1879. Southern Pacific soon began construction of a normal-gauge spur connecting Monterey to the main rail line in Castroville. This line ran along the beach in Monterey, and railway workers were forced to dump lime along the edge of the tracks to stabilize the slope against wind erosion. The spur, which stopped near the present site of the Southern Pacific Passenger depot, was completed in 1880. As soon as direct rail connection had been established between Monterey and San Francisco, powerful business interests began aggressively promoting the Monterey Peninsula, with its scenic coastline, mountains, forests, and historic adobes, as an ideal tourist and recreation destination. Wealthy tourists began regularly visiting the area in the 1880s and 1890s.97

The “Big Four” of the Southern Pacific Company – Charles Crocker, Collis P. Huntington, Mark Hopkins and Leland Stanford – capitalized upon these natural resources, and in 1880 erected the palatial Hotel Del Monte through their holding company, the Pacific Improvement Company. Several thousand acres of land were purchased from David Jacks, and the Hotel was built at a cost of $1 million amidst 125 acres of parkland east of El Estero. Guests would arrive via a domed shuttle from the nearby railroad station. An even more lavish hotel was built after the first one was demolished by fire in 1887.98

The Del Monte resort influenced development across the city. The Oak Grove neighborhood, sandwiched between the Del Monte Property and El Estero to the west, was developed in the late nineteenth and early twentieth centuries with modest single-family homes intended to house the Del Monte Hotel’s large staff of workers. Downtown, the opening of the Del Monte Hotel in 1880 spurred renewed commercial interest in the parcels along Alvarado Street, and many landowners began renting their buildings to commercial establishments at this time.99 On the 1888 Sanborn Map, Alvarado Street is lined with a near-continuous array of commercial establishments, including a lumber yard, a planning mill, a brewery, a livery and feed, a photography studio, a real estate office, a grocery, a jewelry store, multiple hotels and countless saloons. The block of Alvarado Street south of Franklin Street is particularly densely developed; some undeveloped parcels north of Franklin Street, especially along the west side of the street, remain.

In April 1891, the Monterey and Pacific Grove Street Railway began service from the Del Monte Hotel through Monterey to Pacific Grove. Starting with horse drawn cars, the line, which passed through downtown via Alvarado Street, was electrified in 1903. The Monterey and Pacific Grove Street Railway Service was discontinued in 1923.100

In 1919, S.F.B. Morse, Herbert Fleishacker, and a few other wealthy San Franciscans acquired the Del Monte property and incorporated the Del Monte Properties Corporation. The corporation would go on

97 Brown, 2; Fink, 127; Johnston, 103, 111. The rail spur was extended to Pacific Grove in 1889, at which time the jagged coastline immediately east of the Custom House was partially filled in to accommodate the new tracks. (Compare Figures 8-2 and 8-4 below.)
98 Johnston, 111; Nomellini, II-23-II-24.
100 Howard (1996), 12.
to play a dominant role in the twentieth century history of Monterey and the Monterey Peninsula, with landholdings at one time of 20,000 acres, including Pebble Beach, Cypress Point, the Monterey Peninsula Country Club, the Hotel Del Monte, Del Monte Lodge, a hundred miles of coastline, large land holdings and a water company in the Carmel Valley, and a silica (white sand) plant near Pacific Grove. Following another catastrophic fire, a third Del Monte Hotel was constructed in 1926. The corporation donated the Jacks Peak Regional Park to the public, and in 1948 sold the Del Monte Hotel for $2.5 million to the U.S. Navy for the establishment of what has come to be known as the Naval Postgraduate School.\textsuperscript{101}

\textbf{Mapping Monterey’s Growing Downtown}

Despite being almost immediately outdated, the Narvaez map of 1849 had continued to serve as the City’s official map throughout the 1850s, 1860s and 1870s. By the 1880s, the pace of Monterey’s development, though modest by future standards, spurred calls for an updated parcel map. Frank P. McGray completed a new map of the city in February 1884. This map shows development loosely clustered around two nodes: the Custom House in the north and the town plaza at Alvarado and Pearl Streets in the south. The Royal Presidio Chapel is comparatively isolated at the City’s extreme southeast corner, along the western edge of El Estero.\textsuperscript{102}

\begin{figure}[h]
\centering
\includegraphics[width=\textwidth]{fig8-1.jpg}
\caption{1887 view of sewer line trench being dug along Alvarado Street (C.W.J. Johnson, photographer, courtesy Monterey Public Library, California History Room).}
\end{figure}

\textsuperscript{101} Nomellini, II-24-II-26.
\textsuperscript{102} Howard (1996), 27.
Figure 8-2. Downtown portion of 1884 Assessor Map of the City of Monterey, surveyed by F. P. McCray. (courtesy Monterey Public Library, California History Room).
Even the 1884 map, however, did not put to rest boundary disputes between landholders:

In the late 1890s the problem of lot owners shifting fence lines to increase their footage became a phenomenon known as “Crawling Fences.” Sidewalks and gardens were used cleverly to expand real estate. These were especially effective when placed in front of a business stand projecting into Alvarado Street or an adjacent alley. Many times the City would grade a street around these plots assuming it belonged to the householder. These “Walking Sidewalks” or “Floating Gardens” inched year by year into Polk Street at the Casa Amesti, and lanes were being closed for stock corrals or planting crops.¹⁰³

In an effort to update the 1884 Assessor Map, City Engineer Walter Colton Little completed a map of “Old Town” in 1901. Monterey’s marked population growth in the first decade of the twentieth century prompted further subdivision of many of the lots along Alvarado Street. Walter Little’s successor, Howard D. Severance, prepared the City’s first block book in 1914. This book remains the official reference for lots along Alvarado Street.¹⁰⁴

Figure 8-4. 1901 Old Town Map by Walter Colton Little. This map shows several tracts and subdivisions, including the Robinson Tract just north of the Royal Presidio Chapel (courtesy Monterey Public Library, California History Room).
8.2 Summary of Significant Themes
The last two decades of the nineteenth century are primarily significant as the period during which Monterey was established as a popular tourist destination. The arrival of the standard-gauge railroad in 1880 largely eliminated the area’s longstanding isolation, enabling the Monterey Peninsula, with its scenic coastline, mountains, forests, and historic adobes, to be promoted as an ideal tourist and recreation destination. Wealthy tourists, writers and artists began regularly visiting the area in the 1880s and 1890s, many of them staying at the Del Monte Hotel just east of the Monterey city limits. In line with this newfound popularity, the city exhibited modest, but sustained residential growth during this period, growing from just under 1,400 residents in 1880 to nearly 1,750 in 1900.

8.3 Associated Property Types
The survey area contains remarkably few properties from the last two decades of the nineteenth century. These include ten private residences, one downtown commercial building (the 1892 Pioneer Bakery Building at 500-512 Polk Street, since altered), the 1890 Southern Pacific Passenger Depot, and an 1893 barn on the Cooper-Molera property. Only one of these properties — the Southern Pacific Passenger Depot — is directly related to theme of Monterey’s establishment during this period as a tourist destination. The ten residences may be significant for their association with Monterey’s modest growth during this period and as examples of particularly early, non-adobe residences in Monterey.

**Extant Examples**
Known extant properties from this period within the survey area are:

- Southern Pacific Passenger Depot, 290 Figueroa Street (1890)
- 439 Jackson Street (c. 1892)
- 451 Jackson Street (c. 1892)
- 462 Jackson Street (1892)
- 424 Madison Street (c. 1890)
- 450 Madison Street (1888)
- Pioneer Bakery Building, 500-512 Polk Street (1892)
- Cooper-Molera Barn, 525 Polk Street (1893)
- 257 Van Buren Street (c. 1890)
- 527 Van Buren Street (1892)
- 587 Van Buren Street (1888)
- 593 Van Buren Street (1888)
- 442 Webster Street (c. 1890)

Residences from the period are in two clusters, one along Jackson Street in the northwest corner of the survey area, and the other near the intersection of Van Buren and Madison Streets at the survey area’s southwest corner.

**Architectural Description**
The buildings constructed in the survey area during the Victorian period are built of wood-frame construction. Apart from the Southern Pacific Passenger Depot and Pioneer Bakery Building, which are both clad in stucco, the buildings feature horizontal wood siding. The residences range from modestly-sized, vernacular style worker’s cottages to larger, two-story dwellings with Italianate ornamentation.
Character-Defining Features
The buildings in the survey area from this period exhibit the following character-defining features:

- Victorian-era architectural style and form
- Wood-frame construction
- Gable or hipped roof
- Wood cladding
- Wood ornamentation
- Wood-sash windows (typically double-hung)
- One- or two-story height
- Set back from lot line

Significance and Integrity
In order to be eligible for listing in the local, state, or national historic register, Victorian-era properties in the Downtown Monterey survey area must be significant under at least one of the following criteria.

NRHP Criterion A/CRHR Criterion 1 (Events, Patterns and Trends)
A property from the Victorian era in the Downtown Monterey survey area may be significant under Criterion A/1 for its association with the late-nineteenth century residential expansion of Monterey, or for its association with the establishment during this period of Monterey as a tourist destination. The Southern Pacific Passenger Depot, which is on the California Register of Historical Resources, is notable as the only property within the survey area that is directly associated with the expanded railroad network that began bringing tourists to Monterey in the late 1800s.

NRHP Criterion B/CRHR Criterion 2 (Person)
A property may be significant under Criterion B/2 if it is found to be associated with the life of a significant member of Monterey, such as a prominent merchant or professional, or an influential civic or
community leader. However, note that a property eligible under Criterion B/2 should be the best or only remaining representation of the person’s influence or achievements and not simply their place of residence.

**NRHP Criterion C/CRHR Criterion 3 (Design/Construction)**
A property may be significant under Criterion C/3 as an example of a Victorian architectural style. The buildings in the survey area from this period tend to represent vernacular forms rather than high-style examples of Victorian-era architecture; as such, these buildings would more likely be considered contributors to a district than individually eligible. Buildings in the survey area from this period are not likely to be significant under this criterion as the work of a master, as they were not architect-designed.

**Integrity Considerations**
In order to be eligible for listing in the local, state, or national historic register, a property must retain sufficient integrity to convey its significance as part of the Victorian-era development theme. A Victorian-era property that has sufficient integrity will retain a majority of the character-defining features listed above. A property significant under Criterion A/1 should have integrity of location, design, setting, and feeling at the minimum. A residence significant under Criterion B/2 should retain integrity of association, design, and feeling at the minimum because retention of the physical features that convey the property’s connection to a significant person is critical. Later alterations may not affect the integrity of properties significant under this criterion if the significant person was still connected to the property when the alterations were completed. Integrity of design, materials, workmanship, and feeling are the key aspects for a property to convey its significance under Criterion C/3. If the property is significant under this criterion as an example of a Victorian architectural style, it is possible for some materials to be replaced without drastically diminishing the property’s overall integrity, as long as these alterations are subordinate to the overall character of the building. For example, a residence may retain sufficient integrity if it has undergone minor alterations (i.e. window replacement or alterations to the stairs), while a similar property which had been substantially changed (i.e. stripped of its wood ornament, re-clad in stucco, or given a second story addition) may not qualify.
9. Context: Early Twentieth Century Expansion of Monterey

9.1 Historical Background
Even with the arrival of the railroad and the success of the Del Monte Hotel, the city of Monterey experienced only a modest increase in population during the last two decades of the nineteenth century. Monterey’s population in 1900 was 1,748, negligibly larger than it had been (1,653) in 1860. As one historian put it, “At the turn of the century Monterey was still, for the most part, the ancient town of half-dilapidated frame and adobe buildings and twisting, roughly defined streets in which the Spanish, Mexican and American pioneers had resided.”\(^{105}\) This changed, however, as the rapid development of the sardine industry quickly transformed Monterey in the first years of the twentieth century.

**Monterey as the “Sardine Capital of the World”**
The large-scale commercial fishing, canning, processing, and distribution of sardines would become the primary drivers of Monterey’s economic prosperity in the first half of the twentieth century. In the 1880s and 1890s, the Del Monte Hotel offered Monterey Bay fishing expeditions to wealthy sport fisherman. These fishermen’s marked success catching salmon, along with the promising efforts of commercial Japanese fishermen, led salmon canning companies in San Francisco and along the Sacramento River to explore the viability of opening canneries on Monterey Bay. Frank E. Booth of the Sacramento River Packers’ Association built the first fish cannery on the Monterey Peninsula in 1896, a salmon canning shed near Fisherman’s Wharf. Though Booth soon closed this experimental operation, he returned in 1901 and built a second cannery, which was soon destroyed by fire.\(^{106}\)

Though Booth is typically regarded as the “Father of the Monterey Sardine Industry,” the Japanese dominated the early fishing industry in Monterey, when the focus was on salmon and, to a lesser extent, abalone. In 1902, Otosaburo Noda, along with Harry Malpas, founded the Monterey Fishing and Canning Company, a salmon and abalone packing facility. This was the first canning operation on Ocean View Avenue, which was to become the epicenter of the Monterey canning industry. Of the 185 salmon boats fishing the bay in 1909, 145 were Japanese owned. That year, during the three month season (May 15 to August 15) these Japanese fishermen brought in almost one million pounds of salmon. Most of this salmon was shipped to Europe.\(^{107}\)

In 1903, Booth launched the Monterey Packing Company, building a plant on the beach just north of the Custom House that was larger and more efficient than his preceding operations. At his new cannery, Booth introduced the one-pound oval can, which became the industry’s standard. In its first years of operation, this facility continued primarily to pack salmon, with sardine still regarded as salmon bait. Attention soon shifted, however, to the pilchard, or Pacific sardine, which were more numerous than salmon.\(^{108}\)

In 1905, Booth hired Knut Hovden, a young graduate of the Norwegian Fisheries College. Hovden revolutionized the industry by inventing a machine solderer to solder the oval shaped tin cans, which had previously been soldered by hand. Hovden also developed an automatic cooker and a machine cutter that cleaned and cut the fish. Further innovations were made in 1907 by Pietro Ferrante, a Sicilian fisherman from Booth’s Sacramento River operation. Ferrante adapted the lampara net of his native

\(^{105}\) Delkin, 58.
\(^{106}\) Conway, 93; Delkin, 60; Hemp, 36.
\(^{107}\) Hemp, 14, 36, 38, 41; Thomas, 36-37.
\(^{108}\) Conway, 93; Delkin, 60; Hemp, 41.
land to the deep waters of Monterey Bay. Whole schools of sardines could be encircled within the new nets, enabling catches as large as twenty-five to thirty tons. Booth’s one cannery did not have the capacity to handle this size catch, so a new corporation was formed in February of 1908, the Pacific Fishing Company, the first major cannery on Ocean View Avenue. The two plants by 1912 packed and shipped approximately 70,000 cases of the precious sardine. In 1916, Hovden split from Booth to build his own operation, the Hovden Food Products Corporation, now the site of the Monterey Aquarium.\(^{109}\)

Marketing the California sardine to the public, however, was not an immediate success. Consumers were accustomed to the smaller European sardines, and initially proved reluctant to try the larger California variety. The advent of World War I, however, radically changed the sardine market. Domestic access to European sardines was restricted during the war. At the same time, the war prompted the U.S. government to purchase large quantities of the canned sardines for the armed forces. Together, these two forces caused sardine sales to skyrocket from 75,000 cases in 1915, to 1,400,000 cases in 1918, with the price per case increasing from $2.14 to $7.50 during that period. Five new canneries were built on Cannery Row between 1916 and 1919.\(^{110}\)

\[\text{Figure 9-1. The New Wharf from the harbor, 1927, showing lampara fishing fleet (A.C. Heidrick, photographer, courtesy Monterey Public Library, California History Room).}\]

The rapidly expanding canneries required a large seasonal workforce. By 1918, approximately 200 boats manned by 500 fishermen operated in Monterey Bay. Most of the fishermen were Italian, Spanish, or Japanese. The cannery jobs were primarily filled by women. By the end of World War I, the canneries employed 2,300 people, of which approximately 70 percent were women. Even with the return of servicemen after the war, roughly one third of cannery workers in the 1920s were women.\(^{111}\)

As historian J.D. Conway explains, working at the cannery was demanding:

\[\text{[W]hen the cannery whistle signaled that the boats were delivering the sardines, the boilers were fired, and the employees had 45 minutes to get to their work stations. The whistle could blow at any time of day or night, and the packing lines ran continuously as long as there were}\]

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109 Hemp, 41-43; Nomellini, II-26-II-27.
110 Conway, 103; Hemp, 44.
111 Conway, 105.
sardines to pack. The conditions in the canneries were wet, cold, and humid, with moving belts, knives, and sharp fish bones to contend with.\textsuperscript{112}

With the end of World War I, the sardine industry in Monterey entered a period of recession and over-production driven by reduced domestic demand compounded by the renewed threat of foreign competition. In 1921, the industry responded by expanding its operations to include the reduction of sardines and sardine waste into a variety of byproducts, including poultry feed, fishmeal, and whole meal fertilizer. Reduction proved simpler and more profitable than canning, and reduction-related profits soon accounted for half of the industry’s total earnings. Due to its profitability, reduction was not limited to offal (fish heads, tails and entrails), but also included significant quantities of whole, otherwise edible fish. The reduction process was also responsible for the gut-wrenching smell that permeated much of the Monterey area during the height of the sardine era, affectionately termed “the smell of prosperity” by many locals. By the height of production in 1945, there were sixteen canneries and fourteen reduction plants on or near Cannery Row, employing more than five thousand Montereyans. Most of these canneries and their warehouses were constructed near rail lines to take advantage of convenient loading directly onto rail cars.\textsuperscript{113}

\begin{figure}
\centering
\includegraphics[width=\textwidth]{harbor_1946.jpg}
\caption{Aerial view of harbor, 1946 (William L. Morgan, photographer, courtesy Monterey Public Library, California History Room).}
\end{figure}

\textsuperscript{112} Conway, 105-106.
\textsuperscript{113} Conway, 108; Hemp, 80; Nomellini, II-28; Walton, 186.
The fishing, canning and reduction canning industry continued to grow in the 1920s and 1930s, as new fishing techniques and automated canning processes enabled ever increasing catches. Most notable among these innovations was the introduction in the late 1920s of the purse seiners, boats over fifty feet in length with nets a quarter-mile long. Driven by the purse seine technology, annual sardine tonnage landed at Monterey surpassed 200,000 tons in the 1934-35, 1936-37 and 1939-40 seasons, reaching a height of more than 250,000 tons during the 1941-1942 season. By the late 1930s, only Hull, England and Stavanger, Norway ranked ahead of Monterey worldwide in tonnage of processed fish.\(^{114}\)

The ongoing expansion of the sardine industry ended abruptly in the mid-1940s. The 1944-45 catch was 237,000 tons, the second largest ever recorded in Monterey. Unexpectedly, the catch fell by nearly 40 percent the next year, to 145,000 tons, before dropping precipitously to 31,000 tons for the 1946-47 season. Though overfishing certainly played an important role in the phenomenal decline of the sardine population, more recent research indicates that a variety of additional factors played a role, including the changing ocean tides and temperature, as well as the natural cycle of the sardines’ migration pattern. Regardless of the reasons, the decline of the sardine industry was precipitous. By 1961, of the 31 plants in operation during the 1949-1950 season, only five remained. The last sardine catch was packed in 1964, by which time the industry’s annual intake had dropped to a few hundred tons.\(^{115}\)

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\(^{114}\) Conway, 108; Hemp, 56, 109; Walton, 195.

\(^{115}\) Conway, 130-131; Hemp, 14, 82-83, 109.
soldiers, comprising about one-fourth of Monterey’s total population. From the beginning, the city recognized the economic impact of the nearby base, with local merchants eagerly awaiting the servicemen’s paydays.\textsuperscript{116}

In its early years, the Presidio hosted a number of training facilities, including a marksmanship school, a cooking school, an auto mechanics school, and a communications school. The 15th Infantry was replaced by the 20th Infantry in 1906, which was sent almost immediately to San Francisco to provide emergency assistance following the Great Earthquake and Fire. The 9th Cavalry was replaced in 1904 by the 1st Cavalry. To provide a larger maneuver area for the military in the Monterey area, the Army purchased almost 16,000 acres from David Jacks in 1917, and named it the Gigling Military Reservation.\textsuperscript{117}

Figure 9-4. Alvarado Street, view looking south, 1901. The Monterey and Pacific Grove Street Railway line is visible to the right (courtesy Monterey Public Library, California History Room).

Early Twentieth Century Residential and Commercial Expansion

The rise of the sardine industry and return of the military triggered a residential building boom in Monterey.\textsuperscript{118} The city’s population nearly tripled in the first decade of the twentieth century, from 1,748 in 1900 to 4,932 in 1910. Though the rate of increase slowed, steady growth pushed Monterey’s population over 10,000 by 1940. Many of Monterey’s neighborhoods were subdivided in the early years of the century and, by World War II, were built out with single family homes for fishermen and cannery workers. Many of Monterey’s Italian fishermen settled in the hill on the south side of the Presidio, which came to be known as “Garlic Hill.”\textsuperscript{119}

\textsuperscript{116} Conway, 97, 99, 101-2.
\textsuperscript{117} Conway, 101; Nomellini, II-30.
\textsuperscript{118} Archives & Architecture, 11.
\textsuperscript{119} Conway, 106.
The city’s flourishing economy also spurred a significant commercial building boom on Alvarado Street in the first years of the century, including construction of the Monterey Hotel (1904), the First National Bank of Monterey (1904), the Ordway Block Building (1905), the Goldstine Block Building (1906), M. Ortin’s Block (1910), the Monterey Investment Company Building (1910), the A.R. Underwood Building (1912), and the Regency Theater (1917). Many of these were designed by prolific Bay Area architect William H. Weeks, who also designed several other buildings in downtown Monterey at this time, including the First Presbyterian Church (1910) at 398 Pacific Street and the public library (1910) at 425 Van Buren Street. Reflecting its growing importance, Alvarado Street was paved and outfitted with electric lamps in 1911.120

Many of the ground-floor shops in these grand new buildings catered to fishermen, cannery workers, and their families. Alvarado Street, especially the block north of Franklin Street (known as “Lower Alvarado”) was a major gathering place for Italian and Portuguese fishermen and their families. The V-shaped park at the intersection of Alvarado Street and Calle Principal, complete with a fountain for dogs, was the center of social activity, most prominently on Sundays when the fishermen and their families walked along the wharf area. With the Booth Cannery located just beyond the Custom House, Fisherman would congregate at the Custom House in the early morning hours before setting out on the bay.121

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120 Howard (1996), 16.
121 Howard (1996), 17-8; Karas, 8-9. The Booth Cannery warehouse was removed in 1931.
Lower Alvarado was also close to two thriving wharves. The Pacific Coast Steamship Company had constructed the first wharf, now known as Fisherman’s Wharf, in 1870 for the loading and unloading of passengers and goods. The City of Monterey assumed ownership of this wharf in 1913, and expanded it throughout the remainder of the decade. In 1926, the City completed a second wharf, the New Municipal Wharf (now known as Wharf #2), that extended from Figueroa Street. The warehouse at the end of the wharf dates from this time.

Few adobes remained along Alvarado Street by the early years of the twentieth century. In 1922-23, the 1835 Bonifacio Adobe was removed from its location at 425 Alvarado Street, disassembled, and rebuilt as the Sherman Rose Cottage in the Alta Mesa neighborhood. By the 1940s, the only remaining adobes on Alvarado Street were the Osio-Rodriguez Adobe, the Alvarado Adobe and Casa Sanchez.122

Despite the area’s significant growth in the first decades of the twentieth century, downtown Monterey did not include a sizeable public park until the development of Friendly Plaza in the late 1930s. The parcels northeast of Colton Hall, owned by the Jacks family, had long hosted several small dwellings. These parcels were cleared and the Jacks family deeded the parcels to the City in May 1929. In 1930, local artist (and resident of nearby Casa de la Torre) Myron Oliver designed Friendly Plaza, which extended along Pacific Street from Jefferson Street to the northern edge of the lawn in front of Colton

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122 Delkin, 65.
Hall. The park was constructed with Works Progress Administration (WPA) funds in 1936-37, following completion of Few Memorial Hall.  

As the Alvarado corridor continued to develop, a distinction emerged between Lower Alvarado and Upper Alvarado, with Franklin Street the dividing line. Both sections included a wide variety of commercial establishments, including restaurants, confectioneries, tailor shops, butcher shops, hardware stores, barber shops, and drug stores. By the 1920s, however, Lower Alvarado was also home to several cigar stores, card rooms and billiard halls. The distinction between the two areas in the minds of government officials and the public would grow starker in the years to come.  

Figure 9-7. Portion of 1927 panorama showing lower downtown and the end of the New Wharf (A.C. Heidrick, photographer, courtesy Monterey Public Library, California History Room).  

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123 Clipping files, “Friendly Plaza,” Monterey Public Library, California History Room.  
Figure 9-8. “Map of the City of Monterey, 1926.” by Howard Severance (courtesy Monterey Public Library, California History Room).
Monterey as Artistic Mecca, Part 2

According to art historian Scott Shields, though growing numbers of artists, both amateur and professional, settled in Monterey in the 1880s and 1890s, “most lacked the skill and seriousness of purpose of their forebears.” Many of the new arrivals focused on painting souvenirs for the wealthy guests of the Del Monte Hotel. Apart from landscape painter Raymond Dabb Yelland, none were well-known, either at the time or subsequently.125

In the early years of the early twentieth century, however, a second wave of talented and innovative artists came to the Monterey area. Together they established a robust artistic community on the Monterey Peninsula, a community that now included Carmel and Pacific Grove as well as the city of Monterey. Like the 1870s “colony,” many of the new arrivals congregated around the Stevenson House. “Captain” Frederick Randall, Stevenson House owner in the 1920s, maintained the building’s longstanding role as a haven for artists, hosting art exhibition openings and renting out much of the building for use as artist studios.126

Many of the artists who settled in Monterey were attracted to the city’s unique building stock. In the 1910s and 1920s, paintings depicting adobe buildings continued to grow in popularity. Several artists went further, occupying and rehabilitating the city’s historic adobes. This generated widespread interest in retaining and preserving Monterey’s adobe heritage.127

Some of the most prominent artists directly associated with the downtown Monterey survey area are described below. This discussion is obviously not meant to be comprehensive. Instead, the intent is to convey both the diversity and interconnectedness of Monterey’s arts community in the first half of the twentieth century.

M. Evelyn McCormick

Among the first of the “second generation” to spend significant time in and around Monterey was painter M. Evelyn McCormick. In the late 1890s, McCormick lived on Alvarado Street and opened a studio in the second story of the Custom House. She moved her studio to Pacific House in 1901, and returned to the Custom House for a time in the 1920s. As Scott Shields notes, “Among the artists who told Monterey’s story through pictures, none did so with more consistency or conviction than...McCormick.” (119) McCormick was known for her impressionistic, light-filled depictions of Monterey’s old adobes. Her subjects included the Stevenson House, Casa Alvarado, the Lara-Soto Adobe, the House of the Four Winds, the Custom House, California’s First Theater, the Old Whaling Station and Colton Hall. In the 1930s, McCormick was commissioned by the City of Monterey to paint twelve of the city’s historic buildings with funds provided by the Works Progress Administration Federal Art Project. This was her last major project.128

Josephine Blanch and the Del Monte Gallery

In the aftermath of the earthquake and fire that devastated most of San Francisco in 1906, Northern California artists had few opportunities to display their work. Recognizing an opportunity to attract more visitors, the Del Monte Hotel responded by converting a ballroom into an art gallery. The Del Monte Gallery, which opened April 20, 1907, was the first gallery devoted exclusively to the works of California

125 Shields, 40.
126 Schwaderer, 26-7.
127 Schwaderer, 28.
128 Shields, 119-128.
artists. Monterey Bay area artists figured especially prominently in the exhibits. Within a year of opening, the Del Monte Gallery was regarded as California’s leading art gallery, proving sufficiently successful that several other large hotels in the West soon created galleries of their own.¹²⁹


Artist Josephine Blanch became the third curator of the Del Monte Gallery in 1910 and served in that capacity for thirty years. Blanch studied with Virgil Williams at the San Francisco Art Association’s California School of Design. Blanch’s history of art on the Monterey Peninsula, the “Barbizon of California,” published in the July 1907 issue of The Overland Monthly, made her well known in California.¹³⁰ Blanch’s paintings included portraits, still lifes, and landscapes. Blanch bought the Lara-Soto Adobe in 1919 and proceeded to remodel it. Blanch maintained ownership of the adobe into the 1940s.¹³¹

John Steinbeck
John Steinbeck bought the Lara-Soto adobe in 1944 and moved into the house in November of that year. Initially unable to rent office space in Monterey, Steinbeck cleaned out the wood shed on the property and used it as temporary office space. Working out of the converted wood shed, Steinbeck wrote the

¹²⁹ Shields, 2, 103, 205.
¹³⁰ In the mid-1800s, Barbizon, a village near the Fontainebleau Forest outside Paris, was home to several painters known for their informal, naturalistic landscape and figure paintings, which were in marked contrast to the Romantic school of painting dominant at the time.
story and screenplay for *The Pearl*, a parable based upon a Mexican folktale he heard while on a trip to the Sea of Cortez with marine biologist Edward F. Ricketts. *Cannery Row* was also officially released while Steinbeck was living in the adobe. The Steinbecks lived in the house for only six months before departing for Mexico to film the movie adaptation of *The Pearl*.132

**Francis Adler Elkins**
Interior decorator Frances Adler Elkins and her brother, architect David Adler, purchased Casa Amesti in 1919. Adler and Elkins' undertook extensive interior and exterior improvements to the building and incorporated new landscaping throughout the property. The striking originality Elkins demonstrated in the restoration of the Casa Amesti interiors brought widespread acclaim and laid the groundwork for her long and successful career. Elkins went on to design the interiors of several notable Adler houses in Chicago and New York, along with many houses and several public buildings in California, including the Women's Club on Yerba Buena Island. Elkins opened an office and showroom in the Stevenson House in 1927. While there, she employed artisans Myron Oliver and August Gay (see below). Elkins moved her offices to Fisherman's Wharf in 1947. Elkins is one of the most highly-regarded interior decorators of the twentieth century, known for her ability to masterfully intermingle eclectic colors, patterns, cultures and eras in her designs. Elkins bequeathed Casa Amesti to the National Trust for Preservation, making it, in 1954, the first Trust-owned building on the West Coast.133

**Mary Corning Winslow Black**
In the early 1920s, artist Mary C. W. Black purchased Casa Abrego from painter Esther Stevens Barney, who had been using the building as a studio. Black restored the adobe and its gardens and used the building as home and a studio. She also added brick sidewalks and rows of street trees along Abrego and Webster Streets. In 1930, Black, with the assistance of her future husband R. Douglas Morrison, began construction of the Monterey Colonial Revival building next door at 556 Abrego Street, to which Black moved her home and studio when the building was completed. She remained there until her passing in 1943. Black was an early director of the Carmel Art Association, and exhibited regularly at the Association's gallery, as well as at the Del Monte Gallery.134

**August Gay, C.S. Price and the Monterey Group**
Two of the most prominent second generation artists to come to Monterey were painters August Gay and C.S. Price, who rented rooms and studio space in the Stevenson House in the 1920s. Gay and Price were known for their bold use of color in depicting buildings, landscapes and coastal scenes. August Gay was a member of the Society of Six, a group of plein-air painters based in Oakland, California now regarded as important pioneers of modernism in Northern California. Gay maintained contact with the other Society members after he moved to Monterey in 1919, and they regularly visited him at the Stevenson House. Gay and Price became part of collection of artists who referred to themselves informally as the “Monterey Group.” The group also included Ina Clifford Perham (who shared Price’s Stevenson House studio), Lucy Valentine Pierce, and sisters Esther, Margaret and Helen Bruton. The Monterey Group took painting lessons from prominent landscape painter Armin Hansen, who lived near the Stevenson House. Both the Society of Six and the Monterey Group dissolved in the late 1920s. Gay remained in the Stevenson House until 1941, when the State of California purchased the building to house a Robert Louis Stevenson museum.135

132 Architectural Resources Group (2008), 11.
133 Page & Turnbull, 5; Salny, 9, 18; Schwaderer, 28.
135 Boas, 135-136, 141, 164; Schwaderer, 26-7.
Myron Oliver and the Monterey Guild

Myron Oliver, touted as a “painter, master craftsman and dedicated civic leader” upon his death in 1967, arrived in Monterey as a young child. In 1896, Myron’s father, Joseph K. Oliver, opened an art supply and souvenir shop at 120 Alvarado Street, opposite the Custom House. Joseph Oliver added an art gallery in 1902, the first on the peninsula. The gallery was populated with works that local artists had given Oliver in return for art supplies. In the 1910s, Myron Oliver trained with painters Lester Boronda, Armin Hansen, Clark Hobart, and William Chase, among others. In the 1920s, he stopped painting and opened a shop that made picture frames, period furniture, cabinets and wrought iron fixtures. His shop grew to include several employees, including August Gay and C.S. Price, who made picture frames for Oliver in exchange for art supplies. Oliver received multiple commissions for custom work from prominent decorators, including Frances Adler Elkins.136

136 “Myron Oliver, Monterey Civic Leader, Dies,” February 20, 1967; Boas, 140; Shields, 112. With Myron’s help, Oliver’s art store remained in business for decades. It was relocated in the 1960s to accommodate the Custom House Redevelopment Project.
Oliver and Gay were founding members of the Monterey Guild, an Arts and Crafts group that artist Euphemia Charlton “Effie” Fortune created in 1928 to craft fine liturgical interiors. Over the next decade the Guild completed work for more than fifty churches and rectories, crafting altars, murals and sculptures, as well as candlesticks, altar cloths, vestments and light fixtures. The Guild was the only American craftsmen’s group invited to exhibit at the 1939 Golden Gate International Exposition. The group dissolved shortly thereafter, with the advent of WWII.  

Oliver was president and founding board member of the Carmel Art Association, as well as founder and director of the Monterey History and Art Association. He bought Casa de la Torre in 1924, and undertook significant renovations, including cutting the large rounded window in the building’s north wall. Oliver remained in the adobe for thirty years. As the Monterey Peninsula Herald noted, “[p]erhaps no other artist, with years of training and notable recognition for his creative gifts, has so freely poured out his rich resources toward the preservation of Monterey’s historic and esthetic uniqueness.”

**Chinatown and Japantown**

The easternmost portion of the downtown survey area, including the blocks east of Washington and Abrego Streets to Camino El Estero, were largely undeveloped until the 1920s. The 1912 Sanborn Map extends eastward to Adams Street north of Pearl Street and to Figueroa Street south of Pearl Street. There was no coverage of the blocks extending eastward to Camino El Estero, implying the area was home to little significant development. Based on the 1912 map, the blocks between Abrego and Figueroa Streets were sparsely populated with about 30 dwellings and associated structures.

The 1912 Sanborn Map shows a small Chinatown/Japantown centered at Franklin and Washington Streets. While the primary Chinese settlement in Monterey was located near Mussel Point just west of town, several Chinese laundries had formed a small downtown Chinatown at Washington and Franklin Streets by the late 1800s. Initially, the Chinatown served Chinese gardeners, cooks and other staff employed at the Del Monte Hotel, and many employees with families settled in the downtown Chinatown (Del Monte employees without families typically lived on the hotel grounds). Following the 1906 fire that destroyed the Mussel Point fishing village, several fishermen and their families moved to the Franklin/Washington Chinatown. Other families moved to the new village at McAbee Beach but worked in the downtown Chinatown.

The Chinatown area of downtown Monterey changed significantly in the first years of the twentieth century, as the development and occupation of the new Presidio brought hundreds of U.S. Army troops to the Monterey Peninsula. Nicknamed “The Badlands,” the area hosted several Chinese-owned gambling halls and houses of prostitution patronized by local servicemen. In the late nineteenth century, the gambling halls in the area catered primarily to Chinese patrons. By the 1920s, however, most of the gamblers in Chinatown were not Chinese. Based on a review of Sanborn Fire Insurance Maps and current aerial photographs, it does not appear that any buildings associated with Monterey’s downtown Chinatown remain.

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137 Boas, 140, 162, 201.
138 “Myron Oliver, Monterey Civic Leader, Dies.”
Figure 9-11. c. 1920 map of Chinatown/Japantown at Franklin and Washington Streets in downtown Monterey (source: Lydon, Chinese Gold, 389).

Though commonly referred to as Chinatown, the Franklin/Washington area of downtown Monterey was also home to many Japanese businesses and residents. In fact, Monterey’s Japantown was the second largest in Monterey County; only Watsonville’s was larger. Most of the downtown area’s Japanese residents were fisherman, and, in the early years of the twentieth century, as the sardine and abalone industries grew, so did Japantown. The area hosted a wide variety of Japanese-owned businesses catering to Japanese fishermen and their families, including ship chandleries and general merchandise stores, as well as a variety of other service-related businesses, including grocery stores, boarding houses, restaurants, shoe repair shops, laundries/dry cleaners and barbers.141

Buildings associated with Monterey’s Japantown that remain include the Japanese American Citizens League Hall (1926) at 424 Adams Street, which is listed on the California Register of Historical Resources, and the El Estero Presbyterian Church at 490 Camino El Estero, which was established as the Japanese Church of Christ in 1926. The church prompted the establishment of a Japanese residential neighborhood in the surrounding blocks, in the area between Figueroa Street and Camino El Estero known as the Robinson Subdivision.142

141 Lydon (1997), 71; Yamada, 74-103.
The Robinson Subdivision
The Robinson Subdivision, which encompasses the blocks south of Franklin Street between Figueroa Street and Camino El Estero, was platted in 1897 and appears on the 1901 map of Old town completed by Walter Colton Little. The subdivision was named for William Dobbin Robinson, who owned much of the area by the late 1800s. To accommodate the subdivision, Pearl Street was extended and realigned east of Figueroa Street. In addition, Pearl Street and the adjacent land was raised with several feet of fill to accommodate the storm drain line under the street through which Hartnell Creek now empties into El Estero. By 1910 the Gould-Bush Realty Company had acquired portions of the subdivision and was selling lots.\textsuperscript{143}

Substantial improvements were needed to foster development in this marshy area. In 1924, contractor J.C. Anthony filled in the southwestern edge of the Estero with dirt excavated from the site of the Hotel Del Monte expansion. Two years later, the City filled in much of the Estero’s western edge for the creation of Camino El Estero.\textsuperscript{144}

By 1926, the blocks between Del Monte Avenue and Franklin Street were occupied by industrial uses: the block north of today’s Jacks Park was occupied by the Coast Valleys Gas and Electric Company facility, while the block at the southwest corner of Camino El Estero and Del Monte Avenue, now Trinity Christian High School and a McDonald’s restaurant, was home to the operation of the Tynan Lumber Company. The beginnings of a residential neighborhood below Franklin Street and between Figueroa Street and Camino El Estero, with most buildings between Figueroa and Cortes Streets, first appear on the 1926 Sanborn Map. Residential development was concentrated in the three blocks bordered by Anthony and Webster Streets between Figueroa and Cortes Streets.

By the 1962 Sanborn Map, the area between Figueroa Street and Camino El Estero, from Franklin Street south to Webster Street, had been almost completely developed with single family homes, with the exception of the block bound by Camino El Estero and Cortes, Anthony, and Franklin Streets, which was home to the Union Ice Company.

The parcel now known as Jacks Park has been home to a series of baseball fields since 1892. That year, Father Ramon Mestres of the Royal Presidio Chapel rented the land from the Jacks family for use as a youth baseball field. Mrs. Mary Jacks Thomas gave the parcel to the City in 1928, with the stipulation that it only be used for recreational use. The 1926 Sanborn Map shows one range of bleachers and a small grandstand in the northwest corner of the parcel. For decades, the field hosted the San Francisco Seals of the Pacific Coast League, who held their spring training in Monterey. In 1956, following construction of a new field in El Estero Park, the old ballpark was converted to a softball field and play area and the fences and bleachers were replaced. The 1962 Sanborn Map shows a canted bleacher structure along the north edge of the parcel. These bleachers are no longer extant and the orientation of the field has been switched, with home plate in the parcel’s southwest corner.\textsuperscript{145}

\textsuperscript{143} Brown, 2; Howard (2002), 53.
\textsuperscript{144} Brown, 8.
\textsuperscript{145} “New Ball Park Plans Approved by Council” (December 7, 1956); “City Manager Answers Questions on Future of Monterey Baseball Park” (April 6, 1954); “No Action On Destruction of Old Ball Park in Monterey” (March 31, 1954); O’Donnell.
Figure 9-12. 1926 Sanborn Map of Robinson Subdivision, with the baseball field to the east, and the facilities of the Coast Valleys Gas and Electric Company and Tynan Lumber Company to the north.
Figure 9-13. Portion of 1927 panorama showing rail area and Chinatown, looking east. The intersection at bottom center is Del Monte Avenue and Washington Street (A.C. Heidrick, photographer, courtesy Monterey Public Library, California History Room).

Figure 9-14. Portion of 1933 aerial showing the industrial works east of downtown, including the prominent gas holding tanks of the Coast Valleys Gas and Electric Company (courtesy Monterey Public Library, California History Room).
9.2 Summary of Significant Themes
Development in Monterey in the early twentieth century is important because it was a period of unprecedented growth for the city. The enormous success of the sardine industry, along with a renewed military presence in the area, fueled extensive commercial and residential development in downtown Monterey. During this period, Alvarado Street, long the town’s commercial center, became a much denser commercial corridor, while the neighborhoods adjacent to downtown were built out to accommodate a rapidly growing population. As the city grew, the businesses and neighborhoods of downtown Monterey continued to cater to an ethnically diverse population that included persons of Chinese, Japanese, Italian and Portuguese descent, among others.
9.3 Associated Property Types

Commercial and Institutional Properties
The city’s flourishing economy spurred a significant commercial building boom in downtown Monterey in the first years of the twentieth century. Much of this development was concentrated along Alvarado Street. In addition, several important public buildings were constructed during this period, reflecting the city’s rapidly growing population.

Extant Examples
Commercial buildings built along or near Alvarado Street between 1900 and 1939 include:

- Ordway Block Building, 398 Alvarado Street (1905)
- Monterey County Bank (Wells Fargo Bank), 399 Alvarado Street (1931)
- Goldstine Block Building, 400 Alvarado Street (1906)
- Monterey Hotel, 408 Alvarado Street (1904)
- M. Ortin’s Block, 409 Alvarado Street (1910)
- A.R. Underwood Building, 416 Alvarado Street (1912)
- Golden State Theater, 417 Alvarado Street (1926)
- Regency Theater/BPOE Building, 426 Alvarado Street (1917)
- Monterey Investment Company, 435 Alvarado Street (1910)
- First National Bank Monterey, 447 Alvarado Street (1904)
- 426 Calle Principal (1929)
- Marsh Building, 650 Camino El Estero (1928)
- Professional Building, 201 Franklin Street (1928)
- 266 Pearl Street (1926)
- Herald Building, 486 Washington Street (1926)

Public buildings from the period that are associated with Monterey’s population growth from 1900 to 1939 include:

- Redmen Hall, 475 Alvarado Street (1926)
- Monterey Firehouse, 414 Calle Principal (1910)
- First Presbyterian Church, 398 Pacific Street (1910)
- Masonic Lodge, 535 Pacific Street (1915)
- Few Memorial Hall, 570 Pacific Street (1935)
- YMCA, 627 Pearl Street (1905)
- Old Monterey Library, 425 Van Buren (1910)

Public buildings from the period that are associated with downtown Monterey’s Japanese American community include:

- Japanese American Citizens League Hall, 424 Adams Street (1926)
- El Estero Presbyterian Church, 490 Camino El Estero (1926)

Properties within the survey area that are directly associated with the Monterey sardine industry include Wharf #2 (1927), including both the warehouse and the wharf structure.
Architectural Description
Commercial properties in the survey area from this period tend to be one of three dominant architectural styles: Spanish Colonial Revival, Mission Revival, or Renaissance Revival.

Spanish Colonial Revival
Based on the Baroque architecture of Mexico, the Spanish Colonial Revival style was especially popular during the early part of the twentieth century in California, portions of the Southwest and Florida. Generally characterized by red tile roofs and white stucco-covered wall surfaces, the style was used for schools, churches, residences, apartment buildings, commercial buildings and government buildings. Within the survey area, the buildings of J.C. Anthony (266 Pearl Street and 486 Washington Street) are distinctive for Anthony’s cladding of Spanish Colonial Revival forms with coursed ashlar chalk rock.

Character-defining Features
Common character-defining features of the Spanish Colonial Revival-style buildings within the survey area include:

- Arched or rectangular window openings
- Stucco cladding
- Stepped or sloped parapets
- Flat or low-pitched gabled roofs
- Clay tile roof cladding
- Clay tile decorative elements, such as vents and entrance hoods
- Bas-relief ornament
- Asymmetrical façade
Mission Revival
The Mission Revival style preceded the large array of Hispanic styles that would become markedly popular in California in the 1920s and 1930s. Characterized by curvilinear parapets, stucco cladding, and arched door and window openings, the Mission Revival style drew from the romanticism of California’s colonial past and manifested itself in buildings large and small, residential, commercial and institutional. Only commercial and institutional examples of the style are extant in the survey area. Some of these buildings incorporate stylistic influences from other compatible styles, including Spanish Colonial Revival (Monterey Investment Company Building, 435 Alvarado Street) and Churrigueresque (Golden State Theater, 417 Alvarado Street).

Character-defining Features
Common character-defining features of the Mission Revival-style buildings within the survey area include:

- Windows with arched openings
- Islamic-style ornament
- Recessed, arcaded entries
- Curvilinear roof parapet
- Flat roof
- Stucco cladding
- Clay tile roof cladding
Renaissance Revival

The Renaissance Revival style, which incorporates elements drawn from the architecture of the Italian Renaissance, was a popular style for commercial architecture in America in the late nineteenth and early twentieth centuries. The examples within the survey area tend to be rather restrained renditions of the style.

Character-defining Features

Common character-defining features of the Renaissance Revival-style buildings within the survey area include:

- Symmetrical façade
- Windows arranged in bands
- Rectangular and arched windows
- Masonry construction
- Accentuated belt courses
- Wide, overhanging cornices
- Modillions at cornice

Residential Properties

The dwellings within the survey area associated with Monterey’s residential expansion from 1900 to 1939 are typically modest and represent vernacular instances rather than high-style examples of early-twentieth-century forms and styles. Exceptions include the Victorian residence at 498 Franklin Street (1905), the Queen Anne cottage at 462 Webster Street (1905) and the residence at 556 Abrego Street, which Mary Corning Winslow Black designed and built in the Spanish Colonial Revival style in 1930.
Architectural Description
Residential properties in the survey area from this period tend to be one of three styles: Vernacular Cottage, Craftsman Bungalow, or Spanish Colonial Revival. They are generally located in the eastern portion of the survey area, in the area originally platted as the Robinson Subdivision.

Vernacular Cottage
Many of the early-twentieth-century residences within the survey area are modestly-sized, vernacular style worker’s cottages. Such houses were typically based on standard vernacular models and many were constructed with little or no decoration. A few blocks within the Robinson Subdivision feature small collections (two to four) of adjacent cottages that appear to have been built at the same time.

Character-defining Features
Common character-defining features of the Vernacular Cottage-style buildings within the survey area include:

- One story (or one story with raised basement)
- Wood-frame construction
- Gable or hip roof
- Wood cladding (shingles or horizontal siding)
- Simple wood ornamentation
- Wood-sash windows (typically double-hung)
- Partial-width porch, often recessed
Craftsmen Bungalow
The Craftsman style is most closely associated with the Arts and Crafts movement, and although primarily thought of as a residential style it can be found in a number of property types, including single-family residences, multi-family residences, commercial and institutional buildings. Craftsman Bungalows represent the most modest rendition of the style and are generally one to one-and-a-half stories in height. The Craftsman Bungalows in the survey area generally date from the 1930s.

Character-defining Features
Common character-defining features of the Craftsman-style buildings within the survey area include:

- One to one-and-a-half stories in height
- Wood sash windows
- Leaded glass
- Windows arranged in bands
- Partial- or full-width porch
- Square or battered porch supports
- Single door entrances, often with glazing
- Hipped or gabled low-pitched roofs
- Wide, overhanging eaves with exposed rafters and purlins
- Wood clapboard and/or wood shingle siding
- Use of rubble stone at foundation and porch rail/supports
Spanish Colonial Revival
The survey area includes several residences designed in the Spanish Colonial Revival style. This style, which elaborated on the Hispanicism of the Mission Revival style, became profoundly popular after its appearance at the Panama-California Exposition held in San Diego in 1915, and is one of the most prevalent residential styles of twentieth century California. The residences are modest and represent vernacular forms rather than high-style examples of the Spanish Colonial Revival style.

Character-defining Features
Common character-defining features of the Spanish Colonial Revival-style buildings within the survey area include:

- Arched or rectangular window openings
- Partial-width porches, often recessed with arched entries
- Stepped or sloped parapets
- Flat or low-pitched gabled roofs
- Stucco cladding
- Clay tile roof cladding
- Clay tile decorative elements, such as vents and entrance hoods
- Asymmetrical façade

Significance and Integrity
In order to be eligible for listing in the local, state, or national historic register, early-twentieth-century properties in the Downtown Monterey survey area must be significant under at least one of the following criteria.

NRHP Criterion A/CRHR Criterion 1 (Events, Patterns and Trends)
A property in the Downtown Monterey survey area may be significant under Criterion A/1 for its association with the phenomenal growth of Monterey in the first decades of the twentieth century. Specifically, a property may be significant for its association with either of the two primary drivers of this growth: the rise of the sardine industry and the renewed presence of the military in Monterey. Properties may also be significant for their association with particular ethnic groups that played an important role in the city’s growth during this period. The Japanese American Citizens League Hall at 424 Adams Street, for example, is significant for its longstanding role as an important social center of Monterey’s Japanese American community.

NRHP Criterion B/CRHR Criterion 2 (Person)
A property may be significant under Criterion B/2 if it is found to be associated with the life of a significant member of early-twentieth-century Monterey, such as a prominent artist, merchant or professional, or an influential civic or community leader. Note, however, that a residence eligible under
Criterion B/2 should be the best or only remaining representation of the person’s influence or achievements and not simply their place of residence.

**NRHP Criterion C/CRHR Criterion 3 (Design/Construction)**

A commercial property may be significant under Criterion C/3 as an example of an architectural style popular in Monterey in the first decades of the twentieth century, including Spanish Colonial Revival, Mission Revival, Renaissance Revival. Properties associated with prolific Bay Area architect William H. Weeks may also be significant under this criterion as the work of a master. The residences in the survey area from this period are typically modest and represent vernacular instances rather than examples of high-style architecture; as such, these residences are unlikely to qualify individually under this criterion, but may be potential contributors to a district. Residences in the survey area are not likely to be significant under this criterion as the work of a master, as most were not architect-designed.

**Integrity Considerations**

In order to be eligible for listing in the local, state, or national historic register, a property must retain sufficient integrity to convey its significance as part of the early-twentieth-century theme. A property that has sufficient integrity will retain a majority of the character-defining features listed above. A property significant under Criterion A/1 should have integrity of location, design, setting, and feeling at the minimum. A residence significant under Criterion B/2 should retain integrity of association, design, and feeling at the minimum because retention of the physical features that convey the property’s connection to a significant person is critical. Later alterations may not affect the integrity of properties significant under this criterion if the significant person was still connected to the property when the alterations were completed. Integrity of design, materials, workmanship, and feeling are the key aspects for a property to convey its significance under Criterion C/3. If the property is significant under this criterion as an example of an early American-era architectural style, it is possible for some materials to be replaced without drastically diminishing the property’s overall integrity, as long as these alterations are subordinate to the overall character of the building. For example, a residence may retain sufficient integrity if it has undergone minor alterations (i.e. window replacement or alterations to the stairs), while a similar property which had been substantially changed (i.e. stripped of its wood ornament, re-clad in stucco, or given a second story addition) may not qualify.

10.1 Historical Background

Ongoing Role of Military in Monterey

During the Depression, the Presidio hosted an outpost of the Civilian Conservation Corps (CCC), who completed several improvements on-site, including building the bleachers at the main parade ground. In October 1938, nearly $900,000 was approved for a Works Progress Administration (WPA) project to construct the East Garrison facility of Camp Ord at the Gigling Military Reservation. This area was designated as Fort Ord in 1940, in honor of General E.O.C. Ord, who as a young lieutenant had helped build the structures on the site of the Presidio of Monterey in 1847 during the Mexican-American War. Before its designation as Fort Ord, Gigling Reservation had been used only by troops stationed at the Presidio.146

World War II brought significant expansion of the military facilities in Monterey. In August 1940, Fort Ord became the home and training post of the 7th Infantry Division, under the command of General Joe Stilwell. By 1942, the Fort had almost doubled in size, incorporating 29,000 acres, and having at least $12 million in improvements under contract. During World War II, as many as 50,000 troops were stationed at the post. At the same time, the U.S. Navy had leased the Hotel Del Monte for use as a flight school. By the beginning of 1944, more than 5,000 aviation cadets had attended the school. The Presidio served during World War II as an induction center and processing facility for thousands of young men. Temporary barracks covered the parade ground.147

Decisions made by the federal government immediately following World War II have had a long-lasting impact on the role of the military in Monterey. In June of 1946, the Presidio was selected as the home of the Military Intelligence Service Language School. Japanese, Russian and Chinese were the first languages taught. In 1947, the school was named the Army Language School, and on July 1, 1963 was officially renamed the Defense Language Institute, West Coast Branch. In 1947, the Defense Department purchased the Del Monte Hotel for use as the Naval Postgraduate School, which it remains today. After World War II ended, activity at Fort Ord slowed, but in 1946 the post officially became one of ten military establishments where basic and advanced infantry training was conducted, a function it would continue to serve for the next 30 years. The Fort became the home of the 4th Replacement Training Center, creating a serious housing shortage that resulted in high rents and slum conditions for the east section of the City of Monterey. In 1951, $26 million was appropriated for the construction of permanent buildings to house the military personnel. In 1950 American forces began deployment to the Korean Peninsula, and Fort Ord served as the center for basic and advanced training for many of the soldiers bound for the Korean conflict.148

In the 1960s the U.S. involvement in Vietnam increased, and Fort Ord became a staging area for units departing to Asia. Fort Ord continued to function as a center for basic and advanced training until 1974 when the center was deactivated and made the home of the 7th Light Infantry Division. In the 1980s and 1990s Fort Ord was one of four locations where light infantry divisions were stationed. In 1991 the Defense Base Realignment and Closure Commission (BRAC) recommended that Fort Ord be closed, and the troops of the 7th Infantry Division (Light) be relocated to Fort Lewis, Washington. Fort Ord was

146 Conway, 120-122; Nomellini, II-30.
147 Conway, 127-128; Nomellini, II-29.
148 Architectural Resources Group (2003); Conway, 127-129; Nomellini, II-29-30.
formally deactivated in September 1994. The Army retains approximately five percent of the property for a Presidio of Monterey (POM) annex and reserve center. Portions of the former Fort were turned over to the California State University system, the University of California, the Bureau of Land Management, the Cities of Marina, Seaside, Monterey, and Del Rey Oaks, and Monterey County.  

The Redevelopment of Downtown Monterey
The advent of World War II brought significant changes to the Lower Alvarado section of downtown Monterey. Several bars, nightclubs and pawnshops pushed out “family-oriented” establishments, as Lower Alvarado became the entertainment district for the thousands of servicemen training at Fort Ord. The crash of the sardine population in the late 1940s spurred further changes, as the remaining shops in the area that had catered to fishermen and their families closed.

In July of 1946, Monterey held a celebration to mark the 100-year anniversary of the raising of the American flag at the Custom House. Interior decorator Frances Adler Elkins led an extensive beautification effort along Alvarado Street in preparation for the centennial celebration. All overhanging signage was removed and a group of painters and artists led by Bruce Ariss painted the street’s many storefronts, stenciling several with large flowers and potted plant designs in pastel shades. In addition, Alvarado Street and its sidewalks were sprayed in gold paint. Trees, garlands, and the centennial bandstands were also painted for the celebration. A second centennial celebration was held three years later to celebrate the 1849 signing of the California Constitution at Colton Hall. The festival included a

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149 Architectural Resources Group (2003); Nomellini, II-31.

150 Howard (2007), A; Howard (1996), 18; Karas, 13. Pacific Grove remained a dry town until the late 1960s, reinforcing Lower Alvarado’s role as the center of nightlife for the region.
carnival and a three-hour-long parade along Alvarado Street that featured a dozen divisions of servicemen as well as performances by drill teams and historical characters.\textsuperscript{151}

\textsuperscript{151} Karas, 16; Morris, 20; Page & Turnbull, 6; Salny, 14.
Figure 10-3. Alvarado Street, July 3, 1946, immediately before the street was painted gold (William L. Morgan, photographer, courtesy Monterey Public Library, California History Room).

Figure 10-4. Centennial Celebration parade along Alvarado Street, September 3, 1949 (William L. Morgan, photographer, courtesy Monterey Public Library, California History Room).
By the mid-1950s, the idea of undertaking an urban renewal program in downtown Monterey was supported by a wide variety of public officials and citizens’ groups, including the Planning Department, the Planning Commission, the State Parks and Recreation Department, the Citizens Advisory Committee on the Monterey Plan, and the Monterey County Citizens Planning Association. The city was reeling from the unexpected collapse of the sardine industry in the late 1940s. By launching an urban renewal program, the City of Monterey could garner millions of dollars in federal investment, which in turn, so the thinking went, would attract millions of dollars in private investment. Redevelopment efforts focused on the Lower Alvarado area, which many saw as a blighted, seedy area filled with pool halls, bars, cigar stores, pawnshops and other undesirable uses.

In order to garner Federal funding, Monterey’s City Council voted to create an urban renewal agency in October 1957 and the Agency was formally established in January 1959. The redevelopment area included most of the northern half of Monterey’s downtown, roughly extending northward from Franklin Street to the bay, between Pacific and Washington Streets. The agency’s directive was to “eliminate and prevent the spread of blight” by increasing safety, employment and land utilization.

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152 Redevelopment Agency of the City of Monterey, 1, 3.
153 Redevelopment Agency of the City of Monterey, 1, 3.
within this boundary, while protecting and, in some cases, rehabilitating the area’s historically significant buildings.\textsuperscript{154} In essence, much of the area was to be transformed “from a high density, substandard residential region to one dominated by the retail trade and resort industries.”\textsuperscript{155} Accordingly, key elements of the Urban Renewal Agency’s first redevelopment plan, released in 1960, included an 800-car garage, a pedestrian mall, and a major department store. Despite considerable community opposition, most notably from those lower downtown residents and proprietors who were to be displaced, the city council approved the Custom House Redevelopment Plan by a 3-2 margin in July 1961.\textsuperscript{156}

According to the 1961 plan, the Custom House Redevelopment Area was “characterized by a variety of circumstances that adversely affect the stability and well-being of the area and the City of Monterey.”\textsuperscript{157} These circumstances were broken into four categories: improperly platted lots; defective design and deterioration; overcrowding and faulty exterior spacing; and age, obsolescence, deterioration or dilapidation. According to the report, 80 percent of the structures in the redevelopment area were substandard and beyond rehabilitation, and nearly one third of the total floor space consisted of dwellings that were “blighted, deteriorated or deteriorating.”\textsuperscript{158}

In late 1961, the City hired a three-person team of architects and planners consisting of architect John C. Warnecke, planner Lawrence Livingston, and landscape architect Lawrence Halprin to conduct a “total design concept study” for the redevelopment area. As a result of this study, several of the redevelopment plan’s most contentious aspects were modified. Both the proposed pedestrian mall and parking garage were significantly reduced in size. In addition, in response to concerns about traffic congestion, the study suggested the redevelopment plan include an underground tunnel to foster better traffic flow through the area.\textsuperscript{159}

With the advent of redevelopment-related condemnations in the early 1960s, more pool halls, bars and other “fly-by-night” ventures occupied the Lower Alvarado area. Demolition began with the removal of several structures in late 1962. The vast majority of buildings within the redevelopment area were torn down. Important exceptions included the Custom House, the Pacific House, the Old Whaling Station, the First Brick House, Casa del Oro, California’s First Theater, the San Carlos Hotel, and the Wells Fargo Building at 399 Alvarado Street.\textsuperscript{160} Some historic buildings, including Capitular Hall, the Perry-Downer House, the Doud House, the Ordway Building, and the Osio-Rodriguez Adobe, were rehabilitated as part of the redevelopment effort. Most building demolition occurred in the mid-1960s, though the final collection of buildings along Alvarado Street was not removed until November 1974.\textsuperscript{161}

\begin{thebibliography}{99}
\bibitem{154} Redevelopment Agency of the City of Monterey, 2.
\bibitem{155} Redevelopment Agency of the City of Monterey, 2-3.
\bibitem{156} Redevelopment Agency of the City of Monterey, 4, 7. Walton, 242-243. Despite the name, the redevelopment area did not include the Custom House.
\bibitem{157} Urban Renewal Agency of the City of Monterey, Article V, Section 301.
\bibitem{158} Urban Renewal Agency of the City of Monterey, Article V, Section 301.
\bibitem{159} Redevelopment Agency of the City of Monterey, 9; Walton, 243-244.
\bibitem{160} The San Carlos Hotel was demolished in 1983.
\bibitem{161} Howard (2007), A.; Karas, 16; “Renewal Demolition: Buildings Falling on Lower Alvarado.”
\end{thebibliography}
Figure 10-7. East side of Alvarado Street, May 29, 1967 (William L. Morgan, photographer, courtesy Monterey Public Library, California History Room).

Figure 10-8. Demolition of same section, June 28, 1967 (William L. Morgan, photographer, courtesy Monterey Public Library, California History Room).
A wide variety of building types, including office buildings, commercial establishments, apartment buildings and single family homes, were demolished. Though definitive numbers are hard to come by, contemporary accounts provide some indication of the scale of the residential and commercial displacement engendered by the redevelopment project. In all, approximately 100 businesses were displaced, including cafés, bars, card rooms, barbershops, clothing stores, upholstery shops and many others. In addition, approximately 600 residents, including over 100 families, were displaced, as the “wood-frame houses of Italian and Portuguese fishing families, Spanish cannery workers, Chinese cooks, Anglo mechanics, former soldiers, and a host of maintenance workers who kept the town and wharf running” were cleared.\footnote{Walton, 242.}

In June 1964, the City selected local development Custom House Associates, later in partnership with the National Land and Investment Company of Philadelphia, to implement the redevelopment plan in keeping with the guidelines laid out in the Warnecke/Livingston/Halprin study.\footnote{Redevelopment Agency of the City of Monterey, 13.-14.} Work began later that year, with the State Division of Beaches and Parks’ temporary landscaping of Custom House Plaza.\footnote{Redevelopment Agency of the City of Monterey, 15. Custom House Plaza was completed in 1969.} In 1965, the City completed an Urban Renewal Traffic Plan that significantly transformed transportation routes in Monterey’s central business district by converting several streets to one-way thoroughfares.
and extending and widening certain streets. In the wake of this study, the $3 million underground traffic tunnel was made an official part of the redevelopment plan. Construction of the tunnel was begun in January 1967, and the tunnel opened in April 1968.\textsuperscript{165} The remaining business activity along Alvarado Street began dropping off badly when work began on the underground tunnel.\textsuperscript{166}

Progress on other aspects of the redevelopment plan was slow in coming. At the end of 1966, the City still had not negotiated a contract with Custom House Associates. The developers were unwilling to complete negotiations until they were certain that J.C. Penney, the project’s prospective major tenant, would sign on to the project. Following several rounds of discussion with City employees, J.C. Penney signed a letter of agreement with the City in January 1968. Many community members, though, opposed the size (three stories) and location (between Pacific Street and Calle Principal) of the proposed store.\textsuperscript{167}

Opposition to the project became moot, however, when, in March 1971, both J.C. Penney and Winmar Incorporated (which had replaced Customs House Associates as project developer in 1969), unexpectedly announced their withdrawal from the project. Winmar had been unable to attract secondary tenants, which in turn had nullified J.C. Penney’s interest in the project area. After more than a decade of planning, the City of Monterey had little to show for its redevelopment efforts beyond an underground tunnel, a sea of vacant lots, and a severely strapped treasury.\textsuperscript{168}

In response to this fiasco, the City Council voted in April to assume the duties of the Urban Renewal Agency itself. In February 1972, the Agency presented its new plan for the redevelopment area. Under this plan, the area would be anchored by a conference/community center with adjoining hotel and parking, with additional commercial and historical properties on the periphery. The agency also abandoned the single developer approach, opting instead to market the land as separate parcels. This decision led to a “steady and methodical flow of development” over the next six years.\textsuperscript{169}

In June 1972, the City selected Oakland architectural firm Van Bourg/Nakamura to compile preliminary plans for the conference center and hotel complex. A developer for the hotel was chosen the next month. As part of a 1973 redesign intended to better harmonize the building with its historical surroundings, the height, mass and bulk of the proposed conference center were reduced and the proposed 1,400-seat theater was removed. The groundbreaking for the $8 million Cultural Conference Center was held on January 20, 1975. The conference center and hotel fundamentally altered the street pattern in downtown Monterey, with both Calle Principal and Alvarado Street terminating at Del Monte Avenue, instead of at the Custom House as they had historically.

In 1975, construction began on the Paseo de Alvarado commercial complex, and a developer was chosen for the 4-acre “Heritage Harbor” project. Federal involvement in the Custom House Redevelopment Project was formally ended in April 1977. Construction began later that year on both Heritage Harbor and the 850-space Custom House Garage.\textsuperscript{170}

\textsuperscript{165} Redevelopment Agency of the City of Monterey, 16, 17, 20, 23.
\textsuperscript{166} “Renewal Demolition: Buildings Falling on Lower Alvarado.”
\textsuperscript{167} Redevelopment Agency of the City of Monterey, 21-27.
\textsuperscript{168} Redevelopment Agency of the City of Monterey, 32.
\textsuperscript{169} Redevelopment Agency of the City of Monterey, 32-33.
\textsuperscript{170} Redevelopment Agency of the City of Monterey, 34, 37, 39.
10.2 Summary of Significant Themes
Development in Monterey during WWII and the postwar era is important because it reflects the growth that resulted from Monterey’s expanded role as a military training center during and after World War II. The city’s population increased dramatically throughout this period, despite the unexpected crash of the sardine industry in the mid-1940s. The period is also marked by the increased popularity of the automobile, which influenced the form of commercial construction along some of the major thoroughfares in the survey area.

10.3 Associated Property Types

**Commercial and Institutional Buildings**
Several commercial buildings were constructed along Upper Alvarado in the 1940s, including the buildings at 429, 432, 452, 454, 458, 462, 464, 481 and 482 Alvarado Street. These buildings are generally much simpler and smaller than the commercial buildings that were constructed along Alvarado Street in the early twentieth century. They are typically one- to two-stories tall with a single storefront. Most of these buildings have been significantly altered.

The survey area includes a handful of individually notable commercial and public buildings from the WWII/post-war period, constructed in a variety of styles:

- **Classical Revival: Bank of America Building (1941), 482 Alvarado Street**
- **International Style: Monterey Savings and Loan (1962), 449 Alvarado Street**
- **Spanish Colonial Revival: Monterey Museum of Art (1930), 559 Pacific Street**
- **Modern: 492 Webster Street (1959)**
- **Bay Area Style: Monterey Herald Building (1953), 487 Pierce Street**
- **Bay Area Style: Monterey Public Library (1951), 625 Pacific Street**

Automobile-related commercial development was a major force in the growth of the larger Monterey Bay area during WWII and the postwar era. While most of this growth occurred outside of downtown Monterey, several examples of automobile-oriented commercial development can be found within the survey area. These properties are typically one- or two-story concrete buildings clad in stucco. They have prominent storefronts and signage, and are surrounded by surface parking. Not surprisingly, they tend to be located on major traffic thoroughfares, including Del Monte Avenue, Franklin Street, Pearl Street and Figueroa Street.
In addition, the survey includes several mid-century commercial buildings that, while architecturally unexceptional, clearly reference the scale and form of the Spanish Colonial and Monterey Colonial styles. Examples include the buildings at 542 Abrego Street, 409 Calle Principal, and 533 Hartnell Street.

Properties Associated with Custom House Redevelopment Plan
In approximate order of construction, the survey area includes the following properties associated with the large-scale redevelopment of downtown Monterey in the 1960s and 1970s:

- Monterey Savings and Loan, 449 Alvarado Street (1962)
- Burkett Bank Building, 401 Alvarado Street (1966)
- Troia’s Market, 350 Pacific Street (1966)
- Casa Fuente, 434 Pacific Street (1966)
- 434 Alvarado Street (1968)
- 440 Alvarado Street (1968)
- Custom House Plaza (1969)
- San Diego Federal Savings, 315 Calle Principal (1972)
- 362 Pacific Street (1974)
- Paseo de Alvarado, 301 Alvarado Street (1975)
- Portola Plaza (1976)
- Custom House Garage, 340 Tyler Street (1977)
- Heritage Harbor, 99 Pacific Street (1977)
- Heritage Harbor Garage, 100 Pacific Street (1977)
- Monterey Conference Center, 1 Portola Plaza (1977)
- Portola Plaza Hotel, 2 Portola Plaza (1978)

None of these properties has yet reached 50 years of age, and only four properties have reached 45 years of age. Given this, it should be noted that properties less than 50 years of age need to satisfy Criteria Consideration G in order to be eligible for the National Register of Historic Places.
NRHP Criteria Consideration G
The National Register of Historic Places generally excludes properties that have achieved significance within the past fifty years unless those properties are of exceptional importance. Fifty years is a general estimate of the time needed to develop historical perspective and to evaluate significance. This consideration guards against the listing of properties of passing contemporary interest and ensures that the National Register is a list of truly historic places. The phrase “exceptional importance” may be applied to the extraordinary importance of an event or to an entire category of resources so fragile that survivors of any age are unusual. The phrase “exceptional importance” does not require that the property be of national significance. It is a measure of a property’s importance within the appropriate historic context, whether the scale of that context is local, state, or national. 171

Residential Buildings
The dwellings within the survey area associated with Monterey’s expansion during and after WWII are typically modest and represent vernacular examples rather than high-style examples of mid-century forms and styles. Nearly all of the residential structures within the survey area from this period are Minimal Traditional in style. They are generally located in the eastern portion of the survey area, in the area originally platted as the Robinson Subdivision.

Minimal Traditional
The Minimal Traditional style emerged in the United States during the mid-1930s and was most prevalent in the years following WWII. A response to the Great Depression, the Minimal Traditional style was conceived and developed by agencies and associations including the Federal Housing Administration (FHA) and the National Association of Real-estate Boards, and by manufacturers and modern community builders who promoted and financed the construction of efficient, mass-produced and affordable houses. The style was loosely based on the Eclectic revival styles of the 1920s and 30s, but with much less ornamentation and decorative detailing.

171 National Park Service, How to Apply the National Register Criteria for Evaluation, 41-43.
Character-defining Features

Common character-defining features of the Minimal Traditional-style buildings within the survey area include:

- Stucco cladding
- Hipped roof
- Minimal ornamentation
- Rectangular windows in paired or tripartite assemblies
- Partial-width porch, often recessed
- Wood porch posts

Residential Landscapes

A handful of properties within the survey area feature gardens associated with famous designers. In addition to the aforementioned garden installed at Casa Amesti in the 1920s by David Adler and Frances Adler Elkins, three properties within the survey area have garden landscapes designed by noted landscape architect and movie set designer Florence Yoch. These include gardens at Casa Abrego (1955), Casa Alvarado (1955) and the Doud House (1970), Yoch’s final garden.172

Significance and Integrity

In order to be eligible for listing in the local, state, or national historic register, WWII- and postwar-era properties in the Downtown Monterey survey area must be significant under at least one of the following criteria.

NRHP Criterion A/CRHR Criterion 1 (Events, Patterns and Trends)

A property from the WWII- and postwar-period in the Downtown Monterey survey area may be significant under Criterion A/1 for its association with the City’s ongoing growth and development during this period. A property may also be significant for its association with the expanded military presence in the area before or after WWII.

NRHP Criterion B/CRHR Criterion 2 (Person)

A property may be significant under Criterion B/2 if it is found to be associated with the life of a significant member of mid-century Monterey, such as a prominent artist, merchant or professional, or an influential civic or community leader. Note, however, that a residence eligible under Criterion B/2 should be the best or only remaining representation of the person’s influence or achievements and not simply their place of residence.

NRHP Criterion C/CRHR Criterion 3 (Design/Construction)

A commercial property may be significant under Criterion C/3 as an example of an important mid-century architectural style, including International, Bay Area, Modern and Spanish Colonial Revival. Properties may also be significant under this criterion if they are associated with a master architect. The Monterey Public Library (625 Pacific) and the Monterey Herald Building (487 Pierce Street), for example, may be significant for their association with William Wurster, one of the key developers of the Bay Area Style. The residences in the survey area from this period are typically vernacular rather than high-style examples; as such, these residences are unlikely to qualify individually under this criterion, but may be potential contributors to a district. Residences in the survey area are not likely to be significant under this criterion as the work of a master, as most were not architect-designed.

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172 Yoch, 129-133.
Integrity Considerations
In order to be eligible for listing in the local, state, or national historic register, a property must retain sufficient integrity to convey its significance as part of the WWII- and postwar-theme. A property that has sufficient integrity will retain a majority of the character-defining features listed above. A property significant under Criterion A/1 should have integrity of location, design, setting, and feeling at the minimum. A residence significant under Criterion B/2 should retain integrity of association, design, and feeling at the minimum because retention of the physical features that convey the property’s connection to a significant person is critical. Later alterations may not affect the integrity of properties significant under this criterion if the significant person was still connected to the property when the alterations were completed. Integrity of design, materials, workmanship, and feeling are the key aspects for a property to convey its significance under Criterion C/3. If the property is significant under this criterion as an example of an early American-era architectural style, it is possible for some materials to be replaced without drastically diminishing the property’s overall integrity, as long as these alterations are subordinate to the overall character of the building. For example, a residence may retain sufficient integrity if it has undergone minor alterations (i.e. window replacement or alterations to the stairs), while a similar property which had been substantially changed (i.e. stripped of its wood ornament, re-clad in stucco, or given a second story addition) may not qualify.
11. Survey Results & Recommendations

11.1 Summary of Survey Results
ARG’s field survey of the Downtown Area includes photographic documentation of each of the approximately 375 parcels in the survey area. All of the approximately 253 properties that appear to be age-eligible (45 years or older) according to known construction dates or visual estimates were documented in a survey database. This database was used to generate a State of California DPR 523A (Primary Record) form for each surveyed property. These forms are included below in Appendix D.

Survey Table
The results of the Downtown Area field survey are summarized in Appendix A. ARG evaluated the significance and integrity of all properties within the survey area with reference to (1) the National Register of Historic Places (NRHP) and the California Register of Historical Resources (CRHR) significance criteria and (2) the seven aspects of integrity established for the NRHP and incorporated into the CRHR. (See Section 2 of this document for more detailed information on national, state and local evaluation criteria.)

The evaluations of historic significance and integrity were used to assign California Historical Resource Status Codes (CHRSC) to each surveyed property. Note that CHRSCs assigned through this survey process indicate potential eligibility for designation, but are not equivalent to official designation or listing on any historic lists or registers. Further action is required in order to officially designate any property as a historic resource. (See Appendix C for an explanatory list of CHRSCs.)

A summary of eligibility determinations follows. All previously designated historic resources in the survey area are identified above in Section 2.4.

- 253 properties within the survey area were documented via State of California DPR 523A forms
- 126 properties were not documented via DPR 523A forms:
  - 79 of these were built after 1965 (CHRSC 6Z)
  - 43 of these are vacant parcels or parking lots (6Z)
  - 4 of these have been extensively altered (6Z)
- 40 properties within the survey area are listed on the National Register of Historic Places or the California Register of Historical Resources (CHRSC 1 or 2). (See Section 2.4 above for a discussion of these properties.) Most of these are contributors to the Monterey Old Town National Historic Landmark District.
- 17 properties within the survey area appear to be individually eligible for listing on the NRHP and CRHR (3S). (See Section 2.4 above for a discussion of these properties.)
- 44 properties within the survey area are designated H-1 City of Monterey Landmarks, and 9 properties within the survey area are designated H-2 City of Monterey Historic Resources (5S1). Note that many of these properties are also listed on the NRHP and the CRHR or have been determined eligible for listing.
• 21 properties appear to be individually eligible for local designation (5S3).

• 133 additional properties appear to warrant further individual evaluation, because they have the potential to be eligible for local listing (7N).

• 5 properties, owned by the Diocese of Monterey, are ineligible for local listing or designation (per the Diocese’s request), but they may warrant special consideration in local planning (6L).

• Of the 253 documented properties, 29 properties do not appear to be eligible for listing at any level because they have been significantly altered and consequently lack sufficient integrity to convey whatever historic significance they may possess (6Z).

11.2 Revised NHLD Information
On April 15, 1970, the Monterey Old Town Historic District was designated a National Historic Landmark (NHL) by the National Park Service (NPS). Since that time, NPS has adopted amendments to the National Historic Preservation Act that require nominations to include more extensive historical background information, including identification of historic themes, landscape features, and the location of significant historic events. The context statement included in this document is intended to address any such deficiencies in the existing NHLD documentation. In addition, the existing NHLD documentation:

• Does not identify a period of significance for the district;
• Includes, for the south portion, a mapped boundary that does not match the boundary described in the text; and
• Does not systematically identify district contributors and non-contributors.

NHLD Period of Significance
National Register of Historic Places guidelines define period of significance as “the length of time when a property was associated with important events, activities, or persons, or attained the characteristics which qualify it for National Register listing.”173 The Monterey Old Town District has been designated a National Historic Landmark because of the remaining concentration of buildings associated with the city’s historic role as the commercial and political capital of Spanish, Mexican, and Early American California. In ARG’s professional opinion, the Monterey Old Town NHLD’s period of significance extends from the founding of the Presidio of Monterey and Mission San Carlos Borromeo in 1770 until 1860, by which time Monterey no longer played a dominant role in the cultural and economic life of California, as the state’s political and commercial centers had moved elsewhere.

NHLD Boundaries
In conjunction with conducting the field survey and historical research, ARG reviewed the existing boundaries of the Monterey Old Town NHLD for consistency and completeness. In particular, ARG evaluated whether the boundaries could be expanded to include any adjacent or nearby properties that appeared significant within the historic context of the district and date from the district’s period of significance.

Based on our review of extant properties, we agree that the Monterey Old Town NHLD consists of two discontinuous areas that are characterized by a concentration of buildings from the Mexican and early

173 National Park Service, How to Complete the National Register Registration Form, 42.
American periods. The Downtown Reconnaissance Survey Area includes several properties outside the boundaries of the NHLD that date from the NHLD’s period of significance, including:

- Casa Abrego, 592 Abrego Street (1834)
- Casa Pacheco, 602 Abrego Street (1840)
- Casa Madariaga, 615 Abrego Street (1840)
- Osio-Rodriguez Adobe, 380 Alvarado Street (1849)
- Casa Sanchez, 414 Alvarado Street (1829)
- Royal Presidio Chapel, 598 Church Street (1794)
- Fremont Adobe, 539 Hartnell Street (1850)
- Stevenson House, 530 Houston Street (1840)
- Casa Soberanes, 336 Pacific Street (1842)
- Merritt House, 386 Pacific Street (1840s)
- Capitular Hall/La Vallee Adobe, 400 Pacific Street (1834)
- Casa Serrano, 412 Pacific Street (1843)
- Lara-Soto Adobe, 460 Pierce Street (1849)
- Casa Estrada, 470 Tyler Street (1830s)

These properties, however, are scattered throughout the survey area, and no subset of them exhibits sufficient geographic concentration to warrant treatment as a third NHLD sub-area. Nor, with one exception, are any of these properties sufficiently close to the existing NHLD boundaries that the boundaries should be adjusted to incorporate them. The one exception is the Fremont Adobe at 539 Hartnell Street, which is just south of the Gabriel de la Torre Adobe at 509 Hartnell Street.\(^{174}\)

The current boundary for the southern portion of the NHLD includes several houses along Van Buren and Madison Streets that date from the late nineteenth or early twentieth centuries. As summarized in the second table below, these houses were built after the NHLD’s period of significance and thus should not be considered contributors to the NHLD. As a result, we recommend the western and southern boundaries of this portion of the NHLD be modified to exclude those properties. We also recommend that the parking lot between the Vasquez Adobe and these non-contributing properties be excluded from the district.

In summary, we conclude that the boundary of the northern portion of the NHLD requires no alteration, but that the boundary of the southern portion should be modified in two ways:

- The NHLD boundary should be expanded to include the Fremont Adobe at 539 Hartnell Street and, for continuity’s sake, the non-historic property at 533 Hartnell Street.

- The portion of the NHLD boundary along Van Buren Street between Jefferson and Madison Streets should be shifted eastward to include only the parcels at 510, 520, 526, and 546 Dutra Street. The parking lot that shares a parcel with the Vasquez Adobe at 546 Dutra Street should be excluded from the NHLD.

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\(^{174}\) The Perry-Downer House at 201 Van Buren Street, immediately adjacent to the northern NHLD boundary, has been extensively altered since its 1860 construction and is thus not eligible for inclusion in the NHLD.
Figure 11-1. The current boundary of the southern portion of the Monterey Old Town National Historic Landmark District is outlined in orange; the proposed boundary is shown in blue.

**NHLD Contributors and Non-contributors**

The following tables specify the contributor/non-contributor status of each property within the two portions of the Monterey Old Town National Historical Landmark District.

**Table 11-1. Northern NHLD Boundary**

<table>
<thead>
<tr>
<th>APN</th>
<th>Address</th>
<th>Name/Description</th>
<th>Year</th>
<th>Contributor/Non-contributor</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>001557018000</td>
<td>1 Custom House Plaza</td>
<td>Custom House</td>
<td>1820s</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001567010000</td>
<td>5 Custom House Plaza</td>
<td>History &amp; Maritime Museum</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001567008000</td>
<td>8 Custom House Plaza</td>
<td>Pacific House</td>
<td>1847</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001557027000</td>
<td>136 Olivier Street</td>
<td>Heritage Harbor</td>
<td>1956</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001567021000</td>
<td>200 Olivier Street</td>
<td>State Park Offices (2 buildings)</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001567021000</td>
<td>200 Olivier Street</td>
<td>Casa Del Oro</td>
<td>1845</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001567020000</td>
<td>220 Olivier Street</td>
<td>Duarte Store</td>
<td>1865</td>
<td>Non-contributor</td>
<td>moved</td>
</tr>
<tr>
<td>001567020000</td>
<td>230 Olivier Street</td>
<td>Thomas Cole House</td>
<td>1856</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001557026000</td>
<td>99 Pacific Street</td>
<td>Heritage Harbor</td>
<td>1977</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001551015000</td>
<td>100 Pacific Street</td>
<td>Heritage Harbor parking garage</td>
<td>1977</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001557025000</td>
<td>125 Pacific Street</td>
<td>Old Whaling Station</td>
<td>1847</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001557025000</td>
<td>125 Pacific Street</td>
<td>First Brick House</td>
<td>1847</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001568002000</td>
<td>202 Pacific Street</td>
<td>California’s First Theater</td>
<td>1845/</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001551016000</td>
<td>155 Van Buren Street</td>
<td>St. James Episcopal Church/</td>
<td>1876</td>
<td>Non-contributor</td>
<td>moved</td>
</tr>
<tr>
<td>001551016000</td>
<td>177 Van Buren Street</td>
<td>Mayo Hayes O’Donnell Library</td>
<td></td>
<td>Non-contributor</td>
<td>moved</td>
</tr>
<tr>
<td>001551016000</td>
<td>177 Van Buren Street</td>
<td>Doud House</td>
<td>1852</td>
<td>Contributor</td>
<td></td>
</tr>
</tbody>
</table>
Table 11-2. Southern NHLD Boundary

<table>
<thead>
<tr>
<th>APN</th>
<th>Address</th>
<th>Name/Description</th>
<th>Year Built</th>
<th>Contributor/Non-contributor</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>001572019000</td>
<td>486-488 Alvarado St.</td>
<td>commercial building</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001572019000</td>
<td>490-498 Alvarado St.</td>
<td>Alvarado Adobe</td>
<td>1834</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001525020000</td>
<td>510 Calle Principal</td>
<td>Larkin House</td>
<td>1835</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001525020000</td>
<td>510 Calle Principal</td>
<td>Sherman’s Headquarters</td>
<td>1834</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001525030000</td>
<td>540 Calle Principal</td>
<td>House of the Four Winds</td>
<td>1840</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001525030000</td>
<td>540 Calle Principal</td>
<td>Monterey Civic Club</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001571001000</td>
<td>565 Calle Principal</td>
<td>private residence</td>
<td>1905</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001525005000</td>
<td>580 Calle Principal</td>
<td>Miller Adobe</td>
<td>1874</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001525060000</td>
<td>590 Calle Principal</td>
<td>Casa Gutierrez</td>
<td>1841</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001522004000</td>
<td>510 Dutra Street</td>
<td>Casa Alvarado</td>
<td>1830</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001522014000</td>
<td>520 Dutra Street</td>
<td>private residence</td>
<td>1874</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522014000</td>
<td>526 Dutra Street</td>
<td>private residence</td>
<td>1874</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522015000</td>
<td>546 Dutra Street</td>
<td>Vasquez Adobe</td>
<td>1840</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001591048000</td>
<td>500 Hartnell Street</td>
<td>Stokes Adobe</td>
<td>1833</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001581011000</td>
<td>509 Hartnell Street</td>
<td>First Federal Courthouse/</td>
<td>1841</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Gabriel de la Torre Adobe</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>001581010000</td>
<td>533 Hartnell Street</td>
<td></td>
<td>1952</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001581020000</td>
<td>539 Hartnell Street</td>
<td>Fremont Adobe</td>
<td>1850</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001522003000</td>
<td>Jefferson Street*</td>
<td>vacant</td>
<td></td>
<td>Non-contributor</td>
<td>vacant</td>
</tr>
<tr>
<td>001525090000</td>
<td>232 Madison Street</td>
<td>private residence</td>
<td>1905</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522015000</td>
<td>424 Madison Street*</td>
<td>private residence</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522011000</td>
<td>450 Madison Street*</td>
<td>private residence</td>
<td>1888</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001581022000</td>
<td>508 Munras Avenue</td>
<td>Cooper-Molera Adobe</td>
<td>1826</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001525002000</td>
<td>535 Pacific Street</td>
<td>Masonic Lodge</td>
<td>1915</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001525021000</td>
<td>559 Pacific Street</td>
<td>Monterey Museum of Art</td>
<td>1930</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001524002000</td>
<td>570 Pacific Street</td>
<td>Colton Hall</td>
<td>1849</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001524002000</td>
<td>570 Pacific Street</td>
<td>Underwood-Brown Adobe</td>
<td>1845</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001524002000</td>
<td>570 Pacific Street</td>
<td>Old Jail</td>
<td>1854</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001524002000</td>
<td>570 Pacific Street</td>
<td>Few Memorial Hall</td>
<td>1935</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001551001000</td>
<td>Pacific Street</td>
<td>Friendly Plaza</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001523001000</td>
<td>502 Pierce Street</td>
<td>Casa de la Torre</td>
<td>1852</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001523002000</td>
<td>512 Pierce Street</td>
<td>Ketchum Studio</td>
<td></td>
<td>Non-contributor</td>
<td>moved</td>
</tr>
<tr>
<td>001523003000</td>
<td>526 Pierce Street</td>
<td>Gordon House</td>
<td>1849</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001571005000</td>
<td>500-512 Polk Street</td>
<td>Pioneer Bakery</td>
<td>1892</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001571002000</td>
<td>516 Polk Street</td>
<td>Casa Amesti</td>
<td>1834</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001581010000</td>
<td>525 Polk Street</td>
<td>Cooper-Molera Barn</td>
<td>1893</td>
<td>Contributor</td>
<td></td>
</tr>
<tr>
<td>001581012000</td>
<td>571-579 Polk Street</td>
<td>private residences</td>
<td>1905</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001570010000</td>
<td>580 Polk Street</td>
<td>commercial building</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001525001000</td>
<td>Tyler Street</td>
<td>Bus Terminal - Plaza</td>
<td></td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522001000</td>
<td>Van Buren Street*</td>
<td>vacant</td>
<td></td>
<td>Non-contributor</td>
<td>vacant</td>
</tr>
<tr>
<td>001522002000</td>
<td>505 Van Buren Street*</td>
<td>vacant</td>
<td></td>
<td>Non-contributor</td>
<td>vacant</td>
</tr>
<tr>
<td>001522005000</td>
<td>513 Van Buren Street*</td>
<td>private residence</td>
<td>1905</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522013000</td>
<td>527 Van Buren Street*</td>
<td>private residence</td>
<td>1892</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522009000</td>
<td>587 Van Buren Street*</td>
<td>private residence</td>
<td>1888</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
<tr>
<td>001522010000</td>
<td>593 Van Buren Street*</td>
<td>private residence</td>
<td>1888</td>
<td>Non-contributor</td>
<td>built after POS</td>
</tr>
</tbody>
</table>

Note: Properties marked with an "***" are outside the proposed revised boundary for the Monterey Old Town NHLD.
Nearly all of the contributors identified above are called out by name in the existing NHLD nomination. The only exceptions are the following additional contributors identified by ARG that appear significant within the historic context of the Monterey Old Town NHLD and date from its period of significance:

- **Thomas Cole House (230 Olivier Street)**
  This two-and-one-half story redwood framed, side gabled residence dates from 1856. A 1997 evaluation conducted by Kent Seavey concluded that the Thomas Cole House is architecturally significant as one of the only remaining intact examples of a wood frame residence from the 1850s in Monterey.\(^{175}\) While the original one-and-one-half story building was raised one story c. 1890, its architectural rarity warrants inclusion in the NHLD despite its reduced integrity.

- **Fremont Adobe (539 Hartnell Street)**
  A 1998 evaluation of this building found that, though not actually associated with General Fremont, the building is significant for its association with two early California military families, the Escobar and Vasquez families.\(^{176}\) In addition, the adobe is one of only a few that were covered with weather boarding for protection from the elements. (Other examples in the NHLD include Casa Alvarado and Casa de la Torre.) As a consequence, the 1998 evaluation recommended the building be added as a contributor to the NHLD.

The City may also wish to explore the viability of nominating Colton Hall as an individual National Historic Landmark, given the building’s well-established national significance.

### 11.3 Recommendations for Future Work

**Official Designation**

The following 12 properties in the survey area have CHRSCs of “3S” (appears NRHP-eligible as an individual property through survey evaluation) or “5S2” (eligible for local listing) but are not currently designated as “H-1” City of Monterey Landmarks or “H-2” City of Monterey Historic Resources. These properties should be officially designated locally at either the H-1 or H-2 level.

**Table 11-3. Previously Evaluated Properties Meriting Official Local Designation**

<table>
<thead>
<tr>
<th>APN</th>
<th>Address</th>
<th>Name</th>
<th>Year Built</th>
<th>Style</th>
<th>CHRSC</th>
</tr>
</thead>
<tbody>
<tr>
<td>001385005000</td>
<td>398 Alvarado Street</td>
<td>Ordway Block Building</td>
<td>1905</td>
<td>Late Victorian</td>
<td>3S</td>
</tr>
<tr>
<td>001386003000</td>
<td>399 Alvarado Street</td>
<td>Monterey County (Wells Fargo) Bank</td>
<td>1931</td>
<td>Spanish Colonial Revival</td>
<td>3S</td>
</tr>
<tr>
<td>001572017000</td>
<td>400 Alvarado Street</td>
<td>Goldstine Block Building</td>
<td>1906</td>
<td>Spanish Colonial Revival</td>
<td>3S</td>
</tr>
<tr>
<td>001573015000</td>
<td>409 Alvarado Street</td>
<td>M. Ortin’s Block</td>
<td>1910</td>
<td>Late Victorian</td>
<td>3S</td>
</tr>
<tr>
<td>001572013000</td>
<td>416 Alvarado Street</td>
<td>A.R. Underwood Building</td>
<td>1912</td>
<td>Renaissance Revival</td>
<td>3S</td>
</tr>
<tr>
<td>001573002000</td>
<td>435 Alvarado Street</td>
<td>Monterey Investment Company Bldg.</td>
<td>1910</td>
<td>Mission Revival</td>
<td>3S</td>
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<tr>
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<td>1923</td>
<td>Late Victorian</td>
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</tr>
<tr>
<td>001534002000</td>
<td>201 Franklin Street</td>
<td>Professional Building</td>
<td>1928</td>
<td>Art Deco/Churriguere</td>
<td>3S</td>
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<tr>
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<td>398 Pacific Street</td>
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<td>Renaissance Revival</td>
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<td>Monterey Herald Building</td>
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<td>Old Monterey Library</td>
<td>1910</td>
<td>Mission Revival</td>
<td>3S</td>
</tr>
</tbody>
</table>

\(^{175}\) Seavey.

\(^{176}\) Kimbro (1998), 9.
Generally, the above properties should be designated at the H-2 level, unless they possess statewide, national or international significance, in which case they should be designated at the H-1 level.

In addition, ARG identified the following 21 properties in the survey area that appear to be individually eligible for local listing at the H-1 or H-2 level. Accordingly, they have been assigned a CHRSC of “5S3.”

**Table 11-4. Properties that Appear Individually Eligible for Local Designation**

<table>
<thead>
<tr>
<th>APN</th>
<th>Address</th>
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<th>Style</th>
<th>CHRSC</th>
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<td>First National Bank of Monterey</td>
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<td>001574023000</td>
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<td>International</td>
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<td>482 Alvarado Street</td>
<td>Bank of America</td>
<td>1941</td>
<td>Classical Revival</td>
<td>5S3</td>
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<td>414 Calle Principal</td>
<td>Monterey Firehouse</td>
<td>1910</td>
<td>Mission Revival</td>
<td>5S3</td>
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<tr>
<td>001525003000</td>
<td>540 Calle Principal</td>
<td>Monterey Civic Club</td>
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<td>Spanish Colonial Revival</td>
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<tr>
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<td>Miller Adobe</td>
<td>1874</td>
<td>Monterey Colonial</td>
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<tr>
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<td>490 Camino El Estero</td>
<td>El Estero Presbyterian Church</td>
<td>1926</td>
<td>Romanesque/Eclectic</td>
<td>5S3</td>
</tr>
<tr>
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<td>El Estero Presbyterian Church</td>
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<td>El Estero Presbyterian Church</td>
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<tr>
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<td>c.1892</td>
<td>Victorian - Italianate</td>
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<td>Folk Victorian</td>
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<td>Masonic Lodge</td>
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<tr>
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<td>512 Pierce Street</td>
<td>Palms/Ketcham Studio</td>
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<td>Vernacular Cottage/French Colonial Revival</td>
<td>5S3</td>
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<tr>
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<td>257 Van Buren Street</td>
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<td>Herald Building</td>
<td>1905</td>
<td>Queen Anne cottage</td>
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</table>

These 24 properties stood out as particularly early or architecturally exceptional examples within the survey area. These properties should be documented on State of California DPR 523B (Building, Structure, Object Record) forms and added to the local adopted list of historical resources. (The Monterey Firehouse at 414 Calle Principal has already been documented on a DPR 523B form completed by Architectural Resources Group in 2004.) As part of this documentation process, each property’s eligibility for listing on the California or National Registers should be assessed along with local eligibility.

**Additional Documentation on DPR 523B Forms**

Although all age-eligible properties in the survey area were photographed and assigned preliminary status codes as part of the downtown survey effort, none was documented in detail on State of California DPR 523B (Building, Structure, Object Record) forms. Because a property’s preliminary eligibility determination was based solely on architectural merit, completion of a DPR 523B form will likely result in revisions to a property’s CHRSC. The following 133 properties within the survey area, based on their age and architectural appearance, may be individually significant and are recommended for future documentation via DPR 523B forms. ARG has assigned these properties a CHRSC of 7N.
### Table 11-5. Properties Meriting Documentation on DPR 523B Forms

<table>
<thead>
<tr>
<th>APN</th>
<th>Address</th>
<th>Name</th>
<th>Year Built</th>
<th>Style</th>
<th>CHRSC</th>
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### Table 11-5. Properties Meriting Documentation on DPR 523B Forms, continued

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Table 11-5. Properties Meriting Documentation on DPR 523B Forms, continued

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<td>c. 1890</td>
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Documentation of Potential Historic Districts
As part of the Downtown Area survey, ARG evaluated whether or not the survey area contains any potential historic districts in addition to the Old Town Monterey NHLD. According to National Register guidelines, a historic district is a cohesive collection of resources that “possesses a significant concentration, linkage or continuity of sites, buildings, structures, or objects, united historically or
aesthetically by plan or physical development.”\(^{177}\) A district derives its significance from being a unified grouping of resources that interrelate. According to these same guidelines,

A district must be a definable geographic area that can be distinguished from surrounding properties by changes such as density, scale, type, age, style of sites, buildings, structures, and objects, or by documented differences in patterns of historic development or associations….The boundaries must be based upon a shared relationship among the properties constituting the district.

At the local level, H-D Historic District Overlay Zoning is used to identify and protect geographical areas with a concentration of historic resources, where preservation of the individual historic resources and their historic setting is important to understanding Monterey’s history. H-D zoning may be applied to a geographical area which meets National or California Register criteria for districts.

Based on the field survey and archival research, there appear to be two potential districts within the survey area: a downtown commercial historic district centered near the intersection of Alvarado and Franklin Streets, and a residential historic district between Figueroa Street and Camino El Estero. These two potential districts are addressed in turn below. ARG did not find any other previously unidentified groupings of resources within the downtown survey area that are geographically cohesive and unified by common historic themes, periods of significance, or architectural characteristics. Apart from the Monterey Old Town NHL and these two potential districts, the survey area is generally characterized by a marked diversity of construction dates, building types and architectural styles.

**Potential Downtown Monterey Historic District**

Several early-twentieth-century commercial and institutional buildings, many of them designed by prominent architect William H. Weeks, are clustered near the intersection of Alvarado and Franklin Streets. Most of these buildings are already recognized as individual historical resources for their architectural and/or historical significance. These buildings are also collectively significant for their association with Monterey’s rapid expansion in the early decades of the twentieth century. With the wholesale clearance of Lower Alvarado in the 1960s and 1970s, these buildings are also significant as the most intact remnant of Monterey’s pre-redevelopment downtown. Initial review suggests the period of significance for the potential district extends from approximately 1904, when the Monterey Hotel (408 Alvarado Street) and First National Bank (447 Alvarado Street) were constructed, until approximately 1931, when the Wells Fargo Bank (399 Alvarado Street) was built at the northeast corner of Alvarado and Franklin Streets.

The potential district also includes three nineteenth-century adobes – the Osio-Rodriguez Adobe (380 Alvarado Street), Casa Sanchez (414 Alvarado Street), and Casa Estrada (470 Tyler). While these buildings were constructed well before the potential district’s period of significance, they too contribute to the district because they were present during the period of significance and because they are important as nineteenth-century buildings that remained part of downtown Monterey even as the area was “built out” in the early twentieth century.

A list of possible contributing properties and a preliminary boundary for the potential district are shown below in Table 11-6 and Figure 11-2, respectively. There are only four properties within the boundary that clearly do not contribute to the potential district: the post-1965 buildings at 410 Calle Principal and

\(^{177}\) National Park Service, 5.
401 Alvarado Street, and the buildings at 429 and 439 Alvarado Street, both of which have undergone extensive alteration and no longer retain historic integrity. The other eighteen properties in the potential district are possible contributors.

Table 11-6. Possible Contributors to Potential Downtown Monterey Historic District

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<th>APN</th>
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<th>Style</th>
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<th>Notes</th>
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<td>Also APNs 001572016000, 001572023000</td>
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<td>Casa Sanchez</td>
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<td>Monterey Firehouse</td>
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<td>1830s</td>
<td>Monterey Colonial</td>
<td>3S</td>
<td>Shares parcel with 459 Alvarado</td>
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</table>

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Potential Pearl Street Historic District

Based on a preliminary review, it appears that the concentration of modest residences and related institutional buildings in the eastern portion of the downtown survey area may constitute a historic district. Most of the buildings in the area share similar architectural styles and dates of construction, and may also be associated with the same historical patterns of events. As discussed above in Chapter 9, the residences in this area are generally vernacular cottages, Craftsman bungalows, or modest Spanish Colonial Revival style homes. Most properties date from the 1920s and 1930s, with a few from the early 1940s. Research suggests that the area may have been settled primarily by members of Monterey’s Japanese community who were relocating to be near the new Japanese Church of Christ (now El Estero Presbyterian) on Camino El Estero, which was moved from its Japantown location in 1926.
## Table 11-7. Possible Contributors to Potential Pearl Street Historic District

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Figure 11-3. The potential Pearl Street Historic District, with parcels labeled by date of construction. Note that the parcel along Figueroa Street between Pearl and Robinson Streets includes three houses, two of which – 511 and 539 Figueroa Street – date from the 1920s and are potential contributors. (The house at 501 Figueroa Street dates from 1951 and is not considered a potential contributor.)

Because Pearl Street bisects the potential district and has historically served as the primary thoroughfare through the area, we refer to this area as the potential Pearl Street Historic District. A list of possible contributing properties and a preliminary boundary for the potential district are shown above in Table 11-7 and Figure 11-3, respectively. Potential contributors include those properties dating from 1941 or before that appear to retain fair to good integrity. Non-contributors include properties dating from after 1941, or properties dating from before 1941 that appear to have been significantly altered. Over 70 percent of the buildings within the potential district are possible contributors.\(^{178}\)

Further research should be conducted to formally identify the significant architectural and historical themes that pertain to this potential district and to establish whether this collection of properties satisfies the criteria for a National Register, California Register, or local historic district. In particular, research needs to be done on the individual properties identified as potential contributors to ascertain whether they are in fact associated with the district and whether they retain sufficient integrity to convey that association.

\(^{178}\) The year 1941 served as a natural dividing line because the area was largely built out by then and no buildings in the area date from the remainder of the 1940s. This may have been associated with the removal of Japanese residents from the area during WWII.
11. Bibliography


Appendix A: Survey Summary Tables

National Historic Landmark District and Downtown Area Context Statement and Reconnaissance Survey Monterey, California Architectural Resources Group
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Appendix A1 - Documented Parcels, Downtown Area Reconnaissance Survey

Architectural Resources Group

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**Appendix A1 - Documented Parcels, Downtown Area Reconnaissance Survey**

**Architectural Resources Group**

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### Appendix A1 - Documented Parcels, Downtown Area Reconnaissance Survey

| APN | Number | Street       | Description                  | Year Built | Source            | Context                      | Style                           | Architect | On NHRP | On CRH | Local Design | CHRSC | Notes                                                                 |
|-----|--------|--------------|------------------------------|------------|-------------------|------------------------------|--------------------------------|---------------------------------|-----------|---------|--------|----------------|-------|-----------------------------------------------------------------------|
| 001692011000 | 484 | Washington Street | Pier dell Building          | 1925       | City Records      | Early 20th Century Monterey, 1900-1939 | Monterey Colonial Revival |                  |          |        |                  |       | 353                                                                 |
| 001692012000 | 485 | Washington Street |                           | 1926       | City Records      | Early 20th Century Monterey, 1900-1939 | Monterey Colonial Revival |                  |          |        |                  |       | 353                                                                 |
| 001692013000 | 486 | Washington Street |                           | 1958       | City Records      | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692014000 | 487 | Washington Street |                           | 1956       | City Records      | WWII/Post-War Monterey, 1940-1965 | Mid-century Modern           |                  |          |        |                  |       | 7%                                                                  |
| 001692015000 | 488 | Washington Street |                           | 1945       | City Records      | WWII/Post-War Monterey, 1940-1965 | California Bungalow          |                  |          |        |                  |       | 7%                                                                  |
| 001692016000 | 489 | Washington Street |                           | 1951       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 62                                                                 |
| 001692017000 | 490 | Washington Street |                           | 1957       | City Records      | WWII/Post-War Monterey, 1940-1965 | Mid-century Modern           |                  |          |        |                  |       | 7%                                                                  |
| 001692018000 | 491 | Washington Street |                           | 1959       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 62                                                                 |
| 001692019000 | 492 | Washington Street |                           | 1958       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 62                                                                 |
| 001692020000 | 493 | Washington Street |                           | 1955       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 62                                                                 |
| 001692021000 | 494 | Washington Street |                           | 1951       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692022000 | 495 | Washington Street |                           | 1950       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692023000 | 496 | Washington Street |                           | 1959       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692024000 | 497 | Washington Street |                           | 1957       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692025000 | 498 | Washington Street |                           | 1959       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692026000 | 499 | Washington Street |                           | 1958       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692027000 | 500 | Washington Street |                           | 1957       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692028000 | 501 | Washington Street |                           | 1956       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692029000 | 502 | Washington Street |                           | 1955       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |
| 001692030000 | 503 | Washington Street |                           | 1954       | FastWeb           | WWII/Post-War Monterey, 1940-1965 | Minimal Traditional          |                  |          |        |                  |       | 7%                                                                  |

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### Appendix A2 - Parcels Excluded From Downtown Area Reconnaissance Survey

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<td>1977 City Records</td>
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<td>Hotel Pacific</td>
<td>6Z built after 1966</td>
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<td>Hotel Pacific</td>
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<td>Description</td>
<td>Year Built</td>
<td>Source</td>
<td>CHRSC</td>
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<td>1976</td>
<td>City Records</td>
<td>6Z</td>
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Appendix B: Maps of the Survey Area

National Historic Landmark District and Downtown Area
Context Statement and Reconnaissance Survey
Monterey, California
Architectural Resources Group
Appendix C: California Historical Resource Status Codes

National Historic Landmark District and Downtown Area
Context Statement and Reconnaissance Survey
Monterey, California
Architectural Resources Group
California Historical Resource Status Codes

<table>
<thead>
<tr>
<th>1</th>
<th>Properties listed in the National Register (NR) or the California Register (CR)</th>
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<tbody>
<tr>
<td>1D</td>
<td>Contributor to a district or multiple resource property listed in NR by the Keeper. Listed in the CR.</td>
</tr>
<tr>
<td>1S</td>
<td>Individual property listed in NR by the Keeper. Listed in the CR.</td>
</tr>
<tr>
<td>1CD</td>
<td>Listed in the CR as a contributor to a district or multiple property resource by the SHRC</td>
</tr>
<tr>
<td>1CS</td>
<td>Listed in the CR as individual property by the SHRC.</td>
</tr>
<tr>
<td>1CL</td>
<td>Automatically listed in the California Register – Includes State Historical Landmarks 770 and above and Points of Historical Interest nominated after December 1997 and recommended for listing by the SHRC.</td>
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<table>
<thead>
<tr>
<th>2</th>
<th>Properties determined eligible for listing in the National Register (NR) or the California Register (CR)</th>
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<tr>
<td>2B</td>
<td>Determined eligible for NR as an individual property and as a contributor to an eligible district in a federal regulatory process. Listed in the CR.</td>
</tr>
<tr>
<td>2D</td>
<td>Contributor to a district determined eligible for NR by the Keeper. Listed in the CR.</td>
</tr>
<tr>
<td>2D2</td>
<td>Contributor to a district determined eligible for NR by consensus through Section 106 process. Listed in the CR.</td>
</tr>
<tr>
<td>2D3</td>
<td>Contributor to a district determined eligible for NR by Part I Tax Certification. Listed in the CR.</td>
</tr>
<tr>
<td>2D4</td>
<td>Contributor to a district determined eligible for NR pursuant to Section 106 without review by SHPO. Listed in the CR.</td>
</tr>
<tr>
<td>2S</td>
<td>Individual property determined eligible for NR by the Keeper. Listed in the CR.</td>
</tr>
<tr>
<td>2S2</td>
<td>Individual property determined eligible for NR by a consensus through Section 106 process. Listed in the CR.</td>
</tr>
<tr>
<td>2S3</td>
<td>Individual property determined eligible for NR by Part I Tax Certification. Listed in the CR.</td>
</tr>
<tr>
<td>2S4</td>
<td>Individual property determined eligible for NR pursuant to Section 106 without review by SHPO. Listed in the CR.</td>
</tr>
<tr>
<td>2CB</td>
<td>Determined eligible for CR as an individual property and as a contributor to an eligible district by the SHRC.</td>
</tr>
<tr>
<td>2CD</td>
<td>Contributor to a district determined eligible for listing in the CR by the SHRC.</td>
</tr>
<tr>
<td>2CS</td>
<td>Individual property determined eligible for listing in the CR by the SHRC.</td>
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<table>
<thead>
<tr>
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<th>Appears eligible for National Register (NR) or California Register (CR) through Survey Evaluation</th>
</tr>
</thead>
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<tr>
<td>3B</td>
<td>Appears eligible for NR both individually and as a contributor to a NR eligible district through survey evaluation.</td>
</tr>
<tr>
<td>3D</td>
<td>Appears eligible for NR as a contributor to a NR eligible district through survey evaluation.</td>
</tr>
<tr>
<td>3S</td>
<td>Appears eligible for NR as an individual property through survey evaluation.</td>
</tr>
<tr>
<td>3CB</td>
<td>Appears eligible for CR both individually and as a contributor to a CR eligible district through a survey evaluation.</td>
</tr>
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<td>3CD</td>
<td>Appears eligible for CR as a contributor to a CR eligible district through a survey evaluation.</td>
</tr>
<tr>
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<td>Appears eligible for CR as an individual property through survey evaluation.</td>
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<table>
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<table>
<thead>
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<th>Properties Recognized as Historically Significant by Local Government</th>
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<tr>
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<td>Contributor to a district that is listed or designated locally.</td>
</tr>
<tr>
<td>5D2</td>
<td>Contributor to a district that is eligible for local listing or designation.</td>
</tr>
<tr>
<td>5D3</td>
<td>Appears to be a contributor to a district that appears eligible for local listing or designation through survey evaluation.</td>
</tr>
<tr>
<td>5S1</td>
<td>Individual property that is listed or designated locally.</td>
</tr>
<tr>
<td>5S2</td>
<td>Individual property that is eligible for local listing or designation.</td>
</tr>
<tr>
<td>5S3</td>
<td>Appears to be individually eligible for local listing or designation through survey evaluation.</td>
</tr>
<tr>
<td>5B</td>
<td>Locally significant both individually (listed, eligible, or appears eligible) and as a contributor to a district that is locally listed, designated, determined eligible or appears eligible through survey evaluation.</td>
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<table>
<thead>
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<th>Not Eligible for Listing or Designation as specified</th>
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<tbody>
<tr>
<td>6C</td>
<td>Determined ineligible for or removed from California Register by SHRC.</td>
</tr>
<tr>
<td>6L</td>
<td>Landmarks or Points of Interest found ineligible for designation by SHRC.</td>
</tr>
<tr>
<td>6L</td>
<td>Determined ineligible for local listing or designation through local government review process; may warrant special consideration in local planning.</td>
</tr>
<tr>
<td>6T</td>
<td>Determined ineligible for NR through Part I Tax Certification process.</td>
</tr>
<tr>
<td>6U</td>
<td>Determined ineligible for NR pursuant to Section 106 without review by SHPO.</td>
</tr>
<tr>
<td>6W</td>
<td>Removed from NR by the Keeper.</td>
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<tr>
<td>6X</td>
<td>Determined ineligible for the NR by SHRC or Keeper.</td>
</tr>
<tr>
<td>6Y</td>
<td>Determined ineligible for NR by consensus through Section 106 process – Not evaluated for CR or Local Listing.</td>
</tr>
<tr>
<td>6Z</td>
<td>Found ineligible for NR, CR or Local designation through survey evaluation.</td>
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<table>
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<th>7</th>
<th>Not Evaluated for National Register (NR) or California Register (CR) or Needs Revaluation</th>
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<tr>
<td>7J</td>
<td>Received by OHP for evaluation or action but not yet evaluated.</td>
</tr>
<tr>
<td>7K</td>
<td>Resubmitted to OHP for action but not reevaluated.</td>
</tr>
<tr>
<td>7L</td>
<td>State Historical Landmarks 1-769 and Points of Historical Interest designated prior to January 1998 – Needs to be reevaluated using current standards.</td>
</tr>
<tr>
<td>7M</td>
<td>Submitted to OHP but not evaluated - referred to NPS.</td>
</tr>
<tr>
<td>7N</td>
<td>Needs to be reevaluated (Formerly NR Status Code 4)</td>
</tr>
<tr>
<td>7N1</td>
<td>Needs to be reevaluated (Formerly NR SC4) – may become eligible for NR w/restoration or when meets other specific conditions.</td>
</tr>
<tr>
<td>7R</td>
<td>Identified in Reconnaissance Level Survey: Not evaluated.</td>
</tr>
<tr>
<td>7W</td>
<td>Submitted to OHP for action – withdrawn.</td>
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Appendix D: DPR 523A (Primary Record) Forms

National Historic Landmark District and Downtown Area Context Statement and Reconnaissance Survey
Monterey, California
Architectural Resources Group
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Page</th>
<th>1 of 1</th>
<th><em>Resource Name or #:</em></th>
<th>542 Abrego Street</th>
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</thead>
</table>

**P1. Other Identifier:**

**P2. Location:**
- Not for Publication
- Unrestricted
  - a. County: Monterey
  - b. USGS 7.5' Quad: Monterey
  - c. Address: 542 Abrego Street
  - d. UTM: Zone ____, ____ mE/______ mN
  - e. Other Locational Data: APN 00169601100

**P3. Description:**
- Style: Mid-century Modernism/Monterey Colonial Revival
- Stories: 2
- Cladding: smooth stucco
- Porch: full width, concrete steps, wood columns, wood rail
- Door(s): Primary - double, metal, fully glazed, transom; Secondary - single, metal, transom
- Windows: Type 1 - grouped, fixed, aluminum
- Roof: mansard, shake, built up, flat, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: planters
- Related Features: concrete block wall at each building end; driveway through entry at building center, driveway
- Alterations: none visible
- Notes: none

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1965, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- NONE
- Location Map
- Continuation Sheet
- Building, Structure, and Object Record
- Architectural 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
PRIMAR Y RECORD

P1. Other Identifier: Mary Corning Winslow Black Studio

P2. Location:  Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
   c. Address 556 Abrego Street
   d. UTM: Zone 30, 93940 mE/ mN
   e. Other Locational Data: APN 001696009000

P3a. Description:
    • Style: Spanish Colonial Revival
    • Stories: 2
    • Cladding: smooth stucco
    • Porch: none visible
    • Door(s): Primary - double, wood, paneled; Secondary - double, wood, fully glazed
    • Windows: Type 1 - paired, casement, wood
    • Roof: side gable, shake, exposed purlins, exposed rafter tails, vergeboards, open eaves
    • Chimney: stucco, interior
    • Ornament: none
    • Landscape Features: garden, historic tree, lawn, mature landscaping, plantings, sculpture, trees
    • Related Features: none
    • Alterations: addition to side elevation
    • Notes: Balconies feature turned wood rails and chamfered posts, metal railings

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:
   Building: yes
   Structure: no
   Object: no
   Site: no
   District: yes
   Element of District: no

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic 1930, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE, Location 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
**P1. Other Identifier:** Garage to Mary Black Studio

**P2. Location:**
- Unrestricted
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 565 Abrego Street
- **d. UTM:** Zone 1, 3940 mE/3940 mN
- **e. Other Locational Data:** Monterey 93940

**P3a. Description:**
- **Style:** Vernacular
- **Stories:** 1.5
- **Cladding:** wood vertical boards
- **Porch:** none
- **Door(s):** Primary - single, wood, fully glazed
- **Windows:** Type 1 - grouped, fixed, wood
- **Roof:** front gable, composition shingle, vergeboards
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved yard, planters, trees
- **Related Features:** arched wood gate at low concrete perimeter wall, wall
- **Alterations:** cladding altered, door replaced, windows replaced
- **Notes:** none

**P3b. Resource Attributes:**
- **Address:** 565 Abrego Street
- **City:** Monterey
- **Zip:** 93940
- **County:** Monterey
- **Address:** 565 Abrego Street
- **City:** Monterey
- **Zip:** 93940
- **Description:** 1S

**HP6. Resources Present:**
- **Building:**
- **Structure:**
- **Object:**
- **Site:**
- **District:**
- **Element of District:**
- **Other (Isolates, etc.):**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **West elevation**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic:**
- **Prehistoric:**
- **Both:**
- **c. 1950, historical research**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown**
- **Area Context Statement and Survey**
Casa Abrego

**P2. Location:**
- **County:** Monterey
- **Address:** 592 Abrego Street
- **UTM:** Zone ____, mE/ ____, mN
- **APN:** 001696007000

**P3a. Description:**
- **Style:** Spanish Colonial
- **Stories:** 1
- **Cladding:** Adobe covered with smooth stucco, board and batten
- **Porch:** Full width, wood posts, wood rail
- **Door(s):** Primary - single, wood, historic surround
- **Windows:** Type 1 - paired, casement, wood, multipane, historic surround; Type 2 - single, double hung, wood, multipane, historic surround
- **Roof:** Side gable, shake, exposed purlins
- **Chimney:** Brick, interior
- **Ornament:** None
- **Landscape Features:** Mature landscaping, plantings, trees
- **Related Features:** Low stone wall north of entrance; stucco-clad adobe & stone fence enclosing a rear patio and garden
- **Alterations:** None visible
- **Notes:** None

**P3b. Resource Attributes:**
- **HP13. Community center/social hall**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1834, City Records**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown**
- **Area Context Statement and Survey**
P.1. Other Identifier: Casa Pacheco

P.2. Location: [ ] Not for Publication [ ] Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad Date: Monterey 1/4 of 1/4 of Sec B.M.
   c. Address: 602 Abrego Street
   d. UTM: Zone ___, _____ mE/_____ mN
   e. Other Locational Data: APN 00168301100

P.3a. Description:
   • Style: Monterey Colonial
   • Stories: 2.5
   • Cladding: adobe covered with smooth stucco
   • Porch: recessed entry porch
   • Door(s): Primary - single, wood, paneled, historic surround, sidelights
   • Windows: Type 1 - single, double hung, wood, multipane, historic surround; Type 2 - grouped, fixed, wood, multipane
   • Roof: side gable, composition shingle, intersecting gable at ridgeline, open eaves
   • Chimney: none visible
   • Ornament: metal ridge cap at roof; wood lintels and sloped sills; balconies with wood and iron rails; wood vent at gable of rear façade
   • Landscape Features: brick sidewalks, plantings, trees
   • Related Features: Concrete block wall with wood coping at rear
   • Alterations: addition to side elevation, some window openings filled in, some door openings infilled; entrance moved from Webster; other alterations
   • Notes: none

P.3b. Resource Attributes: (List attributes and codes)

P.4. Resources Present: [ ] Building [ ] Structure [ ] Object [ ] Site [ ] District [ ] Element of District [ ] Other (Isolates, etc.)

P.5a. Photograph

P.5b. Description of Photo:
   West and north elevations
   ARG, January 2011

P.6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1840, City Records

P.7. Owner and Address:
   Not recorded

P.8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P.9. Date Recorded: June 2011

P.10. Survey Type: Reconnaissance

P.11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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)
615 Abrego Street

P1. Other Identifier: Casa Madariaga

P2. Location: 

*P2a. County: Monterey

*P2b. USGS 7.5' Quad Date: Monterey 1/4 of 1/4 of Sec B.M.

d. UTM: Zone ____, _______ mE/_______ mN

e. Other Locational Data: APN 001727014000

P3a. Description:

• Style: Spanish Colonial
• Stories: 1.5
• Cladding: adobe covered with stucco
• Porch: full width, wood posts
• Door(s): Primary - single, wood, divided lights, fully glazed, historic surround
• Windows: Type 1 - paired, casement, wood, multipane, historic surround; Type 2 - single, fixed, wood
• Roof: side gable, clay tile, brackets, exposed purlins, exposed rafter tails
• Chimney: stone, interior
• Ornament: pipe vents at gable; wood sign affixed next to door reads "First National Bank"
• Landscape Features: brick at entry; wood planters, plantings
• Related Features: none
• Alterations: none visible
• Notes: none

P3b. Resource Attributes: HP6. 1-3 story commercial building

P4. Resources Present:

*P5a. Photograph

P5b. Description of Photo:

West elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:

*P7. Owner and Address:

Not recorded

*P8. Recorded by:

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:

June 2011

*P10. Survey Type:

Reconnaissance

*P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Attachments:

NONE  Location 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
**P1. Other Identifier:**

**P2. Location:**
- Not for Publication
- Unrestricted
- Monterey
- 626 Abrego Street
- Monterey 93940
- UTM Zone 7N, mE/mN: 93940
- APN 001683012000

**P3a. Description:**
- Style: Mid-century Modernism
- Stories: 3
- Porch: full width, material unknown- columns, iron rail
- Windows: Type 1 - single, sliding
- Chimney: none visible
- Ornament: none
- Landscape Features: swimming pool, planters, plantings, trees
- Related Features: paved parking lot, large underground garage, carport, driveway
- Alterations: none visible
- Notes: concrete block screen walls

**P3b. Resource Attributes:**
- Mid-century Modernism
- Concrete block, smooth stucco, see notes
- Full width, material unknown- columns, iron rail
- Single, sliding windows
- None visible, none
- Swimming pool, planters, plantings, trees
- Paved parking lot, large underground garage, carport, driveway
- None visible
- Concrete block screen walls

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

**P5a. Photograph**

**P5b. Description of Photo:**
South and east elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1960, visual estimate

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey
**P3a. Description:**
- **Style:** Western False Front
- **Stories:** 2
- **Cladding:** wood clapboards
- **Porch:** recessed, concrete steps
- **Door(s):** Primary - double, security door, wood
- **Windows:** Type 1 - single, double hung, wood, historic surround; Type 2 - single, double hung, aluminum, historic surround
- **Roof:** front gable, hipped, composition shingle, exposed rafter tails, parapet, open eaves
- **Chimney:** none visible
- **Ornament:** wooden flag pole centered atop stepped parapet; wooden sign over door reading "JACL 424"
- **Landscape Features:** plantings
- **Related Features:** walkway
- **Alterations:** some windows replaced, ground floor windows have aluminum sash; security doors
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes) HP13. Community center/social hall

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

**P5a. Photograph**

**P5b. Description of Photo:** East elevation

ARG, January 2011

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

1926, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.

424 Adams Street

Monterey

Japanese American Citizens League Hall

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
**HP2. Single family property**

**ARG, January 2011**

**APN 001721005000**

**11**

**South elevation**

**P1. Other Identifier:**

**P2. Location:**
- Not for Publication
- Unrestricted
- Monroe
- USGS 7.5’ Quad Date T R 1/4 of 1/4 of Sec __ : __ B.M.
- Address: 435 Alma Street
- City: Monterey
- Zip: 93940
- UTM: Zone __, _______ mE/_________ mN
- Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)
- APN 001721005000

**P3a. Description:**
- Style: Vernacular Cottage
- Stories: 1
- Cladding: aluminum
- Porch: partial width, wood steps, wood posts, wood rail
- Door(s): Primary - single, wood, partially glazed, paneled
- Windows: Type 1 - single, sliding, aluminum
- Roof: hipped, composition shingle, composition sheets, shed, boxed eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: basement; cut stone, broken course retaining wall at side yard; wood fence at rear and other side yard, driveway
- Alterations: addition to rear elevation, cladding altered, windows replaced, porch altered, aluminum windows
- Notes: raised inhabitable basement

**P3b. Resource Attributes:**
- (List attributes and codes)

**P4. Resources Present:**
- Building
- Structure
- Other (List):

**P5a. Photograph**

**P5b. Description of Photo:**
- South elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1920, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
**P1. Other Identifier:**

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5’ Quad:** Monterey
- **c. Address:** 484 Alma Street
- **d. UTM:** Zone 7N, 93940mE/33572mN
- **e. Other Locational Data:** APN 001726007000

**P3a. Description:**
- **Style:** Vernacular Cottage
- **Stories:** 2
- **Porch:** entrance porch, wood steps, wood columns, wood rail
- **Doors:** Primary - single, metal, metal screen; Secondary - single, wood, historic surround
- **Windows:** Type 1 - single, double hung, vinyl, historic surround; Type 2 - single, double hung, wood, historic surround (see notes)
- **Roof:** side gable, composition shingle, composition shingle, shed, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** vergeboard at porch gable
- **Landscape Features:** plantings, trees
- **Related Features:** walkway
- **Alterations:** cladding altered, door replaced, some windows replaced, aluminum screen door added
- **Notes:** Type 3 window - single, double hung, vinyl, multipane, historic surround

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- North elevation
- ARG, January 2011

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

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey
Osio-Rodriguez Adobe

*P1. Other Identifier: Monterey Colonial
*P2. Location: Monterey
  - County: Monterey
  - USGS 7.5' Quad: Monterey
  - Address: 380 Alvarado Street
  - UTM: Zone 1849, City Monterey

*P3a. Description:
- Style: Monterey Colonial
- Stories: 2
- Cladding: adobe covered with smooth stucco
- Porch: wood columns, wood rail
- Door(s): Primary - single, wood, divided lights, paneled, historic surround, transom; Secondary - double, wood, divided lights, historic surround
- Windows: Type 1 - single, double hung, wood, multipane, historic surround
- Roof: side gable, composition shingle, boxed eaves
- Chimney: none visible
- Ornament: wood siding at gable
- Landscape Features: round clay planters
- Related Features: brick sidewalk
- Alterations: none visible
- Notes: cantilevered second story balcony, exposed joists below

*P3b. Resource Attributes: (List attributes and codes)

*P4. Resources Present:
- Building
- Structure
- Object
- Site
- District
- Other

HP6. 1-3 story commercial building

P5a. Photograph

P5b. Description of Photo: East elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1849, City Records

P7. Owner and Address:
- Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE, Location 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
Ordway Block Building

**P1. Other Identifier:** Ordway Block Building

**P2. Location:**
- **Unrestricted**
- **County:** Monterey
- **Address:** 398 Alvarado Street
- **UTM:** Zone 9, mE/ mN 93940

**P3a. Description:**
- **Style:** Late Victorian
- **Stories:** 2.5
- **Porch:** none
- **Door(s):** Primary - double, metal, fully glazed, transom; Secondary - double, metal, fully glazed
- **Windows:** Type 1 - single, fixed, wood; Type 2 - grouped, fixed, steel, transom; Type 3 - canted bay, fixed, steel, transom
- **Roof:** flat, built up, brackets, cornice, dentils, parapet
- **Chimney:** none visible
- **Ornament:** Balustrade over canted bays. Recessed bays with shields, swags and ribbons. Single faceted column at corner entrance. (See notes.)
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Cladding is painted board-formed concrete. Some window sills rusticated stone or concrete. Ornament, continued - Carved plaque reading "Ordway Block."

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
South and east elevations
ARG, January 2011

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

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey

*Attachments:*
- NONE
- Location 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)
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Resource Name or #: 399 Alvarado Street

P1. Other Identifier: Monterey County Bank (Wells Fargo Bank)

P2. Location: [ ] Not for Publication [ ] Unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey
   c. Address 399 Alvarado Street
   d. UTM: (Give more than one for large and/or linear resources) Zone 9, 93940 mE/ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001386003000

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 2
   • Cladding: fieldstone, smooth stucco
   • Porch: recessed, stucco arches
   • Door(s): Primary - double, metal, fully glazed, historic surround
   • Windows: Type 1 - single, fixed, metal, arched opening, multipane; Type 2 - single, fixed, metal, multipane
   • Roof: combination, front gable, shed, clay tile, clay tile, pyramidal hipped, tower
   • Chimney: none visible
   • Ornament: decorative pipe vents at gable
   • Landscape Features: brick sidewalk, plantings, trees
   • Related Features: none
   • Alterations: door replaced, possible window and door removal at façade to create recessed vestibule for atm
   • Notes: Property also includes APN 001386002000; main door in recessed, colonnaded, arched entry with decorative metal door surround; arched gallery at side of building

P3b. Resource Attributes: (List attributes and codes)
   • HP6: 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   North and west elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1931, Howard

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Required Information
**P1. Other Identifier:** Goldstone Block Building

**P2. Location:**
- **County:** Monterey
- **Address:** 400 Alvarado Street
- **City:** Monterey
- **Zip:** 93940
- **UTM:** Zone __, _____ mE/_______ mN

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** textured stucco, see notes
- **Porch:** none
- **Door(s):** Primary - single, door material unknown, fully glazed, sidelights; Secondary - single, door material unknown, fully glazed, sidelights
- **Windows:** Type 1 - grouped, fixed; Type 2 - grouped, casement, material unknown, multipane (see notes)
- **Roof:** flat, built up, clay tile, shed
- **Chimney:** none visible
- **Ornament:** Solomonic columns, Moorish ornament, and stucco relief at main tower entrance, grillework at round windows, second floor steel
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Kiosks set into east façade entrance extend floorspace into recessed entry. Ceramic tile storefront wainscot and in recessed bays above windows. Windows, continued: Type 3 - grouped, tripartite, casement, material unknown, fixed; Type 4 - single, fixed, material unknown

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East and north elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **City Records**
- **1906**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
- **Monterey Downtown**

**P5. Other Identifier:** Goldstone Block Building

**P2. Location:**
- **County:** Monterey
- **Address:** 400 Alvarado Street
- **City:** Monterey
- **Zip:** 93940
- **UTM:** Zone __, _____ mE/_______ mN

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** textured stucco, see notes
- **Porch:** none
- **Door(s):** Primary - single, door material unknown, fully glazed, sidelights; Secondary - single, door material unknown, fully glazed, sidelights
- **Windows:** Type 1 - grouped, fixed; Type 2 - grouped, casement, material unknown, multipane (see notes)
- **Roof:** flat, built up, clay tile, shed
- **Chimney:** none visible
- **Ornament:** Solomonic columns, Moorish ornament, and stucco relief at main tower entrance, grillework at round windows, second floor steel
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Kiosks set into east façade entrance extend floorspace into recessed entry. Ceramic tile storefront wainscot and in recessed bays above windows. Windows, continued: Type 3 - grouped, tripartite, casement, material unknown, fixed; Type 4 - single, fixed, material unknown

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East and north elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **City Records**
- **1906**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
- **Monterey Downtown**

**P5. Other Identifier:** Goldstone Block Building

**P2. Location:**
- **County:** Monterey
- **Address:** 400 Alvarado Street
- **City:** Monterey
- **Zip:** 93940
- **UTM:** Zone __, _____ mE/_______ mN

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** textured stucco, see notes
- **Porch:** none
- **Door(s):** Primary - single, door material unknown, fully glazed, sidelights; Secondary - single, door material unknown, fully glazed, sidelights
- **Windows:** Type 1 - grouped, fixed; Type 2 - grouped, casement, material unknown, multipane (see notes)
- **Roof:** flat, built up, clay tile, shed
- **Chimney:** none visible
- **Ornament:** Solomonic columns, Moorish ornament, and stucco relief at main tower entrance, grillework at round windows, second floor steel
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Kiosks set into east façade entrance extend floorspace into recessed entry. Ceramic tile storefront wainscot and in recessed bays above windows. Windows, continued: Type 3 - grouped, tripartite, casement, material unknown, fixed; Type 4 - single, fixed, material unknown

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East and north elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **City Records**
- **1906**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
- **Monterey Downtown**

**P5. Other Identifier:** Goldstone Block Building

**P2. Location:**
- **County:** Monterey
- **Address:** 400 Alvarado Street
- **City:** Monterey
- **Zip:** 93940
- **UTM:** Zone __, _____ mE/_______ mN

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** textured stucco, see notes
- **Porch:** none
- **Door(s):** Primary - single, door material unknown, fully glazed, sidelights; Secondary - single, door material unknown, fully glazed, sidelights
- **Windows:** Type 1 - grouped, fixed; Type 2 - grouped, casement, material unknown, multipane (see notes)
- **Roof:** flat, built up, clay tile, shed
- **Chimney:** none visible
- **Ornament:** Solomonic columns, Moorish ornament, and stucco relief at main tower entrance, grillework at round windows, second floor steel
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Kiosks set into east façade entrance extend floorspace into recessed entry. Ceramic tile storefront wainscot and in recessed bays above windows. Windows, continued: Type 3 - grouped, tripartite, casement, material unknown, fixed; Type 4 - single, fixed, material unknown

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East and north elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **City Records**
- **1906**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
- **Monterey Downtown**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Resource Name or #: 408 Alvarado Street

P1. Other Identifier: Monterey Hotel

P2. Location: Unrestricted
   - County: Monterey
   - USGS 7.5’ Quad: Monterey
   - Address: 408 Alvarado Street
   - UTM: Zone 2S2, mE/39940 mN

P3a. Description:
   - Style: Mission Revival
   - Stories: 4
   - Cladding: brick, see notes
   - Porch: recessed entry with canopy
   - Door(s): Primary - double, wood, partially glazed
   - Windows: Type 1 - single, fixed, material unknown; Type 2 - paired, two-sided bay, double hung, wood, transom, fixed, wood, leaded glass (see notes)
   - Roof: flat, built up, brackets, cornice, parapet
   - Chimney: none visible
   - Ornament: Stepped parapet cornice: 4-pointed star with "1904" in center, "GREENE" arranged in an arch. Roof balustrade. (see notes.)
   - Landscape Features: none
   - Related Features: none
   - Alterations: addition to side elevation, some windows replaced
   - Notes: Property also includes parcels APN 001572016000, 001572023000. Cladding is painted brick with terra cotta trim. Oriel bay windows have conical clay tile roofs. Two quatrefoil windows with grilles. Windows, cont: Type 3 - paired, fixed, material unknown, arched opening, transom, fixed, wood, leaded glass. Ornament, continued: Terra cotta pediments, shields, columns, acanthus leaves, floral ornaments.

P3b. Resource Attributes: (List attributes and codes)

HP5. Hotel/motel

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
   East elevation

ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: NONE Location 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
P1. Other Identifier: M. Ortin's Block

P2. Location: [ ] Not for Publication  [ ] Unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey
   *c. Address 409 Alvarado Street
   *d. UTM: (Give more than one for large and/or linear resources) Zone _____ mE/ _____ mN
   *e. Other Locational Data: Monterey 93940

P3a. Description:
   • Style: Late Victorian
   • Stories: 2
   • Cladding: smooth stucco
   • Door(s): none
   • Windows: Type 1 - canted bay, double hung, vinyl, fixed, vinyl, historic surround; Type 2 - grouped, fixed, metal
   • Roof: flat, built up, dentils, parapet
   • Chimney: none visible
   • Ornament: decorative paneled molding at window surrounds; decorative brackets beneath bay windows; decorative colonnade at parapet
   • Landscape Features: none
   • Related Features: none
   • Alterations: windows replaced, storefront altered, ornament stripped at base
   • Notes: none

P3b. Resource Attributes: (List attributes and codes)
   HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   West elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   [ ] Historic  [ ] Prehistoric  [ ] Both
   1910, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: [ ] NONE  [ ] Location 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):
P1. Other Identifier: Casa Sanchez

P2. Location: ☑ Unrestricted

*P2a. County: Monterey
*P2b. USGS 7.5' Quad: 414 Alvarado Street
*P2c. Address: Monterey
*P2d. City: Monterey
*P2e. Zip: 93940

P3a. Description:
• Style: Monterey Colonial
• Stories: 2
• Cladding: adobe covered with smooth stucco
• Porch: full width, wood posts, wood rail
• Door(s): Primary - single, wood, divided lights, paneled, historic surround; Secondary - single, wood, partially glazed, historic surround
• Windows: Type 1 - single, double hung, wood, multipane, historic surround
• Roof: shed, composition shingle, boxed eaves
• Chimney: none visible
• Ornament: Second floor balcony is cantilevered; exposed joists below, Trim at balcony floor edge
• Landscape Features: brick sidewalk
• Related Features: none
• Alterations: door replaced, porch rails altered, Porch spindles may be replacements
• Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
East elevation
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1829, City Records

P7. Owner and Address:
Not recorded

P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded:
June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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
P1. Other Identifier: A.R. Underwood Building

P2. Location: Unrestricted

Pennsylvania

City Monterey

Address 416 Alvarado Street

P3a. Description:

- Style: Renaissance Revival
- Stories: 3
- Cladding: brick
- Porch: none
- Door(s): Primary - double, metal, fully glazed; Secondary - single, metal, fully glazed, sidelights, transom
- Windows: Type 1 - single, fixed, material unknown, multipane; Type 2 - grouped, double hung, wood; Type 3 - paired, fixed, glass block
- Roof: flat, built up, brackets, dentils, parapet
- Chimney: none visible
- Ornament: Balcony with brackets, egg and dart rail with recessed panels. Parapet reads "R. UNDERWOOD BUILDING"
- Landscape Features: none
- Related Features: none
- Alterations: door replaced, some windows replaced, Storefront remodeled
- Notes: none

P3b. Resource Attributes: (List attributes and codes)

HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:

East elevation

ARG, January 2011

P6. Date Constructed/Age and Source: Historic Prehistoric Both

1912, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by:

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Required Information

*Attachments: NONE Location 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):
**P1. Other Identifier:** Golden State Theater

**P2. Location:**
- Not for Publication
- Unrestricted
- County: Monterey
- Address: 417 Alvarado Street
- UTM: Zone __________, __________ mE/ __________ mN
- City: Monterey
- Zip: 93940

**P3a. Description:**
- **Style:** Mission Revival/Churriguereque
- **Stories:** 3
- **Cladding:** smooth stucco, see notes
- **Porch:** none
- **Door(s):** Primary - not visible
- **Windows:** Type 1 - grouped, fixed, aluminum, arched opening; Type 2 - grouped, single, casement, wood (see notes)
- **Roof:** flat, built up, parapet
- **Chimney:** none visible
- **Ornament:** Spanish Baroque ornament at central bay including Solomonic columns, urns, egg and dart, scrolls, cherubs, shells, shields (see notes).
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** ornament stripped, door replaced, some windows replaced, storefront remodeled, marquee added
- **Notes:** 1966 storefront remodel includes faux stone finish. Windows, continued: Type 3 - paired, single, casement, wood, arched opening. Ornament, continued: Half eagle relief at top north corner. Cast iron balconies at third floor.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
West elevation
ARG, January 2011

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

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)**
P1. Other Identifier: 

P2. Location: [ ] Not for Publication [ ] Unrestricted
   "a. County Monterey and "
   "b. USGS 7.5' Quad Monterey 2, Date __________ T__; R__; 1/4 of 1/4 of Sec __; ______ B.M.
   "c. Address 423 Alvarado Street City Monterey Zip 93940
   "d. UTM: (Give more than one for large and/or linear resources) Zone __, ______ mE/ ______ mN
   "e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001573005000

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 1
   • Cladding: smooth stucco
   • Porch: recessed entry
   • Door(s): Primary - double, metal, fully glazed, transom; Secondary - single, metal, fully glazed
   • Windows: Type 1 - grouped, fixed, metal
   • Roof: shed, composition shingle, clay tile, side gable
   • Chimney: none visible
   • Ornament: decorative recesses in stucco at door and window surrounds and top of wall at Tyler Street side
   • Landscape Features: brick sidewalk
   • Related Features: none
   • Alterations: door replaced, windows replaced, altered storefront on Alvarado street
   • Notes: Also 422 Tyler Street

P3b. Resource Attributes: (List attributes and codes)
   HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   West elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1926, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments:
   [ ] NONE [ ] Location 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)
East (422 Tyler Street) elevation (ARG, January 2011).
P1. Other Identifier: Regency Theater/BPOE Building

P2. Location:

- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 426 Alvarado Street
- City: Monterey
- Zip: 93940
- UTM: Zone (Give more than one for large and/or linear resources)

*P3a. Description:
- Style: Renaissance Revival
- Stories: 3
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - single, metal, fully glazed, sidelite, transom
- Windows: Type 1 - tripartite, casement, wood, arched opening, transom; Type 2 - tripartite, casement, wood
- Roof: flat, built up, cornice, dentils, modillons
- Chimney: none visible
- Ornament: Cornice featuring modillons and dentils, Tuscan columns with shields, spandrels with keystones and swags
- Landscape Features: trees
- Related Features: none
- Alterations: ornament stripped, door replaced, some windows replaced, storefront altered, window boxes removed
- Notes: none

*P3b. Resource Attributes: HP6. 1-3 story commercial building

*P4. Resources Present: Building, Structure, Object

P5a. Photograph

P5b. Description of Photo: East elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- 1917, City Records

*P7. Owner and Address:
- Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Required Information
**HP6. 1-3 story commercial building**

**ARG, January 2011**

### **East elevation**

**432 Alvarado Street**

#### **Other Identifier:**

**Other Listings**

- **Trinomial:** Monterey
- **APN:** 001572020000
- **Monterey 93940 **
- **UTM:** (Give more than one for large and/or linear resources)  Zone __, __ mE/ __ mN
- **1926, 2002 survey**
- **Historic**
- **Prehistoric**
- **Both**

#### **Resource Attributes:**

- **Classic Revival**
- **Cladding:** brick, smooth stucco
- **Door(s):** Primary - double, metal, fully glazed, transom
- **Windows:** Type 1 - paired, fixed, metal, sliding, aluminum; Type 2 - single, fixed, metal
- **Roof:** flat, built up, cornice, parapet
- **Chimney:** none visible
- **Ornament:** corbeled brick cornice with clay tile at top; row of brick at window sills and heads in decorative bonding; tile base at storefront wall
- **Landscape Features:** brick sidewalk
- **Related Features:** none
- **Alterations:** seismic anchor plates added, door replaced, windows replaced, first floor façade altered
- **Notes:** altered

#### **P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**
- **Other (Isolates, etc.)**

#### **P5a. Photograph**

**P5b. Description of Photo:**

East elevation

**ARG, January 2011**

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

- **Historic**
- **Prehistoric**
- **Both**

- **c. 1926, 2002 survey**

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

**Attachments:**

- **NONE**
- **Location 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**

**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Page</th>
<th>of</th>
<th>*Resource Name or #:</th>
<th>(Assigned by Recorder)</th>
<th>435 Alvarado Street</th>
</tr>
</thead>
</table>

**P1. Other Identifier:** Monterey Investment Company Building

**P2. Location:**
- **County:** Monterey
- **UNRESTRICTED**
- **Address:** 435 Alvarado Street
- **UTM:** Zone ___, _______ mE/________ mN
- **APN:** 001573002000

**P3a. Description:**
- **Style:** Mission Revival
- **Stories:** 2
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - single, wood, fully glazed; Secondary - single, wood, fully glazed
- **Windows:** Type 1 - single, double hung, wood, arched opening, historic surround; Type 2 - canted bay, casement, wood
- **Roof:** flat, built up, clay tile, side gable, parapet, tower
- **Chimney:** none visible
- **Ornament:** Frieze at squat towers with acanthus leaves and flowers (see notes)
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** door replaced, some windows replaced, storefront remodeled
- **Notes:** Storefront doors next to entry doors are bi-fold. Ornament, continued: arched windows with pilasters, curved molding surround and projecting ledges with scrollwork, projecting bay has bracket supports

**P3b. Resource Attributes:** (List attributes and codes)

| HP6. 1-3 story commercial building |

| P3a. Description: |

| P4. Resources Present: |

| P5a. Photograph |

**P5b. Description of Photo:**

West elevation

ARG, January 2011

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

1910, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

**Attaches:**

| NONE | Location 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*
HP6. 1-3 story commercial building

11

(P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

*P3a. Description:

• Style: Mission Revival
• Stories: 2
• Cladding: brick, smooth stucco, see notes
• Porch: recessed entry
• Door(s): Primary - single, fully glazed, sidelights; Secondary - single, fully glazed, sidelights, transom
• Windows: Type 1 - single, fixed, aluminum, arched opening; Type 2 - single, double hung, wood (see notes)
• Roof: flat, built up, clay tile, pyramidal hipped, brackets, tower, open eaves, wide eaves
• Chimney: none visible
• Ornament: West façade features false balconies with turned wood balusters, urns at tower roofs, curved parapet, broken pediments, cartouches.
• Landscape Features: none
• Related Features: none
• Alterations: door replaced, some windows replaced
• Notes: Mostly stucco cladding, east ground floor façade brick. Windows, continued: Type 3 - paired, casement, wood, multipane top sash; Type 4 - tripartite, fixed, material unknown, multipane

*P3b. Resource Attributes: (List attributes and codes)

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

*P5a. Photograph

P5b. Description of Photo:

North and west elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

☑ Historic, ☑ Prehistoric, ☐ Both

1904, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

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

DPR 523A (1/95)

*Required Information
**P1. Other Identifier:** Monterey Savings and Loan

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5’ Quad:** Monterey
- **c. Address:** 449 Alvarado Street
- **d. UTM:** Zone 1962, City Monterey, Zip 93940

**P3a. Description:**
- **Style:** International
- **Stories:** 3
- **Porch:** none
- **Door(s):** Primary - double, door material unknown, fully glazed, sidelights
- **Windows:** Type 1 - single, tripartite, fixed, material unknown, arched opening; Type 2 - single, fixed, aluminum
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved decks and courtyard, art, plantings
- **Related Features:** none
- **Alterations:** none visible
- **Notes:** Historic zoning removed in 2008 (Ord. 3419). Cladding is exposed concrete. Monumental windows have aluminum sunscreens.

**P3b. Resource Attributes:**
- **HP6. 1-3 story commercial building**

**P4. Resources Present:**
- **Building**: Yes
- **Structure**: No
- **Object**: No
- **Site**: No
- **District**: No
- **Element of District**: No
- **Other (Isolates, etc.)**: No

**P5b. Description of Photo:**
- **West elevation**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**: No
- **Both**: No
- **1962, City Records**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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)**
**P1. Other Identifier:**
F.W. Woolworth Building

**P2. Location:**
- Not for Publication
- Unrestricted
- County: Monterey
- USGS 7.5' Quad: 458 Alvarado Street
- City: Monterey
- Zip: 93940
- UTM: Zone 7N, mE/mN: APN 001572006000

**P3a. Description:**
- Style: Mission Revival
- Stories: 2
- Cladding: smooth stucco
- Porch: recessed entry
- Door(s): Primary - double, door material unknown, fully glazed, transom
- Windows: Type 1 - single, fixed, metal
- Roof: flat, built up, parapet
- Chimney: none visible
- Ornament: Curved stepped parapet with closed balustrade, oval plaque with "est. 1950" at center.
- Landscape Features: none
- Related Features: none
- Alterations: none visible
- Notes: none

**P3b. Resource Attributes:**
(List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1936, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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

PRIMARY RECORD

Resource Name or #: 475 Alvarado Street

P1. Other Identifier: Redmen Hall

P2. Location: 
- Not for Publication
- Unrestricted

P2a. County: Monterey

P2b. USGS 7.5' Quad: Monterey

P2c. Address: 475 Alvarado Street

P2d. City: Monterey

P2e. Zip Code: 93940

*P3a. Description:
- Style: Classical Revival
- Stories: 2
- Cladding: permastone
- Porch: none
- Door(s): Primary - double, metal, fully glazed, transom
- Windows: Type 1 - canted bay, fixed, metal; Type 2 - tripartite, fixed, wood
- Roof: flat, built up, brackets, cornice, dentils
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: none
- Alterations: cladding altered, windows replaced, parapet added
- Notes: none

*P3b. Resource Attributes:
- HP6. 1-3 story commercial building

*P4. Resources Present:
- Building

*P5a. Photograph

P5b. Description of Photo:
- West elevation
- ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- 1926, City Records

*P7. Owner and Address:
- Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
- Area Context Statement and Survey

*Attachments:
- NONE
- Location 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): 

*Required Information
**P1. Location:**
- **County:** Monterey
- **Address:** 479 Alvarado Street
- **UTM:** (Give more than one for large and/or linear resources)
  - Zone ____, _______ mE/ ________ mN
- **APN:** 001574005000

**P2. Other Identifier:**
- **State of California -- The Resources Agency DEPARTMENT OF PARKS AND RECREATION PRIMARY RECORD**
- **Primary #**
- **HRI #**
- **Trinomial**
- **Other Listings**
- **Review Code**
- **Reviewer**
- **Date**

**P3a. Description:**
- **Style:** Late Victorian
- **Stories:** 2
- **Cladding:** concrete block, smooth stucco, see notes
- **Porch:** none
- **Doors:** Primary - single, wood, partially glazed, transom; Secondary - single, wood, paneled
- **Windows:** Type 1 - canted bay, double hung, wood, multipane, transom; Type 2 - grouped, fixed, wood, multipane; Type 3 - single, sliding, aluminum
- **Roof:** flat, built up, parapet
- **Chimney:** none visible
- **Ornament:** Eyebrow parapet inscribed with "1923", accent tiles at frieze.
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** cladding altered, some windows replaced
- **Notes:** Also 482 Tyler Street. Painted slump block at storefront ground floor, stucco elsewhere.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1923, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Required Information**
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

<table>
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<th>Other Listings</th>
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<th>Reviewer</th>
<th>Date</th>
</tr>
</thead>
</table>

**P1. Other Identifier:**  
Bank of America

**P2. Location:**  
- **County:** Monterey  
- **Address:** 482 Alvarado Street

**P3a. Description:**
- **Style:** Classical Revival  
- **Stories:** 3  
- **Porch:** none  
- **Door(s):** Primary - double, metal, fully glazed  
- **Windows:** Type 1 - tripartite, fixed, wood, multipane, historic surround; Type 2 - single, fixed, metal  
- **Roof:** side gable, shake, brackets, parapet  
- **Chimney:** none visible  
- **Ornament:** Frieze features carved lettering "Bank of America" and plaques with relief ships.  
- **Landscape Features:** none  
- **Related Features:** none  
- **Alterations:** addition to rear elevation, addition to side elevation, some windows replaced  
- **Notes:** Stone cladding

**P3b. Resource Attributes:** (List attributes and codes)  
HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
East elevation  
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1941, City Records**

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:**  
Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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**

**PRIMARY RECORD**

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<th>Date</th>
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</table>

**Resource Name or #:** (Assigned by Recorder) 490-498 Alvarado Street

**P1. Other Identifier:** Alvarado Adobe

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
- **County:** Monterey
- **USGS 7.5’ Quad:** Monterey
- **Address:** 490-498 Alvarado Street
- **UTM:** Zone 1834, City Monterey, Zip 93940

**P3a. Description:**
- **Style:** Spanish Colonial
- **Stories:** 2
- **Cladding:** adobe covered with smooth stucco, wood clapboards
- **Porch:** none
- **Door(s):** Primary - double, wood, partially glazed; Secondary - double, wood, divided lights, partially glazed, historic surround, transom
- **Windows:** Type 1 - single, double hung, wood, multipane, historic surround; Type 2 - grouped, fixed, wood
- **Roof:** flat, built up, composition shingle, shed, brackets, cornice, parapet
- **Chimney:** none visible
- **Ornament:** brick water table at storefront openings
- **Landscape Features:** brick planters in ground-floor window openings, plantings
- **Related Features:** paved parking lot at rear, driveway
- **Alterations:** rear elevation addition, cladding altered, door opening remodeled, door replaced, some windows replaced, some window openings resized
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- South and east elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1834, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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)*
**P1. Other Identifier:**

- **P2. Location:**
  - *Not for Publication* ☐
  - *Unrestricted* ☑  
  (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
  - **b. USGS 7.5' Quad** Monterey Date ___________ 
  - **c. Address** 499 Alvarado Street
  - **d. UTM:** (Give more than one for large and/or linear resources) Zone ___________, ___________ mE/___________ mN
  - **e. Other Locational Data:** (e.g., parcel #, directions to resource, elevation, etc., as appropriate) ___________ 

**P3a. Description:**
- **Style:** Mid-century Modernism
- **Stories:** 1
- **Cladding:** smooth stucco, see notes
- **Porch:** none
- **Door(s):** Primary - double, metal, fully glazed, transom
- **Windows:** Type 1 - paired, fixed, aluminum, arched opening
- **Roof:** deck, built up, clay tile, mansard, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** glazed ceramic tile water table; cast metal lamps at entrances
- **Landscape Features:** planters, plantings
- **Related Features:** paved parking lot, low brick wall adjacent to parking, driveway
- **Alterations:** some window openings filled in
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes) 

- **HP6. 1-3 story commercial building**

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

---

**P5a. Photograph**

*P5b. Description of Photo:*

West elevation  
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic** ☑
- **Prehistoric** ☐
- **Both** ☐  
- 1951, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  
Architectural Resources Group, Inc.
  
Pier 9, The Embarcadero
  
San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  
Area Context Statement and Survey

---

**Attachments:**
- **NONE** ☑
- **Location 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)
**P1. Other Identifier:**

**P2. Location:**

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Date
- **c. Address:** 446 Anthony Street
- **d. UTM:** Zone, mE/mN
- **e. Other Locational Data:** APN 00171200600

**P3a. Description:**

- **Style:** Spanish Colonial Revival
- **Stories:** 1
- **Cladding:** textured stucco
- **Porch:** tile-clad canopy at entrance
- **Door(s):** Primary - single, wood, historic surround
- **Windows:** Type 1 - single, double hung, metal, historic surround
- **Roof:** flat, material not visible, parapet
- **Chimney:** none visible
- **Ornament:** bracketed hood with clay roof tiles at entrance
- **Landscape Features:** yard, tree
- **Related Features:** additional one-story building with three partially-glazed doors and three 6-over-6 wood windows, perimeter fence
- **Alterations:** windows replaced
- **Notes:** none

**P3b. Resource Attributes:**

**P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**
- **Other (Isolates, etc.)**

**P5a. Photograph**

- **P5b. Description of Photo:**
  - South elevation
  - ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

- 1930, FastWeb

**P7. Owner and Address:**

- Not recorded

**P8. Recorded by:**

- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**

- June 2011

**P10. Survey Type:**

- Reconnaissance

**P11. Report Citation:**

- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**

- NONE
- Location 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):

**Required Information**
**PRIME RECORD**

| Page | of | *Resource Name or #: | (Assigned by Recorder) | 537 Anthony Street |

**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

<table>
<thead>
<tr>
<th>a. County</th>
<th>Monterey</th>
</tr>
</thead>
<tbody>
<tr>
<td>b. USGS 7.5' Quad</td>
<td>537 Anthony Street</td>
</tr>
<tr>
<td>T</td>
<td>R</td>
</tr>
<tr>
<td>City</td>
<td>Monterey</td>
</tr>
<tr>
<td>Zone</td>
<td>93940</td>
</tr>
<tr>
<td>mE</td>
<td>mN</td>
</tr>
</tbody>
</table>

**P3a. Description:**
- **Style:** Utilitarian
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - double, wood; Secondary - single, wood
- **Windows:** Type 1 - single, sliding, aluminum; Type 2 - single, fixed, wood, multipane, historic surround
- **Roof:** front gable, composition shingle, composition shingle, shed, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** clay pipe vents (3) at gable
- **Landscape Features:** decorative stamping in front apron and sidewalk, paved yard
- **Related Features:** perimeter fence
- **Alterations:** addition to rear elevation, door opening remodeled, door replaced, some windows replaced, some window openings resized (see notes)
- **Notes:** Alterations, continued: perimeter fence added, yard paved

**P3b. Resource Attributes:**
- **Building:** HP6. 1-3 story commercial building

**P4. Resources Present:**
- **Building**

**P5a. Photograph**

**P5b. Description of Photo:**
- **South elevation**
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1945, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attaches:**
- **NONE**
- **Location 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
PRIMARY RECORD

Other Listings
Review Code
Page 1 of 1

*Resource Name or #: (Assigned by Recorder) 544 Anthony Street

P1. Other Identifier:

P2. Location: Not for Publication Unrestricted

a. County Monterey

b. USGS 7.5' Quad Monterey

c. Address 544 Anthony Street

d. UTM: Zone ___ , _______ mE/ _________ mN

e. Other Locational Data: Monterey

P3a. Description:

- Style: Minimal Traditional
- Stories: 1
- Cladding: smooth stucco
- Porch: entrance porch, brick steps, wood posts, iron rail
- Door(s): Primary - single, wood
- Windows: Type 1 - grouped, fixed, wood, double hung, wood; Type 2 - single, fixed, wood; Type 3 - single, double hung, wood
- Roof: hipped, composition shingle, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: concrete block wall with brick coping at front yard; iron entry gates at walkway and driveway, detached 1-car garage, driveway
- Alterations: door replaced, porch rails altered, perimeter wall added
- Notes: none

P3b. Resource Attributes: (List attributes and codes)

HP2. Single family property

P4. Resources Present:

- Photograph

P5a. Photograph

P5b. Description of Photo:

ARG, January 2011

P6. Date Constructed/Age and Source:

- Historic

- Both

1953, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by:

Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation:

Monterey Downtown
Area Context Statement and Survey

P1. Other Identifier:

*Attachments: NONE Location Map Continuation Sheet Building, Structure, and Object Record Archaeological Record Architectural Resources Group, Inc. Pier 9, The Embarcadero San Francisco, California 94111

*Required Information
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Other Listings
Review Code
Reviewer
Date

Page 1 of 1

*Resource Name or #: (Assigned by Recorder) 555 Anthony Street

P1. Other Identifier:

P2. Location: ☑ Unrestricted

a. County Monterey

b. USGS 7.5' Quad Monterey

c. Address 555 Anthony Street

d. UTM: Zone __, _______ mE/________ mN

e. Other Locational Data: Monterey

*P3a. Description:

• Style: Minimal Traditional

• Stories: 1

• Cladding: smooth stucco

• Porch: concrete steps

• Door(s): Primary - single, metal, metal screen; Secondary - single, wood

• Windows: Type 1 - single, sliding, vinyl, multipane

• Roof: hipped, composition sheets, boxed eaves

• Chimney: brick, interior

• Ornament: none

• Landscape Features: plantings

• Related Features: metal entry gate at driveway, driveway, perimeter fence

• Alterations: door replaced, security door added, windows replaced, metal entry gate added

• Notes: none

*P3b. Resource Attributes: (List attributes and codes)

• HP2. Single family property

*P4. Resources Present:

• Building

• Structure

• Object

• Site

• District

• Element of District

• Other (Isolates, etc.)

P5a. Photograph

P5b. Description of Photo:

South and east elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

• Historic

• Prehistoric

• Both

1956, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: ✓ NONE ☐ Location 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
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 562 Anthony Street
- City: Monterey
- Zip: 93940

**P3a. Description:**
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: textured stucco
- Door(s): Primary - single, wood, paneled, historic surround
- Windows: Type 1 - single, double hung, wood, shutters
- Roof: flat, built up, parapet, open eaves
- Chimney: none visible
- Ornament: bracketed hood with clay tiles at front and side entry. Non-historic window box planters at front and some side windows
- Landscape Features: none
- Related Features: none
- Alterations: perimeter fence added
- Notes: matching building sits immediately south of this building, on APN 001715015000.

**P3b. Resource Attributes:**
- Building: Yes
- Cladding: Textured
- Ornament: Bracketed hood with clay tiles at front and side entry
- Windows: Type 1 - single, double hung, wood, shutters
- Roof: Flat, built up, parapet, open eaves
- Landscape Features: None
- Stories: 1
- Style: Spanish Colonial Revival
- Related Features: None
- Notes: Matching building sits immediately south of this building, on APN 001715015000.

**P4. Resources Present:**
- Building: Yes
- Structure: Yes
- Object: No
- Site: No
- District: No
- Element of District: No
- Other (Isolates, etc.): No

**P5a. Photograph**

**P5b. Description of Photo:**
North and west elevations
ARG, January 2011

**P5c. Date Constructed/Age and Source:**
- Historic: Yes
- Prehistoric: No
- Both: No
- Date: 1935, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Page</th>
<th>1 of 1</th>
<th>*Resource Name or #: (Assigned by Recorder)</th>
<th>562 Anthony Street</th>
</tr>
</thead>
</table>

**P1. Other Identifier:**

**P2. Location:**

- **Unrestricted**
- **County:** Monterey
- **Street:** 562 Anthony Street
- **City:** Monterey
- **Zip:** 93940

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 1
- **Cladding:** textured stucco
- **Porch:** concrete steps
- **Door(s):** Primary - single, wood, paneled, historic surround
- **Windows:** Type 1 - single, double hung, wood, shutters
- **Roof:** flat, built up, parapet, open eaves
- **Chimney:** none visible
- **Ornament:** bracketed hood with clay tiles at front and side entry. Non-historic window box planters at front and some side windows
- **Landscape Features:** plantings
- **Related Features:** driveway, perimeter fence
- **Alterations:** perimeter fence added
- **Notes:** Building, which sits immediately behind matching structure on APN 001715014000, is only partially visible from public right-of-way.

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**

<table>
<thead>
<tr>
<th>Building</th>
<th>Structure</th>
<th>Object</th>
<th>Site</th>
<th>District</th>
<th>Element of District</th>
<th>Other (Isolates, etc.)</th>
</tr>
</thead>
<tbody>
<tr>
<td>☑️</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
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</tr>
</tbody>
</table>

**P5a. Photograph**

P5b. Description of Photo:

North and west elevations

ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

1930, FastWeb

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown
Area Context Statement and Survey

**Attachments:**

- ✔️ NONE
- Location 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*
P1. Other Identifier:

P2. Location: ☑ Unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey 573 Anthony Street
      Date: ________________ T: ________________ R: ________________
      Zone: ________________ 1/4 of ________________ 1/4 of Sec: ________________
      B.M.: ________________
      City Monterey
      Zip: 93940
      Address: 573 Anthony Street
      UTM: (Give more than one for large and/or linear resources)
         Zone: ________________ mE/ ________________ mN
      Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)
         APN 001712007000

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 1
   • Cladding: textured stucco
   • Porch: tile-clad canopy at entrance
   • Door(s): Primary - single, wood, paneled
   • Windows: Type 1 - single, sliding, aluminum, historic surround; Type 2 - single, double hung, wood, historic surround
   • Roof: flat, built up, clay tile, shed, parapet
   • Chimney: none visible
   • Ornament: Decorative wall bracket at entry overhang
   • Landscape Features: none
   • Related Features: walkway
   • Alterations: some windows replaced
   • Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
      South and east elevations
      ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic ☑ Prehistoric ☑ Both
   1930, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
      Area Context Statement and Survey

*Attachesments: ☑ NONE ☑ Location 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

PRIMARY RECORD

Other Listings
Review Code
Reviewer
Date

*Resource Name or #: (Assigned by Recorder) 606 Anthony Street

P1. Other Identifier:

P2. Location: ☑ Unrestricted

*P2a. County: Monterey

*P2b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ __ ____
### P1. Other Identifier:

*P2. Location:  

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 638 Anthony Street
- **d. UTM:** Zone 7, 393940 mE/393940 mN

*P3a. Description:*

- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood clapboards
- **Porch:** wood steps
- **Windows:** Type 1 - single, fixed, wood, shutters
- **Roof:** combination, shed, side gable, composition shingle, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** door replaced, porch altered, Sheet metal covering at roof
- **Notes:** none

### P4. Resources Present:

- **Building**
- **Door(s):** Primary - single, wood
- **Related Features:** none
- **Notes:** none

### P11. Report Citation:

- **Monterey Downtown Area Context Statement and Survey**

### P5a. Photograph

- **P5b. Description of Photo:**
  - North elevation
  - ARG, January 2011

### P6. Date Constructed/Age and Source:

- **Historic**
- **Prehistoric**
- **Both**
- **1915, FastWeb**

### P7. Owner and Address:

- **Not recorded**

### P8. Recorded by:

- **Davis/Bubnash/Lyons/Slater**
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

### P9. Date Recorded:

- **June 2011**

### P10. Survey Type:

- **Reconnaissance**

### P11. Report Citation:

- **Monterey Downtown Area Context Statement and Survey**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Resource Name or #: 414 Calle Principal

P1. Other Identifier: Monterey Firehouse

P2. Location: Unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad: 414 Calle Principal
   *c. Address: Monterey
   *d. UTM: Zone 1910, City Monterey, Zip 93940
   *e. Other Locational Data: APN 001534003000

P3a. Description:
• Style: Mission Revival
• Stories: 2
• Cladding: brick, concrete block
• Porch: none
• Door(s): Primary - single, wood, partially glazed; Secondary - double, fully glazed, sidelights, transom
• Windows: Type 1 - single, double hung, wood; Type 2 - wood
• Roof: flat, material not visible, cornice, parapet
• Chimney: none visible
• Ornament: none
• Landscape Features: none
• Related Features: none
• Alterations: cladding altered, door opening remodeled, windows replaced
• Notes: 2004 evaluation found bldg CRHR-eligible

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:
   ☑ Building

P5a. Photograph

P5b. Description of Photo:
East elevation
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic
Prehistoric
Both
1910, City Records

P7. Owner and Address:
Not recorded

P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded:
June 2011

P10. Survey Type:
Reconnaissance

P11. Report Citation:
Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE Location 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**

**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Page</th>
<th>1</th>
<th>of</th>
<th>1</th>
<th>*Resource Name or #: (Assigned by Recorder)</th>
<th>426 Calle Principal</th>
</tr>
</thead>
</table>

**P1. Other Identifier:** Furniture Mart  

**P2. Location:**  
- **Not for Publication**  
- **Unrestricted**  
- **County:** Monterey  
- **USGS 7.5' Quad:** Monterey  
- **Address:** 426 Calle Principal  
- **UTM:** Zone 7N, City Monterey, mE/93940 mN  
- **Other Locational Data:**  
  - Parcel #  
  - Directions to resource  
  - Elevation, etc., as appropriate  
  - APN 001535010000

**P3a. Description:**  
- **Style:** Classical Revival  
- **Stories:** 3  
- **Cladding:** smooth stucco, see notes  
- **Porch:** recessed  
- **Door(s):** Primary - double, metal, fully glazed  
- **Windows:** Type 1 - grouped, fixed, wood, multipane, transom  
- **Roof:** flat, parapet  
- **Chimney:** none visible  
- **Ornament:** Pilasters with decorative capitals, plaster details along recessed frieze  
- **Landscape Features:** none  
- **Related Features:** none  
- **Alterations:** windows replaced  
- **Notes:** Also 425 Pacific Street. Glazed tile cladding below storefront windows.

**P3b. Resource Attributes:** (List attributes and codes)  

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

**P5a. Photograph**

**P5b. Description of Photo:**  
- East elevation  
- ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- **Historic**  
- **Prehistoric**  
- **Both**  
- **1929, City Records**

**P7. Owner and Address:**  
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
- Architectural Resources Group, Inc.  
- Pier 9, The Embarcadero  
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown  
- Area Context Statement and Survey

**Attachments:**  
- **NONE**  
- **Location 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*
**P1.** Other Identifier: 

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 468 Calle Principal
- UTM: Zone 7N, 93940

**P3. Description:**
- Style: Mid-20th-century Commercial
- Stories: 1
- Cladding: smooth stucco
- Porch: recessed, concrete steps, iron rail
- Door(s): Primary - double, door material unknown, partially glazed, transom
- Windows: Type 1 - grouped, double hung, wood, multipane, shutters
- Roof: side gable, composition shingle, exposed rafter tails, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: none
- Alterations: none visible
- Notes: none

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5. Photograph**

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic: ✓
- Prehistoric: 
- Both: 
- c. 1940, visual estimate

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE ✓Location Map 
- Continuation Sheet 
- Building, Structure, and Object Record 
- Archaeological Record 
- District Record 
- Milling Station Record 
- Rock Art Record 
- Artifact Record 
- Photograph Record 

**Required Information**
480 Calle Principal

**P3b. Resource Attributes:** (List attributes and codes)
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
East elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- ☑ Historic
- ☐ Prehistoric
- ☐ Both
- c. 1940, visual estimate

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**Attachments:**
- ☑ NONE
- Location 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*
HP6. 1-3 story commercial building
Reconnaissance
ARG, January 2011
APN 001534009000
East elevation

*P4. Resources Present:建物 □  施設 □  物体 □  地点 □  区域 □  区域の一部 □  其他（孤立体等）

P5a. Photograph

*P5b. Description of Photo:
East elevation
ARG, January 2011

*P6. Date Constructed/Age and Source: 
Build Historic □  Prehistoric □  Both
1941, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: □ NONE □ Location 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
11

HP15. Educational building

ARG, January 2011

APN 001525020000

P1. Other Identifier: Larkin House

P2. Location: Not for Publication

"a. County Monterey

b. USGS 7.5' Quad Monterey

c. Address 510 Calle Principal

d. UTM: Zone 1835, City Monterey

e. Other Locational Data: APN 001525020000

P3a. Description:

- Style: Monterey Colonial
- Stories: 2
- Cladding: adobe covered with smooth stucco, fieldstone
- Porch: wraparound, brick steps, wood posts, wood rail
- Door(s): Primary - single, wood, divided lights, historic surround; Secondary - single, wood, paneled, historic surround
- Windows: Type 1 - single, double hung, wood, multipane, historic surround
- Roof: hipped, shake, exposed rafter tails, open eaves, wide eaves
- Chimney: stone, exterior, stucco, exterior
- Ornament: none
- Landscape Features: plantings, trees
- Related Features: steps, wall
- Alterations: addition to rear elevation
- Notes: none

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building

HP15. Educational building

P5a. Photograph

P5b. Description of Photo:

East elevation

ARG, January 2011

P6. Date Constructed/Age and Source:

Historic 1835, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachesments: NONE Location 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)
**P1. Other Identifier:** Sherman's Headquarters

**P2. Location:** Not For Publication

**P3a. Description:**
- Style: No style
- Stories: 1
- Cladding: fieldstone with painted earthen plaster
- Porch: entrance porch, wood steps, wood rail
- Door(s): Primary - double, wood, paneled, historic surround
- Windows: Type 1 - single, double hung, wood, multipane, historic surround, shutters
- Roof: front gable, shake, exposed purlins, open eaves
- Chimney: brick, exterior
- Ornament: none
- Landscape Features: plantings
- Related Features: detached 1-car garage with dwelling unit above at rear of property, retaining wall, wall
- Alterations: none visible
- Notes: building shares parcel with Larkin House

**P3b. Resource Attributes:**
- HP15. Educational building

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
East elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Page 1 of 1 Resource Name or #: (Assigned by Recorder) 540 Calle Principal

P1. Other Identifier: House of the Four Winds

P2. Location: Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey 93940
   c. Address: 540 Calle Principal
   d. UTM: Zone 18, 93940 mE, 93940 mN
   e. Other Locational Data: APN 001525003000

P3a. Description:
   - Style: Spanish Colonial
   - Stories: 2
   - Cladding: adobe covered with smooth stucco
   - Porch: none
   - Door(s): Primary - double, wood, divided lights, fully glazed; Secondary - single, wood, paneled
   - Windows: Type 1 - paired, casement, wood, multipane
   - Roof: pyramidal hipped, shake, shake, shed, exposed rafter tails, open eaves
   - Chimney: none visible
   - Ornament: none
   - Landscape Features: stone perimeter wall at sidewalk, wall
   - Related Features: stone perimeter wall at sidewalk
   - Alterations: addition to rear elevation, windows replaced
   - Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic
   1840, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE Location 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):

Required Information
### 540 Calle Principal

**Other Identifier:** Monterey Civic Club

**Location:**
- Monterey
- USGS 7.5' Quad Monterey
- Monterey 93940
- UTM: Zone 4, mE/7940 mN
- 1930, Sanborns, visual estimate

**Description:**
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): not visible
- Windows: not visible, shutters
- Roof: shed, clay tile, built up, flat
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: stone perimeter wall at sidewalk
- Alterations: none visible
- Notes: Non-NHLD-contributor: built after POS; shares parcel with House of Four Winds

---

**Additional Information:**

- **P5a. Photograph**
  - P5b. Description of Photo:
    - West elevation
    - ARG, January 2011

- **P6. Date Constructed/Age and Source:**
  - Historic
  - 1930, Sanborns, visual estimate

- **P7. Owner and Address:**
  - Not recorded

- **P8. Recorded by:**
  - Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

- **P9. Date Recorded:**
  - June 2011

- **P10. Survey Type:**
  - Reconnaissance

- **P11. Report Citation:**
  - Monterey Downtown
  - Area Context Statement and Survey
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Other Listings
Review Code
Reviewer
Date

Page of 1

Resource Name or #: (Assigned by Recorder) 580 Calle Principal

P1. Other Identifier: Miller Adobe

P2. Location: [ ] Not for Publication [ ] Unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey
      Date ___________ T __; R __; 1/4 of 1/4 of Sec __; ______ B.M.
   c. Address 580 Calle Principal
      City Monterey
      Zip 93940
   d. UTM: (Give more than one for large and/or linear resources) Zone ___, _______ mE/_______ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001525005000

P3a. Description:
   • Style: Monterey Colonial
   • Stories: 2
   • Cladding: adobe covered with smooth stucco, wood drop channel
   • Porch: none visible, wood steps
   • Door(s): Primary - single, wood, paneled, historic surround
   • Windows: Type 1 - single, double hung, wood, multipane, historic surround
   • Roof: hipped, shake, boxed eaves
   • Chimney: none visible
   • Ornament: windows at second story have wood shutters
   • Landscape Features: none
   • Related Features: none
   • Alterations: addition to rear elevation
   • Notes: Non-NHLD-contributor: built after POS

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building
   P4. Resources Present: [ ] Building [ ] Structure [ ] Object [ ] Site [ ] District [ ] Element of District [ ] Other (Isolates, etc.)

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1874, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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**

**PRIMARY RECORD**

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**Resource Name or #:** 590 Calle Principal

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**P1. Other Identifier:** Casa Gutierrez

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** 590 Calle Principal
- **c. Address:** Monterey
- **d. UTM:** Zone 18, Zone.mE/Zone.mN
- **e. Other Locational Data:** APN 001525006000

**P3a. Description:**
- **Style:** Spanish Colonial
- **Stories:** 2
- **Cladding:** adobe covered with smooth stucco, wood drop channel
- **Porch:** brick steps
- **Door(s):** Primary - single, wood, paneled, historic surround
- **Windows:** Type 1 - single, double hung, wood, multipane, historic surround
- **Roof:** side gable, shake, vergeboards
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** wall with wooden gate encloses rear of property
- **Alterations:** addition to rear elevation
- **Notes:** none

**P3b. Resource Attributes:**

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

---

**P5a. Photograph**

**P5b. Description of Photo:**

East elevation

ARG, January 2011

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

1841, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

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**Attachments:**
- **NONE**
- **Location 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)
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMAR Y RECORD

400 Camino El Estero

**P1. Other Identifier:**

**P2. Location:**

- **a. County:** Monterey
- **b. USGS 7.5’ Quad:** 400 Camino El Estero
- **c. Address:** 400 Camino El Estero
- **d. UTM:** Zone _, _ mE/ _ mN
- **e. Other Locational Data:** APN 001713005000

**P3a. Description:**

- **Style:** Spanish Colonial Revival
- **Stories:** 1
- **Porch:** partial width, wood posts
- **Door(s):** Primary - single, wood, partially glazed; Secondary - single, wood
- **Windows:** Type 1 - single, double hung, wood, multipane, shutters; Type 2 - paired, casement, wood, multipane
- **Roof:** hipped, shake, exposed rafter tails, boxed eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** lawn, planters, trees
- **Related Features:** paved parking lot, walkway
- **Alterations:** door replaced, windows replaced, wood shutters
- **Notes:** exposed rafter tails at front entrance only; heavy paint/parge finish over what appears to be brick

**P3b. Resource Attributes:** (List attributes and codes)

- **HP6. 1-3 story commercial building**
- **Stories:** 1

**P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**
- **Other (Isolates, etc.)**

**P5a. Photograph**

**P5b. Description of Photo:**

- **East elevation**
- **ARG, January 2011**

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

- **Historic**
- **Prehistoric**
- **Both**

- **1955, City Records**

**P7. Owner and Address:**

- **Not recorded**

**P8. Recorded by:**

- **Architectural Resources Group, Inc.**

- **Pier 9, The Embarcadero**

- **San Francisco, California 94111**

**P9. Date Recorded:**

- **June 2011**

**P10. Survey Type:**

- **Reconnaissance**

**P11. Report Citation:**

- **Monterey Downtown**

- **Area Context Statement and Survey**

**Attachments:**

- **NONE**
- **Location 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**

*Required Information*
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Other Identifier: (Assigned by Recorder) 470 Camino El Estero

P1. Other Identifier:

*P2. Location: [ ] Not for Publication [x] Unrestricted
  *a. County [ ] Monterey and [x] Monterey
  *b. USGS 7.5’ Quad [x] Monterey
  *c. Address 470 Camino El Estero
  *d. UTM: (Give more than one for large and/or linear resources) Zone 7N, 390E/5500N
  *e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001714007000

*P3a. Description:
  • Style: Minimal Traditional
  • Stories: 1
  • Cladding: smooth stucco
  • Porch: none
  • Door(s): Primary - single, wood, paneled
  • Windows: Type 1 - tripartite, awning, aluminum, historic surround
  • Roof: cross hipped, composition shingle, open eaves
  • Chimney: none visible
  • Ornament: none
  • Landscape Features: lawn, plantings
  • Related Features: paved parking lot at rear, driveway, walkway
  • Alterations: windows appear to be replacement
  • Notes: none

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

*P5b. Description of Photo: East elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:
  [x] Historic [ ] Prehistoric [ ] Both

1948, City Records

*P7. Owner and Address:
  Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: [x] Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: [x] NONE [ ] Location 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
**P1. Other Identifier:** El Estero Presbyterian Church

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 490 Camino El Estero
- UTM: Zone 1926, Monterey, Zip 93940

**P3a. Description:**
- Style: Romanesque/Eclectic
- Stories: 2
- Cladding: textured stucco
- Porch: none
- Door(s): Primary - double, wood, partially glazed
- Windows: Type 1 - single, fixed, wood, arched opening, leaded glass; Type 2 - single, double hung, wood, multipane; Type 3 - double hung, aluminum
- Roof: cross gable, composition shingle, exposed rafter tails, intersecting gable at ridgeline, tower, open eaves
- Chimney: stone, interior
- Ornament: arched openings with square posts between arches and a balustrade at top of bell tower
- Landscape Features: rear paved yard, historic tree, plantings
- Related Features: walkway
- Alterations: door replaced, some windows replaced
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
South and east elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Historical research

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- NONE
- Location Map
- Continuation Sheet
- Building, Structure, and Object Record
- Archaeological Record
- Linear Feature Record
- Milling Station Record
- Rock Art Record
- Artifact Record
- Photograph Record
- Other (List):
**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **USGS 7.5’ Quad:** Monterey
- **Address:** 526 Camino El Estero
- **UTM:** Zone 7N, 28900 mE/28940 mN
- **APN:** 001723012000

**P3a. Description:**
- **Style:** Minimal Traditional
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** partial width, wood steps, wood posts, wood rail
- **Door(s):** Primary - single, door material unknown, divided lights, partially glazed
- **Windows:** Type 1 - tripartite, fixed, aluminum, sliding, aluminum, shutters; Type 2 - single, fixed, aluminum, shutters (see notes)
- **Roof:** front gable, composition shingle, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscaping:** paved yard, plantings
- **Related Features:** low concrete block screen wall, perimeter fence
- **Alterations:** windows replaced
- **Notes:** Windows, continued: Type 3 - single, sliding, aluminum, shutters; Type 4 - single, jalousie, aluminum

**P3b. Resource Attributes:**

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

**P5a. Photograph**

**P5b. Description of Photo:**
East elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **c. 1940, visual estimate**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- Location 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)**

**526 Camino El Estero**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

*Resource Name or #:* (Assigned by Recorder) 600 Camino El Estero

**P1.** Other Identifier: Armed Forces YMCA

**P2.** Location: ☑ Unrestricted
- a. County: Monterey
- b. USGS 7.5' Quad: 600 Camino El Estero
- c. Address: 600 Camino El Estero
- d. UTM: (Give more than one for large and/or linear resources) Zone ___, __________ mE/_________ mN
- e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001728003000

**P3a.** Description:
- Style: Vernacular
- Stories: 1
- Cladding: wood lap
- Porch: entrance porch, partial width, wood steps, wood posts, wood
- Door(s): Primary - double, wood, partially glazed, paneled, transom; Secondary - double, metal, partially glazed
- Windows: Type 1 - grouped, double hung, wood, multipane; Type 2 - grouped, double hung, wood
- Roof: combination, composition shingle, built up, flat, parapet
- Chimney: none visible
- Ornament: none
- Landscape Features: flagpole, lawn, trees
- Related Features: steps, walkway
- Alterations: none visible
- Notes: Pent roof / wraparound awning at north and east elevations of lower building. Lower building connects to a gymnasium structure that is clad with drop siding (vertical siding at base), with gable-on-hip roof clad in composition shingle and 2-over-2 wood windows. The entrance to the gymnasium consists of wood stairs leading to paired security doors (not original) beneath a transom.

**P3b.** Resource Attributes: (List attributes and codes) HP13. Community center/social hall

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

**P5a.** Photograph

**P5b.** Description of Photo:
East elevation
ARG, January 2011

**P6.** Date Constructed/Age and Source:
- Historic ☑
- Prehistoric ☑
- Both ☐
- 1941, City Records

**P7.** Owner and Address:
Not recorded

**P8.** Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9.** Date Recorded: June 2011

**P10.** Survey Type: Reconnaissance

**P11.** Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments:*
- NONE ☑ Location 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)

Marsh Building

**Location:**
- **County:** Monterey
- **Address:** 650 Camino El Estero
- **UTM:** Zone ___, mE/_______ mN
- **APN:** 001728005000

**Description:**
- **Style:** Exotic Revival
- **Stories:** 2
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - double, wood, paneled; Secondary - double, wood, paneled
- **Windows:** Type 1 - paired, casement, wood, multipane
- **Roof:** combination, clay tile, built up, flat, parapet
- **Chimney:** none visible
- **Ornament:** Free-form and stylized cloud parapets, raised stucco calligraphic figures on perimeter wall (see notes)
- **Landscape Features:** pond, bridge, art, garden, mature landscaping, trees
- **Related Features:** wall
- **Alterations:** none visible
- **Notes:** Turtle-back roof covered with blue glazed Chinese tiles. Perimeter wall covered with yellow glazed tiles. Windows set in round and squared openings. Ornament, continued: polychrome terra cotta dragon heads at wall roof, carved solid balcony rails, roof projections at gable end and wall, pilaster surrounds at gable

**Resource Attributes:**
- **HP6:** 1-3 story commercial building
- **Other Listings:**
  - **NRHP Status Code:** 1S
- **Prehistoric:** both

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

**Photograph**

**Description of Photo:**
- South elevation
- ARG, January 2011

**Date Constructed/Age and Source:**
- **Historic:**
- **Prehistoric:**
- **Both:**

**1928, City Records**

**Owner and Address:**
- Not recorded

**Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.

**Pier 9, The Embarcadero**
- **San Francisco, California** 94111

**Date Recorded:**
- June 2011

**Survey Type:**
- **Reconnaissance**

**Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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):**

**Required Information**
Royal Presidio Chapel

**P3a. Description:**
- Style: Mission
- Stories: 2
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, wood, paneled; Secondary - single, wood, paneled
- Windows: Type 1 - single, fixed, wood, multipane
- Roof: cross hipped, clay tile, exposed rafter tails, parapet, tower
- Chimney: none visible
- Ornament: Stucco ornamentation: door surround with triglyphs at architrave, nichos, pilasters, pediment. Finials at roof. (See notes.)
- Landscape Features: planters
- Related Features: steps, walkway, wall
- Alterations: seismic anchor plates added, some windows replaced, yard paved. Building recently underwent seismic rehabilitation and conservation.
- Notes: Building is made of stone and surrounded by stone perimeter wall. Ornament, continued: Curved parapet has sculpture in nicho with shell detail.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**

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

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**P5. Additional Information:**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**P5. Additional Information:**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**P5. Additional Information:**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**P5. Additional Information:**
P1. Other Identifier:

P2. Location: ☑ Unrestricted
   - a. County: Monterey
   - b. USGS 7.5' Quad: 426 Cortes Street
   - c. Address: 426 Cortes Street
   - d. UTM: Zone 7N, 93940

P3a. Description:
   - Style: Spanish Colonial Revival
   - Stories: 1
   - Cladding: smooth stucco
   - Porch: tile-clad canopy at entrance
   - Door(s): Primary - single, door material unknown
   - Windows: Type 1 - single, sliding, vinyl
   - Roof: flat, built up, clay tile, shed, brackets, parapet
   - Chimney: none visible
   - Ornament: none
   - Landscape Features: none
   - Related Features: driveway, walkway
   - Alterations: door replaced, windows replaced, yard paved
   - Notes: building sits behind 430 Cortes Street and is only partially visible from public right-of-way

P4. Resources Present:
   - ☑ Building

P5a. Photograph

P5b. Description of Photo:
   - East elevation
   - ARG, January 2011

P6. Date Constructed/Age and Source:
   - ☑ Historic
   - 1925, FastWeb

P7. Owner and Address:
   - Not recorded

P8. Recorded by:
   - Davis/Bubnash/Lyons/Slater
   - Architectural Resources Group, Inc.
   - Pier 9, The Embarcadero
   - San Francisco, California 94111

P9. Date Recorded:
   - June 2011

P10. Survey Type:
   - Reconnaissance

P11. Report Citation:
   - Monterey Downtown
   - Area Context Statement and Survey

*Attachments: ☑ NONE

*Required Information
P1. Other Identifier: 

P2. Location:  
   a. County: Monterey  and  
   b. USGS 7.5' Quad Monterey Date T: R: 1/4 of 1/4 of Sec B.M. 
   c. Address: 429 Cortes Street  
   d. UTM: Zone __, ___________ mE/___________ mN  
   e. Other Locational Data:  

**P3a. Description:**  
- Style: Craftsman Bungalow  
- Stories: 2  
- Cladding: smooth stucco, wood clapboards  
- Porch: partial width, concrete steps, concrete battered columns, stucco arches, concrete solid rail, and concrete coping  
- Door(s): Primary - single, wood, historic surround; Secondary - single, wood, historic surround  
- Windows: Type 1 - single, fixed, aluminum; Type 2 - single, sliding, aluminum, historic surround  
- Roof: front gable, material not visible, exposed rafter tails, vergeboards, open eaves  
- Chimney: none visible  
- Ornament: brick water table below porch  
- Landscape Features: planters  
- Related Features: driveway  
- Alterations: door opening remodeled, door replaced, some windows replaced  
- Notes: none  

**P3b. Resource Attributes:** (List attributes and codes)  

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

**P5a. Photograph**  

**P5b. Description of Photo:**  
- West elevation  
- ARG, January 2011  

**P6. Date Constructed/Age and Source:**  
- Historic  
- Prehistoric  
- Both  
- 1930, FastWeb  

**P7. Owner and Address:**  
- Not recorded  

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
- Architectural Resources Group, Inc.  
- Pier 9, The Embarcadero  
- San Francisco, California 94111  

**P9. Date Recorded:** June 2011  

**P10. Survey Type:** Reconnaissance  

**P11. Report Citation:** Monterey Downtown  
- Area Context Statement and Survey  

**Attaches:**  
- NONE  
- Location 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):  

**Required Information**
**P1. Other Identifier:**

*P2. Location:*

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Date T R 1/4 of 1/4 of Sec B.M.
- **c. Address:** 430 Cortes Street
- **d. UTM:** Zone ____, _______ mE/_______ mN
- **e. Other Locational Data:** (Give more than one for large and/or linear resources)

*P3a. Description:*

- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - single, wood, partially glazed, paneled, historic surround; Secondary - single, metal
- **Windows:** Type 1 - single, double hung, wood, historic surround; Type 2 - single, casement, wood, historic surround (see notes)
- **Roof:** flat, built up, parapet
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** lawn, plantings, trees
- **Related Features:** perimeter fence, walkway
- **Alterations:** some windows replaced, exterior wood stairs added
- **Notes:** Windows, continued: Type 3 - single, double hung, wood, multipane, historic surround; Type 4 - single, sliding, vinyl

*P3b. Resource Attributes:*

- **Building:**
- **Structures:**
- **Object:**
- **Site:**
- **District:**
- **Element of District:**
- **Other (Isolates, etc.):**

*P4. Resources Present:*

- **Photograph**

*P5a. Photograph*

P5b. Description of Photo:

East elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:*

- **Historic**
- **Prehistoric**
- **Both**

1934, FastWeb

*P7. Owner and Address:*

Not recorded

*P8. Recorded by:*

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:*

June 2011

*P10. Survey Type:*

Reconnaissance

*P11. Report Citation:*

Monterey Downtown

Area Context Statement and Survey

**Required Information**
**P1. Other Identifier:**

*P2. Location:*
- Not for Publication
- Unrestricted
- **County:** Monterey
  - USGS 7.5' Quad Date: 1930, FastWeb
  - Address: 445 Cortes Street
  - City: Monterey
  - Zip: 93940
  - UTM: Zone: ____ ____, mE/_______ mN
  - Other Locational Data: Monterey 93940

*P3a. Description:*
- **Style:** Craftsman Bungalow
- **Stories:** 2
- **Cladding:** permastone, wood clapboards
- **Porch:** partial width, concrete steps, material unknown- columns, wood rail
- **Door(s):** Primary - single, wood, paneled, historic surround
- **Windows:** Type 1 - single, fixed, vinyl, historic surround; Type 2 - single, double hung, vinyl, historic surround; Type 3 - single, sliding, vinyl
- **Roof:** front gable, material not visible, exposed purlins, vergeboards, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved yard, plantings
- **Related Features:** none
- **Alterations:** cladding altered, some windows replaced, porch rails altered
- **Notes:** none

*P3b. Resource Attributes:*

<table>
<thead>
<tr>
<th>Attributes</th>
<th>Code</th>
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<tbody>
<tr>
<td>HP2. Single family property</td>
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</tbody>
</table>

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

**P5a. Photograph:***

- **P5b. Description of Photo:** West elevation
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:***
- **Historic**
- 1930, FastWeb

**P7. Owner and Address:***
- Not recorded

**P8. Recorded by:***
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:***
- June 2011

**P10. Survey Type:***
- Reconnaissance

**P11. Report Citation:***
- Monterey Downtown
- Area Context Statement and Survey

*Required Information
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted
   a. County: Monterey
       (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec __: ______ B.M.
       471 Cortes Street
   c. Address: Monterey
   d. UTM: (Give more than one for large and/or linear resources) Zone __. ____, __________ mE/__________ mN
   e. Other Locational Data: Monterey 93940
       APN 00171400100

P3a. Description:
   • Style: Craftsman Bungalow
   • Stories: 1
   • Cladding: wood clapboards
   • Porch: partial width, wood columns, wood solid rail
   • Door(s): Primary - not visible
   • Windows: Type 1 - single, double hung, aluminum, historic surround; Type 2 - paired, double hung, aluminum, historic surround
   • Roof: front gable, composition shingle, exposed purlins, vergeboards, open eaves
   • Chimney: stucco, exterior
   • Ornament: wood vent at gable
   • Landscape Features: lawn, plantings, trees
   • Related Features: driveway
   • Alterations: windows replaced
   • Notes: one story with basement

P3b. Resource Attributes: (List attributes and codes)

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

P5b. Description of Photo:
   North and west elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic ☑ Prehistoric ☑ Both
   1930, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded:
   June 2011

P10. Survey Type:
   Reconnaissance

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted

a. County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec; ; ; ; Monterey

c. Address 481 Cortes Street

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

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001714002000

P3a. Description:

• Style: Craftsman Bungalow

• Stories: 1

• Cladding: wood clapboards

• Porch: partial width, concrete steps, wood posts, wood solid rail

• Door(s): Primary - single, wood, partially glazed, historic surround

• Windows: Type 1 - single, double hung, vinyl, historic surround; Type 2 - paired, double hung, vinyl, historic surround; Type 3 - single, sliding, metal

• Roof: front gable, composition shingle, exposed purlins, exposed rafter tails, vergeboards, open eaves

• Chimney: none visible

• Ornament: wood vent at gable

• Landscape Features: planters, plantings

• Related Features: driveway

• Alterations: door replaced, windows replaced

• Notes: one story with basement

P3b. Resource Attributes: (List attributes and codes)

HP2. Single family property

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

P5a. Photograph

P5b. Description of Photo:

West elevation

ARG, January 2011

P6. Date Constructed/Age and Source:

☑ Historic ☐ Prehistoric ☐ Both

c. 1930, visual estimate

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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
**HP2. Single family property**

**Reconnaissance**

ARG, January 2011

**APN 001714003000**

**West elevation**

**11**

**Not for Publication**

**Unrestricted**

**Assigned by Recorder**

**June 2011**

**P1. Other Identifier:**

**P2. Location:**

- **Not for Publication**
- **Unrestricted**

- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Date:** T ____, R ____, 1/4 of 1/4 of Sec ____, B.M.
- **Address:** 499 Cortes Street
- **City:** Monterey
- **Zip:** 93940

- **UTM:** Zone ____, _______ mE/ _________ mN

**P3a. Description:**

- **Style:** Craftsman Bungalow
- **Stories:** 1
- **Cladding:** wood clapboards
- **Porch:** partial width, wood columns, wood solid rail
- **Door(s):** Primary - single, wood, divided lights, partially glazed, historic surround
- **Windows:** Type 1 - single, double hung, vinyl, historic surround; Type 2 - tripartite, fixed, vinyl, sliding, vinyl, historic surround
- **Roof:** front gable, composition shingle, exposed purlins, exposed rafter tails, vergeboards, open eaves
- **Chimney:** none visible
- **Ornament:** wood vent at gable
- **Landscape Features:** trees
- **Related Features:** perimeter fence
- **Alterations:** windows replaced
- **Notes:** none

**P3b. Resource Attributes:**

- **Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**
- **Other (Isolates, etc.)**

**P5a. Photograph**

**P5b. Description of Photo:**

West elevation

ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

1930, FastWeb

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown

Area Context Statement and Survey

**Attachments:**

- **NONE**
- **Location 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**

**PRIMARY RECORD**

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<th>Resource Name or #: (Assigned by Recorder)</th>
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**P1. Other Identifier:**

**P2. Location:**

- **Unrestricted**
- **Monterey**
- **511 Cortes Street**
- **Monterey**
- **UTM: Zone 7N, mE/mN 93940**

**P3a. Description:**

- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood clapboards
- **Porch:** recessed, wood posts, wood rail
- **Doors:** Primary - single, wood, partially glazed, paneled, historic surround
- **Windows:** Type 1 - single, double hung, vinyl, historic surround, shutters
- **Roof:** front gable, composition shingle, exposed rafter tails, vergeboards, open eaves
- **Chimney:** none visible
- **Ornament:** small wood fretwork brackets at porch posts, wood vent at gable
- **Landscape Features:** plantings
- **Related Features:** perimeter fence, walkway
- **Alterations:** windows replaced
- **Notes:** none

**P3b. Resource Attributes:**

**P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**

**P5a. Photograph**

- **P5b. Description of Photo:**
  
  West elevation
  
  ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

1926, FastWeb

**P7. Owner and Address:**

- **Not recorded**

**P8. Recorded by:**

- Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:**

- **June 2011**

**P10. Survey Type:**

- **Reconnaissance**

**P11. Report Citation:**

- Monterey Downtown

Area Context Statement and Survey

---

**Attachments:**

- **NONE**
- **Location 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)

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*Required Information*
P1. Other Identifier:

P2. Location:  
   *a. County: Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   *b. USGS 7.5' Quad: Monterey Date T: R: 1/4 of 1/4 of Sec: B.M.
   c. Address: 518 Cortes Street City: Monterey Zip: 93940
   d. UTM: (Give more than one for large and/or linear resources) Zone ___, _____ mE/ _______ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001722007000

P3a. Description:
   • Style: Vernacular Cottage
   • Stories: 1
   • Cladding: textured stucco
   • Porch: recessed, stucco columns, stucco arch, stucco solid rail, and stucco coping
   • Windows: Type 1 - tripartite, fixed, wood, casement, wood, multipane
   • Roof: front gable, composition shingle, vergeboards, open eaves
   • Chimney: none visible
   • Ornament: wood vent at gable
   • Landscape Features: plantings
   • Related Features: perimeter fence, retaining wall
   • Alterations: none visible
   • Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1930, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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):
HP2. Single family property

P1. Other Identifier:

*P2. Location: [ ] Not for Publication [ ] Unrestricted

  *a. County Monterey
  *b. USGS 7.5' Quad Monterey
  *c. Address 519 Cortes Street
  d. UTM: (Give more than one for large and/or linear resources) Zone , mE/ mN
  e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

*P3a. Description:
  • Style: Vernacular Cottage
  • Stories: 1
  • Cladding: wood clapboards
  • Porch: recessed, concrete steps, wood posts, wood rail
  • Door(s): Primary - single, metal, paneled, historic surround
  • Windows: Type 1 - single, double hung, vinyl, historic surround, shutters
  • Roof: front gable, composition shingle, vergeboards, open eaves
  • Chimney: none visible
  • Ornament: lamp at porch, decorative vent at gable
  • Landscape Features: historic tree, lawn
  • Related Features: perimeter fence, walkway
  • Alterations: windows replaced
  • Notes: none

*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
  West elevation
  ARG, January 2011

*P6. Date Constructed/Age and Source:
  [ ] Historic [ ] Prehistoric [ ] Both
  1920, FastWeb

*P7. Owner and Address:
  Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: [ ] Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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)
P1. Other Identifier: 

P2. Location: ☐ Not for Publication ☑ Unrestricted 

*document content continues...*
P1. Other Identifier:  

*P2. Location:  
- Monterey County  
- USGS 7.5' Quad Monterey  
- Address: 536 Cortes Street  
- UTM: Zone 7N, 93940  
- APN: 001722009000

*P3a. Description:  
- Style: Vernacular Cottage  
- Stories: 1  
- Cladding: smooth stucco  
- Porch: none  
- Windows: Type 1 - single, double hung, aluminum, historic surround; Type 2 - tripartite, fixed, aluminum, sliding, aluminum  
- Roof: side gable, composition shingle, vergeboards, open eaves  
- Chimney: none visible  
- Ornament: small vent at gable  
- Landscape Features: paved yard  
- Related Features: perimeter fence  
- Alterations: windows replaced, porch enclosed  
- Notes: none

*P3b. Resource Attributes:  
- Style: Vernacular Cottage  
- Stories: 1  
- Cladding: smooth stucco  
- Porch: none  
- Windows: Type 1 - single, double hung, aluminum, historic surround; Type 2 - tripartite, fixed, aluminum, sliding, aluminum  
- Roof: side gable, composition shingle, vergeboards, open eaves  
- Chimney: none visible  
- Ornament: small vent at gable  
- Landscape Features: paved yard  
- Related Features: perimeter fence  
- Alterations: windows replaced, porch enclosed  
- Notes: none

*P4. Resources Present:  
- Building: yes  
- Structure: no  
- Object: no  
- Site: no  
- District: no  
- Element of District: no  
- Other (Isolates, etc.): no

*P5a. Photograph

P5b. Description of Photo:  
- East elevation  
- ARG, January 2011

*P6. Date Constructed/Age and Source:  
- Historic  
- Prehistoric  
- Both  
- 1940, FastWeb

*P7. Owner and Address:  
- Not recorded

*P8. Recorded by:  
- Davis/Bubnash/Lyons/Slater

*P9. Date Recorded:  
- June 2011

*P10. Survey Type:  
- Reconnaissance

*P11. Report Citation:  
- Monterey Downtown

Area Context Statement and Survey

*Attachments:  
- NONE  
- Location 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):  

*Required Information
**P1. Other Identifier:**

*P2. Location:  ☑ Not for Publication  ☑ Unrestricted*

  a. County  Monterey
  b. USGS 7.5' Quad  Date  Monterey
  c. Address  537 Cortes Street
  d. UTM: (Give more than one for large and/or linear resources)  Zone  ___,  _____ mE/  _____ mN
  e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)  APN 001723011000

*P3a. Description:

- Style: Vernacular Cottage
- Stories: 1
- Cladding: wood drop channel
- Porch: entrance porch, wood posts, wood rail
- Door(s): Primary - single, wood, partially glazed, paneled, wood screen, historic surround
- Windows: Type 1 - single, double hung, vinyl, historic surround
- Roof: side gable, composition shingle, exposed rafter tails, open eaves
- Chimney: brick, interior
- Ornament: none
- Landscape Features: plantings
- Related Features: perimeter fence, shed
- Alterations: windows replaced
- Notes: none

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

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

*P5a. Photograph

*P5b. Description of Photo:  West elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:

- Historic  ☑ Prehistoric  ☑ Both

1935, FastWeb

*P7. Owner and Address:

Not recorded

*P8. Recorded by:  Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California  94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  Reconnaissance

*P11. Report Citation:  Monterey Downtown

Area Context Statement and Survey

*Attachments:  ☑ NONE  ☑ Location 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**

**PRIMARY RECORD**

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*Resource Name or #:* (Assigned by Recorder) 574 Cortes Street

**Other Identifier:**

**Location:**

- Not for Publication
- Unrestricted

**County:** Monterey

**USGS 7.5’ Quad:** Monterey

**Address:** 574 Cortes Street

**Date:**

**City:** Monterey

**Zip:** 93940

**UTM:** Zone ___, __________ mE/_________ mN

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

**APN:** 001725006000

---

**P3a. Description:**

- **Style:** Monterey Colonial Revival
- **Stories:** 1
- **Cladding:** fieldstone
- **Porch:** full-width with balcony, wood posts, wood rail
- **Door(s):** Primary - single, metal, historic surround, sidelights
- **Windows:** Type 1 - single, fixed, wood; Type 2 - single, fixed, wood, multipane
- **Roof:** flat, built up, clay tile coping, exposed rafter tails, open eaves
- **Chimney:** stone, exterior
- **Ornament:** none
- **Landscape Features:** lawn
- **Related Features:** walkway
- **Alterations:** none visible
- **Notes:** none

---

**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. Photograph**

**P5b. Description of Photo:**

East elevation

ARG, January 2011

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

- Historic
- Prehistoric
- Both

1934, FastWeb

**P7. Owner and Address:**

- Not recorded

**P8. Recorded by:**

- Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown Area Context Statement and Survey

---

**Attachments:**

- NONE
- Location 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 RECORD**

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<tr>
<td>1</td>
<td>1</td>
<td>Custom House Plaza</td>
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**P1. Other Identifier:** Custom House

**P2. Location:**
- **Unrestricted**
- **Not for Publication**
- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Address:** 1 Custom House Plaza
- **City:** Monterey
- **UTM:** Zone 18, 93940 mE/335 mN
- **APN:** 001557018000

**P3a. Description:**
- **Style:** Spanish Colonial/ Monterey Colonial
- **Stories:** 2
- **Cladding:** Adobe covered with smooth stucco
- **Porch:** Full width, wood steps, wood knee braces, wood
- **Door(s):** Primary - single, wood, partially glazed, transom; Secondary - double, wood, partially glazed
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** Side gable, clay tile, clay tile, pyramidal hipped, exposed purlins, exposed rafter tails, wide eaves
- **Chimney:** Stucco, interior
- **Ornament:** None
- **Landscape Features:** None
- **Related Features:** None
- **Alterations:** None visible
- **Notes:** Also includes Cactus Garden, Custom House Plaza. Adobe construction is supplemented by stone masonry foundations. Towers at either end of side gable building feature pyramidal hipped roofs and second story balconies.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1820s/1840s, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
P1. Other Identifier: Pacific House

*P2. Location: ☑ Unrestricted
   *a. County Monterey
   *b. USGS 7.5’ Quad Monterey
   c. Address 8 Custom House Plaza
   d. UTM: Zone ____, _______ mE/_______ mN
   e. Other Locational Data: APN 001567008000

*P3a. Description:
   • Style: Monterey Colonial
   • Stories: 2
   • Cladding: adobe covered with smooth stucco
   • Porch: none
   • Door(s): Primary - single, wood, divided lights, partially glazed, paneled, historic surround, transom (see notes)
   • Windows: Type 1 - single, double hung, wood, multipane, historic surround, shutters (see notes)
   • Roof: hipped, shake, clay tile, hipped, exposed rafter tails, open eaves, wide eaves
   • Chimney: brick, interior
   • Ornament: metal grilles at some windows
   • Landscape Features: garden, mature landscaping, trees
   • Related Features: perimeter wall around garden, paved plaza at front
   • Alterations: addition to side elevation, cladding altered, door opening remodeled, garden walls altered
   • Notes: Also includes Memory Garden, Sensory Garden; second-story wrap-around balcony. Doors, continued: Secondary - single, wood, divided lights, fully glazed, historic surround, transom. Windows, continued: Type 2 - single, double hung, wood, multipane top sash, historic surround; Type 3 - single, fixed, wood, transom, historic surround.

*P3b. Resource Attributes: (List attributes and codes)

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

*P5. Photograph

*P5a. Photograph

*P5b. Description of Photo:
   East elevation
  ARG, January 2011

*P6. Date Constructed/Age and Source:
   ☑ Historic ☑ Prehistoric ☑ Both
   1847, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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)
**P1. Other Identifier:**

**P2. Location:**

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Date __________
  - T__; R__; 1/4 of 1/4 of Sec __; _______ B.M.
- **c. Address:** 15 Del Monte Avenue
- **d. UTM:** (Give more than one for large and/or linear resources) Zone __, _____ mE/_____ mN
- **e. Other Locational Data:** (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00156900800

**P3a. Description:**

- **Style:** Vernacular Cottage
- **Stories:** 1
- **Porch:** partial width, wood posts, wood solid rail
- **Door(s):** Primary - single, wood, paneled, historic surround
- **Windows:** Type 1 - single, fixed, wood, multipane, historic surround; Type 2 - single, double hung, vinyl, historic surround
- **Roof:** side gable, composition shingle, vergeboards, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved yard
- **Related Features:** detached 1-car garage, driveway
- **Alterations:** cladding altered, some windows replaced, porch altered
- **Notes:** none

**P3b. Resource Attributes:**

- **HP2. Single family property**

**P4. Resources Present:**

- **P5a. Photograph**

- **P5b. Description of Photo:**
  - South elevation
  - ARG, January 2011

- **P6. Date Constructed/Age and Source:**
  - **Historic**
  - 1908, FastWeb

- **P7. Owner and Address:**
  - Not recorded

- **P8. Recorded by:**
  - Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

- **P9. Date Recorded:**
  - June 2011

- **P10. Survey Type:**
  - Reconnaissance

- **P11. Report Citation:**
  - Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**

- **NONE** Location 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)
**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**

East elevation

ARG, January 2011

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

1905, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown

Area Context Statement and Survey

**Attachment:**
- NONE
- Location 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):
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 500 Del Monte Avenue
- City: Monterey
- Zip: 93940
- UTM: Zone ____, _____ mE/ _____ mN

**P3a. Description:**
- Style: Mid-20th-century Commercial
- Stories: 1.5
- Cladding: smooth stucco
- Porch: recessed entry
- Door(s): Primary - single, metal, fully glazed, sidelights
- Windows: Type 1 - canted bay, fixed, wood; Type 2 - single, fixed, wood; Type 3 - paired, awning, wood, fixed, wood
- Roof: front gable, composition shingle, parapet
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: asphalt parking lot at rear, concrete public sidewalk at front and side
- Alterations: awnings incompatible, some windows replaced
- Notes: none

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- North elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1943, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):

*Required Information*
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

**Resource Name or #:** (Assigned by Recorder) 508 Del Monte Avenue

**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 508 Del Monte Avenue
- City: Monterey
- Zip: 93940
- UTM: Zone 7, mE/ mN 93940

**P3a. Description:**
- Style: Mid-century Modernism
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, metal, fully glazed
- Windows: Type 1 - paired, jalousie, aluminum, fixed, aluminum; Type 2 - single, fixed, material unknown
- Roof: flat, composition sheets, parapet
- Chimney: none visible
- Ornament: painted French Laundry signage
- Landscape Features: planters, plantings
- Related Features: asphalt parking lot at front
- Alterations: door replaced, some windows replaced
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes)
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
North elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic: ✓
- Prehistoric: 
- Both: 
- c. 1940, visual estimate

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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**
508 Del Monte Avenue

P1. Other Identifier:

P2. Location: ☑ Unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad: Monterey
   *c. Address: 508 Del Monte Avenue
   *d. UTM: Zone 7N, 93940 mE/65951 mN
   e. Other Locational Data: Monterey 93940

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 2
   • Cladding: textured stucco
   • Porch: none
   • Door(s): Primary - single, metal
   • Windows: Type 1 - single, fixed, aluminum; Type 2 - paired, fixed, wood, transom; Type 3 - single, sliding, aluminum (see notes)
   • Roof: flat, composition sheets, composition shingle, shed, brackets, exposed rafter tails, parapet
   • Chimney: none visible
   • Ornament: "J. Taufner Bldg 1928" relief at parapet pediment
   • Landscape Features: tree in public sidewalk
   • Related Features: concrete public sidewalk at front
   • Alterations: door replaced, some windows replaced
   • Notes: enclosed balcony at second story. Windows, continued: Type 4 - tripartite, hopper, metal, multipane

P4. Resources Present:
   ☑ Building  ☑ Structure  ☑ Object  ☑ Site  ☑ District  ☑ Element of District  ☑ Other (Isolates, etc.)
   HP6. 1-3 story commercial building

P5a. Photograph

P5b. Description of Photo:
   • North elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic  ☑ Prehistoric  ☑ Both
   c. 1928, signage

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded:
   June 2011

P10. Survey Type:
   Reconnaissance

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE  ☑ Location 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
HP6. 1-3 story commercial building

ARG, January 2011

APN 001704003000

North elevation

554 Del Monte Avenue

*P3a. Description:
- Style: Period Revival
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, wood, fully glazed, transom
- Windows: Type 1 - single, fixed, wood, transom
- Roof: front gable, parapet
- Chimney: none visible
- Ornament: circular window at façade pediment, painted signage at front elevation
- Landscape Features: trees in sidewalk adjacent to parking lot, planters, plantings
- Related Features: concrete sidewalk at front, asphalt parking lot at side
- Alterations: some windows replaced
- Notes: roof material is standing seam sheet metal; door and window transoms are fixed multipane, arched, with textured, colored glass; wood and sheet metal cladding at side elevation

*P3b. Resource Attributes: (List attributes and codes)

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

*P5a. Photograph

P5b. Description of Photo: North elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic: Yes
- Prehistoric: No
- Both: No

*P7. Owner and Address:
- Not recorded

*P8. Recorded by:
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

*P9. Date Recorded:
- June 2011

*P10. Survey Type:
- Reconnaissance

*P11. Report Citation:
- Monterey Downtown

Area Context Statement and Survey

*Attachments: ☑ NONE  ☐ Location 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)
P1. Other Identifier: Casa Alvarado

P2. Location: [ ] Not for Publication  [ ] Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Date; T___; R__; _______1/4 of __1/4 of Sec __; _______B.M.
   c. Address: 510 Dutra Street
   d. UTM: Zone ___, _____mE/_____ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001522004000

P3a. Description:
   • Style: Spanish Colonial
   • Stories: 1
   • Cladding: wood drop channel
   • Porch: full width, brick steps, wood columns, wood rail, turned posts
   • Windows: Type 1 - single, double hung, wood, multipane, historic surround, shutters
   • Roof: side gable, shake, boxed eaves, wide eaves
   • Chimney: brick, interior
   • Ornament: none
   • Landscape Features: mature landscaping, trees
   • Related Features: detached 1-car garage, driveway, perimeter fence
   • Alterations: addition to side elevation, cladding altered
   • Notes: Cladding: adobe covered with wood siding

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

*P5b. Description of Photo:
   East elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1830, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded:
   June 2011

*P10. Survey Type:
   Reconnaissance

*P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey 93940
- Address: 520 Dutra Street

**P3a. Description:**
- Style: Vernacular Cottage
- Stories: 1
- Cladding: brick
- Porch: none visible
- Door(s): Primary - not visible
- Windows: Type 1 - tripartite, casement, wood, multipane; Type 2 - paired, casement, wood, multipane
- Roof: hipped, shake, exposed rafter tails, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings, trees
- Related Features: attached 1-car garage, driveway, perimeter fence
- Alterations: none visible
- Notes: Non-NHLD-contributor: built after POS

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- 1953, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Blubash/Lyons/Slater

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

**P12. Required Information**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

P1. Other Identifier:

P2. Location:

* a. County: Monterey

* b. USGS 7.5' Quad: Date: 1/4 of 1/4 of Sec: B.M.

* c. Address: 526 Dutra Street

* d. UTM: Zone: mE/ mN

* e. Other Locational Data:

P3a. Description:

* a. Style: Colonial Revival

* b. Stories: 1

* c. Porch: partial width, concrete steps, wood posts, wood rail

* d. Windows: Type 1 - single, double hung, wood, historic surround, shutters

* e. Roof: side gable, composition shingle, exposed purlins, open eaves

* f. Chimney: none visible

* g. Ornament: none

* h. Landscape Features: mature landscaping, plantings

* i. Related Features: wood gate, driveway, perimeter fence

* j. Alterations: none visible

* k. Notes: Non-NHLD-contributor: built after POS; shares parcel with 520 Dutra

P3b. Resource Attributes:

* List attributes and codes

P4. Resources Present:

* a. Building

* b. Structure

* c. Object

* d. Site

* e. District

* f. Element of District

* g. Other (Isolates, etc.)

HP2. Single family property

P5a. Photograph

P5b. Description of Photo:

East elevation

ARG, January 2011

P6. Date Constructed/Age and Source:

* a. Historic

* b. Prehistoric

* c. Both

1874, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by:

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded:

June 2011

P10. Survey Type:

Reconnaissance

P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Attachments: NONE

*Required Information
Vasquez Adobe

*P2. Location:  Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
   c. Address 546 Dutra Street
   d. UTM: Zone 1840, City Monterey, Zip 93940

*P3a. Description:
   - Style: Monterey Colonial
   - Stories: 2
   - Cladding: adobe covered with textured stucco
   - Porch: full width, wood posts
   - Door(s): Primary - single, wood, divided lights, historic surround; Secondary - single, wood, divided lights, fully glazed, historic surround
   - Windows: Type 1 - single, double hung, wood, historic surround; Type 2 - single, fixed, wood, multipane, historic surround
   - Roof: hipped, clay tile, exposed rafter tails, open eaves, wide eaves
   - Chimney: brick, interior
   - Ornament: none
   - Landscape Features: historic tree, lawn
   - Related Features: driveway, retaining wall, steps, shed, wall
   - Alterations: completely remodeled, addition to rear elevation
   - Notes: first story is adobe, clad in stucco; second story is wood; wrap around balcony at second floor with wood posts and wood railing

*P4. Resources Present:  Building

*P5a. Photograph

*P5b. Description of Photo:  East elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:  Historic
   1840, City Records

*P7. Owner and Address:  Not recorded

*P8. Recorded by:  Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  Reconnaissance

*P11. Report Citation:  Monterey Downtown
   Area Context Statement and Survey

*Attachments:  NONE Location 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):
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Page 1 of 1

*Resource Name or #: (Assigned by Recorder) 290 Figueroa Street

P1. Other Identifier: Southern Pacific Passenger Depot

P2. Location: Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad 290 Figueroa Street
      Date        T __________  R __________  1/4 of 1/4 of Sec __________ B.M.
      City Monterey
      Zip 93940
   c. Address 290 Figueroa Street
   d. UTM: Zone __________, __________ mE, __________ mN

P3a. Description:
   Style: Victorian/vernacular
   Stories: 1
   Cladding: smooth stucco
   Porch: none
   Door(s): Primary - double, wood, divided lights, partially glazed, transom; Secondary - single, wood, divided lights, partially glazed, transom
   Windows: Type 1 - grouped, fixed, wood, multipane, casement, wood, multipane, historic surround (see notes)
   Roof: side gable, shake, vergeboards
   Chimney: none visible
   Ornament: none
   Landscape Features: plantings
   Related Features: walkway
   Alterations: none visible
   Notes: Windows, continued: Type 2 - paired, double hung, wood, multipane, historic surround; Type 3 - single, double hung, wood, multipane, historic surround

*P3b. Resource Attributes: (List attributes and codes) HP17. Railroad depot

*P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
   South and east elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic 1890, City Records
   Prehistoric
   Both

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE Location 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)
State of California -- The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Other Listings
Review Code
Reviewer
Date

Page 1 of 1

Resource Name or #: (Assigned by Recorder) 415 Figueroa Street

P1. Other Identifier:

P2. Location: ☑ Not for Publication ☐ Unrestricted

*a. County Monterey

*b. USGS 7.5' Quad Monterey

c. Address 415 Figueroa Street

d. UTM: (Give more than one for large and/or linear resources) Zone ___, _______ mE/_______ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00171500100

P3a. Description:

* Style: Craftsman Bungalow

* Stories: 1

* Cladding: smooth stucco

* Porch: partial width, concrete steps, stucco battered posts, stucco pedestals, stucco arches, stucco solid rail, and stucco coping

* Door(s): Primary - single, material not visible

* Windows: Type 1 - tripartite, sliding aluminum, fixed aluminum; Type 2 - single, sliding, aluminum

* Roof: gable, dormers, exposed purlins, exposed rafter tails, vergeboards, open eaves

* Chimney: stucco, exterior

* Ornament: wood grille/vent at dormers

* Landscape Features: plantings

* Related Features: attached 1-car garage, driveway

* Alterations: none visible

* Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
North and west elevations
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1930, FastWeb

P7. Owner and Address:
Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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)
**P1. Other Identifier:**

**P2. Location:**
- Not for Publication
- Unrestricted
- County: Monterey
- USGS 7.5’ Quad: Monterey 93940
- Address: 417 Figueroa Street
- City: Monterey
- Zip: 93940
- UTM: Zone 7N (Give more than one for large and/or linear resources)

**P3a. Description:**
- Style: Mid-century Modernism
- Stories: 2
- Cladding: concrete block
- Porch: none
- Door(s): Primary - single, metal; Secondary - single, door material unknown
- Windows: Type 1 - single, fixed, wood; Type 2 - grouped, fixed, material unknown
- Roof: flat, built up, vergeboards, boxed eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: planters
- Related Features: attached 2-car garage, driveway
- Alterations: some windows replaced
- Notes: large metal garage door at front façade

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

**P4. Resources Present:**
- Building: Yes
- Structure: Yes
- Object: No
- Site: No
- District: No
- Element of District: No
- Other (Isolates, etc.): No

**P5a. Photograph**

**P5b. Description of Photo:**
- North and west elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic: Yes
- Prehistoric: No
- Both: No
- 1962, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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): DPM 523A (1/95)

**Required Information**
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**
**PRIMARY RECORD**

Other Listings

Review Code

Reviewer

Date

Page 1 of 1 *Resource Name or #: (Assigned by Recorder) 447 Figueroa Street

P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted

a. County Monterey and Monterey

b. USGS 7.5' Quad Date Monterey 1940, FastWeb Monterey

d. UTM: (Give more than one for large and/or linear resources) Zone 19, 93940 mE/ mN

e. Other Locational Data: Monterey 1940, FastWeb Monterey

*P3a. Description:

• Style: Utilitarian

• Stories: 1

• Cladding: textured stucco

• Porch: none

• Door(s): Primary - single, wood, divided lights, partially glazed; Secondary - single, wood

• Windows: Type 1 - single, fixed, material unknown; Type 2 - single, fixed, steel, multipane

• Roof: front gable, composition shingle, parapet

• Chimney: none visible

• Ornament: none

• Landscape Features: paved yard

• Related Features: building is a garage; can hold multiple vehicles, walkway

• Alterations: door replaced

• Notes: primary door is historic wood multi-light garage door

*P3b. Resource Attributes: (List attributes and codes)

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

**P5a. Photograph**

P5b. Description of Photo:

West and south elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

☑ Historic ☐ Prehistoric ☐ Both

1940, FastWeb

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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
P1. Other Identifier: 

P2. Location: [ ] Not for Publication [ ] Unrestricted

*a. County Monterey [ ] and

*b. USGS 7.5' Quad Monterey

*c. Address 501 Figueroa Street

d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ ________ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001722014000

P3a. Description:

- Style: Minimal Traditional
- Stories: 1
- Cladding: smooth stucco
- Porch: partial width, recessed, brick steps, wood posts
- Door(s): Primary - single, wood
- Windows: Type 1 - tripartite, fixed, vinyl, double hung, vinyl, historic surround
- Roof: hipped, composition shingle, exposed rafter tails, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: lawn, mature landscaping
- Related Features: perimeter cmu wall with brick coping, attached 1-car garage, walkway
- Alterations: windows replaced
- Notes: Shares parcel with 511, 539 Figueroa

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:

- Building [ ] Structure [ ] Object [ ] Site [ ] District [ ] Element of District [ ] Other (Isolates, etc.)

P5a. Photograph

P5b. Description of Photo:

West and north elevations

ARG, January 2011

P6. Date Constructed/Age and Source:

- Historic [ ] Prehistoric [ ] Both [ ]

1951, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by:

Architectural Resources Group, Inc.

P9. Date Recorded:

June 2011

P10. Survey Type:

Reconnaissance

P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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)
**State of California – The Resources Agency**  
**DEPARTMENT OF PARKS AND RECREATION**  
**PRIMARY RECORD**  

<table>
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<th>Page</th>
<th>Other Listings</th>
<th>Review Code</th>
<th>(Assigned by Recorder)</th>
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**P1.** Other Identifier:  

**P2.** Location:  
- **Not for Publication**  
- **Unrestricted**  
- **Monterey**  
- **511 Figueroa Street**  
- **Monterey 93940**  
- **UTM:** Zone ___, mE/___ mN

**P3a. Description:**  
- **Style:** Vernacular Cottage  
- **Stories:** 1  
- **Cladding:** wood clapboards  
- **Porch:** recessed, wood posts, wood solid rail  
- **Door(s):** Primary - single, wood, historic surround  
- **Windows:** Type 1 - single, sliding, aluminum, historic surround; Type 2 - single, fixed, material unknown  
- **Roof:** hipped, composition shingle, exposed rafter tails, flared eaves  
- **Chimney:** brick, interior  
- **Ornament:** none  
- **Landscape Features:** lawn, plantings  
- **Related Features:** detached 2-car garage is shared with 539 Figueroa, driveway, perimeter fence, walkway  
- **Alterations:** door replaced, some windows replaced  
- **Notes:** Shares parcel with 501, 539 Figueroa  

**P3b. Resource Attributes:** (List attributes and codes)  

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

**P5a. Photograph**  

P5b. Description of Photo:  
- West and south elevations  
- ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- **Historic**  
- **Prehistoric**  
- **Both**  
- **c. 1925, visual estimate**

**P7. Owner and Address:**  
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
- Architectural Resources Group, Inc.  
- Pier 9, The Embarcadero  
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**  
- **NONE**  
- **Location 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*
539 Figueroa Street

HP2. Single family property

P1. Other Identifier:

*P2. Location:  
- County: Monterey  
- USGS 7.5' Quad: Monterey  
- Address: 539 Figueroa Street  
- UTM: Zone: ___, _______ mE/________ mN

*P3a. Description:
- Style: Vernacular Cottage  
- Stories: 1  
- Porch: recessed, wood columns, wood rail  
- Door(s): Primary - single, door material unknown, metal screen, historic surround  
- Windows: Type 1 - single, double hung, wood, historic surround; Type 2 - single, sliding, aluminum, historic surround  
- Roof: hipped, composition shingle, exposed rafter tails, flared eaves  
- Chimney: none visible  
- Ornament: none  
- Landscape Features: lawn  
- Related Features: detached 2-car garage is shared with 511 Figueroa, driveway, perimeter fence, walkway  
- Alterations: some windows replaced  
- Notes: Shares parcel with 501, 511 Figueroa; one story with basement

*P3b. Resource Attributes:  
- Cladding: wood drop channel  
- Door(s): Primary - single, door material unknown, metal screen, historic surround  
- Windows: Type 1 - single, double hung, wood, historic surround; Type 2 - single, sliding, aluminum, historic surround  
- Roof: hipped, composition shingle, exposed rafter tails, flared eaves  
- Ornament: none  
- Landscape Features: lawn  
- Related Features: detached 2-car garage is shared with 511 Figueroa, driveway, perimeter fence, walkway  
- Alterations: some windows replaced  
- Notes: Shares parcel with 501, 511 Figueroa; one story with basement

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

P5a. Photograph

P5b. Description of Photo:
- North and west elevations
- ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic  
- Prehistoric  
- Both  
- c. 1925, visual estimate

P7. Owner and Address:
- Not recorded

P8. Recorded by:
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

P9. Date Recorded:
- June 2011

P10. Survey Type:
- Reconnaissance

P11. Report Citation:
- Monterey Downtown
- Area Context Statement and Survey

*Attachments:
- Location 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
**HP2. Single family property**

**ARG, January 2011**

**APN 001725007000**

**West elevation**

**11**

**Not for Publication**

**Unrestricted**

**Assigned by Recorder**

**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

**a. County:** Monterey

**b. USGS 7.5’ Quad Date T R 1/4 of 1/4 of Sec ____ B.M.**

**c. Address:** 563 Figueroa Street, Monterey, California 93940

**d. UTM:**

- Zone ____
- _____ mE/ _____ mN

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

**APN 001725007000**

**P3a. Description:**
- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood clapboards
- **Porch:** recessed, wood steps, wood battered columns, wood rail
- **Door(s):** Primary - single, wood, partially glazed, historic surround
- **Windows:** Type 1 - single, double hung, aluminum, historic surround, shutters; Type 2 - paired, double hung, aluminum, historic surround, shutters
- **Roof:** hipped, composition shingle, exposed rafter tails, open eaves
- **Chimney:** brick, exterior
- **Ornament:** none
- **Landscape Features:** plantings
- **Related Features:** driveway, walkway
- **Alterations:** windows replaced
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**

- West elevation
- ARG, January 2011

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

- 1926, FastWeb

**P7. Owner and Address:**

- **Not recorded**

**P8. Recorded by:**

- Davis/Bubnash/Lyons/Slater

- Architectural Resources Group, Inc.

- Pier 9, The Embarcadero

- San Francisco, California 94111

**P9. Date Recorded:**

- June 2011

**P10. Survey Type:**

- Reconnaissance

**P11. Report Citation:**

- Monterey Downtown

- Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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**

**PRIMARY RECORD**

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<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
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**P1.** Other Identifier:

**P2.** Location: [ ] Not for Publication  [ ] Unrestricted

*a. County* Monterey and  (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

*b. USGS 7.5’ Quad* Monterey  Date ___________  T___; R___; 1/4 of ______ 1/4 of Sec ___; ______ B.M.

*c. Address* 581 Figueroa Street  City Monterey  Zip 93940  

d. UTM: (Give more than one for large and/or linear resources) Zone ___, ______ mE/_________ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001725008000

**P3a.** Description:

- Style: Minimal Traditional
- Stories: 1
- Cladding: textured stucco
- Porch: none
- Door(s): Primary - single, door material unknown
- Windows: Type 1 - single, sliding, aluminum, shutters; Type 2 - tripartite, fixed, aluminum, double hung, aluminum
- Roof: hipped, composition shingle, open eaves
- Chimney: brick, interior
- Ornament: none
- Landscape Features: gravel yard, plantings
- Related Features: attached 1-car garage, driveway, perimeter fence
- Alterations: some windows replaced
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes)

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

**HP2. Single family property**

**P5a. Photograph**

**P5b. Description of Photo:**

West elevation  
ARG, January 2011

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

[ ] Historic  [ ] Prehistoric  [ ] Both  
1952, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:**  
Reconnaissance

**P11. Report Citation:** Monterey Downtown  
Area Context Statement and Survey

**Attachments:**  [ ] NONE  [ ] Location 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*
**HP7. 3+ story commercial building**

**Reconnaissance**

**ARG, January 2011**

**APN 001534002000**

**East and north elevations**

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<th>P1. Other Identifier:</th>
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<td>b. USGS 7.5’ Quad</td>
<td>Monterey</td>
</tr>
<tr>
<td>c. Address</td>
<td>201 Franklin Street</td>
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<td>d. UTM:</td>
<td>Zone 93940</td>
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<tr>
<td></td>
<td>APN 001534002000</td>
</tr>
</tbody>
</table>

**P3a. Description:**
- Style: Art Deco/Churriguersque
- Stories: 5+
- Cladding: brick, terra cotta
- Porch: none
- Door(s): Primary - double, metal, fully glazed, sidelights, transom; Secondary - double, wood, fully glazed, historic surround, transom
- Windows: Type 1 - single, double hung, wood; Type 2 - single, fixed, material unknown
- Roof: flat, built up, parapet
- Chimney: none visible
- Ornament: green marble water table at storefront openings, projecting terra cotta canopy over entrance
- Landscape Features: none
- Related Features: none (public sidewalk),
- Alterations: awnings incompatible
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**

<table>
<thead>
<tr>
<th>Building</th>
<th>Structure</th>
<th>Object</th>
<th>Site</th>
<th>District</th>
<th>Element of District</th>
<th>Other (Isolates, etc.)</th>
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</thead>
</table>

**P5a. Photograph**

**P5b. Description of Photo:**
East and north elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
1928, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
HP6. 1-3 story commercial building

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

*P5b. Description of Photo:
North elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
☐ Historic ☐ Prehistoric ☐ Both
1932, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- Address: 401 Franklin Street

**P3a. Description:**
- Style: Spanish Colonial Revival
- Stories: 2
- Cladding: smooth stucco
- Door(s): Primary - single, metal, fully glazed, sidelights, transom
- Chimney: none visible
- Ornament: circular louvered vent at gable facing Pierce Street
- Landscape Features: none
- Related Features: driveway
- Alterations: none visible
- Notes: Appears to have been constructed as an addition to building to north. Porch is second floor balcony.

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- 1932, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  
**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown

**Attachments:**
- NONE
- Location Map
- Continuation Sheet
- Building, Structure, and Object Record
- Archaeological Record
- Other (List): DPR 523A (1/95)
HP6. 1-3 story commercial building

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 404 Franklin Street
- **d. UTM:** Zone N, 93940

**P3a. Description:**
- **Style:** Mid-20th-century Commercial
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** full width, stucco columns, stucco arches
- **Door(s):** Primary - single, door material unknown
- **Windows:** Type 1 - grouped, double hung, wood, historic surround; Type 2 - single
- **Roof:** front gable, composition shingle, exposed purlins, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** vent at gable
- **Landscape Features:** plantings
- **Related Features:** short concrete ramp at entrance, asphalt parking lot at rear, driveway
- **Alterations:** none visible
- **Notes:** none

**P3b. Resource Attributes:**
- **HP6. 1-3 story commercial building**

**P4. Resources Present:**
- **Building**

**P5a. Photograph**

**P5b. Description of Photo:**
- **South elevation**
  - **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **c. 1950, Sanborns, visual estimate**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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):**
**P3a. Description:**

- **Style:** Victorian
- **Stories:** 2
- **Cladding:** wood clapboards, wood decorative shingles
- **Porch:** partial width, brick steps, wood brackets, wood spindles, wood rail, turned posts
- **Door(s):** Primary - double, wood, partially glazed, paneled
- **Windows:** Type 1 - canted bay, fixed, wood, multipane, double hung, wood, historic surround (see notes)
- **Roof:** cross gable, composition shingle, vergeboards, boxed eaves
- **Chimney:** none visible
- **Ornament:** arched recessed wood panels above bay windows on first floor
- **Landscape Features:** hedge at side, plantings
- **Related Features:** walkway
- **Alterations:** addition to rear elevation, some windows replaced
- **Notes:** Windows, continued: Type 2 - paired, double hung, wood, historic surround; Type 3 - single, fixed, wood, multipane, historic surround; Type 4 - single, sliding, aluminum, historic surround

---

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**

- Building
- Structure
- Object
- Site
- District
- Element of District
- Other (Isolates, etc.)

**P5a. Photograph**

*P5b. Description of Photo:*

- South elevation
- ARG, January 2011

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

- Historic
- Prehistoric
- Both
- 1905, City Records

**P7. Owner and Address:**

- Not recorded

**P8. Recorded by:**

- Davis/Bubnash/Lyons/Slater

**Architectural Resources Group, Inc.**

- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**

- June 2011

**P10. Survey Type:**

- Reconnaissance

**P11. Report Citation:**

- Monterey Downtown

- Area Context Statement and Survey

---

**Attachments:**

- NONE
- Location 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
**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

- **County:** Monterey

- **USGS 7.5’ Quad:** Monterey
- **Address:** 398 E. Franklin Street
- **City:** Monterey
- **Zip:** 93940

- **UTM:** Zone ____, mE/_______ mN

**P3a. Description:**
- **Style:** Minimal Traditional/Utilitarian
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - single, wood, partially glazed, transom; Secondary - single, wood, partially glazed, transom
- **Windows:** Type 1 - grouped, fixed, metal
- **Roof:** gable-on-hip, composition sheets, parapet
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** driveway
- **Alterations:** none visible
- **Notes:** multiple wood garage doors. Shares parcel with 414 Adams Street, a Minimal Traditional/Utilitarian commercial building clad in stucco with gable-on-hip roof. The cladding, windows and entrance of the 414 Adams Street building all appear to be non-original.

**P3b. Resource Attributes:**
(List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **East and north elevations**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **c. 1955, visual estimate**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown**
- **Area Context Statement and Survey**
East elevation of building at 414 Adams Street (ARG, January 2011). This building appears to date from c. 1955. It has been extensively altered and retains insufficient integrity to be potentially historic (6Z).
HP6. 1-3 story commercial building

**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- Address: 550 E. Franklin Street
- UTM: Zone ___, _______ mE/ _________ mN
- Other Locational Data: APN 001712021000

**P3a. Description:**
- Style: Mid-20th-century Commercial
- Stories: 1.5
- Cladding: concrete block, wood vertical boards
- Porch: none
- Door(s): Primary - double, metal, fully glazed; Secondary - single, door material unknown
- Windows: Type 1 - grouped, fixed, material unknown; Type 2 - single, fixed, material unknown
- Roof: mansard, shake, built up, flat, dormers
- Chimney: none visible
- Ornament: none
- Landscape Features: paved yard, planters
- Related Features: driveway
- Alterations: door replaced
- Notes: Concrete block garage at rear with roll-down metal doors. Engaged shed dormers/hoods over second story windows.

**P3b. Resource Attributes:**

**P4. Resources Present:**
- Building: yes
- Structure: yes
- Object: no
- Site: no
- District: no
- Element of District: no
- Other (Isolates, etc.): no

**P5a. Photograph**

**P5b. Description of Photo:**
North and west elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- c. 1960, visual estimate
- Historic
- Prehistoric
- Both

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
**P2. Location:**
- **Not for Publication**
- **Unrestricted**
  - **a. County:** Monterey
  - **b. USGS 7.5' Quad:** Monterey
  - **c. Address:** 598 E. Franklin Street
  - **d. UTM:** Zone ____, _______ mE/_______ mN

**P3a. Description:**
- **Style:** Mid-century Modern
- **Stories:** 1
- **Cladding:** smooth stucco, wood vertical boards
- **Porch:** wraparound, wood posts
- **Door(s):** Primary - single, metal; Secondary - not visible
- **Windows:** Type 1 - grouped, fixed, wood, multipane; Type 2 - paired, casement, steel
- **Roof:** flat, built up, wide eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved yard
- **Related Features:** driveway
- **Alterations:** none visible
- **Notes:** Multiple garage bays with roll-up doors. Wood sliding door separates garage area from store building.

**P3b. Resource Attributes:**

<table>
<thead>
<tr>
<th>Attribute</th>
<th>Code</th>
</tr>
</thead>
<tbody>
<tr>
<td>Building</td>
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<tr>
<td>Structure</td>
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<td>Object</td>
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<td>Site</td>
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<tr>
<td>District</td>
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<tr>
<td>Element of District</td>
<td></td>
</tr>
<tr>
<td>Other (Isolates, etc.)</td>
<td></td>
</tr>
</tbody>
</table>

**P5a. Photograph**

**P6. Date Constructed/Age and Source:**
- **Historic:** 1957, City Records
- **Prehistoric:**
- **Both:**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown**
- Area Context Statement and Survey
**P1. Other Identifier:**

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 600 E. Franklin Street
- **d. UTM:** Zone 1941, 1959, City Records
- **e. Other Locational Data:** Monterey 93940

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 1.5
- **Cladding:** smooth stucco
- **Porch:** wraparound, wood steps, wood posts, wood rail, turned posts
- **Door(s):** Primary - single, wood, paneled; Secondary - double, door material unknown, fully glazed
- **Windows:** Type 1 - single, fixed, wood, transom, wood, arched opening, multipane; Type 2 - single, fixed, material unknown
- **Roof:** flat, built up, clay tile, shed
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** paved yard, planters, trees
- **Related Features:** wall
- **Alterations:** none visible
- **Notes:** garage 1941; warehouse 1959

**P3b. Resource Attributes:** (List attributes and codes)
- **HP6. 1-3 story commercial building**

**P4. Resources Present:**
- **Building**

**P5a. Photograph**

**P5b. Description of Photo:**
- North elevation

**P6. Date Constructed/Age and Source:**
- **Historic**
- 1941, 1959, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Other Listings
Review Code
Reviewer
Date

Page 1 of 1 *Resource Name or #:               (Assigned by Recorder) 500 Hartnell Street

P1. Other Identifier:         Stokes Adobe

*P2. Location:   [ ] Not for Publication   [ ] Unrestricted
   *a. County          Monterey
   *b. USGS 7.5' Quad       Date       T: R: 1/4 of 1/4 of Sec: B.M.
   c. Address  500 Hartnell Street
   d. UTM: (Give more than one for large and/or linear resources) Zone _____, _______ mE/_______ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001591048000

*P3a. Description:
   • Style: Monterey Colonial
   • Stories: 2
   • Cladding: adobe covered with board and batten, smooth stucco
   • Porch: full width, wood posts, wood rail
   • Door(s): Primary - single, wood, paneled, historic surround; Secondary - single, wood, paneled
   • Windows: Type 1 - single, double hung, wood, multipane, shutters; Type 2 - single, double hung, wood, multipane
   • Roof: side gable, composition shingle, open eaves
   • Chimney: brick, exterior
   • Ornament: none
   • Landscape Features: well, trees
   • Related Features: fieldstone wall at rear of property
   • Alterations: addition to rear elevation, addition to side elevation
   • Notes: none

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo: East elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   [ ] Historic   [ ] Prehistoric   [ ] Both
   1833, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California  94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments:   [ ] NONE   [ ] Location 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
**P1. Other Identifier:** First Federal Courthouse/□ Gabriel de la Torre Adobe

**P2. Location:**
- *Not for Publication* ☐
- Unrestricted ☑
- USGS 7.5' Quad: Monterey
- Address: 509 Hartnell Street
- City: Monterey
- Zip: 93940

**P3a. Description:**
- **Style:** Spanish Colonial
- **Stories:** 1.5
- **Cladding:** Adobe covered with smooth stucco
- **Porch:** None
- **Windows:**
  - Type 1: Single, fixed, wood, multipane, historic surround
  - Type 2: Tripartite, casement, wood, multipane (see notes)
  - Type 3: Paired, double hung, wood, multipane
- **Chimney:** Stone, exterior
- **Ornament:** Lamps at entrances
- **Landscape Features:** Paved yard, plantings, trees
- **Related Features:** Stone wall, steps
- **Alterations:** Addition to rear elevation, addition to side elevation, cladding altered
- **Notes:** Side and rear additions are more than 50 years old. Windows, continued: Type 3 - Paired, double hung, wood, multipane

**P3b. Resource Attributes:**
- (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic ☑
- Prehistoric ☐
- Both ☐
- 1841, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE ☑
- Location 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): ☐

**State of California – The Resources Agency**
DEPARTMENT OF PARKS AND RECREATION
PRIMAR Y RECORD

**Primary #**
**HRI #**
**Trinomial**
**NRHP Status Code:** 1D
**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
  - **a. County:** Monterey
  - **b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec ___:** Monterey
  - **c. Address:** 533 Hartnell Street
  - **d. UTM:** Zone ____, _______ mE/ ________ mN
  - **e. Other Locational Data:** (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

**P3a. Description:**
- **Style:** Monterey Colonial Revival
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** none, iron rail
- **Door(s):** Primary - single, metal, fully glazed, sidelights
- **Windows:** Type 1 - single, fixed, aluminum
- **Roof:** hipped, composition shingle, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** door replaced
- **Notes:** Non-NHLD-contributor: built after POS

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1952, FastWeb

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

***Attachments:***
- **NONE**
- **Location 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**

**PRIMARY RECORD**

**Resource Name or #:** (Assigned by Recorder) 539 Hartnell Street

---

**P1. Other Identifier:** Fremont Adobe

**P2. Location:**
- County: Monterey
- Address: 539 Hartnell Street
- UTM: Zone ___, mE/___, mN
- APN: 001581020000

---

**P3a. Description:**
- Style: Monterey Colonial
- Stories: 2
- Cladding: smooth stucco, wood drop channel
- Porch: full width, wood steps, wood posts, wood rail
- Door(s): Primary - single, wood, partially glazed; Secondary - historic surround
- Windows: Type 1 - single, double hung, wood, multipane, historic surround
- Roof: side gable, shake
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: wood stairs to balcony with wood rail
- Alterations: rear addition with shed roof
- Notes: Identified as NHLD contributor by ARG, 2011

---

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- Building

---

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

---

**P6. Date Constructed/Age and Source:**
- Historic
- 1850, City Records

---

**P7. Owner and Address:**
- Not recorded

---

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

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**P9. Date Recorded:**
- June 2011

---

**P10. Survey Type:**
- Reconnaissance

---

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

---

**Attachments:**
- NONE
- Location 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)

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*Required Information
528 Houston Street

P1. Other Identifier:

P2. Location:  
- Not for Publication
- Unrestricted

- County: Monterey

- Address: 528 Houston Street

- City: Monterey

- Zip: 93940

- UTM: Zone ______, _______ mE/_______ mN

- APN 001691011000

P3a. Description:
- Style: Minimal Traditional
- Stories: 1
- Cladding: concrete block
- Door(s): Primary - single, divided lights, partially glazed, paneled; Secondary - single, partially glazed, paneled
- Windows: Type 1 - grouped, fixed, wood, multipane; Type 2 - single, awning, material unknown
- Roof: flat, built up, composition shingle, shed, parapet, wide eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: planters, plantings
- Related Features: driveway
- Alterations: door replaced, some windows replaced
- Notes: Dutch doors at street façade.

P3b. Resource Attributes:
- HP6. 1-3 story commercial building

P4. Resources Present:
- Building

P5a. Photograph

P5b. Description of Photo:
ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic
- Visual estimate

P7. Owner and Address:
- Not recorded

P8. Recorded by:
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

Attachments: NONE
**Resource Name or #:** Stevenson House

**Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 530 Houston Street
- City: Monterey
- Zip: 93940

**Description:**
- Style: Spanish Colonial
- Stories: 2
- Cladding: first floor - adobe with stucco; second floor - wood frame with stucco and wood siding
- Porch: recessed, wood steps, wood posts, wood
- Door(s): Primary - single, wood, paneled, sidelights, transom; Secondary - double, wood, divided lights, partially glazed, paneled
- Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, fixed, wood, multipane
- Roof: flat, built up, shake, side gable, brackets, cornice
- Chimney: none visible
- Ornament: none
- Landscape Features: flagpole, garden, plantings, trees
- Related Features: perimeter fence, shed, walkway, wall
- Alterations: addition to side elevation, cladding altered, door replaced, perimeter fence added
- Notes: Building consists of multiple wings dating from different periods.

**P5b. Description of Photo:**
- East elevation
  - ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- 1840, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

*Attachments:*
- NONE
- Location Map
- Continuation Sheet
- Building, Structure, and Object Record
- Archaeological Record
- Linear Feature Record
- Milling Station Record
- Rock Art Record
- Artifact Record
- Photograph Record
- Other (List):
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

---

**P1. Other Identifier:** Sherman Rose Inn

**P2. Location:**
- **County:** Monterey
- **Address:** 537 Houston Street
- **UTM:** Zone ____, mE/_______ mN
- **APN:** 001696012000

**P3a. Description:**
- **Style:** Eclectic
- **Stories:** 2.5
- **Cladding:** fieldstone
- **Porch:** none
- **Door(s):** Primary - double, wood, divided lights, fully glazed, transom; Secondary - single, divided lights, fully glazed, transom
- **Windows:** Type 1 - paired, casement, wood, multipane; Type 2 - single, fixed, wood, multipane; Type 3 - single, double hung, wood (see notes)
- **Roof:** combination, cross gable, hipped, composition shingle, built up, flat, parapet, vergeboards
- **Chimney:** none visible
- **Ornament:** hanging lamp at south elevation door
- **Landscape Features:** trees
- **Related Features:** driveway, walkway
- **Alterations:** addition to rear elevation, some windows replaced
- **Notes:** Front portion has stone segmental arch openings, rear has timber headers. Stepped arch parapet at street façade. Windows, continued: Type 4 - single, casement, wood, multipane

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
West and south elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **c. 1930, visual estimate**

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

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**DPR 523A (1/95)**

**Required Information**
HP6. 1-3 story commercial building
Reconnaissance
ARG, January 2011
APN 001691017000
East elevation

P1. Other Identifier:

P2. Location: ☑ Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey 3940
   c. Address 588 Houston Street
   d. UTM: Zone 7N, 89340 mE/588 mN

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 1
   • Cladding: concrete block
   • Porch: none
   • Door(s): Primary - single, wood; Secondary - single, wood, partially glazed, paneled
   • Windows: Type 1 - single, sliding, vinyl; Type 2 - single, fixed, vinyl
   • Roof: flat, built up, clay tile, shed, parapet
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: planters
   • Related Features: driveway
   • Alterations: door replaced, windows replaced
   • Notes: none

P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic ☐ Prehistoric ☐ Both
   1926, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: ☑ Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*Attachments: ☑ NONE ☐ Location 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)
State of California -- The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Page 1 of 1

*Resource Name or #: (Assigned by Recorder) 439 Jackson Street

P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted
   ☑ County Monterey
   ☑ USGS 7.5' Quad Monterey Date
   ☑ Address 439 Jackson Street City Monterey Zip 93940
   ☑ UTM: Zone ____, ______ mE/______ mN
   ☑ Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001569004000

P3a. Description:
   • Style: Victorian - Italianate
   • Stories: 2.5
   • Cladding: wood drop channel
   • Porch: entrance porch, brick steps columns
   • Door(s): Primary - single, wood, paneled
   • Windows: Type 1 - single, double hung, wood, historic surround
   • Roof: combination, hipped, material not visible, cornice, dormers, modillions
   • Chimney: brick, interior
   • Ornament: corner boards; frieze with egg-and-dart molding; scrolled capitals, entablature, cornice, modillions and egg-and-dart molding at porch
   • Landscape Features: lawn, planters, trees
   • Related Features: stairwell to second-story entrance; two-story, side-gabled residence at rear of property; three multi-car carports, driveway, wall
   • Alterations: concrete wall and metal rail at perimeter
   • Notes: none

*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. Photograph

P5b. Description of Photo: North elevation ARG, January 2011

*P6. Date Constructed/Age and Source:
   ☑ Historic ☑ Prehistoric ☑ Both
   c. 1892, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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
P1. Other Identifier:

P2. Location:  
*Unrestricted

a. County: Monterey

b. USGS 7.5’ Quad Date:  
T: R: 1/4 of 1/4 of Sec: B.M.

c. Address: 450 Jackson Street

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

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

P3a. Description:
- Style: Vernacular Cottage
- Stories: 1
- Cladding: wood lap
- Porch: partial width, recessed, wood posts
- Door(s): Primary - single, wood, paneled
- Windows: Type 1 - single, double hung, wood, multipane top sash; Type 2 - single, double hung, wood
- Roof: cross gable, composition shingle
- Chimney: none visible
- Ornament: none
- Landscape Features: trees
- Related Features: perimeter fence, shed
- Alterations: addition to rear elevation
- Notes: none

P3b. Resource Attributes: (List attributes and codes)  

P4. Resources Present:  

Building:  
Structure:  
Object:  
Site:  
District:  
Element of District:  
Other (Isolates, etc.):  

P5. Photograph

P5a. Photograph

P5b. Description of Photo:  
West and south elevations

ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic:  
- Prehistoric:  
- Both:  
- c. 1900, visual estimate

P7. Owner and Address:  
Not recorded

P8. Recorded by:  
Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded:  
June 2011

P10. Survey Type:  
Reconnaissance

P11. Report Citation:  
Monterey Downtown
Area Context Statement and Survey

*Required Information
HP2. Single family property

P2. Location: Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
   c. Address 451 Jackson Street
   d. UTM: Zone 7, mE/39040, mN
   e. Other Locational Data: Monterey

P3a. Description:
   Style: Folk Victorian
   Stories: 1
   Cladding: wood clapboards, wood drop channel
   Door(s): Primary - single, wood, paneled, historic surround, transom
   Windows: Type 1 - single, double hung, aluminum, historic surround
   Roof: hipped, composition shingle, brackets, vergeboards, boxed eaves
   Chimney: brick, interior
   Ornament: pedimented gable porch with cut-out woodwork between porch posts; wood porch rail with baluster-shaped cut-outs; cornerboards
   Landscape Features: lawn
   Related Features: 2-story building at rear of lot with wood siding, side gable roof, and veranda at second story, driveway, perimeter fence, walkway
   Alterations: windows replaced
   Notes: none

P3b. Resource Attributes:
   Style: Folk Victorian
   Story: 1
   Cladding: wood clapboards, wood drop channel
   Door(s): Primary - single, wood, paneled, historic surround, transom
   Windows: Type 1 - single, double hung, aluminum, historic surround
   Roof: hipped, composition shingle, brackets, vergeboards, boxed eaves
   Chimney: brick, interior
   Ornament: pedimented gable porch with cut-out woodwork between porch posts; wood porch rail with baluster-shaped cut-outs; cornerboards
   Landscape Features: lawn
   Related Features: 2-story building at rear of lot with wood siding, side gable roof, and veranda at second story, driveway, perimeter fence, walkway
   Alterations: windows replaced
   Notes: none

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

P5a. Photograph

P5b. Description of Photo:
   North elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic
   Prehistoric
   Both
   c. 1892, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE Location 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)
**P3a. Description:**  
- **Style:** Victorian  
- **Stories:** 2  
- **Cladding:** wood drop channel  
- **Porch:** partial width, wood steps, wood posts, wood rail  
- **Door(s):** Primary - double, wood, partially glazed, historic surround, transom; Secondary - single, wood, partially glazed  
- **Windows:** Type 1 - single, double hung, wood, historic surround; Type 2 - canted bay, double hung, material unknown, historic surround (see notes)  
- **Roof:** front gable, composition shingle  
- **Chimney:** none visible  
- **Ornament:** turned balustrades at porch and porch stairs  
- **Landscape Features:** mature landscaping, plantings  
- **Related Features:** wood fence at driveway; detached garage; perimeter cmu wall with brick coping, driveway  
- **Alterations:** some windows replaced, door, bracketed hood, and balcony at second story  
- **Notes:** Windows, continued: Type 3 - single, double hung, material unknown, historic surround

**P3b. Resource Attributes:**  
(List attributes and codes)  

**P4. Resources Present:**  
- Building  
- Structure  
- Other (Isolates, etc.)

**P5a. Photograph**

**P5b. Description of Photo:**  
South elevation  
ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- Historic  
- Prehistoric  
- Both  
- 1892, City Records

**P7. Owner and Address:**  
- Not recorded

**P8. Recorded by:**  
Architectural Resources Group, Inc.

**P9. Date Recorded:**  
June 2011

**P10. Survey Type:**  
Reconnaissance

**P11. Report Citation:**  
Monterey Downtown
Area Context Statement and Survey

**Attachments:**  
- NONE  
- Location 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)**
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey 93940
- Address: 463 Jackson Street
- City: Monterey, Zip: 93940

**P3a. Description:**
- Style: Craftsman Bungalow
- Story: 1
- Cladding: smooth stucco
- Porch: recessed, concrete steps, concrete columns, stucco solid rail, and concrete coping
- Door(s): Primary - single, door material unknown
- Windows: Type 1 - tripartite, fixed, vinyl, double hung, vinyl; Type 2 - single, casement, wood, multipane (see notes)
- Roof: front gable, composition shingle, exposed purlins, exposed rafter tails, vergeboards, open eaves
- Chimney: brick, interior
- Ornament: wood vent at gable
- Landscape Features: plantings
- Related Features: perimeter fence, shed, walkway
- Alterations: some windows replaced, perimeter fence added
- Notes: Windows, continued: Type 3 - tripartite, fixed, wood, casement, wood, multipane; Type 4 - paired, double hung, vinyl

**P3b. Resource Attributes:**
(List attributes and codes)

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

**P5b. Description of Photo:**
North and west elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1905, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
474 Jackson Street

P1. Other Identifier:

P2. Location: ☑ Unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec __: _______ B.M.
   c. Address: 474 Jackson Street
   d. UTM: Zone __, _______ mE/ _______ mN
   e. Other Locational Data: Monterey 93940

P3a. Description:
   • Style: Minimal Traditional
   • Stories: 1
   • Cladding: brick, smooth stucco, see notes
   • Porch: none
   • Door(s): Primary - not visible
   • Windows: Type 1 - not visible; Type 2 - not visible
   • Roof: front gable, composition shingle, exposed rafter tails
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: planters
   • Related Features: attached 2-car garage, driveway
   • Alterations: addition to primary façade, door opening remodeled, perimeter fence added, yard paved
   • Notes: Front façade converted to two-car garage. Most of building details not visible from the street. Side elevations stucco, front trimmed with brick, with blind niche.

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. Photograph

P5b. Description of Photo:
   South elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic ☐ Prehistoric ☐ Both
   1961, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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):

PDR 523A (1/95)
P2. Location: Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: 476 Jackson Street
   c. Address: 476 Jackson Street
   d. UTM: Zone 7N, 93940 mE/32630 mN

P3a. Description:
   • Style: Vernacular Cottage
   • Stories: 1
   • Cladding: brick, wood clapboards
   • Porch: recessed, brick steps, wood posts, brick pedestals, concrete solid rail, and brick coping
   • Door(s): Primary - single, wood, partially glazed, paneled
   • Windows: Type 1 - single, sliding, aluminum, historic surround; Type 2 - canted bay, fixed, material unknown, historic surround (see notes)
   • Roof: hipped, composition shingle, boxed eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: plantings
   • Related Features: perimeter fence, walkway
   • Alterations: some windows replaced, porch rails altered
   • Notes: brick water table at front, concrete screen block porch rail with brick coping. Windows, continued: Type 3 - single, double hung, material unknown, multipane top sash, historic surround

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
   West and south elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic
   1900, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey
P1. Other Identifier:  

**P2. Location:**  
- **a. County:** Monterey  
- **b. USGS 7.5' Quad:** Monterey  
- **c. Address:** 498 Jackson Street  
- **d. UTM:** Zone __, ______ mE/________ mN  
- **e. Other Locational Data:** APN 001568010000

**P3a. Description:**  
- **Style:** Minimal Traditional  
- **Stories:** 2  
- **Cladding:** smooth stucco  
- **Porch:** entrance porch, concrete steps, iron rail  
- **Door(s):** Primary - single, door material unknown, paneled; Secondary - single, wood, paneled  
- **Windows:** Type 1 - tripartite, fixed, vinyl, double hung, vinyl; Type 2 - single, sliding, vinyl; Type 3 - single, double hung, vinyl  
- **Roof:** cross hipped, composition shingle  
- **Chimney:** none visible  
- **Ornament:** recessed garage opening has stucco brackets at second floor cantilever  
- **Landscape Features:** paved yard, planters  
- **Related Features:** attached 2-car garage, driveway  
- **Alterations:** cladding altered, windows replaced, Stucco appears to have been applied within past 10-20 years, as have windows.  
- **Notes:** Entrance porch protected by cantilevered stucco hood

**P3b. Resource Attributes:** (List attributes and codes)  

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

**P5a. Photograph**

**P5b. Description of Photo:**  
West and south elevations  
ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- **Historic**  
- **Prehistoric**  
- **Both**  
- c. 1960, visual estimate

**P7. Owner and Address:**  
Not recorded

**P8. Recorded by:**  
Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9. Date Recorded:**  
June 2011

**P10. Survey Type:**  
Reconnaissance

**P11. Report Citation:**  
Monterey Downtown  
Area Context Statement and Survey
**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **USGS 7.5' Quad Date:** Monterey 93940
- **UTM Zone:**
  - **mE:**
  - **mN:**
- **Zip:** 93940

**P3a. Description:**
- **Style:** French Colonial Revival
- **Stories:** 1
- **Cladding:** wood drop channel
- **Porch:** full width, wood posts, wood rail
- **Door(s):** Primary - single, door material unknown
- **Windows:** Type 1 - single, double hung, wood, multipane, shutters
- **Roof:** side gable, composition shingle, wide eaves
- **Chimney:** brick, interior
- **Ornament:** none
- **Landscape Features:** plantings
- **Related Features:** attached 1-car garage, driveway, perimeter fence, retaining wall
- **Alterations:** none visible
- **Notes:** none

**P3b. Resource Attributes:**

**P4. Resources Present:**
- Building

**P5a. Photograph**

P5b. **Description of Photo:**

ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic:** 1905, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown Area Context Statement and Survey

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**Attachments:**
- NONE
- Location 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):
**State of California – The Resources Agency**  
**DEPARTMENT OF PARKS AND RECREATION**  
**PRIMARY RECORD**

<table>
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<th>Review Code</th>
<th>(Assigned by Recorder)</th>
<th>APN 001525009000</th>
</tr>
</thead>
</table>

| Page 1 of 1  | *Resource Name or #: 232 Madison Street |

**P1. Other Identifier:**

**P2. Location:**
- **Unrestricted**
- **Monterey**
- **232 Madison Street**
- **Monterey**
- **UTM: 39 Zone, 3940 mE/3940 mN**

**P3a. Description:**
- **Style:** American Colonial Revival/Vernacular
- **Stories:** 2
- **Cladding:** smooth stucco
- **Porch:** full width, brick steps, wood columns, wood rail
- **Windows:** Type 1 - single, sliding, aluminum, shutters
- **Roof:** hipped, shake, boxed eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** historic tree, mature landscaping
- **Related Features:** low perimeter wall, walkway
- **Alterations:** windows replaced
- **Notes:** Non-NHLD-contributor: built after POS

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- **Building**
- **Structure**

**P5a. Photograph**

**P5b. Description of Photo:**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **1905**

**P7. Owner and Address:**

**P8. Recorded by:**

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**

**June 2011**

**P10. Survey Type:**

**Reconnaissance**

**P11. Report Citation:**

Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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**
### P1. Other Identifier:

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 424 Madison Street
- **d. UTM:** Zone 7N, 93940 mE/73740 mN
- **e. Other Locational Data:** APN 001522015000

### P3a. Description:
- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood drop channel
- **Porch:** entrance porch, brick steps
- **Door(s):** Primary - single, door material unknown
- **Windows:** Type 1 - single, sliding, aluminum; Type 2 - single, double hung, wood, multipane, historic surround; Type 3 - paired, fixed, wood, transom
- **Roof:** hipped, composition shingle, boxed eaves
- **Chimney:** brick, exterior
- **Ornament:** none
- **Landscape Features:** plantings
- **Related Features:** low stone retaining wall, attached 2-car garage, walkway
- **Alterations:** porch altered
- **Notes:** Non-NHLD-contributor: built after POS; shares parcel with 546 Dutra

### P3b. Resource Attributes:
- **Resource Attributes:** (List attributes and codes)

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

### P5a. Photograph

**P5b. Description of Photo:**
- South and east elevations
  - ARG, January 2011

### P6. Date Constructed/Age and Source:
- **Historic**
- **Prehistoric**
- **Both**
- **c. 1890, visual estimate**

### P7. Owner and Address:
- **Not recorded**

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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*
**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Address:** 450 Madison Street
- **UTM:** Zone 18, mE/3940 mN
- **APN:** 001522011000

**P3a. Description:**

- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood lap
- **Porch:** entrance porch, concrete steps
- **Door(s):** Primary - single, door material unknown
- **Windows:** Type 1 - grouped, double hung, aluminum; Type 2 - single, sliding, aluminum; Type 3 - single, double hung, wood
- **Roof:** hipped, composition shingle, boxed eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** trees
- **Related Features:** driveway
- **Alterations:** door replaced, windows replaced, porch altered
- **Notes:** Non-NHLD-contributor: built after POS

**P3b. Resource Attributes:**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **South and east elevations**
  - ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
  - 1888, City Records

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown Area Context Statement and Survey**

***Required Information**
P1. Other Identifier: Cooper-Molera Adobe

P2. Location: ☑ Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey
   c. Address: 508 Munras Avenue
   d. UTM: Zone: 38, 9940 mE, 9940 mN

P3a. Description:
   • Style: Monterey Colonial
   • Stories: 2
   • Cladding: adobe covered with smooth stucco
   • Porch: full width, wraparound, wood steps, wood posts, wood turned posts
   • Door(s): Primary - double, wood, divided lights, partially glazed, paneled; Secondary - single, wood, paneled, transom
   • Windows: Type 1 - single, double hung, wood, multipane, shutters; Type 2 - single, double hung, wood, multipane (see notes)
   • Roof: hipped, side gable, shake, clay tile, hipped, exposed rafter tails
   • Chimney: brick, interior
   • Ornament: none
   • Landscape Features: garden, plantings, trees
   • Related Features: sheds, outbuildings, barn, wall
   • Alterations: addition to primary façade, addition to side elevation, door replaced, some windows replaced, porch enclosed
   • Notes: Adobe building with second-story addition. Windows, continued: Type 3 - single, sliding, wood, multipane; Type 4 - single, fixed, wood, multipane. Stone and adobe perimeter wall with wood-framed clay tile coping. Parcel includes multiple sheds, barns, outbuildings (not visible from the public right-of-way).

P3b. Resource Attributes: (List attributes and codes) HP15. Educational building

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

P5a. Photograph

P5b. Description of Photo:
   South and east elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic  □ Prehistoric  □ Both
   1826, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments:  ☑ NONE  □ Location 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)
**P1. Other Identifier:** Casa Del Oro

**P2. Location:**
- Unrestricted
- Monterey County
- UTM: Zone 1845, City Monterey, Zip 93940
- Monterey 93940
- USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec ___; __________ B.M.

**P3a. Description:**
- **Style:** American Colonial Revival/Vernacular
- **Stories:** 2
- **Porch:** Stone steps
- **Door(s):** Primary - double, wood, paneled; Secondary - single, wood, paneled
- **Windows:** Type 1 - paired, casement, wood, multipane; Type 2 - paired, casement, wood, multipane, shutters
- **Roof:** Side gable, shake, exposed purlins, exposed rafter tails, vergeboards, wide eaves
- **Chimney:** Stucco, exterior
- **Ornament:** None
- **Landscape Features:** Garden, trees
- **Related Features:** Detached residence, detached restroom building
- **Alterations:** Outbuildings and gardens added, yard paved
- **Notes:** Two single-story outbuildings with clay tile roofs added to site. Also includes Herb Garden

**P3b. Resource Attributes:**
- Stone and adobe covered with smooth stucco
- Porch: Stone steps
- Windows: Type 1 - paired, casement, wood, multipane; Type 2 - paired, casement, wood, multipane, shutters
- Roof: Side gable, shake, exposed purlins, exposed rafter tails, vergeboards, wide eaves
- Chimney: Stucco, exterior
- Ornament: None
- Landscape Features: Garden, trees
- Related Features: Detached residence, detached restroom building
- Alterations: Outbuildings and gardens added, yard paved
- Notes: Two single-story outbuildings with clay tile roofs added to site. Also includes Herb Garden

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

**P5a. Photograph**

**P5b. Description of Photo:**
East elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1845, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)

*Required Information*
P1. Other Identifier: State Park Offices (2 buildings)

*P2. Location:  ☑ Unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad: Monterey
   *c. Address: 200 Olivier Street
   *d. UTM: (Give more than one for large and/or linear resources) Zone: Monterey, 93940
   *e. Other Locational Data: APN 001567021000

*P3a. Description:
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: smooth stucco
- Porch: full width, wood posts, wood brackets, stucco solid rail
- Door(s): Primary - single, wood, divided lights, partially glazed, paneled; Secondary - single, wood, paneled
- Windows: Type 1 - tripartite, fixed, wood, multipane, jalousie; Type 2 - paired, casement, wood, multipane
- Roof: shed, clay tile, exposed rafter tails
- Chimney: none visible
- Ornament: none
- Landscape Features: Stone steps around garden, low retaining walls, fountain, garden, planters, plantings, trees
- Related Features: walkway
- Alterations: some windows replaced, perimeter fence added, yard paved
- Notes: Non-NHLD-contributor: built after POS; shares parcel with Casa del Oro; Street entrance is a Dutch door.

*P3b. Resource Attributes: (List attributes and codes)

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

*P5a. Photograph

P5b. Description of Photo:
   North elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   ☑ Historic  ☑ Prehistoric  ☑ Both
   Unknown

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments:  ☑ NONE  ☑ Location 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)
**P1. Other Identifier:** Duarte Store

**P2. Location:**
- **Chemistry:** Monterey
- **Address:** 220 Olivier Street
- **UTM:** Zone 1865, City Monterey

**P3a. Description:**
- **Style:** Western False Front
- **Stories:** 1
- **Cladding:** Wood drop channel
- **Porch:** Recessed, permastone steps, wood pilasters
- **Door(s):** Primary - Single, wood, partially glazed, paneled, historic surround, sidelights
- **Windows:** Type 1 - Single, double hung, wood, multipane, historic surround; Type 2 - Single, fixed, wood, historic surround
- **Roof:** Front gable, composition shingle, cornice, parapet
- **Chimney:** None visible
- **Ornament:** Bracketed cornice at parapet
- **Related Features:** None
- **Alterations:** Addition to side elevation, awnings incompatible, three double-hung sash windows added to side elevation
- **Notes:** Non-NHLD-contributor: moved

**P4. Resources Present:**
- **Building:** HP6. 1-3 story commercial building
- **Structure:**
- **Object:**
- **Site:**
- **District:**
- **Element of District:**
- **Other (Isolates, etc.):**

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1865, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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**
*P3a. Description:
- Style: French Colonial
- Stories: 2.5
- Cladding: textured stucco, wood clapboards, see notes
- Porch: full width, wood steps, wood posts
- Door(s): Primary - not visible
- Windows: Type 1 - single, double hung, wood, multipane
- Roof: side gable, shake
- Chimney: none visible
- Ornament: none
- Landscape Features: paved yard, trees
- Related Features: wall
- Alterations: addition to primary façade, Original one-and-one-half story building raised prior to 1907
- Notes: Shares parcel with 220 Olivier; identified as NHLD contributor by ARG, 2011; South elevation covered with textured stucco.

*P3b. Resource Attributes: (List attributes and codes)

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

*P5a. Photograph

*P5b. Description of Photo:
- East elevation
- ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1856, City Records

*P7. Owner and Address:
- Not recorded

*P8. Recorded by:
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

*P9. Date Recorded:
- June 2011

*P10. Survey Type:
- Reconnaissance

*P11. Report Citation:
- Monterey Downtown
- Area Context Statement and Survey

*Required Information
**P1. Other Identifier:** First Brick House

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad**
- **c. Address:** 125 Pacific Street
- **d. UTM:** Zone ___, _______ mE/_________ mN
- **e. Other Locational Data:** Monterey 93940

**P3a. Description:**
- **Style:** Colonial Revival
- **Stories:** 2
- **Cladding:** brick
- **Porch:** none
- **Door(s):** Primary - single, wood; Secondary - single, wood
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** front gable, shake, exposed purlins, vergeboards
- **Chimney:** brick, exterior, brick, interior
- **Ornament:** none
- **Landscape Features:** garden, paved yard, plantings, trees
- **Related Features:** walkway
- **Alterations:** door replaced, some windows replaced, roof rebuilt 1945 (1977 DPR)
- **Notes:** Parcel also includes Old Whaling Station and garden

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- **Building**
- **Structure**
- **Element of District**

**P5a. Photograph**

**P5b. Description of Photo:**
- North elevation
- ARG, January 2011

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

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- **NONE**
- Location 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):
P1. Other Identifier: Old Whaling Station

*P2. Location:  
  a. County: Monterey 
  b. USGS 7.5' Quad: Monterey 93940 
  c. Address: 125 Pacific Street 
  d. UTM: Zone 1847, Monterey 93940 
  e. Other Locational Data: APN 001557025000

*P3a. Description: 
  Style: Monterey Colonial 
  Stories: 2 
  Cladding: board and batten siding at rear, smooth stucco over adobe elsewhere 
  Porch: full width, wood posts, wood turned posts 
  Door(s): Primary - double, partially glazed, paneled, transom; Secondary - single, divided lights, fully glazed 
  Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, sliding, wood, multipane 
  Roof: side gable, shake, dormers, exposed purlins, exposed rafter tails, open eaves 
  Chimney: brick, interior 
  Ornament: none 
  Landscape Features: garden, paved yard, planters, plantings, trees 
  Related Features: whalebone walkway, wall 
  Alterations: addition to rear elevation, addition to roof, cantilever balcony added in early 1900s, perimeter wall added, yard paved 
  Notes: Parcel also includes First Brick House and garden.

*P3b. Resource Attributes: 
  (List attributes and codes) 

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

P5a. Photograph

*P5b. Description of Photo: 
  North and west elevations
  ARG, January 2011

*P6. Date Constructed/Age and Source: 
  Historic 
  Prehistoric 
  Both 
  1847, City Records

*P7. Owner and Address: 
  Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater 
  Architectural Resources Group, Inc. 
  Pier 9, The Embarcadero 
  San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown 
  Area Context Statement and Survey

*Attachments: NONE Location 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)
### P1. Other Identifier:
California's First Theater

### P2. Location:
- **Unrestricted**
  
  **a. County**: Monterey
  
  **b. USGS 7.5' Quad**: Monterey
  
  **c. Address**: 202 Pacific Street
  
  **d. UTM**: Zone 31, 347,000 mE, 1,939,900 mN
  
  **e. Other Locational Data**: Monterey, CA 93940

### P3a. Description:
- **Style**: Spanish Colonial
- **Stories**: 2
- **Cladding**: adobe covered in stucco; rustic wood siding
- **Porch**: full width, brick steps, wood posts brick pedestals
- **Door(s)**: Primary - double, wood, paneled; Secondary - single, wood
- **Windows**: Type 1 - single, double hung, wood, multipane, shutters; Type 2 - paired, fixed, wood, multipane
- **Roof**: side gable, shake, exposed rafter tails
- **Chimney**: brick, exterior, brick, interior
- **Ornament**: none
- **Landscape Features**: garden, planters, trees
- **Related Features**: shed, walkway
- **Alterations**: addition to roof, window added to north gable end? skylight added to north wood structure
- **Notes**: Also includes Gardens. Adobe building at south, one-story wood-clad addition at north. Adobe portion has asymmetrical roofline. Porch at wood-clad portion.

### P3b. Resource Attributes:
- **HP15. Educational building**

### P4. Resources Present:
- **Building**
- **Structure**

### P5a. Photograph

#### P5b. Description of Photo:
East elevation

ARG, January 2011

### P6. Date Constructed/Age and Source:
- **Historic**
- **Prehistoric**: Both
- **1845/1847, City Records**

### P7. Owner and Address:
Not recorded

### P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

### P9. Date Recorded:
June 2011

### P10. Survey Type:
Reconnaissance

### P11. Report Citation:
Monterey Downtown
Area Context Statement and Survey

### Required Information:
- **NONE**
- **Location 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)**
Casa Soberanes

**P2. Location:**
- [ ] Not for Publication
- [ ] Unrestricted

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 336 Pacific Street
- **d. UTM:** Zone 336, 3940

**P3a. Description:**
- **Location:** Monterey Colonial
- **Stories:** 2
- **Cladding:** Adobe covered with smooth stucco
- **Porch:** None
- **Door(s):** Primary - single, wood, divided lights, partially glazed, wood screen, historic surround (see notes)
- **Windows:** Type 1 - single, double hung, wood, multipane, historic surround
- **Roof:** Side gable, clay tile, exposed purlins, exposed rafter tails, vergeboards, open eaves
- **Chimney:** Brick, interior
- **Ornament:** None
- **Landscape Features:** Garden, historic tree
- **Related Features:** Stone out-building, steps, walkway, wall
- **Alterations:** None visible
- **Notes:** Second story balcony with wood rail. Doors, continued: Secondary - double, wood, divided lights, partially glazed, historic surround

**P3b. Resource Attributes:**
- **HP15. Educational Building**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation

**P6. Date Constructed/Age and Source:**
- [ ] Historic
- [ ] Prehistoric
- [ ] Both

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- [ ] Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
**P1. Other Identifier:** Merritt House

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

  *a. County*
  - Monterey

  *b. USGS 7.5’ Quad*
  - Date: 
  - T: 
  - R: 1/4 of 1/4 of Sec 
  - B.M.

  *c. Address*
  - 386 Pacific Street

  *d. UTM: (Give more than one for large and/or linear resources)*
  - Zone 
  - mE/ 
  - mN

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

**APN 001383010000**

**P3a. Description:**
- **Style:** Greek Revival
- **Stories:** 2
- **Cladding:** Gable end clad with wood lap siding, smooth stucco cladding over adobe elsewhere.
- **Porch:** full width, brick steps, wood steps, wood columns, wood turned posts
- **Door(s):** Primary - single, wood, paneled; Secondary - double, wood, divided lights, partially glazed, paneled
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** front gable, shake, built up, flat, vergeboards
- **Chimney:** stucco, interior
- **Ornament:** none
- **Landscape Features:** lawn, plantings, trees
- **Related Features:** walkway
- **Alterations:** addition to rear elevation, One-story addition at rear with flat roof? Exterior stair added at north?
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1840s, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

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

Other Listings
Review Code

Review Code
Date

Page 1 of 1

Resource Name or #:

First Presbyterian Church

Location: ☑ Unrestricted

County: Monterey

Quad: USGS 7.5' Monterey

Date: 398 Pacific Street

City: Monterey

UTM: Zone 1910, City Records

APN 001383009000

Description:

Style: Renaissance Revival

Stories: 3

Cladding: brick, smooth stucco

Porch: none

Door(s): Primary - double, metal; Secondary - single, door material unknown, paneled

Windows: Type 1 - grouped, fixed, wood, arched opening, multipane, stained glass (see notes)

Roof: flat, built up, cornice, parapet

Chimney: none visible

Ornament: decorative molding at third-story window surrounds, second-story paired windows separated by pilasters, simple frieze at cornice

Landscape Features: planters, trees

Related Features: parking lot adjacent to side elevation addition, driveway

Alterations: addition to side elevation, cladding altered, door opening remodeled, parapet cladding possibly an addition

Notes: Brick cladding at first floor, stucco at second and third. Windows, continued: Type 2 - canted bay, double hung, wood, multipane, stained glass; Type 3 - paired, double hung, wood, multipane, stained glass; Type 4 - single, double hung, wood

Resource Attributes: (List attributes and codes)

HP16. Religious building

Resources Present: ☑ Building

Date Constructed/Age and Source:

Historic

1910, City Records

Owner and Address:

Not recorded

Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

Date Recorded: June 2011

Survey Type: Reconnaissance

Report Citation: Monterey Downtown Area Context Statement and Survey

Attachments: NONE Location 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):
Capitular Hall/La Vallee Adobe

Not for Publication

East and north elevations

ARG, January 2011

APN 001389005000

P1. Other Identifier: 400 Pacific Street

P2. Location: Unrestricted

a. County Monterey

b. USGS 7.5' Quad Monterey Date 400 Pacific Street

c. Address 400 Pacific Street City Monterey

d. UTM: (Give more than one for large and/or linear resources) Zone 93940

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001389005000

P3a. Description:

• Style: Monterey Colonial

• Stories: 2

• Cladding: smooth stucco

• Porch: none

• Door(s): Primary - single, wood, partially glazed, paneled; Secondary - single, wood, partially glazed, paneled

• Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, fixed, wood

• Roof: hipped, composition shingle, boxe eaves

• Chimney: stucco, interior

• Ornament: none

• Landscape Features: plantings

• Related Features: walkway

• Alterations: addition to primary façade, addition to rear elevation, cladding altered, door replaced (see notes)

• Notes: First floor adobe, second floor wood frame. Alterations, continued: windows replaced, window openings resized, height of second story raised, east adobe wall rebuilt with wood framing, existing stucco added, gable roof. Office building and connecting walkways added to south.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:

East and north elevations

ARG, January 2011

P6. Date Constructed/Age and Source:

Historic

1834, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Required Information
P1. Other Identifier: Casa Serrano

P2. Location: ☑ Not for Publication  ☑ Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad 412 Pacific Street
   c. Address 412 Pacific Street
   d. UTM: (Give more than one for large and/or linear resources)
      Zone ____, _______mE/_______ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

P3a. Description:
   • Style: Spanish Colonial
   • Stories: 1.5
   • Cladding: adobe covered with smooth stucco
   • Porch: full width, wood steps, stucco supports, wood rail
   • Door(s): Primary - single, wood, paneled; Secondary - single, divided lights, partially glazed, paneled
   • Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, fixed, wood; Type 3 - squared bay, casement, wood
   • Roof: side gable, shake, shake, shed, exposed rafter tails
   • Chimney: brick, interior
   • Ornament: none
   • Landscape Features: paved yard, planters, plantings, trees
   • Related Features: none
   • Alterations: addition to rear elevation, addition to side elevation, security bars at windows added, some windows replaced (see notes)
   • Notes: Alterations, continued: wood frame additions to west and south, veranda replaced

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ☑ Historic  ☑ Prehistoric  ☑ Both
   1843, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE  ☑ Location 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):
Primary #  
HRI #  
Trinomial  
NRHP Status Code  

Page 1 of 1  
*Resource Name or #: (Assigned by Recorder)  
499 Pacific Street

P1. Other Identifier:  

P2. Location:  
* Not for Publication  
Unrestricted  

a. County: Monterey  

b. USGS 7.5' Quad Date: (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)  
Monterey  

T: R: 1/4 of 1/4 of Sec: B.M.  

UTM: (Give more than one for large and/or linear resources)  
Zone: Zone, Zone mE/ Zone mN  

APN 001534010000

P3a. Description:  

• Style: Spanish Colonial Revival  
• Stories: 2  
• Cladding: smooth stucco  
• Porch: none  
• Door(s): Primary - double, metal, fully glazed; Secondary - single, wood, paneled  
• Windows: Type 1 - tripartite, casement, steel, multipane, transom; Type 2 - tripartite, sliding, aluminum, fixed, aluminum (see notes)  
• Roof: hipped, clay tile, composition shingle, hipped, cupola  
• Chimney: none visible  
• Ornament: none  
• Landscape Features: plantings  
• Related Features: brick paving at entrance, adjacent to sidewalk  
• Alterations: some windows replaced  
• Notes: Windows, continued: Type 3 - single, fixed, aluminum; Type 4 - paired, casement, steel, transom

P3b. Resource Attributes:  
(List attributes and codes)  
HP6. 1-3 story commercial building

P4. Resources Present:  

Building  
Structure  
Object  
Site  
District  
Element of District  
Other (Isolates, etc.)  

P5a. Photograph  
P5b. Description of Photo:  
West elevation  
ARG, January 2011

P6. Date Constructed/Age and Source:  

Historic  
Prehistoric  
Both  

1955, FastWeb

P7. Owner and Address:  
Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

P9. Date Recorded:  
June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown  
Area Context Statement and Survey

*Attachments:  
NONE  
Location 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
P1. Other Identifier: Masonic Lodge

*P2. Location: ☑ Unrestricted  
   ☐ Not for Publication
   *a. County Monterey and  
   *b. USGS 7.5' Quad Monterey; Date  
   c. Address 535 Pacific Street  
   d. UTM: Zone 93940  
   e. Other Locational Data:  
   p. UTM: (Give more than one for large and/or linear resources) Zone  
   q. Other Locational Data:  
   r. UTM:  

*P3a. Description:  
• Style: Egyptian Revival  
• Stories: 3  
• Cladding: textured stucco  
• Porch: curved hood at entry  
• Door(s): Primary - wood, paneled, historic surround  
• Windows: Type 1 - single, fixed, wood, transom; Type 2 - single, casement, wood, multipane  
• Roof: flat, built up, cornice, parapet  
• Chimney: none visible  
• Ornament: bracketed arched hood over main entrance  
• Landscape Features: large tree in sidewalk at front of building  
• Related Features: stone wall abuts sides of building  
• Alterations: none visible  
• Notes: Non-NHLD-contributor: built after POS

*P3b. Resource Attributes: (List attributes and codes)  

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

P5a. Photograph

*P5b. Description of Photo:  
West elevation  
ARG, January 2011

*P6. Date Constructed/Age and Source:  
☑ Historic ☐ Prehistoric ☐ Both  
1915, City Records

*P7. Owner and Address:  
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance  

*P11. Report Citation: Monterey Downtown  
Area Context Statement and Survey
**P3a. Description:**
- Style: Spanish Colonial Revival
- Stories: 3
- Cladding: smooth stucco, textured stucco, see notes
- Porch: entrance porch, brick steps, iron rail
- Door(s): Primary - double, wood, fully glazed; Secondary - double, divided lights, partially glazed, paneled
- Windows: Type 1 - single, double hung, wood; Type 2 - paired, casement, wood; Type 3 - paired, casement, steel, transom (see notes)
- Roof: combination, clay tile, built up, flat, brackets
- Chimney: none visible
- Ornament: raised stucco water table, horizontal and, and arched window surround at west elevation
- Landscape Features: planters, sculpture, trees
- Related Features: none
- Alterations: addition to side elevation, door replaced. Altered in 1950s and 1980s.
- Notes: Non-NHLD-contributor: built after POS; Windows, continued: Type 4 - tripartite, fixed, wood, multipane. Textured stucco at original building, smooth stucco at south addition.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

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

1930, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey
Frances Elkins Park is a public open space extending between Pacific Street and Calle Principal immediately south of the Monterey Museum of Art. The park includes a curvilinear brick walkway, trees, plantings, and several sculptures atop concrete footings.
**P2. Location:**
- **County:** Monterey
- **Address:** 570 Pacific Street
- **UTM:** Zone __, _______ mE/_________ mN
- **APN:** 001524002000

**Description:**
- **Style:** Greek Revival
- **Stories:** 2
- **Porch:** partial width, wood steps, material unknown- columns, stone pedestals , wood turned posts
- **Door(s):** Primary - single, wood, paneled, transom; Secondary - double, wood, paneled, transom
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** combination, shake
- **Chimney:** brick, exterior
- **Ornament:** flagpole at portico pediment
- **Landscape Features:** lawn, paved yard, plantings, sculpture, trees
- **Related Features:** steps, walkway
- **Alterations:** none visible
- **Notes:** Pedimented two-story portico supported by Tuscan columns and flanked by exterior stairways. Main roof hipped, intersecting portico and rear wing roofs are gabled. Predominantly ashlar stone masonry, stucco at rear, siding at south.

**P3b. Resource Attributes:**
- **P3c. Other Identifier:** Colton Hall
- **P3d. Resource Name or #:** 570 Pacific Street
- **P3e. Location:** Not for Publication
- **P3f. State of California -- The Resources Agency**
- **P3g. DEPARTMENT OF PARKS AND RECREATION**
- **P3h. PRIMARY RECORD**
- **P3i. Other Listings**
- **P3j. Review Code**
- **P3k. Reviewer**
- **P3l. Date**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **East elevation**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1849, City Records**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown**
- **Area Context Statement and Survey**

**P12. Assigned by Recorder**
- **P13. Other Identifier**
- **P14. Government building**

**P15. Other (List):**
- **NONE**
- **Location 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):**

**P16. Required Information**

**P17. Resource Name or #:**
- **570 Pacific Street**

**P18. Other Listings**
- **Review Code**
- **Reviewer**
- **Date**

**P19. East elevation**
- **ARG, January 2011**

**P20. Reconnaissance**
- **APN 001524002000**

**P21. Government building**
- **HP14**

**P22. Building, Structure, and Object Record**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P23. Archaeological Record**
- **P24. District Record**
- **Linear Feature Record**
- **Milling Station Record**
- **Rock Art Record**
- **Artifact Record**
- **Photograph Record**
- **Other (List):**

**P25. Other (List):**
- **NONE**
- **Location 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):**

**P26. Required Information**
- **570 Pacific Street**

**P27. East elevation**
- **ARG, January 2011**

**P28. Reconnaissance**
- **APN 001524002000**

**P29. Government building**
- **HP14**

**P30. Building, Structure, and Object Record**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P31. Archaeological Record**
- **P32. District Record**
- **Linear Feature Record**
- **Milling Station Record**
- **Rock Art Record**
- **Artifact Record**
- **Photograph Record**
- **Other (List):**

**P33. Other (List):**
- **NONE**
- **Location 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):**

**P34. Required Information**
- **570 Pacific Street**

**P35. East elevation**
- **ARG, January 2011**

**P36. Reconnaissance**
- **APN 001524002000**

**P37. Government building**
- **HP14**

**P38. Building, Structure, and Object Record**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P39. Archaeological Record**
- **P40. District Record**
- **Linear Feature Record**
- **Milling Station Record**
- **Rock Art Record**
- **Artifact Record**
- **Photograph Record**
- **Other (List):**

**P41. Other (List):**
- **NONE**
- **Location 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):**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Other Listings
Review Code

Page 1 of 1

*Resource Name or #: (Assigned by Recorder) 570 Pacific Street

P1. Other Identifier: Few Memorial Hall

P2. Location: ☑ Unrestricted

a. County Monterey

b. USGS 7.5' Quad Monterey

c. Address 570 Pacific Street

d. UTM: Zone 93940

e. Other Locational Data: APN 001524002000

*P3a. Description:

- Style: Greek Revival
- Stories: 2
- Cladding: brick, smooth stucco
- Porch: full width, brick steps, wood posts, concrete pilasters, concrete turned posts, and cast stone coping
- Door(s): Primary - double, wood, paneled; Secondary - double, wood, partially glazed, paneled, transom
- Windows: Type 1 - single, double hung, wood, multipane
- Roof: combination, clay tile, cornice, exposed rafter tails
- Chimney: stucco, exterior
- Ornament: drinking fountain and mosaic in niche near restrooms
- Landscape Features: garden, mature landscaping, paved yard, planters, trees
- Related Features: none
- Alterations: none visible
- Notes: Non-NHLD-contributor: built after POS; shares parcel with Colton Hall; building has portico supported by Doric columns and one-story connecting L-wing to Brown Underwood Adobe, featuring a full-width portal with balustrade and bench seats; also

*P3b. Resource Attributes:  (List attributes and codes)

- Style: Greek Revival
- Stories: 2
- Cladding: brick, smooth stucco
- Porch: full width, brick steps, wood posts, concrete pilasters, concrete turned posts, and cast stone coping
- Door(s): Primary - double, wood, paneled; Secondary - double, wood, partially glazed, paneled, transom
- Windows: Type 1 - single, double hung, wood, multipane
- Roof: combination, clay tile, cornice, exposed rafter tails
- Chimney: stucco, exterior
- Ornament: drinking fountain and mosaic in niche near restrooms
- Landscape Features: garden, mature landscaping, paved yard, planters, trees
- Related Features: none
- Alterations: none visible
- Notes: Non-NHLD-contributor: built after POS; shares parcel with Colton Hall; building has portico supported by Doric columns and one-story connecting L-wing to Brown Underwood Adobe, featuring a full-width portal with balustrade and bench seats; also

*P4. Resources Present:  ☑ Building

*P5a. Photograph

P5b. Description of Photo:

East elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:

- Historic
- Prehistoric
- Both

1935, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments:  ☑ NONE  ☑ Location 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)
State of California -- The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  

PRIMARY RECORD

P1. Other Identifier:  Old Jail

P2. Location:  ☑ Unrestricted

a. County  Monterey

b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec __________ B.M.

   c. Address  570 Pacific Street
               City Monterey
               Zip 93940

d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ ________ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001524002000

P3a. Description:

- Style: No style
- Stories: 1
- Cladding: fieldstone, see notes
- Porch: none
- Door(s): Primary - double, wood, paneled, transom; Secondary - single, security door, metal, paneled
- Windows: Type 1 - single, double hung, wood
- Roof: pyramidal hipped, shake
- Chimney: brick, interior
- Ornament: Granite door header has carved construction date "1854"
- Landscape Features: lawn, paved yard, planters, plantings, trees
- Related Features: walkway
- Alterations: some windows replaced
- Notes: Shares parcel with Colton Hall - includes hyphen connecting to Colton Hall. Jail is ashlar masonry, hyphen rough fieldstone at rear. Primary windows barred, secondary windows originally covered with perforated plate iron.

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:

- East elevation
- ARG, January 2011

P6. Date Constructed/Age and Source:

- Historic  ☑ Prehistoric  ☐ Both
- 1854, City Records

P7. Owner and Address:

- Not recorded

P8. Recorded by:  Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded:  June 2011

P10. Survey Type:  Reconnaissance

P11. Report Citation:  Monterey Downtown

Area Context Statement and Survey

*Attachments:  ☑ NONE  ☐ Location 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)
Underwood-Brown Adobe

**P3a. Description:**
- Style: Spanish Colonial
- Stories: 1
- Cladding: adobe covered with smooth stucco
- Porch: full width, wood posts
- Door(s): Primary - single, wood, paneled; Secondary - single, wood, partially glazed, paneled
- Windows: Type 1 - single, double hung, wood, multipane
- Roof: cross gable, clay tile, exposed purlins, exposed rafter tails, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: flagpole, lawn, paved yard, trees
- Related Features: none
- Alterations: cladding altered, door replaced, some windows replaced, roof lowered, dormers removed at unknown date; roof covering changed to clay tile in 1935; cement stucco added at unknown date
- Notes: Shares parcel with Colton Hall

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

**P5a. Photograph**

**P5b. Description of Photo:**
- South and east elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1845, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey
**Resource Name or #** (Assigned by recorder) 570 Pacific Street

**P1. Other Identifier:** Friendly Plaza

**P2. Location:** ☑ Not for Publication ☑ Unrestricted  
and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

**P3. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

Friendly Plaza is a public park extending southward from Jefferson Street between Pierce and Pacific Streets. The plaza consists of a lawn with several trees, plantings and benches, along with a central rectangular patio area paved with brick. Curvilinear brick pathways radiate out from this patio area, the center of which is occupied by a fountain. The Bertold Monument, a sandstone-clad sculpture consisting of an urn atop a pedestal with bracketed cornice and Solomonic columns, stands at the southern end of the patio area. A fieldstone wall bounds the west, north and east sides of the park.

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

![Looking southwest](ARG, January 2011)

**P6. Date Constructed/Age and Sources:** 1937, City Records

**P7. Owner and Address:** Not recorded.

**P8. Recorded by:** Name, affiliation, and address)  
Davis/Bubnash/Lyons/Slater  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** (Describe)  
Intensive  
Reconnaissance

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Monterey Downtown Area Context Statement and Survey
State of California – The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

**P1. Other Identifier:** Monterey Public Library

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 625 Pacific Street
- **d. UTM:** Zone ____, ____ mE/______ mN
- **e. Other Locational Data:** Monterey 93940

**P3a. Description:**
- **Style:** Bay Area Style
- **Stories:** 2
- **Cladding:** see notes
- **Porch:** none
- **Windows:** Type 1 - grouped, awning, aluminum, fixed, aluminum
- **Roof:** cross gable, shake, open eaves, wide eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** planters, plantings
- **Related Features:** steps
- **Alterations:** none visible
- **Notes:** structure (and cladding) is board-formed concrete

**P3b. Resource Attributes:** (List attributes and codes)

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

**HP15. Educational building**

**P5a. Photograph**

**P5b. Description of Photo:**
North and west elevations
ARG, January 2011

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

1951, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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)
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Other Identifier: 117 Pearl Street

*P1. Other Identifier:

*P2. Location: Unrestricted

*P3a. Description:
- Style: Mid-20th-century Commercial
- Stories: 1
- Cladding: concrete block, fieldstone
- Porch: recessed
- Door(s): Primary - single, fully glazed
- Windows: Type 1 - grouped, fixed, aluminum
- Roof: flat, material not visible
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: parking lot
- Alterations: cladding altered, awnings incompatible
- Notes: none

*P3b. Resource Attributes: HP6. 1-3 story commercial building

*P4. Resources Present: Building, Structure

*P5a. Photograph

P5b. Description of Photo:
South and east elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
Historic

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE

*Required Information
244 Pearl Street

244 Pearl Street
Monterey
Monterey 93940

**P1.** Other Identifier:

**P2.** Location: [ ] Not for Publication [ ] Unrestricted

**a.** County Monterey

**b.** USGS 7.5' Quad _____ Date ________ T___ R___ 1/4 of 1/4 of Sec __; ___ B.M.

**c.** Address 244 Pearl Street

**d.** UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/________ mN

**e.** Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001691004000

**P3a.** Description:

- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: concrete block, fieldstone
- Porch: none
- Door(s): Primary - single, fully glazed, transom
- Windows: Type 1 - grouped, fixed, aluminum
- Roof: shed, material not visible, clay tile, shed, parapet, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: parking lot
- Alterations: none visible
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes) HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**

North elevation

ARG, January 2011

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

[ ] Historic [ ] Prehistoric [ ] Both

1954, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconstruction

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

**Attachments:** [ ] NONE [ ] Location 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)
**HP6. 1-3 story commercial building**

**P2. Location:**
- **Monterey**
- Address: 266 Pearl Street
- City: Monterey
- Zip: 93940

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 1
- **Cladding:** fieldstone
- **Porch:** none
- **Door(s):** Primary - single, wood; Secondary - single, wood, partially glazed
- **Windows:** Type 1 - single, fixed, wood, multipane
- **Roof:** shed, clay tile, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** planters
- **Related Features:** parking lot
- **Alterations:** cladding altered
- **Notes:** none

**P3b. Resource Attributes:** HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1926, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- Location 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)
**Module: Archaeological Record**

**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Address:** 400 Pearl Street
- **UTM:** Zone 7N, 93940
- **APN:** 001721003000

**P3a. Description:**
- **Style:** Mid-20th-century Commercial
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** entrance porch, recessed
- **Doors:** Primary - double, metal, fully glazed
- **Windows:** Type 1 - grouped, fixed, aluminum, multipane
- **Roof:** flat, material not visible, parapet
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** parking lot
- **Alterations:** awnings incompatible, some windows replaced
- **Notes:** Roof type: domed with parapet

**P3b. Resource Attributes:**
- HP6: 1-3 story commercial building

**P4. Resources Present:**
- **Building**

**P5a. Photograph**

**P5b. Description of Photo:**
- North and west elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1956, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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

PRIMARY RECORD

<table>
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<tr>
<th>Other Listings</th>
<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
</tr>
</thead>
</table>

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*Resource Name or # (Assigned by recorder)  401 Pearl Street

P1. Other Identifier:  Jacks Park

P2. Location:  ☐ Not for Publication  ☑ Unrestricted  ☑ Restriction

* County  Monterey

and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

*b. USGS 7.5’ Quad  Date  T  R  f  % of Sec  B.M.
c. Address  401 Pearl Street  City  Monterey

d. UTM: (Give more than one for large and/or linear resources)  Zone  mE/ mN
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)  APN 001711001000

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

Jacks Park occupies the entire block bound by Figueroa, Pearl, Adams and E. Franklin Streets. A baseball field occupies the northern two-thirds of the park, while six concrete tennis courts surrounded by metal fencing line the park’s southern portion. The area southwest of the ball field (i.e., behind home plate) includes metal bleachers, a small playground, and a gabled CMU building with roll-up window that is used to sell refreshments. South of the tennis courts stands a one-story, side-gabled building clad in vertical wood siding. This building has knee braces and exposed rafter tails, along with a fully glazed metal door that appears to be a replacement.

The site of Jacks Park has been home to a ball field since 1892. The current configuration dates from sometime after 1962.

P3b. Resource Attributes: (List attributes and codes)  HP31. Urban open space

*P4. Resources Present:  ☑ Building  ☑ Structure  ☑ Object  ☑ Site  ☑ District  ☐ Element of District  ☐ Other (Isolates, etc.):  P5b. Description of Photo: (view, looking northwest)

ARG, January 2011

*P6. Date Constructed/Age and Sources:

Historic  ☑  Prehistoric  ☐  Both  c. 1892, historical research

*P7. Owner and Address:

Not recorded.

*P8. Recorded by:  Name, affiliation, and address

Davis/Bubnash/Lyons/Slater
Architectural Resources Group
Pier 9, The Embarcadero
San Francisco, CA 94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  (Describe)

Intensive  ☐  Reconnaissance

*P11. Report Citation:  (Cite survey report and other sources, or enter “none.”)  Monterey Downtown Area Context Statement and Survey

*Attachments:  ☐ NONE  ☑ Location Map  ☑ Sketch Map  ☑ Continuation Sheet  ☐ Building, Structure & Object Record

☐ Archaeological Record  ☐ District Record  ☑ Linear Feature Record  ☑ Rock Art Record

☐ Artifact Record  ☑ Photographic Record  ☑ Other (List)
P5a. Photograph, continued

Building at south end of park, south elevation (ARG, January 2011).

Bleachers, CMU building, and playground, looking east (ARG, January 2011).
**P3a. Description:**

- **Style:** Vernacular Cottage
- **Stories:** 1
- **Cladding:** wood clapboards
- **Porch:** partial width, wood steps, wood spindles, wood rail
- **Door(s):** Primary - single, wood, paneled, historic hardware
- **Windows:** Type 1 - single, sliding, vinyl, transom; Type 2 - single, fixed, wood
- **Roof:** pyramidal hipped, composition shingle
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** addition to rear elevation, some window openings filled in, windows replaced, porch rails altered
- **Notes:** Window type 2 is a transom window.

**P3b. Resource Attributes:** (List attributes and codes)

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

**HP2. Single family property**

---

**P5a. Photograph**

---

**P5b. Description of Photo:**

North elevation

ARG, January 2011

---

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

☑ Historic ☐ Prehistoric ☐ Both

1920, FastWeb

---

**P7. Owner and Address:**

Not recorded

---

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

---

**P9. Date Recorded:** June 2011

---

**P10. Survey Type:** Reconnaissance

---

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

---

*Attachments: ✔ NONE ☐ Location 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):
**P1. Other Identifier:**

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5’ Quad:** Monterey
- **c. Address:** 464 Pearl Street
- **d. UTM:** Zone 7N, Monterey, 93940

**P3a. Description:**
- **Style:** Mid-century Modernism
- **Stories:** 1 (four bungalows), 2 (rear building)
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - single, wood
- **Windows:** Type 1 - paired, casement, wood, shutters; Type 2 - paired, casement, wood; Type 3 - single, fixed, wood
- **Roof:** pyramidal (one building), gable (two buildings) and side-gable (two buildings) roofs, all with composition shingle and vergeboards
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** lamp posts, mature landscaping, planters
- **Related Features:** cobblestone walkways, paved parking lot at rear
- **Alterations:** none visible
- **Notes:** Parcel includes five buildings similar in design and materials. Descriptions above apply to all buildings, unless otherwise noted.

**P3b. Resource Attributes:**
- **HP6. 1-3 story commercial building**

**P4. Resources Present:**
- Building
- **P5a. Photograph**

**P5b. Description of Photo:**
- North elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- Both
- 1965, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey


P1. Other Identifier:

P2. Location: Unrestricted
   - County: Monterey
   - Address: 503 Pearl Street
   - UTM: Zone 7N, mE/320000, mN/354000

P3a. Description:
   - Style: Vernacular Cottage
   - Stories: 1
   - Cladding: wood clapboards
   - Porch: none visible
   - Windows: Type 1 - paired, single, double hung, vinyl; Type 2 - single, sliding, vinyl; Type 3 - single, fixed, vinyl
   - Roof: front gable, composition shingle, open eaves
   - Chimney: none visible
   - Ornament: none
   - Landscape Features: none
   - Related Features: attached 1-car garage, perimeter fence
   - Alterations: addition to primary façade, door replaced, windows replaced
   - Notes: none

P3b. Resource Attributes: Vernacular Cottage
   - Cladding: wood clapboards
   - Door(s): Primary - single, partially glazed
   - Windows: Type 1 - paired, single, double hung, vinyl; Type 2 - single, sliding, vinyl; Type 3 - single, fixed, vinyl
   - Roof: front gable, composition shingle, open eaves
   - Chimney: none visible
   - ornament: none
   - Landscape Features: none
   - Related Features: attached 1-car garage, perimeter fence
   - Alterations: addition to primary façade, door replaced, windows replaced
   - Notes: none

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
   West and south elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic
   1935, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

*Attachments: NONE

*Required Information
**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 519 Pearl Street
- UTM: Zone 1935, FastWeb
- Monterey 93940

**P3a. Description:**
- Style: Craftsman Bungalow
- Stories: 2
- Cladding: wood clapboards
- Porch: partial width, recessed, wood steps, wood posts, wood solid rail
- Door(s): Primary - single, wood, fully glazed
- Windows: Type 1 - paired, double hung, wood; Type 2 - single, double hung, wood
- Roof: side gable, composition shingle, exposed purlins, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: attached 1-car garage
- Alterations: perimeter wall added
- Notes: none

**P3b. Resource Attributes:**
- Craftsman Bungalow

**P4. Resources Present:**
- Building
- Structure
- Site
- District
- Other (List)

**P6. Date Constructed/Age and Source:**
- Historic
- 1935, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location Map
- Continuation Sheet
- Building, Structure, and Object Record
- Archaeological Record
- Architectural Record
- District Record
- Linear Feature Record
- Milling Station Record
- Rock Art Record
- Artifact Record
- Photograph Record
- Other (List): DPR 523A (1/95)
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Other Listings
Review Code
Page 1 of 1 *Resource Name or #: (Assigned by Recorder) 527 Pearl Street
Review Code
Date

P1. Other Identifier:

P2. Location: [ ] Not for Publication [ ] Unrestricted
   *a. County Monterey
   *b. USGS 7.5’ Quad Monterey
   *c. Address 527 Pearl Street
   d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ ________ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00171501100

P3a. Description:
   • Style: Craftsman Bungalow
   • Stories: 2
   • Cladding: wood clapboards
   • Porch: partial width, wood steps, wood posts, wood rail, solid rail
   • Door(s): Primary - single, wood
   • Windows: Type 1 - paired, double hung, aluminum; Type 2 - single, double hung, aluminum
   • Roof: side gable, composition shingle, exposed purlins, exposed rafter tails, open eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: none
   • Related Features: attached 1-car garage, wall
   • Alterations: door replaced, windows replaced, perimeter wall added
   • Notes: Porch enclosed with fixed wood multipane windows between wood post supports.

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   West and south elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
   [ ] Historic [ ] Prehistoric [ ] Both
   1930, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
    Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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
**P3a. Description:**
- Style: Craftsman Bungalow
- Stories: 1
- Cladding: wood drop channel
- Porch: partial width, concrete steps, wood columns, wood rail
- Door(s): Primary - single, wood, fully glazed
- Windows: Type 1 - single, double hung, wood
- Roof: front gable, composition shingle, exposed purlins, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: driveway
- Alterations: door replaced, some windows replaced
- Notes: none

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
North elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1930, FastWeb

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **Quad:** USGS 7.5' Date T R 1/4 of 1/4 of Sec __; B.M. 1930, FastWeb Monterey
- **Address:** 544 Pearl Street
- **UTM:** Zone __, __ mE/ __ mN

**P3a. Description:**
- **Style:** Craftsman Bungalow
- **Stories:** 1
- **Cladding:** wood drop channel
- **Porch:** partial width, concrete steps, wood columns, wood rail
- **Windows:** Type 1 - single, double hung, vinyl; Type 2 - single, fixed, vinyl
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** driveway
- **Alterations:** windows replaced
- **Notes:** none

**P3b. Resource Attributes:**
(List attributes and codes)

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

**P5a. Photograph**

P5b. Description of Photo:
- North and west elevations

ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1930, FastWeb**

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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)
HP2. Single family property

ARG, January 2011
APN 001715010000

*P3a. Description:
- Style: Craftsman Bungalow
- Stories: 2
- Cladding: smooth stucco
- Porch: full width, recessed, concrete steps, brick piers, wood rail
- Windows: Type 1 - tripartite, casement, wood; Type 2 - single, sliding, wood; Type 3 - single, casement, wood, multipane
- Roof: front gable, composition shingle, exposed purlins, intersecting gable at ridgeline, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: driveway
- Alterations: some windows replaced
- Notes: none

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

*P5a. Photograph

P5b. Description of Photo:
South and east elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic: 
- Prehistoric: 
- Both: 
- 1930, FastWeb

*P7. Owner and Address:
Not recorded

*P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: 
June 2011

*P10. Survey Type: 
Reconnaissance

*P11. Report Citation:
Monterey Downtown
Area Context Statement and Survey
**P1.** Other Identifier:

**P2.** Location: [ ] Not for Publication [ ] Unrestricted

  *a. County: Monterey

  *b. USGS 7.5' Quad Date 1/4 of 1/4 of Sec 1B.M.

  c. Address: 562 Pearl Street

  d. UTM: Zone , , mE/ mN

  e. Other Locational Data: Monterey 93940 APN 001722004000

**P3a.** Description:

- **Style:** Minimal Traditional
- **Stories:** 2
- **Cladding:** smooth stucco
- **Porch:** partial width, recessed, stucco steps, stucco rail
- **Door(s):** Primary - single, wood, fully glazed; Secondary - single, wood
- **Windows:** Type 1 - single, double hung, aluminum; Type 2 - grouped, casement, aluminum
- **Roof:** front gable, material not visible, exposed purlins, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** driveway, wall
- **Alterations:** cladding altered, porch enclosed
- **Notes:** none

**P3b.** Resource Attributes: (List attributes and codes)

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

**P5a. Photograph**

**P5b.** Description of Photo:

- North elevation

  ARG, January 2011

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

- [ ] Historic [ ] Prehistoric [ ] Both

  1940, FastWeb

**P7. Owner and Address:**

- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

  Architectural Resources Group, Inc.

  Pier 9, The Embarcadero

  San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey

*Attachments: [ ] NONE [ ] Location 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
P1. Other Identifier:

P2. Location: □ Not for Publication  ✔ Unrestricted
   *a. County Monterey and *(P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   *b. USGS 7.5' Quad Monterey Date __________ T ____: R ____: _1/4 of ____1/4 of Sec ____: _____ B.M.
   c. Address 563 Pearl Street City Monterey Zip 93940
   d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ _________ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00171501600

*P3a. Description:
   • Style: Craftsman Bungalow
   • Stories: 1
   • Cladding: smooth stucco
   • Porch: full width, recessed, brick steps, wood battered columns, brick piers
   • Door(s): Primary - single, wood, divided lights, paneled
   • Windows: Type 1 - tripartite, double hung, vinyl, multipane top sash, double hung, vinyl
   • Roof: front gable, composition shingle, exposed purlins, intersecting gable at ridgeline, open eaves
   • Chimney: stucco, exterior
   • Ornament: none
   • Landscape Features: none
   • Related Features: detached 1-car garage, driveway
   • Alterations: door replaced, windows replaced
   • Notes: none

*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   South and east elevations
   ARG, January 2011

*P6. Date Constructed/Age and Source:  ✔ Historic  □ Prehistoric  □ Both
   1930, FastWeb

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  Reconnaissance

*P11. Report Citation:  Monterey Downtown
   Area Context Statement and Survey

*Attachments:  ✔ NONE  □ Location 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
P1. Other Identifier:

P2. Location: [ ] Not for Publication [ ] Unrestricted
  a. County Monterey
  b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec B.M.
     Address 572 Pearl Street
     City Monterey
     Zip 93940
     UTM: Zone ___ mE/ ___ mN
     Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001722005000

P3a. Description:
  • Style: Craftsman Bungalow
  • Stories: 1
  • Cladding: smooth stucco
  • Porch: full width, recessed, concrete steps, stucco battered columns, stucco piers, stucco solid rail
  • Door(s): Primary - single, wood
  • Windows: Type 1 - tripartite, double hung, vinyl, fixed, vinyl
  • Roof: front gable, composition shingle, exposed purlins, intersecting gable at ridgeline, open eaves
  • Chimney: stucco, exterior
  • Ornament: none
  • Landscape Features: none
  • Related Features: detached 1-car garage, wall
  • Alterations: windows replaced
  • Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   East and north elevations
   ARG, January 2011

P6. Date Constructed/Age and Source:
  [ ] Historic [ ] Prehistoric [ ] Both
  1940, FastWeb

P7. Owner and Address:
  Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation:
  Monterey Downtown
  Area Context Statement and Survey

*Required Information
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**
**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Other Listings</th>
<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
</tr>
</thead>
</table>

**1. Other Identifier:**

**2. Location:**
- **Unrestricted**
- **Not for Publication**
- **County:** Monterey
- **USGS 7.5’ Quad:** Monterey
- **Address:** 583 Pearl Street
- **City:** Monterey
- **Zip:** 93940
- **UTM:** Zone, mE, mN

**3a. Description:**
- **Style:** Craftsman Bungalow
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** full width, recessed, stone veneer steps, wood battered columns, brick piers, wood rail
- **Door(s):** Primary - single, wood, partially glazed
- **Windows:** Type 1 - single, sliding, vinyl
- **Roof:** front gable, composition shingle, exposed purlins, intersecting gable at ridgeline, open eaves
- **Chimney:** stucco, exterior
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** detached 1-car garage
- **Alterations:** door replaced, windows replaced
- **Notes:** none

**3b. Resource Attributes:**
- **(List attributes and codes)**

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

**5a. Photograph**

**5b. Description of Photo:**
- **South elevation**
- **ARG, January 2011**

**6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1930, FastWeb**

**7. Owner and Address:**
- **Not recorded**

**8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**9. Date Recorded:**
- **June 2011**

**10. Survey Type:**
- **Reconnaissance**

**11. Report Citation:**
- **Monterey Downtown**
- **Area Context Statement and Survey**

**Attachments:**
- **NONE**
- **Location 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)**

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**Required Information**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

P1. Other Identifier: 

P2. Location:  Not for Publication  Unrestricted

a. County: Monterey

b. USGS 7.5' Quad Date  

T:  1/4 of 1/4 of Sec:  B.M.

d. UTM: Zone  ,  mE/ mN

e. Other Locational Data: Monterey 93940

P3a. Description:
• Style: Craftsman Bungalow
• Stories: 1
• Cladding: smooth stucco
• Porch: full width, recessed, wood battered columns, brick piers, wood rail
• Door(s): Primary - single, wood
• Windows: Type 1 - tripartite, casement, wood, multipane top sash, fixed; Type 2 - single, sliding, aluminum
• Roof: front gable, composition shingle, exposed purlins, intersecting gable at ridgeline, open eaves
• Chimney: stone, exterior
• Ornament: none
• Landscape Features: none
• Related Features: detached 1-car garage
• Alterations: some windows replaced
• Notes: none

P3b. Resource Attributes: (List attributes and codes)

HP2. Single family property

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

P5a. Photograph

P6. Date Constructed/Age and Source:  Historic  Prehistoric  Both

1930, FastWeb

P7. Owner and Address:  Not recorded

P8. Recorded by:  Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded:  June 2011

P10. Survey Type:  Reconnaissance

P11. Report Citation:  Monterey Downtown

Area Context Statement and Survey

*Required Information
P1. Other Identifier: Filipino Community Center

P2. Location: Unrestricted

\*P2a. County: Monterey

\*P2b. USGS 7.5' Quad: Monterey

\*P2c. Address: 627 Pearl Street

\*P2d. UTM: Zone 39N, 93940 mE/18501 mN

\*P3a. Description:
- Style: Vernacular
- Stories: 2
- Cladding: brick, smooth stucco
- Porch: entrance porch, brick supports
- Door(s): Primary - double, metal, fully glazed; Secondary - single, security door, metal
- Windows: Type 1 - single, sliding, vinyl; Type 2 - single, fixed, glass block
- Roof: side gable, composition sheets, exposed rafter tails, open eaves
- Chimney: brick, exterior
- Ornament: none
- Landscape Features: none
- Related Features: driveway
- Alterations: addition to rear elevation, cladding altered, door replaced, windows replaced
- Notes: Exposed rafter tails on entrance porch hood

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
South elevation
ARG, January 2011

P6. Date Constructed/Age and Source:
Historic
1905, City Records

P7. Owner and Address:
Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey
**P1. Other Identifier:** Lara-Soto Adobe

**P2. Location:**
- Not for Publication
- Unrestricted
  - **a. County:** Monterey
  - **b. USGS 7.5' Quad:** Monterey 93940
  - **c. Address:** 460 Pierce Street
  - **d. UTM:** Zone 1849, City Monterey Zip 93940

**P3a. Description:**
- **Style:** Spanish Colonial
- **Stories:** 1
- **Cladding:** adobe covered with smooth stucco
- **Porch:** none
- **Door(s):** Primary - double, wood, partially glazed, paneled
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** side gable, shake, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** historic tree
- **Related Features:** wall
- **Alterations:** addition to side elevation, windows replaced
- **Notes:** Shares parcel with 472 Pierce (MIIS Kade Center)

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- **Building**

**P5a. Photograph**

**P5b. Description of Photo:**
- **East elevation**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1849, City Records**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- architectural resources group, inc.
- pier 9, the embarcadero
- san francisco, california 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
- Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
**P1. Other Identifier:** MIIS Kade Center

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 472 Pierce Street
- **d. UTM:** Zone 7N, 93940 mE, 93940 mN

**P3a. Description:**
- **Style:** Victorian/Craftsman Transitional
- **Stories:** 2
- **Cladding:** wood clapboards
- **Porch:** full width, recessed, stone steps, wood supports, wood solid rail
- **Door(s):** Primary - single, wood, fully glazed, sidelights
- **Windows:** Type 1 - paired, double hung, wood; Type 2 - canted bay, double hung, wood; Type 3 - single, fixed, wood, multipane
- **Roof:** hipped, material not visible, dormers, exposed rafter tails, open eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** parking lot, wall
- **Alterations:** some windows replaced, porch rails altered
- **Notes:** Shares parcel with 460 Pierce (Lara-Soto Adobe); Additional transparent barrier added about wood rail on porch.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **East and north elevations**
- **ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1910, visual estimate**

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown Area Context Statement and Survey**
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Other Listings
Review Code
Review Code
Date

Page 1 of 1

Resource Name or #: (Assigned by Recorder) 487 Pierce Street

P1. Other Identifier: Monterey Herald Building

P2. Location:  
   - County: Monterey
   - USGS 7.5' Quad: Monterey
   - Address: 487 Pierce Street
   - City: Monterey
   - Zip: 93940
   - UTM: Zone , mE/ , mN

P3. Description:
   - Style: Bay Area Style
   - Stories: 2
   - Cladding: smooth stucco
   - Porch: none
   - Door(s): Primary - double, wood, fully glazed; Secondary - single, wood, fully glazed
   - Windows: Type 1 - paired, awning, aluminum, fixed, aluminum
   - Roof: flat, built up, composition shingle, mansard, exposed rafter tails, open eaves, wide eaves
   - Chimney: none visible
   - Ornament: none
   - Landscape Features: trees in adjacent city sidewalk, plantings
   - Related Features: paved parking lot, driveway
   - Alterations: some windows replaced
   - Notes: second-story wrap-around balcony with wood posts and rail

P4. Resources Present:
   - Building

P5a. Photograph

P5b. Description of Photo:
   South and east elevations

P6. Date Constructed/Age and Source:
   - Historic
   - 1953, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded:
   June 2011

P10. Survey Type:
   Reconnaissance

P11. Report Citation:
   Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE

*Required Information
P1. Other Identifier: Casa de la Torre

*P2. Location: Unrestricted
   a. County: Monterey
   b. USGS 7.5’ Quad: 502 Pierce Street
   c. Address: 502 Pierce Street
   d. UTM: Zone 1852, City Monterey, Zip 93940

*P3a. Description:
   Style: Monterey Colonial
   Stories: 1
   Cladding: adobe covered with smooth stucco, wood lap
   Porch: full width, brick steps, wood posts
   Door(s): Primary - single, wood, paneled, historic surround
   Windows: Type 1 - single, double hung, wood, multipane, historic surround, shutters (see notes)
   Roof: side gable, clay tile, shake, shed, exposed purlins, exposed rafter tails, open eaves
   Chimney: stucco, interior
   Ornament: hanging lamp over front door
   Landscape Features: historic tree, mature landscaping
   Related Features: fence at rear yard, retaining wall, walkway
   Alterations: addition to rear elevation, addition to side elevation
   Notes: Windows, continued: Type 2 - single, fixed, wood, arched opening, multipane; Type 3 - tripartite, fixed, wood, multipane, casement, wood, multipane, historic surround

*P3b. Resource Attributes: (List attributes and codes)

*P4. Resources Present: Building

*P5a. Photograph

P5b. Description of Photo:
   East and north elevations
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   Historic
   1852, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE

*Required Information
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

P1. Other Identifier: Palms/Ketcham Studio

*P2. Location: [ ] Not for Publication [ ] Unrestricted

   a. County: Monterey

   b. USGS 7.5' Quad: Monterey

   c. Address: 512 Pierce Street

   d. UTM: (Give more than one for large and/or linear resources) Zone 6000, Sanborns

   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001523002000

P3a. Description:
• Style: Vernacular Cottage/French Colonial Revival
• Stories: 1
• Cladding: wood lap
• Porch: wraparound, wood steps, wood posts, wood rail
• Window: Type 1 - single, double hung, wood, historic surround, shutters
• Roof: hipped, shake, exposed rafter tails, wide eaves
• Chimney: none visible
• Ornament: light fixtures flank door
• Landscape Features: hedge, mature landscaping
• Related Features: lamp post, walkway
• Alterations: none visible
• Notes: Non-NHLD-contributor: moved

*P3b. Resource Attributes: (List attributes and codes)

*P4. Resources Present:

   [ ] Building  [ ] Structure  [ ] Object  [ ] Site  [ ] District  [ ] Element of District  [ ] Other (Isolates, etc.)

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:

   [ ] Historic  [ ] Prehistoric  [ ] Both

   c. 1900, Sanborns

*P7. Owner and Address:

   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded:

   June 2011

*P10. Survey Type:

   [ ] Reconnaissance

*P11. Report Citation:

   Monterey Downtown
   Area Context Statement and Survey

*Attachments: [ ] NONE  [ ] Location 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
**P1. Other Identifier:** Gordon House

**P2. Location:**
- **County:** Monterey
- **Address:** 526 Pierce Street
- **UTM:** Zone 18, 93940

**P3a. Description:**
- **Style:** French Colonial
- **Stories:** 1
- **Cladding:** wood lap
- **Porch:** wraparound, brick steps, wood posts, wood rail
- **Door(s):** Primary - wood, divided lights, fully glazed; Secondary - single, wood, divided lights, fully glazed
- **Windows:** Type 1 - single, double hung, wood, multipane, historic surround, shutters
- **Roof:** combination, hipped, side gable, shake, exposed rafter tails, vergeboards, open eaves
- **Chimney:** brick, interior
- **Ornament:** none
- **Landscape Features:** hedge, lamp post at corner of lot, historic tree, mature landscaping
- **Related Features:** fence at backyard only, detached 1-car garage, driveway
- **Alterations:** none visible
- **Notes:** none

**P3b. Resource Attributes:**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1849, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
- Area Context Statement and Survey
Casa Amesti

**P1. Other Identifier:** Casa Amesti

**P2. Location:**
- County: Monterey
- Address: 516 Polk Street
- UTM: Zone 1834, mE/ mN 93940
- APN: 001571002000

**P3a. Description:**
- Style: Monterey Colonial
- Stories: 2
- Cladding: adobe covered with smooth stucco
- Porch: full width, wood posts, wood rail, turned posts
- Door(s): Primary - double, wood, paneled, transom; Secondary - double, wood, divided lights, partially glazed, paneled
- Windows: Type 1 - single, double hung, wood, multipane
- Roof: hipped, shake, dentils, boxed eaves
- Chimney: brick, interior
- Ornament: none
- Landscape Features: garden, plantings, trees
- Related Features: adobe perimeter wall at garden with clay tile coping
- Alterations: door replaced, security bars at windows added, restored 1919 (1956 HABS doc), garden added
- Notes: second floor full-width balconies at east (front) and west.

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
- East elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1834, City Records

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

*Attachments:
- NONE
- Location 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
**P1. Other Identifier:** Cooper-Molera Barn

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
  - County: Monterey
  - USGS 7.5' Quad: Monterey 525 Polk Street
  - Address: 525 Polk Street
  - City: Monterey
  - Zip: 93940

**P3a. Description:**
- Style: Rustic
- Stories: 2
- Cladding: board and batten
- Porch: none
- Door(s): Primary - double, wood; Secondary - double, wood
- Windows: Type 1 - single, double hung, wood
- Roof: front gable, shake, shake, shed
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: none
- Alterations: none visible
- Notes: Two wood frame barns, west walls bear on stone and adobe perimeter wall

**P3b. Resource Attributes:**
- (List attributes and codes)

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
Northwest elevation
ARG, January 2011

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

1893, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown Area Context Statement and Survey
State of California -- The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

<table>
<thead>
<tr>
<th>Other Listings</th>
<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
</tr>
</thead>
</table>

**P1.** Other Identifier: 

**P2.** Location:  
- County: Monterey  
- Address: 571-575 Polk Street  
- UTM: Zone: , mE/ mN  
- APN 001581012000

**P3a.** Description: 
- Style: Craftsman  
- Stories: 2  
- Cladding: wood clapboards, wood shingles  
- Porch: 571-575: entrance porch, brick steps, wood posts, stone battered piers, wood solid rail; 579: entrance porch, brick steps, stucco columns  
- Door(s): Primary - single, wood, divided lights, fully glazed  
- Windows: Type 1 - single, double hung, wood, multipane top sash, historic surrounds; Type 2 - single, double hung, wood  
- Roof: front gable, composition shingle, brackets, exposed rafter tails, vergeboards  
- Chimney: none visible  
- Ornament: none  
- Landscape Features: paved yard, trees  
- Related Features: rustic stone low perimeter wall at sidewalk  
- Alterations: some windows replaced in kind  
- Notes: Parcel includes three similar buildings, two of which are visible from public right-of-way. Descriptions above apply to both visible buildings unless otherwise noted. 571-575: Balcony with wood solid rail over front entrance porch.

**P3b.** Resource Attributes: (List attributes and codes)

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

**P5a.** Photograph

**P5b.** Description of Photo:  
571-575 (left) and 579 (right) Polk, north elev. Google Maps, June 2011

**P6.** Date Constructed/Age and Source:  
- Historic  
- Prehistoric  
- Both  
- 1905, City Records

**P7.** Owner and Address: 
Not recorded

**P8.** Recorded by: Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9.** Date Recorded: June 2011

**P10.** Survey Type: Reconnaissance

**P11.** Report Citation: Monterey Downtown Area Context Statement and Survey

*Required Information*
**Resource Name or #** (Assigned by recorder)  
571-579 Polk Street

**Recorded By:** Davis/Bubnash/Lyons/Slater, ARG  
**Date:** June 2011  
**Continuation** ✔  

Image 2. North elevation, 571-575 Polk Street (ARG, January 2011).

580 Polk Street

P1. Other Identifier:

P2. Location:  Unrestricted

P2a. County: Monterey

P2b. USGS 7.5' Quad: Monterey

P2c. Address: 580 Polk Street

P2d. UTM: Zone 7N, 93940

P3a. Description:
- Style: Spanish Colonial Revival
- Stories: 2
- Cladding: textured stucco
- Porch: none
- Door(s): Primary - single, wood, divided lights, fully glazed; Secondary - single, wood, paneled, historic surround
- Windows: Type 1 - tripartite, fixed, wood, arched opening; Type 2 - single, sliding, aluminum, transom (see notes)
- Roof: flat, built up, clay tile, gambrel, brackets, parapet, tower, open eaves
- Chimney: none visible
- Ornament: cast metal light fixtures at entrances, metal grilles over window at upper tower, clay tile canales, weathervane on top of lower tower
- Landscape Features: several trees are located within city sidewalk
- Related Features: city sidewalk at front
- Alterations: some windows replaced
- Notes: Non-NHLD-contributor: built after POS; Windows, continued: Type 3 - canted bay, fixed, material unknown; Type 4 - tripartite, fixed, material unknown, multipane. Shares parcel with 565 Calle Principal.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:
- Building

P5a. Photograph: South elevation

ARG, January 2011

P5b. Description of Photo:

P6. Date Constructed/Age and Source:
- Historic: 1920, visual estimate

P7. Owner and Address:
- Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
- Area Context Statement and Survey
*Resource Name or #: 536 Robinson Street

P1. Other Identifier:

P2. Location:  
* Not for Publication 
** Unrestricted  
*a. County  Monterey  and  
*b. USGS 7.5' Quad  and  
*c. Address  536 Robinson Street  and  
*d. UTM: Zone  7N  and  
*e. Other Locational Data: APN 001725009000

P3a. Description:  
* Style: Minimal Traditional  
* Stories: 1  
* Cladding: textured stucco  
* Porch: entrance porch, concrete steps, wood posts, wood rail  
* Door(s): Primary - single, wood, partially glazed, paneled, historic surround  
* Windows: Type 1 - paired, fixed, vinyl, double hung, vinyl; Type 2 - single, double hung, vinyl  
* Roof: side gable, composition shingle, exposed rafter tails, vergeboards, open eaves  
* Chimney: none visible  
* Ornament: globe lamp at porch  
* Landscape Features: planters  
* Related Features: carport, driveway  
* Alterations: door replaced, some windows replaced, carport added  
* Notes: none

P3b. Resource Attributes: (List attributes and codes)  

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

P5a. Photograph

P5b. Description of Photo:  
North and west elevations

ARG, January 2011

P6. Date Constructed/Age and Source:  
* Historic  
** Prehistoric 
** Both  
1956, City Records

P7. Owner and Address:  
Not recorded

P8. Recorded by:  
* Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California  94111

P9. Date Recorded:  
* June 2011

P10. Survey Type:  
* Reconnaissance

P11. Report Citation:  
Monterey Downtown  
Area Context Statement and Survey

*Attachments:  
* Required Information

DPR 523A (1/95)
P1. Other Identifier: 

P2. Location: ☑️ Not for Publication  ☑️ Unrestricted

*a. County: Monterey

*b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec ____, 1/4 of Sec ___, B.M.

c. Address 537 Robinson Street

d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ ________ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001722012000

P3a. Description:

- Style: Vernacular Cottage
- Stories: 1
- Cladding: smooth stucco, wood drop channel
- Porch: entrance porch, concrete steps, wood posts
- Door(s): Primary - single, wood; Secondary - not visible
- Windows: Type 1 - paired, sliding, aluminum; Type 2 - paired, casement, wood, multipane; Type 3 - single, double hung, material unknown
- Roof: side gable, composition shingle, exposed rafter tails, flared eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: driveway, perimeter fence, shed
- Alterations: some windows replaced, porch enclosed
- Notes: none

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

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

P5a. Photograph

P5b. Description of Photo:

South and east elevations

ARG, January 2011

P6. Date Constructed/Age and Source:

- Historic
- Prehistoric
- Both

1926, FastWeb

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments: ☑️ NONE  ☑️ Location 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
**P1. Other Identifier:**

**P2. Location:**
- Monterey
- Address: 555 Robinson Street
- UTM: Zone 7N, mE/mN 93940

**P3a. Description:**
- Style: Vernacular Cottage
- Stories: 1
- Cladding: wood drop channel
- Porch: recessed, concrete steps, wood posts
- Door(s): Primary - single, door material unknown, partially glazed, historic surround
- Windows: Type 1 - single, sliding, vinyl, historic surround
- Roof: side gable, composition shingle, exposed rafter tails, vergeboards, flared eaves, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: paved yard
- Related Features: driveway, perimeter fence
- Alterations: windows replaced, yard paved
- Notes: Shares parcel with 557 Robinson

**P3b. Resource Attributes:**

**P4. Resources Present:**
- Building

**HP2. Single family property**

**P5a. Photograph**

*Required Information*
P1. Other Identifier: 

*P2. Location: ☑ Not for Publication ☑ Unrestricted
   * a. County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   * b. USGS 7.5' Quad Monterey Date ____________ T __________ R __________ 1/4 of 1/4 of Sec ____________ B.M.
   * c. Address 557 Robinson Street City Monterey Zip 93940
   * d. UTM: (Give more than one for large and/or linear resources) Zone ___________ mE/___________ mN
   * e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001722011000

*P3a. Description:
   • Style: Vernacular Cottage
   • Stories: 1
   • Cladding: wood lap
   • Porch: entrance porch, wood posts
   • Door(s): Primary - single, door material unknown, partially glazed, paneled
   • Windows: Type 1 - single, sliding, vinyl
   • Roof: side gable, composition shingle, exposed rafter tails, vergeboards, flared eaves
   • Chimney: none visible
   • Ornament: vent at gable
   • Landscape Features: paved yard, plantings
   • Related Features: driveway, perimeter fence
   • Alterations: door replaced, windows replaced
   • Notes: Shares parcel with 555 Robinson

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

*P4. Resources Present: ☑ Building ☑ Structure ☑ Object ☑ Site ☑ District ☑ Element of District ☑ Other (Isolates, etc.)
P5a. Photograph

P5b. Description of Photo:
   West and south elevations
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   ☑ Historic ☑ Prehistoric ☑ Both
   1926, FastWeb

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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)
State of California – The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 559 Robinson Street
- City: Monterey
- Zip: 93940

**P3a. Description:**
- Style: Vernacular Cottage
- Stories: 1
- Cladding: wood drop channel
- Porch: recessed, wood posts
- Door(s): Primary - single, door material unknown, wood screen, historic surround
- Windows: Type 1 - single, double hung, wood, multipane top sash, historic surround
- Roof: side gable, composition shingle, exposed rafter tails, vergeboards, flared eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: driveway, perimeter fence, walkway
- Alterations: none visible
- Notes: none

**P3b. Resource Attributes:**
- HP2. Single family property

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

**P5a. Photograph**

**P5b. Description of Photo:**
South and east elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1926, FastWeb

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
P1. Other Identifier: 661 Robinson Street

P2. Location: Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
      Date ___________ T __: R __: __/4 of __/4 of Sec __: _______ B.M.
      c. Address 661 Robinson Street
      d. UTM: Zone ___, _______ mE/_______ mN
      e. Other Locational Data: APN 001723009000

P3a. Description:
   • Style: Vernacular Cottage
   • Stories: 1
   • Cladding: smooth stucco
   • Porch: recessed, concrete steps, wood posts
   • Door(s): Primary - single, metal, partially glazed, historic surround
   • Windows: Type 1 - single, sliding, aluminum, historic surround, shutters
   • Roof: side gable, composition shingle, flared eaves
   • Chimney: none visible
   • Ornament: vent at gable ends
   • Landscape Features: paved yard, plantings
   • Related Features: driveway, perimeter fence
   • Alterations: some windows replaced
   • Notes: none

P3b. Resource Attributes:  

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo: South elevation
   ARG, January 2011

P6. Date Constructed/Age and Source: Historic
   1925, FastWeb

P7. Owner and Address: Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Required Information
**HP2. Single family property**

**P2. Location:**
- **Unrestricted**
- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Address:** 439 Scott Street
- **UTM:** Zone 7N, 93940

**P3a. Description:**
- **Style:** Minimal Traditional
- **Stories:** 1
- **Cladding:** Not visible
- **Porch:** Not visible
- **Door(s):** Not visible
- **Windows:** Not visible
- **Roof:** Not visible
- **Chimney:** None visible
- **Ornament:** None visible
- **Landscape Features:** None visible
- **Related Features:** None visible
- **Alterations:** None visible
- **Notes:** Non-NHLD-contributor: built after POS; shares parcel with First Theater (202 Pacific); building covered in plastic at time of survey

**P3b. Resource Attributes:** (List attributes and codes)

<table>
<thead>
<tr>
<th>Attribute</th>
<th>Code</th>
</tr>
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<tbody>
<tr>
<td>Minimal Traditional</td>
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</tr>
<tr>
<td>Cladding</td>
<td></td>
</tr>
<tr>
<td>Porch</td>
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</tr>
<tr>
<td>Door</td>
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<tr>
<td>Windows</td>
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<td>Roof</td>
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<td>Chimney</td>
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<td>Ornament</td>
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<td>Landscape Features</td>
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<tr>
<td>Related Features</td>
<td></td>
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<tr>
<td>Alterations</td>
<td></td>
</tr>
</tbody>
</table>

**P4. Resources Present:**
- **Building:** Yes
- **Structure:** No
- **Object:** No
- **Site:** No
- **District:** No
- **Element of District:** No
- **Other (Isolates, etc.):** No

**P5a. Photograph**

**P5b. Description of Photo:** 439 Scott Street, Monterey Downtown

**P6. Date Constructed/Age and Source:** 1930, visual estimate

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Architectural Resources Group, Inc., Pier 9, The Embarcadero, San Francisco, California 94111

**Attachments:()=>
- **NONE**
- **Location 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):**

**Required Information**
**P1. Other Identifier:**

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 449 Tyler Street
- **d. UTM:** Zone 7N, 93940 mE/ mN

**P3a. Description:**
- **Style:** Mid-20th-century Commercial
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - single, metal, fully glazed, sidelights, transom
- **Windows:** Type 1 - grouped, fixed, wood
- **Roof:** combination, material not visible, parapet
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** planters
- **Related Features:** none
- **Alterations:** some storefronts altered
- **Notes:** none

**P3b. Resource Attributes:**
 sensed stucco, 1 story, 1940, visual estimate

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

**P5a. Photograph**

**P5b. Description of Photo:**
West and south elevations

**ARG, January 2011**

**P6. Date Constructed/Age and Source:**
- **Historic:**
- **Prehistoric:**
- **Both:**
- **c. 1940, visual estimate:**

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey
HP6. 1-3 story commercial building

Reconnaissance

ARG, January 2011

APN 001692014000

West and south elevations

Monterey 93940

1940, visual estimate

Not recorded

Pier 9, The Embarcadero
San Francisco, California 94111

June 2011

Monterey Downtown

Area Context Statement and Survey

Pier:  recessed  , brick solid rail
Windows:  Type 1 - single, fixed, aluminum, multipane; Type 2 - single, fixed, metal
Roof:  flat, material not visible, cornice, parapet
Chimney:  none visible
Ornament:  none
Landscape Features:  none
Related Features:  none
Alterations:  some windows replaced, some window openings resized
Notes:  none

*P3b. Resource Attributes:  (List attributes and codes)  HP6. 1-3 story commercial building

*P4. Resources Present:  Building

*P5a. Photograph

P5b. Description of Photo:
West and south elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:

Historic        Prehistoric        Both

1940, visual estimate

*P7. Owner and Address:

Not recorded

*P8. Recorded by:  Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  Reconnaissance

*P11. Report Citation:  Monterey Downtown

Area Context Statement and Survey

*Attachesments:  NONE

*Required Information
**State of California -- The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

- **Resource Name or #:** (Assigned by Recorder) 470 Tyler Street

**P1. Other Identifier:** Casa Estrada

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
- **County:** Monterey
- **USGS 7.5’ Quad:** Monterey 1830s
- **Address:** 470 Tyler Street
- **(utils):** Zone 39340
- **APN:** 001574023000

**P3a. Description:**
- **Style:** Monterey Colonial
- **Stories:** 2
- **Cladding:** adobe covered with smooth stucco
- **Porch:** full width, wood posts, wood turned posts
- **Door(s):** Primary - double, wood, paneled; Secondary - single, metal, fully glazed
- **Windows:** Type 1 - single, double hung, wood, multipane; Type 2 - single, casement, wood, multipane
- **Roof:** hipped, shake, open eaves
- **Chimney:** brick, exterior
- **Ornament:** none
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** windows replaced
- **Notes:** Porch described is second story balcony

**P3b. Resource Attributes:** (List attributes and codes) HP6. 1-3 story commercial building

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

- **Photograph**

**P5b. Description of Photo:** South and east elevations

**ARG, January 2011**

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

1830s, City Records

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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 RECORD

<table>
<thead>
<tr>
<th>Page</th>
<th>of</th>
<th>Resource Name or #: (Assigned by Recorder)</th>
<th>481 Tyler Street</th>
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</thead>
</table>

**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
  - **County:** Monterey
  - **USGS 7.5' Quad:** Monterey
  - **Address:** 481 Tyler Street
  - **UTM:** Zone 7N, 93940 mE/ mN
  - **Other Locational Data:** Monterey Downtown

**P3. Description:**
- **Style:** Mid-century Modern
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** recessed entry
- **Door(s):** Primary - double, metal, fully glazed
- **Windows:** Type 1 - grouped, fixed, aluminum; Type 2 - single, sliding, vinyl
- **Roof:** flat, material not visible, parapet
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** planters
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes)

**P4. Resources Present:**
- **Building**

**P5. Photograph**

**P5a. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- **1960, visual estimate**

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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*
P1. Other Identifier: 

P2. Location: ☑ Unrestricted
  *a. County Monterey
  *b. USGS 7.5' Quad 505 Tyler Street
  c. Address Monterey
  d. UTM: Zone 7N, 93940
  *e. Other Locational Data: APN 001691009000

P3a. Description:
- Style: Mid-20th-century Commercial
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, wood, fully glazed, transom
- Windows: Type 1 - grouped, fixed, wood
- Roof: combination, clay tile, flat, parapet, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: parking lot
- Alterations: door replaced, some windows replaced
- Notes: none

P3b. Resource Attributes:
- HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
- North and west elevations
  ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic ☑
- Prehistoric ☐
- Both ☐
  1955, City Records

P7. Owner and Address:
- Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
  Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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)
P1. Other Identifier:  

P2. Location:  
   * Not for Publication □ Unrestricted  
   a. County: Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)  
   b. USGS 7.5' Quad: Monterey  
   c. Address: 559 Tyler Street  
   d. UTM: (Give more than one for large and/or linear resources) Zone  
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001691010000  

P3a. Description:  
   • Style: Spanish Colonial Revival  
   • Stories: 1  
   • Cladding: smooth stucco  
   • Porch: none  
   • Door(s): Primary - single, wood, fully glazed, sidelights  
   • Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, fixed, wood, multipane; Type 3 - single, clerestory, wood, multipane  
   • Roof: combination, material not visible, parapet  
   • Chimney: none visible  
   • Ornament: historic plaster relief sign above southernmost storefront  
   • Landscape Features: none  
   • Related Features: none  
   • Alterations: door replaced, some windows replaced  
   • Notes: none  

P3b. Resource Attributes: (List attributes and codes)  
   HP6. 1-3 story commercial building  

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

P5a. Photograph  

P5b. Description of Photo:  
   West and south elevations  
   ARG, January 2011  

P6. Date Constructed/Age and Source:  
   □ Historic  □ Prehistoric  □ Both  
   1905, City Records  

P7. Owner and Address:  
   Not recorded  

P8. Recorded by:  
   Davis/Bubnash/Lyons/Slater  
   Architectural Resources Group, Inc.  
   Pier 9, The Embarcadero  
   San Francisco, California 94111  

P9. Date Recorded:  
   June 2011  

P10. Survey Type:  
   Reconnaissance  

P11. Report Citation:  
   Monterey Downtown  
   Area Context Statement and Survey  

*Required Information
**P1. Other Identifier:** St. James Episcopal Church/Mayo Hayes O'Donnell Library

**P2. Location:**
- Not for Publication
- Unrestricted

- **a. County:** Monterey
- **b. USGS 7.5' Quad:** Monterey
- **c. Address:** 155 Van Buren Street
- **d. UTM:** Zone 2S2, Monterey, 93940

**P3a. Description:**
- **Style:** Gothic Revival
- **Stories:** 1.5
- **Cladding:** wood lap
- **Porch:** none
- **Door(s):** Primary - double, wood, paneled, historic surround, transom
- **Windows:** Type 1 - single, fixed, wood, arched opening, stained glass, historic surround
- **Roof:** steeply-pitched gable, shake
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** plantings, trees
- **Related Features:** driveway, walkway
- **Alterations:** none visible
- **Notes:** Non-NHLD-contributor: moved (from Pacific Street in 1970); shares parcel with Doud House

**P3b. Resource Attributes:**
- **HP15. Educational building**

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown

**Attachments:**
- NONE
- Location 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):

**Required Information**
P1. Other Identifier: Doud House

P2. Location: Unrestricted

P3a. Description:
- Style: Colonial Revival
- Stories: 1
- Cladding: wood lap, see notes
- Porch: partial width, wood posts, material unknown, wood rail, turned posts
- Door(s): Primary - single, wood, paneled, transom
- Windows: Type 1 - single, double hung, wood, multipane; Type 2 - single, fixed, wood, multipane
- Roof: side gable, shake, vergeboards, boxed eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: Pergola, mature landscaping, plantings, trees
- Related Features: perimeter fence, walkway
- Alterations: addition to side elevation
- Notes: Siding boards differ at addition; possible ventilated crawlspace addition

P3b. Resource Attributes: HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
West elevation
ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1852, City Records

P7. Owner and Address:
Not recorded

P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE Location 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)
**Primary #**

**HRI #**

**Trinomial**

**NRHP Status Code** 551

---

**P1. Other Identifier:** Perry-Downer House

**P2. Location:**
- Not for Publication
- Unrestricted

**a. County:** Monterey

**b. USGS 7.5’ Quad:** Monterey

**c. Address:** 201 Van Buren Street

**d. UTM:** Zone 1860, City Records Monterey 93940

**e. Other Locational Data:** APN 001568001000

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**P3a. Description:**
- Style: Victorian - Queen Anne
- Stories: 2
- Cladding: wood lap
- Porch: entrance porch, partial width, brick steps, wood steps, wood posts, wood pedestals, wood solid rail
- Door(s): Primary - single, wood; Secondary - single, wood
- Windows: Type 1 - paired, double hung, wood; Type 2 - canted bay, double hung, wood, stained glass; Type 3 - single, fixed, wood, stained glass
- Roof: cross hipped, pyramidal hipped, composition shingle, boxed eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: Detached pergola addition at rear paved yard, paved yard, plantings, trees
- Related Features: retaining wall, steps, walkway
- Alterations: addition to rear elevation, door replaced, ADA ramp added to primary façade, yard paved
- Notes: Non-NHLD-contributor due to integrity

---

**P3b. Resource Attributes:** HP6. 1-3 story commercial building

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

**P5a. Photograph**

---

**P5b. Description of Photo:**
West elevation
ARG, January 2011

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

1860, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey
P1. Other Identifier:

P2. Location:  Unrestricted
   
   *a. County: Monterey
   
   *b. USGS 7.5' Quad: Monterey
   
   *c. Address: 257 Van Buren Street
   
   *d. UTM: Zone ____, _______ mE/_______ mN
   
   *e. Other Locational Data: APN 001568012000

P3a. Description:
   
   • Style: Victorian - Italianate
   
   • Stories: 2
   
   • Cladding: smooth stucco
   
   • Porch: entrance porch, wood brackets, posts
   
   • Door(s): Primary - single, wood, partially glazed, paneled, historic surround
   
   • Windows: Type 1 - tripartite, sliding, aluminum, fixed, aluminum, historic surround
   
   • Roof: hipped, composition shingle, composition sheets, pyramidal hipped, brackets, boxed eaves
   
   • Chimney: brick, interior
   
   • Ornament: none
   
   • Landscape Features: lawn, paved yard, trees
   
   • Related Features: driveway, wall
   
   • Alterations: addition to rear elevation, windows replaced, perimeter wall added, perimeter fence added, yard paved
   
   • Notes: Detached 2-story building with low-slope gable roof added at rear

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:  Building

P5a. Photograph

P5b. Description of Photo:
   
   West elevation
   
   ARG, January 2011

P6. Date Constructed/Age and Source:
   
   * Historic
   
   * Prehistoric
   
   * Both
   
   c. 1890, visual estimate

P7. Owner and Address:
   
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments:  NONE  Location 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):
State of California -- The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

P2. Location:  
*Unrestricted  
*P2a. County  
Monterey  
*P2b. USGS 7.5' Quad  
277 Van Buren Street  
*P2c. Address  
277 Van Buren Street  
*P2d. UTM:  
Zone:  
1910, visual estimate

*P3a. Description:  
*P4. Resources Present:  
*P5a. Photograph

*P3b. Resource Attributes:  
*P5b. Description of Photo:

*P6. Date Constructed/Age and Source:

*P7. Owner and Address:

*P8. Recorded by:

*P9. Date Recorded:

*P10. Survey Type:

*P11. Report Citation:

*Attachments:

*Required Information
**P1.** Other Identifier:

- **P2.** Location:  
  - County: Monterey  
  - USGS 7.5' Quad Monterey  
  - Address: 301 Van Buren Street  
  - UTM: Zone 1963, City Monterey, Zip 93940

**P3a.** Description:
- **Style:** Mid-century Modernism
- **Stories:** 2
- **Cladding:** board and batten, concrete block, smooth stucco, see notes
- **Porch:** none
- **Door(s):** Primary - single, door material unknown; Secondary - double, metal, fully glazed
- **Windows:** Type 1 - tripartite, fixed, aluminum, sliding, aluminum, shutters
- **Roof:** combination, composition shingle, boxed eaves, wide eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** planters, plantings, trees
- **Related Features:** privacy fences at ground floor patios, driveway, retaining wall
- **Alterations:** none visible
- **Notes:** At primary façade, slump block at ground floor and board and batten at second floor. Stucco at secondary facades. Secondary doors are sliding glass. Cantilevered decks with solid rail and privacy walls at second floor.

**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. Photograph**

**P5b. Description of Photo:**  
West elevation
ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- **Historic**
- **Prehistoric**
- **Both**
  1963, City Records

**P7. Owner and Address:**  
Not recorded

**P8. Recorded by:**  
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**  
June 2011

**P10. Survey Type:**  
Reconnaissance

**P11. Report Citation:**  
Monterey Downtown
Area Context Statement and Survey

**Attachments:**  
- NONE
- Location 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)*
HP3. Multiple family property

ARG, January 2011

329 Van Buren Street

Monterey 93940
UTM: Zone 7N, mE/ mN
APN 001569009000

Style: Minimal Traditional
Stories: 2
Cladding: board and batten, smooth stucco
Porch: partial width, recessed, iron posts, wood posts, iron
Door(s): Primary - single, door material unknown
Windows: Type 1 - tripartite, sliding, aluminum, fixed, aluminum, shutters; Type 2 - single, sliding, aluminum
Roof: hipped, composition shingle, exposed rafter tails, wide eaves
Chimney: brick, interior
Ornament: none
Landscape Features: plantings, trees
Related Features: driveway
Alterations: none visible
Notes: Board and batten at second floor façade, smooth stucco at ground floor and recessed porch walls
State of California – The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRINCIPAL RECORD

**P1. Other Identifier:** Old Monterey Library

**P2. Location:**  
- **a. County:** Monterey  
- **b. USGS 7.5’ Quad:** Monterey  
- **c. Address:** 425 Van Buren Street  
- **d. UTM:** Zone 1910, City Monterey, Zip 93940

**P3a. Description:**  
- **Style:** Mission Revival  
- **Stories:** 1  
- **Cladding:** smooth stucco  
- **Porch:** entrance porch, concrete steps, stucco arch, battered piers, stucco solid rail  
- **Door(s):** Primary - double, fully glazed, transom  
- **Windows:** Type 1 - tripartite, casement, wood, fixed, wood, arched opening; Type 2 - single, double hung, wood, arched opening (see notes)  
- **Roof:** hipped, composition shingle, clay tile coping, exposed rafter tails, modillions, parapet, open eaves, wide eaves  
- **Chimney:** none visible  
- **Ornament:** Quatrefoil window in parapet  
- **Landscape Features:** lawn, plantings, trees  
- **Related Features:** wall  
- **Alterations:** addition to rear elevation, Mission tile roof replaced, original library signage removed, perimeter wall added  
- **Notes:** Windows, continued: Type 3 - single, double hung, wood; Type 4 - single, wood, arched opening. Window types 2 and 3 are actually fixed upper sash with an operating lower sash (single hung). Window 4 is an open arched window at the porch. Front porch and steps are terrazzo.

**P3b. Resource Attributes:**  
(List attributes and codes)  
*HP15. Educational building*

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

**P5a. Photograph**

**P5b. Description of Photo:**  
West elevation  
ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- **Historic**  
- **Prehistoric**  
- **Both**  
- 1910, City Records

**P7. Owner and Address:**  
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown  
Area Context Statement and Survey

**Attachments:**  
- Location 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):
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted

a. County: Monterey and

USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec __________ B.M.

b. Address: 499 Van Buren Street

c. City: Monterey

d. UTM: Zone ___, _______ mE/_______ mN

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

APN 00153201900

P3a. Description:

Style: Minimal Traditional

Stories: 2.5

Cladding: brick, smooth stucco, see notes

Porch: partial width, wraparound, wood posts, wood turned posts

Door(s): Primary - double, wood, fully glazed, sidelights

Windows: Type 1 - paired, casement, steel, multipane, shutters

Roof: cross hipped, shake, exposed rafter tails

Chimney: none visible

Ornament: none

Landscape Features: lawn, plantings, trees

Related Features: driveway

Alterations: addition to rear elevation, door replaced, Parking lot at north

Notes: Painted brick at ground floor and partial basement, stucco at second floor. Partial wraparound porch at Van Buren Street, partial width porch at Jefferson Street.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present:

Building ☑ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (Isolates, etc.)

HP3. Multiple family property

P5a. Photograph

*P5b. Description of Photo:

West elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:

Historic ☑ Prehistoric ☐ Both

1948, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by:

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:

June 2011

*P10. Survey Type:

Reconnaissance

*P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Required Information
P1. Other Identifier:

P2. Location: ☑ Unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey
      T ___, R ___, 1/4 of 1/4 of Sec ___, ______ B.M.
      c. Address 513 Van Buren Street
      d. UTM: Zone ___, ______ mE/ _______ mN
      e. Other Locational Data: Monterey 93940

P3a. Description:
   • Style: Vernacular Cottage
   • Stories: 1
   • Cladding: board and batten, wood lap
   • Porch: wraparound, wood posts
   • Door(s): Primary - single, wood, paneled
   • Windows: Type 1 - single, double hung, wood, multipane
   • Roof: hipped, composition shingle, boxed eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: mature landscaping, plantings, trees
   • Related Features: walkway
   • Alterations: addition to side elevation, Canted bay window at side elevation added?, perimeter fence added
   • Notes: Non-NHLD-contributor: built after POS. Lap siding at hipped-roof cottage, board and batten at addition with shed roof. Wrap-around porch with trellis has shed roof with exposed rafters.

P3b. Resource Attributes: (List attributes and codes)

P4. Resources Present: ☑ Building

P5a. Photograph

P5b. Description of Photo:
   West elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   ✔ Historic  ☐ Prehistoric  ☐ Both
   1905, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE  ☐ Location 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)
P1. Other Identifier: 

*P2. Location:  ☑ Unrestricted
* a. County Monterey

*b. USGS 7.5' Quad Monterey

c. Address 527 Van Buren Street

d. UTM: (Give more than one for large and/or linear resources) Zone 93940

e. Other Locational Data: Monterey APN 00152201300

*P3a. Description:

• Style: Folk Victorian

• Stories: 1.5

• Cladding: wood lap, wood vertical boards

• Porch: full width, wood steps, wood knee braces, posts, wood rail

• Door(s): Primary - single, wood, partially glazed, metal screen, transom; Secondary - single, wood, partially glazed, paneled, transom

• Windows: Type 1 - single, double hung, wood, multipane; Type 2 - paired, double hung, wood; Type 3 - single, fixed, wood, multipane

• Roof: combination, front gable, hipped, composition shingle, vergeboards, boxed eaves

• Chimney: brick, interior

• Ornament: Pediment surround at attic windows, scrollwork porch vergeboard and curving post knee braces, curved porch rail

• Landscape Features: plantings, trees

• Related Features: walkway

• Alterations: addition to rear elevation, addition to side elevation, perimeter fence added

Notes: Non-NHLD-contributor: built after POS

*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:

West elevation

ARG, January 2011

*P6. Date Constructed/Age and Source:

☑ Historic  ☐ Prehistoric  ☐ Both

1892, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:  June 2011

*P10. Survey Type:  Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Attachments:  ☑ NONE  ☑ Location 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)
*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

587 Van Buren Street

• Porch: wood canopy at entrance
• Windows: Type 1 - not visible; Type 2 - not visible
• Chimney: none visible
• Ornament: none

*P3a. Description:
• Style: Vernacular Cottage
• Stories: 1
• Cladding: board and batten, wood lap, see notes
• Porch: wood canopy at entrance
• Windows: Type 1 - not visible; Type 2 - not visible
• Roof: cross gable, composition sheets, vergeboards, boxed eaves
• Chimney: none visible
• Ornament: none
• Related Features: none
• Alterations: addition to rear elevation, door replaced, Ramp added at front door.
• Notes: Non-NHLD-contributor: built after POS; Primarily wood lap siding, board and batten at addition. Windows boarded over (building vacant).

*P6. Date Constructed/Age and Source: Historic Prehistoric Both 1888, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

P5b. Description of Photo:
West and south elevations

ARG, January 2011

*Attachments: Location 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
P1. Other Identifier:

P2. Location: 
   * Not for Publication  
   Unrestricted  
   County: Monterey  
   USGS 7.5' Quad: Monterey  
   Address: 593 Van Buren Street  
   City: Monterey  
   UTM Zone: 7N  
   Zip: 93940  
   Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00152201000

P3a. Description:  
   Style: Vernacular Cottage  
   Stories: 1  
   Cladding: wood clapboards  
   Porch: full width, wood columns, wood solid rail  
   Door(s): Primary - double, divided lights, fully glazed  
   Windows: Type 1 - single, fixed, wood, multipane; Type 2 - single, double hung, wood; Type 3 - single, sliding, aluminum  
   Roof: combination, composition shingle, vergeboards, boxed eaves  
   Chimney: none visible  
   Ornament: none  
   Landscape Features: plantings, trees  
   Related Features: walkway  
   Alterations: some windows replaced, Ramp added at front door.  
   Notes: Non-NHLD-contributor: built after POS

P3b. Resource Attributes: (List attributes and codes)  

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

P5a. Photograph  

P5b. Description of Photo:  
   West elevation  
   ARG, January 2011

P6. Date Constructed/Age and Source:  
   Historic  
   Prehistoric  
   Both  
   1888, City Records

P7. Owner and Address:  
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater  
   Architectural Resources Group, Inc.  
   Pier 9, The Embarcadero  
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown Area Context Statement and Survey
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Resource Name or #: 444 Washington Street

P1. Other Identifier:

P2. Location: Unrestricted

P3a. Description:
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: brick, smooth stucco
- Porch: full width, wood posts, concrete pedestals
- Door(s): Primary - double, door material unknown, fully glazed, transom; Secondary - single, door material unknown, fully glazed, transom
- Windows: Type 1 - single, fixed, aluminum, multipane; Type 2 - grouped, tripartite, fixed, aluminum, sliding, aluminum
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: none
- Alterations: parking lot at entrance.
- Notes: Porch post pedestals covered in ceramic tile. Ceramic tile wainscot at entrance.

P3b. Resource Attributes: HP6. 1-3 story commercial building

P4. Resources Present:
- Building: yes
- Structure: yes
- Object: no
- Site: no
- District: no
- Element of District: no

P5a. Photograph

P5b. Description of Photo:
South and east elevations
ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic: yes
- Prehistoric: no
- Both: no

P7. Owner and Address:
Not recorded

P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE Location 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
West and south elevations (ARG, January 2011).
**P3a. Description:**
- Style: Spanish Colonial Revival/Period Revival
- Stories: 1
- Cladding: smooth stucco, textured stucco, see notes
- Porch: entrance porch, wood battered posts
- Door(s): Primary - double, wood, fully glazed; Secondary - not visible
- Windows: Type 1 - single, fixed, wood, multipane, transom, fixed, wood, arched opening, leaded glass; Type 2 - paired, fixed, wood, multipane
- Roof: cross gable, clay tile, built up, flat, brackets, vergeboards, open eaves
- Chimney: none visible
- Ornament: Medallions, shield and scroll over entrance
- Landscape Features: none
- Related Features: walkway
- Alterations: addition to rear elevation, door replaced, some windows replaced
- Notes: Primary façade windows have arched leaded glass transoms. Rear addition has artificial barrel tile panel and timber cladding at upper half of wall. Porch at rear addition is a timber pergola.

**P3b. Resource Attributes:** (List attributes and codes) HP6. 1-3 story commercial building

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

**P5a. Photograph**

P5b. Description of Photo:
West and south elevations
ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- 1926, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey

*Attachments:*
- NONE
- Location 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):

*Required Information*
State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Resource Name or #: 484 Washington Street

P1. Other Identifier:

P2. Location: Unrestricted
   a. County: Monterey
   b. USGS 7.5’ Quad: Monterey
   c. Address: 484 Washington Street
   d. UTM: Zone 7N, 39340 mE/ mN

P3a. Description:
   • Style: Mission Revival
   • Stories: 1.5
   • Cladding: brick, wood vertical boards, see notes
   • Porch: recessed entry
   • Door(s): Primary - none; Secondary - double, partially glazed
   • Windows: Type 1 - single, tripartite, fixed, wood; Type 2 - single, fixed, steel, multipane
   • Roof: flat, built up, cornice
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: none
   • Related Features: none
   • Alterations: addition to rear elevation, door opening remodeled, some window openings resized
   • Notes: Second story addition at rear clad with vertical wood siding. No primary door, multiple doors to business entrances from vestibule.

P3b. Resource Attributes: HP6. 1-3 story commercial building
   (List attributes and codes)

P4. Resources Present: Building, Structure

P5a. Photograph

P5b. Description of Photo: East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic: 1926, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: NONE

*Required Information
HP6.  1-3 story commercial building

**P1. Other Identifier:** Herald Building

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** 486 Washington Street
- **c. Address:** Monterey 93940
- **d. UTM:** Monterey 93940

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 1.5
- **Cladding:** see notes
- **Porch:** none
- **Doors:** Primary - single, wood, partially glazed, paneled, sidelights; Secondary - single, wood, partially glazed, paneled, transom
- **Windows:** Type 1 - single, fixed, wood, transom; Type 2 - single, casement, wood
- **Roof:** cross gable, built up, flat, boxed eaves
- **Chimney:** none visible
- **Ornament:** "The Herald" carved into recessed doorway stone.
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** some windows replaced
- **Notes:** Intersecting gable roof at street facades; turret feature has low-sloped polygonal roof with exposed rafter tails. Doors are half-glazed Dutch doors with X panel. Cladding is chalkstone veneer. Some storefront display windows have side glazing

**P3b. Resource Attributes:**

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

**P5a. Photograph**

**P5b. Description of Photo:**
- South and east elevations

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

**P7. Owner and Address:**
- **Owner:** not recorded

**P8. Recorded by:**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

**Attachments:**
- **NONE**
- **Location 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)*
P1. Other Identifier:  

P2. Location: ☑ Unrestricted  
   *a. County: Monterey  
   *b. USGS 7.5' Quad: Monterey  
      Date: ______; T: _____; R: __/4 of ______; 1/4 of Sec: ____; ______ B.M.  
   c. Address: 261 Webster Street  
      City: Monterey  
   d. UTM: Zone ___, _______ mE/_______ mN  
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)  
      APN 001691014000  

P3a. Description:  
   • Style: Spanish Colonial Revival  
   • Stories: 1  
   • Cladding: brick, concrete block  
   • Porch: none  
   • Door(s): Primary - single, wood, fully glazed, transom; Secondary - single, wood, partially glazed, transom  
   • Windows: Type 1 - squared bay, fixed, wood  
   • Roof: side gable, clay tile, boxed eaves  
   • Chimney: none visible  
   • Ornament: none  
   • Landscape Features: none  
   • Related Features: none  
   • Alterations: none visible  
   • Notes: Commercial property with no site features; Large storefront window system  

P3b. Resource Attributes: (List attributes and codes)  

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

P5a. Photograph  

P5b. Description of Photo:  
   South elevation  
   ARG, January 2011  

P6. Date Constructed/Age and Source:  
   ☑ Historic  
   ☐ Prehistoric  
   ☐ Both  
   1950, City Records  

P7. Owner and Address:  
   Not recorded  

P8. Recorded by: Davis/Bubnash/Lyons/Slater  
   Architectural Resources Group, Inc.  
   Pier 9, The Embarcadero  
   San Francisco, California 94111  

P9. Date Recorded:  
   June 2011  

P10. Survey Type: Reconnaissance  

P11. Report Citation:  
   Monterey Downtown  
   Area Context Statement and Survey  

*Required Information
HP6. 1-3 story commercial building

ARG, January 2011

APN 001691015000

South and east elevations

11

11

6 1/4 of 1/4 of Sec __; __________ B.M.

Zone __________, ________ mE/__________ mN

APN 001691015000

281 Webster Street

Monterey 93940

UTM: (Give more than one for large and/or linear resources)

*P3b. Resource Attributes: (List attributes and codes)

*P4. Resources Present:

*P5a. Photograph

*P5b. Description of Photo:

South and east elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

Historic

Prehistoric

Both

1958, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by:

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:

June 2011

*P10. Survey Type:

Reconnaissance

*P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Attachments: ✔ NONE Location 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

P1. Other Identifier:

P2. Location:

Not for Publication

Unrestricted

* P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.

*a. County Monterey

*b. USGS 7.5' Quad __________ Date __________

T __________ R __________ 1/4 of 1/4 of Sec __________ B.M.

c. Address 281 Webster Street

City Monterey

Zip 93940

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

Zone __________, ________ mE/__________ mN

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

*P3a. Description:

- Style: Minimal Traditional
- Stories: 1
- Cladding: brick, wood vertical boards
- Porch: none
- Door(s): Primary - single, wood, divided lights, historic surround; Secondary - single, wood, divided lights, paneled, historic surround
- Windows: Type 1 - tripartite, fixed, vinyl, double hung, vinyl, historic surround; Type 2 - single, double hung, vinyl
- Roof: hipped, composition shingle, built up, flat, boxed eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: planters
- Related Features: none
- Alterations: windows replaced
- Notes: none

*P5a. Photograph

P5b. Description of Photo:

South and east elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

Historic

Prehistoric

Both

1958, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by:

Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded:

June 2011

*P10. Survey Type:

Reconnaissance

*P11. Report Citation:

Monterey Downtown

Area Context Statement and Survey

*Attachments: ✔ NONE Location 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 Record**

**Resource Name or #:** 301 Webster Street

**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**

**a. County:** Monterey

**b. USGS 7.5' Quad:** 301 Webster Street

**c. Address:** 301 Webster Street

**d. UTM:** Zone 1956, City Monterey

**e. Other Locational Data:** Monterey 93940

**P3a. Description:**
- **Style:** Mid-century Modernism
- **Stories:** 1
- **Cladding:** brick
- **Porch:** none
- **Doors:** Primary - single, wood, transom
- **Windows:** Type 1 - grouped, awning, wood, fixed, wood
- **Roof:** cross gable, composition shingle, vergeboards, wide eaves
- **Chimney:** none visible
- **Ornament:** none
- **Landscape Features:** historic tree, mature landscaping, plantings
- **Related Features:** covered walkway,
- **Alterations:** none visible
- **Notes:** none

**P3b. Resource Attributes:**

<table>
<thead>
<tr>
<th>Attribute</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>Site</td>
<td>Monterey Downtown</td>
</tr>
<tr>
<td>Building</td>
<td>301 Webster Street</td>
</tr>
<tr>
<td>Style</td>
<td>Mid-century Modernism</td>
</tr>
<tr>
<td>Stories</td>
<td>1</td>
</tr>
<tr>
<td>Cladding</td>
<td>brick</td>
</tr>
<tr>
<td>Porch</td>
<td>none</td>
</tr>
<tr>
<td>Windows</td>
<td>Type 1 - grouped, awning, wood, fixed, wood</td>
</tr>
<tr>
<td>Roof</td>
<td>cross gable, composition shingle, vergeboards, wide eaves</td>
</tr>
<tr>
<td>Chimney</td>
<td>none visible</td>
</tr>
<tr>
<td>Ornament</td>
<td>none</td>
</tr>
<tr>
<td>Landscape</td>
<td>historic tree, mature landscaping, plantings</td>
</tr>
<tr>
<td>Related</td>
<td>covered walkway,</td>
</tr>
<tr>
<td>Alterations</td>
<td>none visible</td>
</tr>
<tr>
<td>Notes</td>
<td>none</td>
</tr>
</tbody>
</table>

**P4. Resources Present:**

- **Building**
- **Structure**
- **Object**
- **Site**
- **District**
- **Element of District**
- **Other (Isolates, etc.)**

**P5b. Description of Photo:**

South elevation

ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

1956, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

**Attachments:**

- NONE
- Location 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*
P1. Other Identifier:

*P2. Location: ☑ Not for Publication ☑ Unrestricted

  a. County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
  b. USGS 7.5' Quad Monterey Date ________ T ___ : R ___ : 1/4 of 1/4 of Sec ___ : _______ B.M.
      Address 418 Webster Street City Monterey Zip 93940
      c. Address 418 Webster Street City Monterey Zip 93940
      d. UTM: (Give more than one for large and/or linear resources) Zone ____, _____ mE/ _____ mN
      e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001727002000

*P3a. Description:

• Style: Craftsman Bungalow
• Stories: 1
• Cladding: smooth stucco, wood drop channel
• Porch: recessed, concrete steps, stucco battered columns, stucco solid rail, and stucco coping
• Door(s): Primary - single, wood, divided lights, fully glazed, historic surround
• Windows: Type 1 - paired, casement, wood, multipane, historic surround; Type 2 - single, sliding, aluminum, historic surround, shutters (see notes)
• Roof: front gable, composition shingle, exposed rafter tails, vergeboards, open eaves
• Chimney: brick, interior
• Ornament: none
• Landscape Features: plantings
• Related Features: attached 1-car garage, driveway
• Alterations: some windows replaced
• Notes: altered; Windows, continued: Type 3 - single, sliding, aluminum, historic surround. Shares parcel with 430 Webster.

*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:

North and west elevations

ARG, January 2011

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

1945, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Required Information
HP6. 1-3 story commercial building

P1. Other Identifier: 419 Webster Street

P2. Location: Unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad Date: 1961
   c. Address: 419 Webster Street
   d. UTM: Zone 7N

P3a. Description:
   • Style: Mid-century Modern
   • Stories: 2
   • Cladding: smooth stucco
   • Porch: none
   • Door(s): Primary - double, door material unknown, fully glazed, transom
   • Windows: Type 1 - grouped, fixed, aluminum; Type 2 - grouped, awning, aluminum
   • Roof: flat, built up, open eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: plantings, trees
   • Related Features: steps
   • Alterations: awnings incompatible
   • Notes: none

P3b. Resource Attributes: (List attributes and codes)
   HP6. 1-3 story commercial building

P4. Resources Present: Building

P5a. Photograph

P5b. Description of Photo:
   West and south elevations

ARG, January 2011

P6. Date Constructed/Age and Source:
   Historic
   1961, FastWeb

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: *NONE  Location 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

PRIMER RECORD

Page 1 of 1  *Resource Name or #: (Assigned by Recorder) 431 Webster Street

P1. Other Identifier:

P2. Location:  ☑ Not for Publication  ☑ Unrestricted

a. County  Monterey

b. USGS 7.5’ Quad Date  1/4 of 1/4 of Sec  B.M.

c. Address  431 Webster Street

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

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00172601900

P3a. Description:

- Style: Mid-century Modern
- Stories: 1
- Cladding: smooth stucco
- Porch: full width, wood posts, stucco arches
- Door(s): Primary - single, metal, fully glazed, transom; Secondary - single, wood, paneled, transom
- Windows: Type 1 - grouped, fixed, wood; Type 2 - grouped, sliding, aluminum, transom
- Roof: flat, built up, wide eaves
- Chimney: none visible
- Ornament: wood trim panels below storefront windows
- Landscape Features: historic tree, plantings
- Related Features: driveway, walkway
- Alterations: some windows replaced
- Notes: none

P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:

South elevation

ARG, January 2011

P6. Date Constructed/Age and Source:

☑ Historic  ☐ Prehistoric  ☐ Both

1957, City Records

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown

Area Context Statement and Survey

*Required Information
### PRIMARY RECORD

**Other Identifier:**

**Location:**
- County: Monterey
- USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec B.M.
- Address: 442 Webster Street
- City: Monterey
- Zip: 93940

**Description:**
- Style: Vernacular Victorian
- Stories: 2
- Cladding: smooth stucco, wood drop channel
- Porch: none visible
- Door(s): Primary - single, wood, partially glazed, paneled, historic surround
- Windows: Type 1 - single, double hung, vinyl, historic surround
- Roof: cross hipped, composition shingle, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: concrete curb at front, driveway, steps
- Alterations: façade cladding replaced, windows replaced
- Notes: none

**Resource Attributes:**

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

**Other Listings:**

**NRHP Status Code:**
- 7N

**State of California -- The Resources Agency**
DEPARTMENT OF PARKS AND RECREATION

**Primary #**

**HRI #**

**Trinomial**

**NRHP Status Code**

**Other Listings**

**Review Code**

**Reviewer**

**Date**

**Page 1 of 1**

**Resource Name or #:** *(Assigned by Recorder)*

**442 Webster Street**

**P1.** Other Identifier:

**P2.** Location:
- Not for Publication
- Unrestricted
- County: Monterey
- USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec B.M.
- Address: 442 Webster Street
- City: Monterey
- Zip: 93940
- UTM: Zone ____, ____, mE/______, mN
- Other Locational Data: APN 001727003000

**P3a.** Description:
- Style: Vernacular Victorian
- Stories: 2
- Cladding: smooth stucco, wood drop channel
- Porch: none visible
- Door(s): Primary - single, wood, partially glazed, paneled, historic surround
- Windows: Type 1 - single, double hung, vinyl, historic surround
- Roof: cross hipped, composition shingle, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings
- Related Features: concrete curb at front, driveway, steps
- Alterations: façade cladding replaced, windows replaced
- Notes: none

**P3b.** Resource Attributes:

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

**P5a.** Photograph

**P5b.** Description of Photo:
- North elevation
- ARG, January 2011

**P6.** Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1890, Sanborns, visual estimate

**P7.** Owner and Address:
- Not recorded

**P8.** Recorded by:
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9.** Date Recorded:
- June 2011

**P10.** Survey Type:
- Reconnaissance

**P11.** Report Citation:
- Monterey Downtown
- Area Context Statement and Survey
**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **USGS 7.5’ Quad:** Monterey
- **Address:** 462 Webster Street
- **UTM:**
  - Zone: ______
  - mE: ______
  - mN: ______
- **Other Locational Data:**
  - APN: 001727008000

**P3a. Description:**
- **Style:** Queen Anne cottage
- **Stories:** 1.5
- **Porch:** partial width, wood steps, wood brackets, wood spindles, wood rail, turned posts
- **Door(s):** Primary - single, wood, partially glazed, paneled, historic hardware, transom
- **Windows:** Type 1 - canted bay, double hung, wood, historic surround; Type 2 - single, double hung, wood, historic surround (see notes)
- **Roof:** cross gable, composition shingle, dentils, dormer, vergeboards, boxed eaves
- **Chimney:** brick, interior
- **Ornament:** none
- **Landscape Features:** paved yard, plantings, trees
- **Related Features:** driveway, walkway
- **Alterations:** addition to rear elevation
- **Notes:** Windows, continued: Type 3 - squared bay, double hung, wood, historic surround

**P3b. Resource Attributes:**
(List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**
North and west elevations
ARG, January 2011

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

1905, City Records

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:**
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**
June 2011

**P10. Survey Type:**
Reconnaissance

**P11. Report Citation:**
Monterey Downtown
Area Context Statement and Survey
HP3. Multiple family property

ARG, January 2011

471-473 Webster Street

*P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

*P5b. Description of Photo:
West and south elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
Historic Prehistoric Both
1953, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE Location 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):
P1. Other Identifier:

P2. Location: Not for Publication Unrestricted

*P3a. Description:
  Style: Spanish Colonial Revival
  Stories: 1
  Cladding: smooth stucco
  Porch: entrance porch, stucco arches, iron rail
  Door(s): Primary - single, door material unknown
  Windows: Type 1 - single, fixed, wood, arched opening; Type 2 - single, fixed, wood; Type 3 - single, sliding, vinyl
  Roof: flat, composition sheets, clay tile, shed, parapet
  Chimney: stucco, exterior
  Ornament: clay tile "gable" applied ornament
  Landscape Features: planters, plantings
  Related Features: low brick wall, walkway
  Alterations: some windows replaced
  Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

*P5b. Description of Photo:
  South and east elevations
  ARG, January 2011

*P6. Date Constructed/Age and Source:
  Historic Prehistoric Both
  1939, FastWeb

*P7. Owner and Address:
  Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
  Area Context Statement and Survey

*Attachments: NONE Location 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)
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
   c. Address 491 Webster Street
   d. UTM: Zone 7N, 93940
   e. Other Locational Data: APN 00172601000

P3a. Description:
   • Style: Spanish Colonial Revival
   • Stories: 2
   • Cladding: smooth stucco
   • Porch: entrance porch, concrete steps, stucco arches
   • Door(s): Primary - single, wood; Secondary - single, metal, fully glazed
   • Windows: Type 1 - single, fixed, wood, arched opening, historic surround; Type 2 - single, sliding, vinyl, historic surround
   • Roof: flat, composition sheets, clay tile, shed, parapet
   • Chimney: stucco, exterior
   • Ornament: clay tile "gable" applied ornament
   • Landscape Features: plantings, trees
   • Related Features: hedge, attached 1-car garage, driveway, perimeter fence, walkway
   • Alterations: some windows replaced
   • Notes: none

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
South and east elevations
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1939, FastWeb

P7. Owner and Address:
Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

Attachments: ☑ NONE ☐ Location 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
P1. Other Identifier: 

P2. Location: [ ] Not for Publication [ ] Unrestricted 

*P2a. County Monterey 

*P2b. USGS 7.5' Quad and Date T: R: 1/4 of 1/4 of Sec: B.M. 

*P2c. Address 499 Webster Street 

*P2d. UTM: Zone, mE/ mN 

*P2e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001726009000 

P3a. Description: 
- Style: Spanish Colonial Revival 
- Stories: 2 
- Cladding: smooth stucco 
- Porch: full width, concrete steps, stucco columns, stucco arches, iron rail 
- Door(s): Primary - single, wood 
- Windows: Type 1 - single, fixed, wood, arched opening; Type 2 - single, casement, wood 
- Roof: flat, composition sheets, clay tile, shed, clay tile coping, parapet 
- Chimney: none visible 
- Ornament: none 
- Landscape Features: plantings, trees 
- Related Features: attached 1-car garage, driveway, perimeter fence, walkway 
- Alterations: addition to rear elevation 
- Notes: none 

P3b. Resource Attributes: (List attributes and codes) 

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

*P5a. Photograph 

P5b. Description of Photo: South and east elevations 
ARG, January 2011 

*P6. Date Constructed/Age and Source: 
- Historic [ ] Prehistoric [ ] Both 1940, FastWeb 

*P7. Owner and Address: 
- Not recorded 

*P8. Recorded by: Davis/Bubnash/Lyons/Slater 
Architectural Resources Group, Inc. 
Pier 9, The Embarcadero 
San Francisco, California 94111 

*P9. Date Recorded: 
June 2011 

*P10. Survey Type: Reconnaissance 

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey 

*Attachments: [ ] NONE [ ] Location 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
**P1. Other Identifier:**  

**P2. Location:**  
- **a. County:** Monterey  
- **b. USGS 7.5' Quad:** Monterey  
- **c. Address:** 525 Webster Street  
- **d. UTM:** Zone 7N, 39540mE/40379mN  
- **e. Other Locational Data:** Monterey Downtown

**P3a. Description:**  
- **Style:** Spanish Colonial Revival  
- **Stories:** 1  
- **Cladding:** textured stucco  
- **Porch:** entrance porch, stucco arch rail  
- **Door(s):** Primary - single, door material unknown, partially glazed, paneled, historic surround  
- **Windows:** Type 1 - single, double hung, vinyl, historic surround; Type 2 - single, casement, wood, historic surround  
- **Roof:** flat, built up, clay tile, shed, parapet  
- **Chimney:** stucco, exterior  
- **Ornament:** none  
- **Landscape Features:** plantings, trees  
- **Related Features:** perimeter fence, walkway  
- **Alterations:** some windows replaced  
- **Notes:** none

**P3b. Resource Attributes:** (List attributes and codes)  

**P4. Resources Present:**  
- Building  

**P5a. Photograph**  

**P5b. Description of Photo:**  
- South elevation  
- ARG, January 2011

**P6. Date Constructed/Age and Source:**  
- Historic  
- Prehistoric  

**P7. Owner and Address:**  
- Not recorded

**P8. Recorded by:**  
- Davis/Bubnash/Lyons/Slater  
- Architectural Resources Group, Inc.  
- Pier 9, The Embarcadero  
- San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown Area Context Statement and Survey
535 Webster Street

*P3a. Description:
- Style: Minimal Traditional
- Stories: 1
- Cladding: smooth stucco
- Porch: partial width, brick steps, wood posts, iron
- Door(s): Primary - single, door material unknown
- Windows: Type 1 - single, fixed, wood; Type 2 - single, double hung, vinyl; Type 3 - paired, double hung, vinyl
- Roof: front gable, composition shingle, exposed rafter tails, open eaves
- Chimney: brick, exterior
- Ornament: wood vents at gables
- Landscape Features: plantings
- Related Features: low brick wall with brick piers at front yard, driveway, walkway
- Alterations: some windows replaced
- Notes: none

*P3b. Resource Attributes: (List attributes and codes)

HP2. Single family property

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

*P5a. Photograph

P5b. Description of Photo:
South elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1951, FastWeb

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded:
June 2011

*P10. Survey Type:
Reconnaissance

*P11. Report Citation:
Monterey Downtown
Area Context Statement and Survey
**P1. Other Identifier:** New Municipal Wharf

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: Monterey
- UTM: Zone 7N, 93940

**P3a. Description:**
- Style: Utilitarian
- Stories: 1
- Cladding: corrugated sheet metal with concrete stem wall base
- Porch: none
- Door(s): Primary - single, wood, partially glazed
- Windows: Type 1 - paired, fixed, steel; Type 2 - paired, fixed, aluminum
- Roof: front gable, corrugated metal, three monitors
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: paved driveway on both sides of building, parking lot at front
- Alterations: various portions of corrugated metal cladding replaced
- Notes: Parcel includes seven other structures, including 2 ancillary structures with horiz. wood siding and hipped composite shingle roofing; a public restroom with vertical wood siding and hipped roof; three restaurant buildings; and a harbormaster building. Except for the southern ancillary building (date unknown), all of these buildings date from after 1965.

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West and south elevations
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic: [ ]
- Prehistoric: [ ]
- Both: [ ]
- 1927, Aerials

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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):
Resource Name or # (Assigned by recorder): Wharf #2
Recorded By: Davis/Bubnash/Lyons/Slater, ARG
Date: June 2011

- Image 2. South and east elevations, northern ancillary building (ARG, January 2011).
- Image 5. East elevation, northern restaurant building (ARG, January 2011).
State of California--- The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
CONTINUATION SHEET

Resource Name or # (Assigned by recorder)  Wharf #2  Recorded By:  Davis/Bubnash/Lyons/Slater, ARG  Date:  June 2011


Continuation Sheet
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted
   *a. County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   *b. USGS 7.5’ Quad Monterey 1/4 of 1/4 of Sec B.M.
   c. Address 425 Church Street Monterey
   d. UTM: (Give more than one for large and/or linear resources) Zone ___, _______ mE/_________ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 00172700700

P3a. Description:
   • Style: Monterey Colonial Revival
   • Stories: 2
   • Cladding: smooth stucco
   • Porch: full width, wraparound, wood posts, wood rail
   • Door(s): Primary - double, wood, fully glazed, transom
   • Windows: Type 1 - single, hopper, wood, fixed, wood
   • Roof: hipped, composition shingle, open eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: none
   • Related Features: none
   • Alterations: door replaced
   • Notes: Porch described is second story balcony

P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
West and south elevations
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
   c. 1960, visual estimate

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE ☐ Location 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
*P3a. Description:
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, wood, paneled, sidelights
- Windows: Type 1 - grouped, double hung, vinyl; Type 2 - paired, casement, steel
- Roof: cross gable, clay tile, exposed rafter tails, intersecting gable at ridgeline, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: paved yard
- Related Features: none
- Alterations: none visible, some windows replaced
- Notes: none

*P4. Resources Present: Building

*P5b. Description of Photo:
North elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic
- Prehistoric
- Both
- 1952, visual estimate

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: NONE Location 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
**HP16. Religious building**

**P1. Other Identifier:**

**P2. Location:**
- **Unrestricted**
- **Not for Publication**

**P2a. County:** Monterey

**P2b. USGS 7.5' Quad:** Monterey

**P2c. Address:** 485 Church Street

**P2d. UTM:** Zone 1928, FastWeb

**P3a. Description:**
- **Style:** Spanish Colonial Revival
- **Stories:** 2
- **Cladding:** textured stucco
- **Porch:** entrance porch, concrete steps, stucco arches, iron rail
- **Door(s):** Primary - single, metal, fully glazed, sidelights
- **Windows:** Type 1 - single, double hung, wood, multipane
- **Roof:** cross gable, clay tile, built up, flat, exposed purlins
- **Chimney:** stucco, exterior
- **Ornament:** Statue in arched niche above entrance, capped with a cross; faux balustrade wood detail at second story
- **Landscape Features:** lawn, mature landscaping, trees
- **Related Features:** low brick perimeter wall, concrete ramp at entrance, carport, driveway
- **Alterations:** door replaced, windows replaced, carport added
- **Notes:** none

**P3b. Resource Attributes:**

**P4. Resources Present:**
- Building

**P5a. Photograph**

**P5b. Description of Photo:**
South elevation
ARG, January 2011

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

1928, FastWeb

**P7. Owner and Address:**
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown
Area Context Statement and Survey
## P1. Other Identifier:

*P2. Location:*  
- **Unrestricted**
- **Not for Publication**
- **Assigned by Recorder**

### *P2a. County:*
- **Monterey**

### *P2b. USGS 7.5' Quad:
- **Date:**
- **T:**
- **R:**
- **1/4 of:**
- **1/4 of Sec:**
- **Zone:**
- **B.M.:**

### *P2c. Address:
- **674 Cortes Street**

### *P2b. UTM:
- **Zone:**
- **mE:**
- **mN:**

### *P2d. Other Locational Data:
- (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

### *P3a. Description:
- **Style:** Spanish Colonial Revival/Eclectic
- **Stories:** 1
- **Cladding:** fieldstone
- **Porch:** none
- **Door(s):** Primary - single, fixed, wood, historic surround, sidelights
- **Windows:** Type 1 - single, fixed, wood; Type 2 - single, fixed, wood, multipane
- **Roof:** flat, built up, clay tile coping, exposed rafter tails, open eaves
- **Chimney:** stone, exterior
- **Ornament:** lamp to side of door
- **Landscape Features:** lawn
- **Related Features:** walkway
- **Alterations:** none visible
- **Notes:** none

### *P3b. Resource Attributes:
- (List attributes and codes)

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

### *P5a. Photograph:

**P5b. Description of Photo:**
- West elevation
- **ARG, January 2011**

### *P6. Date Constructed/Age and Source:
- **Historic**
- **Prehistoric**
- **Both**
- 1926, FastWeb

### *P7. Owner and Address:
- **Not recorded**

### *P8. Recorded by:
- **Davis/Bubnash/Lyons/Slater**
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

### *P9. Date Recorded:
- **June 2011**

### *P10. Survey Type:
- **Reconnaissance**

### *P11. Report Citation:
- Monterey Downtown
- Area Context Statement and Survey

### *Attachesments:
- **NONE**
- **Location 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)**
11.

*P3a. Description:

- Style: Mid-century Modernism
- Stories: 1
- Cladding: see notes
- Porch: none
- Door(s): Primary - double, metal, fully glazed
- Windows: Type 1 - tripartite, fixed, aluminum; Type 2 - single, fixed, aluminum
- Roof: flat, built up, wide eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings, trees
- Related Features: concrete ramp with steel pipe railings, walkway
- Alterations: some window openings filled in
- Notes: none

*P3b. Resource Attributes: (List attributes and codes) HP14. Government building

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

P5a. Photograph

P5b. Description of Photo:
East and north elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1959, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by:
Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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
520 Abrego Street

P.1. Other Identifier:

P.2. Location: ☐ Not for Publication ☑ Unrestricted
   a. County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)
   b. USGS 7.5' Quad Monterey Date ___________ T____ R____ 1/4 of 1/4 of Sec ____ B.M.
   c. Address 520 Abrego Street City Monterey Zip 93940
   d. UTM: (Give more than one for large and/or linear resources) Zone ___, _______ mE/ _________ mM
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001696005000

P.3a. Description:
• Style: Spanish Colonial Revival
• Stories: 2
• Cladding: textured stucco
• Porch: none
• Door(s): Primary - single, metal, fully glazed; Secondary - double, wood
• Windows: Type 1 - grouped, fixed, aluminum; Type 2 - paired, casement, steel
• Roof: mansard, clay tile, built up, flat, exposed rafter tails, open eaves
• Chimney: none visible
• Ornament: none
• Landscape Features: plantings
• Related Features: paved parking lot
• Alterations: awnings incompatible, door replaced
• Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P.3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

*P.4. Resources Present: ☑ Building ☐ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (Isolates, etc.)

*P.5a. Photograph

P.5b. Description of Photo:
   North elevation
   ARG, January 2011

*P.6. Date Constructed/Age and Source:
   ☑ Historic ☐ Prehistoric ☐ Both
   1965, FastWeb

*P.7. Owner and Address:
   Not recorded

*P.8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P.9. Date Recorded: June 2011

*P.10. Survey Type: Reconnaissance

*P.11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Required Information
555 Abrego Street

P1. Other Identifier:

P2. Location: ☑ Unrestricted

a. County: Monterey

b. USGS 7.5' Quad: 555 Abrego Street

d. UTM: Zone ___, _______ mE/ _________ mN

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

P3a. Description:

• Style: Mid-century Modernism/Monterey Colonial Revival
• Stories: 2
• Cladding: concrete block, smooth stucco
• Porch: wraparound, iron rail
• Door(s): Primary - single, wood, fully glazed, transom
• Windows: Type 1 - grouped, fixed, wood, transom
• Roof: flat, built up, boxed eaves
• Chimney: none visible
• Ornament: applied paneling at roofline and beneath balcony
• Landscape Features: concrete block planters, concrete steps
• Related Features: none
• Alterations: largely remodeled
• Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: (List attributes and codes)
HP6. 1-3 story commercial building

P4. Resources Present:

☒ Building ☐ Structure ☐ Object ☐ Site ☑ District ☐ Element of District ☐ Other (Isolates, etc.)

P5a. Photograph

P5b. Description of Photo:
West elevation
ARG, January 2011

P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1960, City Records

P7. Owner and Address:
Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey
**P1. Other Identifier:**

**P2. Location:**

- **a. County:** Monterey
- **b. USGS 7.5' Quad Date T R 1/4 of 1/4 of Sec B.M.:**
- **c. Address:** 429 Alvarado Street
- **d. UTM:** Zone ____, _______ mE/ __________ mN
- **e. Other Locational Data:** (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001573003000

**P3a. Description:**

- **Style:** No style
- **Stories:** 1
- **Cladding:** smooth stucco
- **Porch:** none
- **Door(s):** Primary - double, metal, fully glazed
- **Windows:** Type 1 - grouped, fixed, aluminum
- **Roof:** shed, clay tile, built up, flat
- **Chimney:** none visible
- **Ornament:** recessed entry; metal awning across front
- **Landscape Features:** brick sidewalk
- **Related Features:** none
- **Alterations:** altered storefront
- **Notes:** rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:** (List attributes and codes)

- **P4. Resources Present:**

  - Building [✓]
  - Structure [☐]
  - Object [☐]
  - Site [☐]
  - District [☐]
  - Element of District [☐]
  - Other (isolates, etc.) [☐]

**P5a. Photograph**

**P5b. Description of Photo:**

West elevation

ARG, January 2011

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

- Historic [✓]
- Prehistoric [☐]
- Both [☐]

- c. 1930, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown
Area Context Statement and Survey

**Attachments:**

- Building, Structure, and Object Record [☐]
- Archaeological Record [☐]
- District Record [☐]
- Linear Feature Record [☐]
- Milling Station Record [☐]
- Rock Art Record [☐]
- Artifact Record [☐]
- Photograph Record [☐]

DPR 523A (1/95)
P1. Other Identifier: 452 Alvarado Street

P2. Location: Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad 452 Alvarado Street
   c. Address Monterey
   d. UTM: Zone 93940

P3a. Description:
   • Style: Art Deco/Mid-century Modernism
   • Stories: 1
   • Cladding: smooth stucco
   • Porch: recessed entry
   • Door(s): Primary - single, metal, fully glazed
   • Windows: Type 1 - single, fixed, metal
   • Roof: flat, built up, parapet
   • Chimney: none visible
   • Ornament: Ceramic tile at façade base; applied wood trim cornice at parapet; decorative wood and tile design at circular window
   • Landscape Features: none
   • Related Features: none
   • Alterations: door opening remodeled, door replaced, windows replaced, Original ornament likely covered at upper façade, storefront altered
   • Notes: glass block at window sill and entry jambs; circular fixed wood window above storefront; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   - Historic
   - Prehistoric
   - Both
   - c. 1930, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

Attachments: NONE

*Required Information
P1. Other Identifier:

P2. Location: □ Not for Publication □ Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey
   c. Address 454 Alvarado Street
   d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ ________ mN
   e. Other Locational Data: Monterey 93940

P3a. Description:
   • Style: No style - altered
   • Stories: 2
   • Cladding: smooth stucco
   • Porch: recessed entry
   • Door(s): Primary - single, fully glazed
   • Windows: Type 1 - single, fixed, aluminum
   • Roof: flat, built up, cornice
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: none
   • Related Features: none
   • Alterations: cladding altered, door replaced, windows replaced
   • Notes: Rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   East elevation
   ARG, January 2011

P6. Date Constructed/Age and Source:
   □ Historic □ Prehistoric □ Both
   c. 1930, City Records

P7. Owner and Address:
   Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: □ NONE □ Location 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
### 462 Alvarado Street

**P1. Other Identifier:**

**P2. Location:**
- **a. County:** Monterey
- **b. USGS 7.5' Quad:** 462 Alvarado Street
- **d. UTM:** Zone ___, mE/_______ mN

**P3a. Description:**
- **Style:** No style - altered
- **Stories:** 1
- **Cladding:** brick, textured stucco
- **Porch:** recessed entry
- **Door(s):** Primary - double, arched, fully glazed, transom
- **Windows:** Type 1 - single, fixed, metal
- **Roof:** flat, built up, brackets, parapet, open eaves
- **Chimney:** none visible
- **Ornament:** Three recessed rectangular bays with egg and flower surround.
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** cladding altered, door replaced, windows replaced
- **Notes:** rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:**
- **HP6. 1-3 story commercial building**

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

**P5a. Photograph**

**P5b. Description of Photo:**

ARG, January 2011

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

1943, City Records

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**
- **Davis/Bubnash/Lyons/Slater**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown Area Context Statement and Survey**

**Attachments:**

- **NONE**
- **Location 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)
ARG, January 2011

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<th>P2. Location:</th>
<th>Not for Publication</th>
<th>Unrestricted</th>
</tr>
</thead>
<tbody>
<tr>
<td>a. County</td>
<td>Monterey</td>
<td></td>
</tr>
<tr>
<td>b. USGS 7.5' Quad</td>
<td>Date T: R: 1/4 of 1/4 of Sec: B.M.</td>
<td></td>
</tr>
<tr>
<td>c. Address</td>
<td>464 Alvarado Street</td>
<td>City Monterey</td>
</tr>
<tr>
<td>d. UTM: Zone mE/mN</td>
<td></td>
<td></td>
</tr>
<tr>
<td>e. Other Locational Data: Monterey 93940</td>
<td></td>
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</table>

<table>
<thead>
<tr>
<th>P3a. Description:</th>
</tr>
</thead>
<tbody>
<tr>
<td>Style: No style - altered</td>
</tr>
<tr>
<td>Stories: 2</td>
</tr>
<tr>
<td>Cladding: smooth stucco</td>
</tr>
<tr>
<td>Porch: recessed entry</td>
</tr>
<tr>
<td>Door(s): Primary - single, fully glazed; Secondary - single, fully glazed, sidelights, transom</td>
</tr>
<tr>
<td>Windows: Type 1 - single, fixed, metal</td>
</tr>
<tr>
<td>Roof: flat, built up, shake, mansard, exposed rafter tails, open eaves</td>
</tr>
<tr>
<td>Chimney: none visible</td>
</tr>
<tr>
<td>Ornament: none</td>
</tr>
<tr>
<td>Landscape Features: none</td>
</tr>
<tr>
<td>Related Features: none</td>
</tr>
<tr>
<td>Alterations: completely remodeled</td>
</tr>
<tr>
<td>Notes: false mansard roof with wood shingles at street façade; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>P3b. Resource Attributes:</th>
<th>HP6. 1-3 story commercial building</th>
</tr>
</thead>
</table>

<table>
<thead>
<tr>
<th>P4. Resources Present:</th>
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<tbody>
<tr>
<td>Building</td>
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<table>
<thead>
<tr>
<th>P5a. Photograph</th>
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<tr>
<td><img src="image" alt="Image of 464 Alvarado Street" /></td>
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<table>
<thead>
<tr>
<th>P5b. Description of Photo:</th>
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<tbody>
<tr>
<td>East elevation</td>
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<tr>
<td>ARG, January 2011</td>
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<table>
<thead>
<tr>
<th>P6. Date Constructed/Age and Source:</th>
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<tr>
<td>Historic</td>
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<td>1925, FastWeb</td>
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<tr>
<th>P7. Owner and Address:</th>
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<table>
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<tr>
<th>P8. Recorded by:</th>
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<tbody>
<tr>
<td>Davis/Bubnash/Lyons/Slater</td>
</tr>
<tr>
<td>Architectural Resources Group, Inc.</td>
</tr>
<tr>
<td>Pier 9, The Embarcadero</td>
</tr>
<tr>
<td>San Francisco, California 94111</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>P9. Date Recorded:</th>
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<tbody>
<tr>
<td>June 2011</td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>P10. Survey Type:</th>
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</thead>
<tbody>
<tr>
<td>Reconnaissance</td>
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<table>
<thead>
<tr>
<th>P11. Report Citation:</th>
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</thead>
<tbody>
<tr>
<td>Monterey Downtown</td>
</tr>
<tr>
<td>Area Context Statement and Survey</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Attachments:</th>
</tr>
</thead>
<tbody>
<tr>
<td>NONE</td>
</tr>
<tr>
<td>Distric Record</td>
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</tbody>
</table>

*Required Information
**P1. Other Identifier:**

**P2. Location:**
- **Not for Publication**
- **Unrestricted**
- **County:** Monterey
- **USGS 7.5' Quad:** Monterey
- **Address:** 481 Alvarado Street
- **UTM:** Zone 10, mE/93940 mN
- **APN:** 001574004000

**P3a. Description:**
- **Style:** No style - altered
- **Stories:** 1
- **Cladding:** brick, smooth stucco
- **Porch:** recessed entry
- **Door(s):** Primary - double, fully glazed, sidelights, transom
- **Windows:** Type 1 - single, fixed, metal
- **Roof:** flat, built up, mansard
- **Chimney:** none visible
- **Ornament:** Double stucco relief columns with fluted capitals flanking façade.
- **Landscape Features:** none
- **Related Features:** none
- **Alterations:** cladding altered, door opening remodeled, door replaced, windows replaced
- **Notes:** false mansard roof of standing seam metal at street façade; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:** (List attributes and codes)
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- **Historic**
- **Prehistoric**
- **Both**
- 1951, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  - Architectural Resources Group, Inc.
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  - Area Context Statement and Survey

**Attachments:**
- NONE
- Location 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)
P1. Other Identifier:

P2. Location:  
- County: Monterey
- USGS 7.5' Quad: Monterey 93940
- Address: 486-488 Alvarado Street
- UTM: Zone 6Z, 93940

P3a. Description:
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: brick, smooth stucco
- Porch: none
- Windows: Type 1 - grouped, fixed, aluminum; Type 2 - grouped, fixed, wood
- Roof: flat, built up, clay tile, mansard, parapet
- Chimney: none visible
- Ornament: none
- Landscape Features: brick planters, plantings
- Related Features: public sidewalk
- Alterations: door opening remodeled, door replaced, windows replaced
- Notes: Non-NHLD-contributor: built after POS; shares parcel with 490-498 Alvarado; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: 
- HP6: 1-3 story commercial building

P4. Resources Present: 
- Building

P5a. Photograph

P5b. Description of Photo:
- East elevation
- ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic

P7. Owner and Address:
- Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
- Area Context Statement and Survey

*Attachments: 
- NONE
- Location Map
- Building, Structure, and Object Record
- Archaeological Record
- Architectural Record
- Rock Art Record
- Artifact Record
- Photograph Record
- Other (List):
487 Alvarado Street

State of California – The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

*Resource Name or #: (Assigned by Recorder) 487 Alvarado Street

P1. Other Identifier:

*P2. Location: ☑ Unrestricted
   *a. County Monterey
   *b. USGS 7.5’ Quad Monterey
       Date ___________ T ___________ R ___________ 1/4 of 1/4 of Sec ___________ ___________ B.M.
       c. Address 487 Alvarado Street
       d. UTM: (Give more than one for large and/or linear resources) Zone ___________ mE/ _________ mN
       e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001574016000

*P3a. Description:
   • Style: Mission Revival
   • Stories: 1
   • Cladding: smooth stucco
   • Porch: none
   • Door(s): Primary - single, door material unknown, fully glazed, transom; Secondary - single, door material unknown, fully glazed, transom
   • Windows: Type 1 - grouped, casement, material unknown; Type 2 - single, fixed, material unknown
   • Roof: flat, built up, corrugated metal, shed, parapet
   • Chimney: none visible
   • Ornament: hanging light fixtures over signage
   • Landscape Features: trees and street lamp in front of building (on public sidewalk)
   • Related Features: public sidewalk
   • Alterations: door opening remodeled, door replaced, windows replaced, window openings resized, Building has been completely remodeled recently
   • Notes: false standing seam metal side gable roof at street façade; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
   West elevation
   ARG, January 2011

*P6. Date Constructed/Age and Source:
   ✓ Historic ☑ Prehistoric ☑ Both
   1949, FastWeb

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ✓ NONE ☑ Location 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)
**P1. Other Identifier:**

**P2. Location:**
- **County**: Monterey
- **USGS 7.5' Quad**: Monterey
- **Address**: 526 Anthony Street
- **UTM**: Zone, mE/ mN
- **APN**: 001715003000

**P3a. Description:**
- **Style**: Vernacular Cottage
- **Stories**: 1
- **Cladding**: smooth stucco, wood lap, wood vertical boards
- **Porch**: full width, wood steps, wood posts, wood rail
- **Door(s)**: Primary - single, wood, partially glazed, paneled
- **Windows**: Type 1 - single, sliding, aluminum; Type 2 - single, double hung, wood
- **Roof**: combination, shed, side gable, composition shingle, boxed eaves
- **Chimney**: none visible
- **Ornament**: none
- **Landscape Features**: lawn, plantings
- **Related Features**: decorative concrete block wall at front entry, driveway
- **Alterations**: cladding altered, door opening remodeled, some window openings filled in, some windows replaced, porch altered (see notes)
- **Notes**: Alterations, continued: porch rails altered, porch supports altered, perimeter wall added; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:** (List attributes and codes)

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

**P5a. Photograph**

**P5b. Description of Photo:**

North elevation

ARG, January 2011

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

1926, FastWeb

**P7. Owner and Address:**

Not recorded

**P8. Recorded by:**

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

**P9. Date Recorded:**

June 2011

**P10. Survey Type:**

Reconnaissance

**P11. Report Citation:**

Monterey Downtown

Area Context Statement and Survey
*P2. Location: ☑ Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey
   c. Address: 450 Camino El Estero
   d. UTM: Zone 9, mE/mN 93940
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001713004000

*P3a. Description:
   • Style: Minimal Traditional
   • Stories: 1
   • Cladding: textured stucco
   • Porch: entrance porch, brick steps, stone columns
   • Door(s): Primary - single, wood, divided lights, partially glazed; Secondary - double, wood, divided lights, partially glazed
   • Windows: Type 1 - single, double hung, wood, multipane, shutters; Type 2 - single, fixed, vinyl, historic surround (see notes)
   • Roof: side gable, composition shingle, cupola, open eaves
   • Chimney: none visible
   • Ornament: none
   • Landscape Features: lawn, plantings
   • Related Features: detached 4+ car garage, paved parking lot, stone columns at driveway entrance (see notes)
   • Alterations: addition to rear elevation, cladding altered, door opening remodeled, door replaced, some windows replaced, porch altered (see notes)
   • Notes: Windows, continued: Type 3 - paired, double hung, vinyl, shutters. Related Features, continued: concrete ramp with steel railings at front entrance, driveway, perimeter fence, walkway. Alterations, continued: porch supports altered, completely remodeled (with exception of north wing). Rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess.

*P3b. Resource Attributes: HP6. 1-3 story commercial building

*P4. Resources Present: ☑ Building

P5a. Photograph

*P5b. Description of Photo: East elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
   ☑ Historic  ☑ Prehistoric  ☑ Both
   1946, City Records

*P7. Owner and Address:
   Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
   Area Context Statement and Survey

*Attachments: ☑ NONE ☑ Location 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
P1. Other Identifier: 

P2. Location: [ ] Not for Publication [ ] Unrestricted
   a. County Monterey
   b. USGS 7.5' Quad ___________________ Date ____________ T___: R___: 1/4 of 1/4 of Sec ___: ______ B.M.
   c. Address 464 Cortes Street
   d. UTM: (Give more than one for large and/or linear resources) Zone ____, _______ mE/ _________ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001715006000

P3a. Description:
   • Style: Minimal Traditional/Craftsman
   • Stories: 2
   • Cladding: smooth stucco, wood clapboards
   • Porch: partial width, concrete steps, stucco battered columns, stucco arches, stucco solid rail, and stucco coping
   • Door(s): Primary - single, wood, historic hardware; Secondary - single, wood, historic surround
   • Windows: Type 1 - single, sliding, vinyl, historic surround; Type 2 - single, double hung, vinyl, historic surround (see notes)
   • Roof: front gable, composition shingle, exposed rafter tails, vergeboards, open eaves
   • Chimney: brick, exterior
   • Ornament: lamps at ground floor porch
   • Landscape Features: paved yard, plantings
   • Related Features: perimeter fence
   • Alterations: some windows replaced, yard paved
   • Notes: Windows, continued: Type 3 - single, double hung, wood, historic surround; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: (List attributes and codes)
   • Style: Minimal Traditional/Craftsman

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

P5a. Photograph

P5b. Description of Photo:
   South and east elevations

P6. Date Constructed/Age and Source:
   • [ ] Historic
   • [ ] Prehistoric
   • [ ] Both

P7. Owner and Address:
   Not recorded

P8. Recorded by:
   • Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: [ ] NONE    [ ] Location 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**

**PRIMARY RECORD**

**Resource Name or #:** 476 Cortes Street

**P1. Other Identifier:**

**P2. Location:**
- **County:** Monterey
- **USGS 7.5' Quad Date:** 1/4 of 1/4 of Sec
- **Address:** 476 Cortes Street
- **UTM:** Zone 32, FastWeb

**P3a. Description:**
- **Style:** Minimal Traditional/Craftsman
- **Stories:** 2
- **Cladding:** textured stucco, wood clapboards
- **Porch:** wood canopy at entrance
- **Door(s):** Primary - single, wood, divided lights, partially glazed, wood screen, historic surround (see notes)
- **Windows:** Type 1 - tripartite, fixed, aluminum, sliding, aluminum; Type 2 - single, sliding, aluminum (see notes)
- **Roof:** front gable, material not visible, shake, shed, exposed rafter tails, vergeboards, open eaves
- **Chimney:** brick, exterior
- **Ornament:** cartouche at gable, hanging lamp at ground floor entrance
- **Landscape Features:** trees
- **Related Features:** driveway, perimeter fence
- **Alterations:** windows replaced
- **Notes:** Doors, continued: Secondary - single, wood, divided lights, partially glazed, historic surround. Windows, continued: Type 3 - tripartite, fixed, aluminum, casement, aluminum; Type 4 - single, double hung, material unknown; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

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

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

**P5a. Photograph**

**P5b. Description of Photo:**
- **East and north elevations**

**ARG, January 2011**

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

1932, FastWeb

**P7. Owner and Address:**
- **Not recorded**

**P8. Recorded by:**
- **Architectural Resources Group, Inc.**
- **Pier 9, The Embarcadero**
- **San Francisco, California 94111**

**P9. Date Recorded:**
- **June 2011**

**P10. Survey Type:**
- **Reconnaissance**

**P11. Report Citation:**
- **Monterey Downtown Area Context Statement and Survey**

**Attachments:**
- **NONE**
- **Location 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*
HP2. Single family property

*P5a. Photograph

P5b. Description of Photo:
North and west elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
☑ Historic ☐ Prehistoric ☐ Both
1932, FastWeb

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey

*Attachments: ☐ NONE ☐ Location 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)

**Notes:** Windows, continued: Type 2 - single, double hung, wood, multipane, historic surround; Type 3 - single, double hung, wood, arched opening, multipane, transom, historic surround; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess
**P1. Other Identifier:**

*P2. Location:*

- **County**: Monterey
- **USGS 7.5' Quad**: Monterey 93940
- **UTM**: Zone 1948, FastWeb
- **Address**: 437 Figueroa Street
- **Zip**: 93940

**P3a. Description:**

- **Style**: Mid-20th-century Commercial
- **Stories**: 2
- **Cladding**: smooth stucco
- **Porch**: none
- **Door(s)**: Primary - single, wood, fully glazed, sidelight; Secondary - single, wood, paneled
- **Windows**: Type 1 - canted bay, fixed, wood, transom; Type 2 - grouped, fixed, wood; Type 3 - single, sliding, aluminum
- **Chimney**: none visible
- **Ornament**: none
- **Landscape Features**: paved yard
- **Related Features**: walkway
- **Alterations**: completely remodeled
- **Notes**: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:**

- HP6. 1-3 story commercial building

**P4. Resources Present:**

- **Building**: checked
- **Structure**: unchecked
- **Object**: unchecked
- **Site**: unchecked
- **District**: unchecked
- **Element of District**: unchecked
- **Other (Isolates, etc.)**: unchecked

**P5a. Photograph**

- **P5b. Description of Photo:**
  - West elevation
  - ARG, January 2011

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

- **Historic**: checked
- **Prehistoric**: unchecked
- **Both**: unchecked
- **Date**: 1948, FastWeb

**P7. Owner and Address:**

- **Not recorded**

**P8. Recorded by:**

- **Davis/Bubnash/Lyons/Slater Architectural Resources Group, Inc.**
  - Pier 9, The Embarcadero
  - San Francisco, California 94111

**P9. Date Recorded:**

- **June 2011**

**P10. Survey Type:**

- **Reconnaissance**

**P11. Report Citation:**

- **Monterey Downtown**
  - Area Context Statement and Survey
**P1. Other Identifier:**

**P2. Location:**
- Not for Publication [ ]
- Unrestricted [ ]

- **a. County**: Monterey
- **b. USGS 7.5' Quad**: Monterey
- **c. Address**: 477 Figueroa Street
- **d. UTM**: Zone ____, ____ mE/______ mN

**P3a. Description:**
- **Style**: Vernacular Cottage
- **Stories**: 1
- **Cladding**: textured stucco
- **Porch**: none
- **Door(s)**: Primary - single, wood
- **Windows**: Type 1 - single, double hung, vinyl, arched opening; Type 2 - tripartite, double hung, vinyl
- **Roof**: front gable, composition shingle, clay tile, hipped, exposed rafter tails, vergeboards, open eaves
- **Chimney**: stucco, exterior
- **Ornament**: wood vent at gable
- **Landscape Features**: plantings
- **Related Features**: driveway, perimeter fence
- **Alterations**: some windows replaced, porch enclosed
- **Notes**: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:** (List attributes and codes)

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

**HP2. Single family property**

**P5a. Photograph**

**P5b. Description of Photo:**
- West elevation
- ARG, January 2011

**P6. Date Constructed/Age and Source:**
- Historic [ ]
- Prehistoric [ ]
- Both [ ]

- 1926, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
  Architectural Resources Group, Inc.
  Pier 9, The Embarcadero
  San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
  Area Context Statement and Survey

**Attachments:**
- NONE [ ]
- Location 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)**
**Primary Record**

<table>
<thead>
<tr>
<th>Other Listings</th>
<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
</tr>
</thead>
</table>

**P1. Other Identifier:**

**P2. Location:**
- County: Monterey
- USGS 7.5' Quad: Monterey
- Address: 506 Figueroa Street
- City: Monterey
- Zip: 93940
- UTM: Zone ____, mE/______, mN

**P3a. Description:**
- Style: No style - altered
- Stories: 1
- Cladding: concrete block, smooth stucco
- Porch: none
- Door(s): Primary - double, door material unknown, partially glazed, sidelights, transom
- Windows: Type 1 - paired, fixed, aluminum, sliding, aluminum
- Roof: flat, built up, cornice
- Chimney: none visible
- Ornament: none
- Landscape Features: plantings, trees
- Related Features: concrete curbs around plantings
- Alterations: completely remodeled
- Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:**
- HP6. 1-3 story commercial building

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

**P5a. Photograph**

- North elevation
- ARG, January 2011

**P5b. Description of Photo:**

**P6. Date Constructed/Age and Source:**
- Historic ✓
- Prehistoric □
- Both □
- 1962, FastWeb

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:**
- Davis/Bubnash/Lyons/Slater
- Architectural Resources Group, Inc.
- Pier 9, The Embarcadero
- San Francisco, California 94111

**P9. Date Recorded:**
- June 2011

**P10. Survey Type:**
- Reconnaissance

**P11. Report Citation:**
- Monterey Downtown
- Area Context Statement and Survey

---

**Attachments:**
- NONE ✓
- Location 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): □

---

*Required Information*
*P3a. Description:
• Style: No style - altered
• Stories: 1
• Cladding: smooth stucco
• Porch: none
• Door(s): Primary - single, metal, fully glazed; Secondary - single, metal, fully glazed
• Windows: Type 1 - grouped, fixed, material unknown; Type 2 - single, fixed, material unknown
• Roof: flat, built up
• Chimney: none visible
• Ornament: none
• Landscape Features: paved yard
• Related Features: none
• Alterations: completely remodeled
• Notes: store in front, garage spaces in back; possible addition to rear elevation; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:
South elevation
ARG, January 2011

*P6. Date Constructed/Age and Source:
[ ] Historic [ ] Prehistoric [ ] Both
1952, City Records

*P7. Owner and Address:
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater
Architectural Resources Group, Inc.
Pier 9, The Embarcadero
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown
Area Context Statement and Survey
**State of California – The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**

**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Page 1 of 1</th>
<th>Resource Name or #: (Assigned by Recorder) 650 E. Franklin Street</th>
</tr>
</thead>
</table>

**P1. Other Identifier:**

**P2. Location:** ☑ Unrestricted  
* County: Monterey  
* Address: 650 E. Franklin Street  
* UTM: Zone ____, mE/______, mN  
* APN 001713009000

**P3a. Description:**
- Style: Spanish Colonial Revival
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - single, door material unknown, paneled; Secondary - single, door material unknown, partially glazed, sidelights
- Windows: Type 1 - tripartite, fixed, steel, multipane, casement, multipane
- Roof: shed, composition shingle, exposed rafter tails, parapet, wide eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: paved yard, planters
- Related Features: walkway
- Alterations: door replaced, Trim elements added to street façade door.
- Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P3b. Resource Attributes:** (List attributes and codes)  
HP6. 1-3 story commercial building

**P4. Resources Present:** ☑ Building  

**P5a. Photograph**

**P5b. Description of Photo:**  
North elevation  
ARG, January 2011

**P6. Date Constructed/Age and Source:**  
☑ Historic  
1943, FastWeb

**P7. Owner and Address:**  
Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown  
Area Context Statement and Survey

**Attachments:** ☑ NONE  Location 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)
464 Pacific Street

P1. Other Identifier:

P2. Location: ☑ Unrestricted

*P2a. County: Monterey

*P2c. USGS 7.5' Quad: 464 Pacific Street

*P2d. Address: Monterey

*P2e. City: Monterey

*P2f. Zip: 93940

*P2g. UTM: Zone ____, mE/______, mN

P3a. Description:

• Style: Minimal Traditional

• Stories: 1

• Cladding: brick, smooth stucco

• Porch: partial width, recessed, brick steps, wood posts

• Door(s): Primary - not visible

• Windows: Type 1 - grouped, fixed, wood; Type 2 - single, fixed, wood; Type 3 - single, double hung, material unknown

• Roof: combination, cross gabled, pyramidal gabled, composition shingle, boxed eaves, wide eaves

• Chimney: none visible

• Ornament: none

• Landscape Features: planters, plantings

• Related Features: walkway

• Alterations: windows at façade

• Notes: open wood grid wall at southeast corner; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P3b. Resource Attributes:

HP15. Educational building

*P4. Resources Present:

☒ Building ☐ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (Isolates, etc.)

*P5a. Photograph

P5b. Description of Photo:

South and east elevations

ARG, January 2011

*P6. Date Constructed/Age and Source:

☑ Historic ☐ Prehistoric ☐ Both

1948, City Records

*P7. Owner and Address:

Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown Area Context Statement and Survey

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

DPR 523A (1/95)

*Required Information
P1. Other Identifier:

P2. Location: ☑ Not for Publication ☑ Unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey
   c. Address: 420 Pearl Street
   d. UTM: Zone, mE/mN
   e. Other Locational Data: APN 00172100600

P3a. Description:
   • Style: Minimal Traditional
   • Stories: 1
   • Porch: partial width, recessed, wood steps, wood brackets, posts, wood rail
   • Window: Type 1 - paired, double hung, wood, multipane; Type 2 - single, sliding, wood, multipane, shutters
   • Roof: cross gable, composition shingle, open eaves
   • Chimney: brick, exterior
   • Ornament: none
   • Landscape Features: none
   • Related Features: attached 1-car garage, perimeter fence
   • Alterations: addition to rear elevation
   • Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:
   • North elevation
   • ARG, January 2011

P6. Date Constructed/Age and Source:
   • Historic ☑ Prehistoric ☑ Both
   • 1905, historical research

P7. Owner and Address:
   • Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater
   • Architectural Resources Group, Inc.
   • Pier 9, The Embarcadero
   • San Francisco, California 94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown
   • Area Context Statement and Survey

*Attachments:魆 NONE 郒 Location Map 郒 Continuation Sheet 郒 Building, Structure, and Object Record 郒 Archaeological Record
   郒 District Record 郒 Linear Feature Record 郒 Milling Station Record 郒 Rock Art Record 郒 Artifact Record 郒 Photograph Record  郒 Other (List):
   DPR 523A (1/95)
   *Required Information
*P3a. Description:
- Style: No style - altered
- Stories: 2
- Cladding: smooth stucco
- Porch: brick steps
- Door(s): Primary - double, wood, paneled
- Windows: Type 1 - single, casement, steel, arched opening
- Roof: front gable, material not visible, exposed purlins, open eaves
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: parking lot
- Alterations: addition to rear elevation, cladding altered, door replaced, windows replaced, window openings resized
- Notes: rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 story commercial building

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

P5a. Photograph

P5b. Description of Photo:  
North elevation  
ARG, January 2011

*P6. Date Constructed/Age and Source:  
☑ Historic ☐ Prehistoric ☐ Both  
1914, FastWeb

*P7. Owner and Address:  
Not recorded

*P8. Recorded by: Davis/Bubnash/Lyons/Slater  
Architectural Resources Group, Inc.  
Pier 9, The Embarcadero  
San Francisco, California 94111

*P9. Date Recorded: June 2011

*P10. Survey Type: Reconnaissance

*P11. Report Citation: Monterey Downtown  
Area Context Statement and Survey
Pioneer Bakery

Non-NHLD-contributor: built after POS; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess
HP6. 1-3 story commercial building
Reconnaissance
ARG, January 2011
APN 001692004000

*P2. Location: ☑ Unrestricted
   a. County: Monterey
   b. USGS 7.5’ Quad: 445 Tyler Street
   c. Address: 445 Tyler Street
   d. UTM: (Give more than one for large and/or linear resources) Zone 31, 93940 mE/ 89940 mN

*P3a. Description:
- Style: Mid-20th-century Commercial
- Stories: 1
- Cladding: smooth stucco
- Porch: none
- Door(s): Primary - double, wood, fully glazed; Secondary - single, wood, fully glazed
- Windows: Type 1 - paired, fixed, metal
- Roof: front gable, material not visible, parapet
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: parking lot
- Alterations: none visible, some windows replaced
- Notes: Clay tile parapet; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

*P4. Resources Present:
- Building: yes
- Structure: yes
- Object: no
- Site: no
- District: no
- Element of District: no
- Other (Isolates, etc.): no

*P3b. Resource Attributes: (List attributes and codes)
   HP6. 1-3 story commercial building

*P5a. Photograph

P5b. Description of Photo:
   North and west elevations
ARG, January 2011

*P6. Date Constructed/Age and Source:
- Historic: yes
- Prehistoric: no
- Both: no
- c. 1945, visual estimate

*P7. Owner and Address:
   Not recorded

*P8. Recorded by:
   Davis/Bubnash/Lyons/Slater
   Architectural Resources Group, Inc.
   Pier 9, The Embarcadero
   San Francisco, California 94111

*P9. Date Recorded:
   June 2011

*P10. Survey Type:
   Reconnaissance

*P11. Report Citation:
   Monterey Downtown Area Context Statement and Survey

*Attachesments: *NONE* Location 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
P1. Other Identifier: 

P2. Location: [ ] Not for Publication  [ ] Unrestricted

   a. County: Monterey  and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

   b. USGS 7.5’ Quad: Monterey  Date: 245 Van Buren Street

   c. Address: Monterey  City: 45 Van Buren Street

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

   e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001568013000

P3a. Description:

   a. Style: American Colonial Revival

   b. Stories: 1.5

   c. Cladding: concrete block, smooth stucco, see notes

   d. Porch: entrance porch, tile steps, wood posts, iron

   e. Door(s): Primary - single, wood, paneled, historic surround

   f. Windows: Type 1 - single, double hung, wood, historic surround; Type 2 - single, fixed, wood

   g. Roof: cross gable, side gable, composition shingle, boxed eaves

   h. Chimney: none visible

   i. Ornament: none

   j. Landscape Features: plantings

   k. Related Features: driveway, walkway, wall

   l. Alterations: addition to rear elevation, Detached 2-story building with hipped roof added at rear.

   m. Notes: Slump block at foundation/crawlspace level, with clay tile water table. Entrance porch has pyramidal roof; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes: (List attributes and codes)

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

P5a. Photograph

P5b. Description of Photo:

   West elevation

ARG, January 2011

P6. Date Constructed/Age and Source:

   [ ] Historic  [ ] Prehistoric  [ ] Both

   1930, FastWeb

P7. Owner and Address:

Not recorded

P8. Recorded by: Davis/Bubnash/Lyons/Slater

   Architectural Resources Group, Inc.

   Pier 9, The Embarcadero

   San Francisco, California  94111

P9. Date Recorded: June 2011

P10. Survey Type: Reconnaissance

P11. Report Citation: Monterey Downtown Area Context Statement and Survey

*Required Information
**HP2. Single family property**

**Reconnaissance**

ARG, January 2011

**APN 001532005000**

**West elevation**

*Not for Publication*

Unrestricted

(P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

- **a. County**: Monterey

- **b. USGS 7.5’ Quad**: Date T: R: 1/4 of 1/4 of Sec: B.M.

- **c. Address**: 473 Van Buren Street

- **d. UTM**: Zone ___, _____ mE/ _____ mN

- **e. Other Locational Data**: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN 001532005000

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**P3a. Description:**

- **Style**: Minimal Traditional
- **Stories**: 1.5
- **Cladding**: smooth stucco
- **Porch**: entrance porch, partial width, stone steps, iron, iron
- **Door(s)**: Primary - not visible
- **Windows**: Type 1 - single, fixed, wood; Type 2 - canted bay, fixed, wood; Type 3 - not visible
- **Roof**: hipped, composition shingle, boxed eaves
- **Chimney**: none visible
- **Ornament**: none
- **Landscape Features**: paved yard, plantings, trees
- **Related Features**: driveway
- **Alterations**: addition to primary façade, addition to rear elevation, some windows replaced, perimeter wall added
- **Notes**: Detached two-story building with hipped roof at rear (not visible from public right-of-way); rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

---

**P3b. Resource Attributes**: (List attributes and codes)

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

**P5a. Photograph**

---

**P5b. Description of Photo**: West elevation

ARG, January 2011

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

- **Historic**
- **Prehistoric**
- **Both**

1959, City Records

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**P7. Owner and Address**: Not recorded

---

**P8. Recorded by**: Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero

San Francisco, California 94111

---

**P9. Date Recorded**: June 2011

---

**P10. Survey Type**: Reconnaissance

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**P11. Report Citation**: Monterey Downtown

Area Context Statement and Survey

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**Attachments**: ☑ NONE ☐ Location 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)
HP15. Educational building

P1. Other Identifier:

P2. Location: 
- Not for Publication
- Unrestricted

* Location Details: 
  - County: Monterey
  - USGS 7.5' Quad: Dungeness
  - Address: 425 Washington Street
  - City: Monterey
  - Zip: 93940

P3a. Description:
- Style: Mission Revival
- Stories: 1
- Cladding: textured stucco
- Porch: recessed entry
- Door(s): Primary - double, fully glazed, historic surround
- Windows: Type 1 - tripartite, fixed, aluminum, arched opening, multipane, historic surround
- Roof: flat, built up, cornice, parapet
- Chimney: none visible
- Ornament: none
- Landscape Features: none
- Related Features: none
- Alterations: door opening remodeled, windows replaced
- Notes: Spanish arch bays infilled with plate glass and remodeled door; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

P3b. Resource Attributes:
- HP15. Educational building

P4. Resources Present: 
- Building

P5a. Photograph

P5b. Description of Photo:
- West elevation
- ARG, January 2011

P6. Date Constructed/Age and Source:
- Historic
- 1926, City Records

P7. Owner and Address:
- Not recorded

P8. Recorded by: 
- Davis/Bubnash/Lyons/Slater

P9. Date Recorded: 
- June 2011

P10. Survey Type: 
- Reconnaissance

P11. Report Citation:
- Monterey Downtown
- Area Context Statement and Survey

*Attachments: 
- NONE
- Location 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):
**P3a. Description:**
- **Style:** Minimal Traditional
- **Stories:** 2
- **Porch:** entrance porch, wood posts, wood rail
- **Door(s):** Primary - single, door material unknown, panelled, transom
- **Windows:** Type 1 - single, double hung, vinyl, historic surround; Type 2 - single, sliding, vinyl
- **Roof:** cross hipped, composition shingle, open eaves
- **Chimney:** none visible
- **Ornament:** Small pediment roof over balcony/porch; metal lamps over garage doors; window shutters at façade
- **Landscape Features:** trees
- **Related Features:** attached 2-car garage, driveway, perimeter fence
- **Alterations:** windows replaced; entry likely altered
- **Notes:** shares parcel with 418 Webster; rated 6Z - altered, lacks sufficient integrity to convey whatever historic significance it may possess

**P5a. Photograph**

**P6. Date Constructed/Age and Source:**
- Historic
- Prehistoric
- Both
- c. 1945, visual estimate

**P7. Owner and Address:**
- Not recorded

**P8. Recorded by:** Davis/Bubnash/Lyons/Slater

Architectural Resources Group, Inc.

Pier 9, The Embarcadero
San Francisco, California 94111

**P9. Date Recorded:** June 2011

**P10. Survey Type:** Reconnaissance

**P11. Report Citation:** Monterey Downtown

Area Context Statement and Survey

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**P5b. Description of Photo:**

North and west elevations

ARG, January 2011

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**Attachments:**

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