P3a. Description (continued):

Tile side lights. The arched shape is used again in a small double-hung window next to the front porch; this accent window includes a rectangular upper sash with arched glazing. Most likely this arched sash pattern was repeated in the main front-facing window; however, this window has been replaced with an aluminum slider. Decorative wood shutters surround this window and the small double hung window. A decorative attic vent formed with stacked roof tiles is centered above the windows in the front gable end. The remaining fenestration on the house consists of aluminum sliding glass windows set into the original wood window frames. A large wood staircase is located on the south elevation which leads to the back porch.

A low concrete wall encloses a small front yard. The sloping driveway is located to the south of the residence and provides access to the original garage. The garage has a glazed garage door; it has a shed roofed with clay tiles that match the house.

The house is in good condition, even though much of the fenestration has been replaced. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the late 1920s and 1930s, and has distinctive aspects to its design.
*Resource Name or #:* (Assigned by Recorder) 301 Larkin Street

P1. Other Identifier  None

*P2. Location:  ☑ Not for Publication  ☑ unrestricted

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

This Spanish Colonial Revival house was built sometime between 1926 and 1936 and is one story at the street and has an additional, lower story at the rear. The original house is cross gabled with a shed-roofed porch. A small shed roof covers a balcony on the south elevation. This main roof is covered with Spanish tiles. A two-story addition, built in the 1950-60s, has been added to the rear of the house. This addition is primarily flat-roofed with a small shed roof over an enclosed porch; the roof has composition shingles. A stucco projects from the south elevation.

The low front porch has a single corner post that supports a corbelled beam with wood brackets. A side-facing, paneled wood door provides entrance to the house. A front-facing ribbon of three six-over-one double-hung wood windows are protected under the porch.  

(See Continuation Form—)

*P3b. Resource Attributes  (List Attributes and codes)  HP02

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

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

P5b. Description of Photo:
(View, date, accession #)

*P6. Date Constructed/Age and Source:  ☑ Historic  ☑ Prehistoric  ☑ Both
c. 1935, Sanborn Maps

*P7. Owner and Address:
OFARRELL
301 Larkin St.
Monterey, CA  93940

*P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
P.O. Box 1332
San Jose, CA  95109

*P9. Date Recorded:  6/15/2005

*P10. Survey Type  (Describe)
Survey - Reconnaissance

*P11. Report Citation:  (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)  156  *Required Information
P3a. Description (continued):

roof. The projecting front wing has an identical ribbon of windows. An individual, narrow, two-over-one double-hung wood window accents the front façade near the front entrance. A decorative attic vent formed from stacked roof tiles is centered in the front gable end. The remaining original fenestration generally consists of six-over-one double-hung wood windows, but some have been replaced with aluminum sliders. On the south elevation, a sliding glass door leads to a small balcony with a metal balustrade. Also on the south elevation is a wood door next to a wood multi-pane window, providing access to the lower level. The two-story rear addition includes a two-car garage. Above the south-facing garage doors is the glass-enclosed porch.

A short concrete wall encloses a small front yard. The sloping driveway is located to the south of the residence; it provides access to the garage near the rear of the property.

The house is in good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the late 1920s and 1930s, and has distinctive aspects to its design.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD  

Survey #  Other Listings  
DOE #  Review Code  

Primary #  HRI #  Trinomial  
NRHP Status Code  5S3  

Resource Name or #:  (Assigned by Recorder)  309 Larkin Street  

P1.  Other Identifier  None  

P2.  Location:  □ Not for Publication  □ unrestricted  

*a. County  Monterey  and  (P2c, P2e, and P2b or P2i. Attach a Location Map as Necessary)  
b. USGS 7.5' Quad  Monterey  Date  1997  

c. Address  309 Larkin Street  
d. UTM:  (Give more than one if large and/or linear resources)  Zone 105; 598568 mE/ 4051288 mN  

e. Other Locational Data:  (e.g., parcel #, directions to resource, etc. as appropriate)  East side of Larkin St. between Scott and Franklin Sts.  

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

This American Foursquare house was constructed early during the development period of the Old Town Neighborhood, a small vernacular dwelling that replaced an earlier house that had been located directly to the north on a much larger parcel on Block 54 than exists today. The footprint of the house appears on the 1908 Sanborn Fire Insurance Map, but is not found on the earlier 1892 map. It appears from the building form and siding that the house was likely constructed slightly prior to 1905.  

The building footprint is a slightly elongated square, with an offset porch inset into the building shape to the left and short rear wing at the northeast corner of the building. The roof is covered with composition shingles, and the building is clad with beveled drop siding. The eaves are enclosed and rise above a flat board frieze. The porch has b-  

P3b.  Resource Attributes  (List Attributes and codes)  HP02  

P4.  Resources Present  □ Building  □ Structure  □ Object  □ Site  □ District  □ Element of District  □ Other  

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

P5b.  Description of Photo:  

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

cal1904, Sanborn Maps  

P7.  Owner and Address:  

Kathleen M. Cardinalli Tr  
86 Via Descanso  
Monterey, CA  93940  

P8.  Recorded by:  
L. Dill, F. Maggi, J. Kusz  
Architectural Historians  
Archives & Architecture  
PO Box 1332  
San Jose, CA  95109  

P9.  Date Recorded:  6/15/2005  

P10.  Survey Type  (Describe)  
Survey - Reconnaissance  

P11.  Report Citation:  (Cite survey report and other sources, or enter "none.")  
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.  

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

DPR 523A (01/04)  

*Required Information
P3a. Description (continued):

The house sits on a concrete foundation, and a small rounded concrete stoop is situated in front of the entry.

A front door with multi-pane windows and a two-lite transom above provide access to the enclosed porch. This door appears of recent vintage. Windows are one-over-one double-hung wood with large flat board trim.

An old garage is located to the rear of the building at the back property line, and an additional garage has been added since 1962 forward from this garage and along the south property line where it is accessed by a driveway.

The front yard is framed by a short concrete wall and at the break for the front walkway short concrete columns with diamond shaped tops frame the entrance. The property is in good condition. It represents the early period of development of the Old Town Neighborhood at the time that large blocks were beginning to be subdivided for future development, and is fairly unique within the area in which only a few foursquare buildings of this type remain.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD  

Survey #  
DOE #  

Other Listings  
Review Code  

Review Code  
Date  

Page 1  

*Resource Name or #:  
(Assigned by Recorder)  316 Larkin Street  

P1. Other Identifier: None  

P2. Location:  
☐ Not for Publication  
☒ unrestricted  

* a. County  
Monterey  

* b. USGS 7.5" Quad  
Monterey  

* c. Address  
316 Larkin Street  

*d. UTM:  
Zone 10S; 598522 mE/ 4051289 mN  

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

This large two-story Craftsman house was built sometime prior to 1912 on Lot 29 and a portion of Lot 27 of the 1906 Metz Subdivision of Block 58. The house is raised above sidewalk level with a large concrete retaining wall, as well as having a raised first floor, so creates an imposing presence on the streetscape. The house is front gabled with two projecting side dormers. The roof is covered with composition shingles and has deep eaves. Five triangular knee braces are located along the rake of the front gabled facade. The exterior wall is clad with beveled drop siding.  

Entry to the house is by a side entry on the south elevation that is covered by a low-slope roof extension. The front facade has two symmetrically placed projecting windows that are braced and covered with small eyebrow roofs. The windows are tri-partite and have mul--See Continuation Form--)  

* P3b. Resource Attributes  
(List Attributes and codes)  
HP02  

* P4. Resources Present  
☒ Building  
☐ Structure  
☐ Object  
☐ Site  
☐ District  
☐ Element of District  
☐ Other  

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

P5b. Description of Photo:  
(View, date, accession #)  

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

ca1911, Sanborn Maps  

* P7. Owner and Address:  
John M. Kooster  
316 Larkin St.  
Monterey, CA  93940  

* P8. Recorded by:  
L. Dill, F. Maggi, J. Kusz  
Architectural Historians  
Archives & Architecture  
PO Box 1332  
San Jose, CA  95109  

* P9. Date Recorded:  
6/15/2005  

* P10. Survey Type  
(Describe)  
Survey - Reconnaissance  

* P11. Report Citation:  
(Cite survey report and other sources, or enter "none.")  

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.  

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

DPR 523A (01/04)  

*Required Information
P3a. Description (continued):

tilite uppers. A similar window set but wider is located within the apex of the gable.

The front of the site is heavily landscaped and framed by a cast concrete wall with a stone pattern, framed at the ends and entry walkway by short capped columns. The building is in excellent condition and appears to have been recently renovated. Because of the renovation, it cannot be determined without an more intensive level of investigation the degree of integrity of the building to its original character and materials, however; it was constructed early in the development of the Old Town neighborhood and from the street maintains the basic appearance that it had when originally constructed.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #
DOE #
Primary #
HRI #
NRHP Status Code
Trinomial
5S3
Other Listings
Review Code
Reviewer
Date

Page 1

*Resource Name or #: (Assigned by Recorder) 359 Larkin Street

P1. Other Identifier None

P2. Location: [ ] Not for Publication [ ] unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey Date 1997
   c. Address 359 Larkin Street
   d. UTM: (Give more than one fr large and/or linear resources)
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This one-story stucco complex is a Bungalow Court, constructed sometime between 1926 and 1936 on Lot 7 of Block 54. The property is unique in the Old Town Neighborhood; a distinct building type that became popular in the early 1930s, but is not widespread in this immediate area. It contributes to the diversity of styles found in the Old Town Neighborhood as the area developed during the first half of the twentieth Century.

This Mission Revival-style complex has a U-shaped footprint that opens toward Larkin Street uphill, and slopes down to the rear where the apartment units are raised above a large, open archway that opens to the complex to a private driveway facing Van Buren Street. At Larkin Street, the courtyard entrance is via a pair of curved concrete staircases; the courtyard itself slopes gently with a center lawn flanked by concr-- (See Continuation Form--)

P3b. Resource Attributes (List Attributes and codes) HP03

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

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

P5b. Description of Photo:
(View, date, accession #)

P6. Date Constructed/Age and Source: [ ] Historic [ ] Prehistoric
   ca1930, Sanborn Maps

P7. Owner and Address:
Kristene V. Pindor
359 Larkin St. #11
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) 162

*Required Information
P3a. Description (continued):

The building has a variety of roof forms, including simple gables that face Larkin Street, flat roofs with Mission-style parapets that step down along the side walls, and a cross-gable at the rear. Each doorway has a small shed or gable roof over its raised concrete stoop; the rooflets are supported by heavy, shaped cantilevered beams. Most of the windows have been replaced by vinyl sash, but the openings appear original, with recessed archways surrounding large units and small accent windows interspersed along the length of the courtyard. Over the rear tunnel is a cantilevered ribbon of original wood windows.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings Review Code Reviewer Date
DOE #

Page 1

*Resource Name or #: (Assigned by Recorder) 366 Larkin Street

P1. Other Identifier None

P2. Location: ☑ Not for Publication ☑ unrestricted
   a. County Monterey and (P2c, P2d, and P2b or P2d. Attach a Location Map as Necessary
   b. USGS 7.5' Quad Monterey Date 1997
   c. Address 366 Larkin Street City Monterey Zip 93940
   d. UTM: (Give more than one fr large and/or line resources) Zone 10S; 598515 mE; 4051243 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

West side of Larkin St. between Scott and Franklin Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This one-story Queen Anne cottage appears to have been built 1890s. It is located on Lot N of the 1905 Alexander Subdivision on Block 58, and probably pre-dated the subdivision unless relocated onto the site sometime between 1906 and 1912. The residence has a pyramid roof with lower cross gables, including a projecting front gable typical of the style. The front gable covers a cutaway bay window while a lower shed roof covers the front porch that fills the "L" of the plan. The roof is covered in composition shingles and has boxed eaves. Fish-scale shingles clad the face of the gable; a series of rosettes decorate its rake fascia boards. A nine-pane fixed attic window is located in the gable. The house is clad in channel rustic siding and sits high on a basement wall. The high front porch has most likely been altered with new simple bal-

*P3b. Resource Attributes (List Attributes and codes) HP02 HP03

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

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

*P5b. Description of Photo: (View, date, accession #)

*P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both
c1892, Sanborn Maps

*P7. Owner and Address:
Carmela R. Lucido Tr
10 Cedros Ave.
Salinas, CA 93901

*P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) 164

*Required Information
P3a. Description (continued):
ustrade and posts. A wood staircase with a simple square-post balustrade provides access to the porch.

Adjacent to the front porch is the angled bay window; it has curved corner brackets with a shell-like detail and small turned pendants. One-over-one double-hung vinyl replacement windows flank the large, central, fixed window with a heavy horizontal mullion. Framed wood panels flank each window in the bay. An individually placed, one-over-one double-hung wood window is located at the back of the front porch, adjacent to a new wood door with the original transom. The remaining fenestration consists of one-over-one double-hung vinyl windows and original one-over-one double-hung wood windows.

The property is surrounded by a curb-height concrete retaining wall with a small white gate set into a hedge. The front yard has simple landscaping of lawn and hedges. A driveway is located to the south of the residence which provides access to a small residence in the rear of the property.

The building is in good condition and was constructed early in the development of the Old Town neighborhood. Like many properties in the area, additional residential development has occurred on the property in contemporary times to increase the density of the property, although the expansion was done in a sensitive way that protected the historic character of the property from the public right-of-way.
P1. Other Identifier: None

P2. Location: ☑ Not for Publication ☑ unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey
   c. Address: 382 Larkin Street
   d. UTM: (Give more than one for large and/or linear resources) Zone: 10S; 598511 mE/ 4051222 mN

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This one-story Craftsman house, built sometime between 1912 and 1926 on Lot G of the Alexander Subdivision of 1906 of Block 58, has a traditional front-facing double gable with an additional small projecting gable on the south side elevation. The lower front gable covers an enclosed entry porch that was originally a partially recessed and partially projecting open porch. Three triangular knee braces are located along the rake of each of the gable ends. The roof has wide eaves with exposed rafter tails and is covered with composition shingles. The gable ends are clad in shingles while the remaining exterior wall siding is bevel clapboard. Brick chimneys are located on the north wall and at the roof ridge.

New "used brick" steps with a metal balustrade lead to the paneled front door that has a wooden grille. Two substantial, square posts—(See Continuation Form—)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
     (View, date, accession #)

P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both
     ca1915, Sanborn maps

P7. Owner and Address:
     Frances M. Russo Tr
     74 Bartolomea Way
     Monterey, CA 93940

P8. Recorded by:
     L. Dill, F. Maggi, J. Kusz
     Architectural Historians
     Archives & Architecture
     PO Box 1332
     San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
     Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
     Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) 166  *Required Information
P3a. Description (continued):

The property has a small front yard with lawn which is surrounded by a low concrete curb with short, slightly pyramidal, corner pillars. A small one-car garage, built in a similar style to the house, is located at the rear of the driveway on the south side of the property. The building is in good condition and was constructed early in the development of the Old Town neighborhood.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings
DOE # Review Code

Resource Name or #: (Assigned by Recorder) 394 Larkin Street

P1. Other Identifier None

P2. Location: Not for Publication unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey Date 1997 T 15 N; R 1 E; 1/4 of 1/4 of Sec 18; MD B.M.
   c. Address 394 Larkin Street
   d. UTM: Zone 10S; 598503 mE/ 405197 mN
   e. Other Locational Data: West side of Larkin St. between Scott and Franklin Sts.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This property located at 392 Larkin Street is Lot F of the Alexander Subdivision of Block 58. It was developed in the Mission Revival style with Spanish Colonial Revival elements. The current owner of the property stated that this stucco residence was built in 1924 at the same time as 602 Franklin Street as a fourplex, although the 1926 Sanborn Fire Insurance Map doesn't show the footprint of these buildings. The property includes a side-by-side duplex that faces Larkin Street and a separate duplex with a front unit facing Larkin Street and a rear/side unit that faces Franklin Street. Between the buildings is a narrow driveway that divides the two properties and leads to a detached one-car garage at the rear of the units; a second driveway from Franklin Street accesses a separate two-car. For ease of understanding the configuration of th-
   (See Continuation Form--)

P3b. Resource Attributes (List attributes and codes) HP03

P4. Resources Present Building

P5a. Photograph or Drawing

P5b. Description of Photo:
   (View, date, accession #)

P6. Date Constructed/Age and Source: Historic

P7. Owner and Address:
The Matilla Gisele Ilbek
394 Larkin St.
Monterey, 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) *Required Information 163
P3a. Description (continued):

The duplex at 392 Larkin Street has a Mission Revival-style flat roof with a low, stepped parapet wall. At the center of the front façade is a small, projecting, front-gabled wing that includes the two entrances. The steeply gabled roof is covered with Spanish roof tiles and has no rake trim or eave overhang. A tapered chimney is located on each side of the building. On either side of the gabled projection is a bas-relief medallion centered above a tripartite ribbon of 2x3 casement or fixed windows.

The entry wing incorporates two flush front doors. One flat-arched door is asymmetrically placed in the front façade while the adjacent door faces south. Although both entries are accessed by identical, rounded concrete stairs, the southern unit has a raised patio behind a plain stucco wall, and the northern unit has a wooden balustrade across its front windows. The entry stairs have a metal handrail and there are wood balustrades at the landings; between the stairways is a raised concrete planter.

Two small accent windows are located in the entry area; an extremely narrow arched window is located on the front façade, lighting the south unit's entry area, and a rectangular fixed window is located on the north side. The remaining windows on the duplex are six-over-one wood double-hung windows and one-over-one wood double-hung windows.

The duplex at 602 Franklin was built in a unique representation of the Spanish Colonial Revival style. It has a simple rectangular plan with a moderately sloped gabled roof and two small, projecting porches: one faces Larkin Street, and the other fronts Franklin Street. These arcaded porches have steeply pitched roofs and a corbeled buttress detail under the eaves, which produces a somewhat Dutch effect rather than a traditional Mission Revival character. The duplex roof has shallow eaves with exposed rafter tails on the side elevations and shallow boxed eaves on the gable ends; it is covered in composition shingles. The main attic is vented by a narrow, rectangular recessed louver.

The Larkin Street entrance has a small concrete stoop enclosed by a solid balustrade and the stucco arcade; the steps are parallel with the face of the building. Concrete steps also lead to the Franklin Street porch although this larger porch has two sets of steps leading to the new wood front door. On this entryway is a detail of a single, recessed, turned-wood post, similar to a wood grill recessed on the adjacent façade. Centered in the gable end is a bas-relief medallion. Windows on this elevation are paired 2x4-lite casement windows while the remaining fenestration on this duplex consist of a variety of wood one-over-one double-hung windows.

The buildings are in good condition andiver built with the growth of the Old Town Neighborhood during the first part of the twentieth century serving an influx of new residents. This property was specifically developed as a rental, a type of development that began to occur in the 1920s that pre-dated the intensive level of multi-family development that occurred later in the century.
*P1. Other Identifier: Dye-Larkin House

*P2. Location: ☑ Not for Publication ☑ unrestricted

* a. County Monterey

* b. USGS 7.5' Quad Monterey Date 1997

T 15 ; R 1 ; 1/4 of 1/4 of Sec MD B.M.

c. Address 404 Larkin Street

d. UTM: Zone 10S ; 598482 mE/ 4051150 mN

Southwest corner of Larkin and Franklin Sts.

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

This early Colonial Revival house is tucked behind high walls of Monterey Shale covered with foliage. The core of the house apparently is a mid-nineteenth century structure. It does not appear to have been researched and evaluated through a survey process, and is not listed on the state Historic Property Database. As a rare structure of this type, it warrants an intensive level of investigation beyond what is possible within a reconnaissance survey. The house is hidden from view and cannot be described adequately from the public right-of-way. Additions have occurred in the twentieth century.

*P3b. Resource Attributes: (List Attributes and codes) HP02

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

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

*P5b. Description of Photo:

(View, date, accession #)

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

Unknown

*P7. Owner and Address:

Elizabeth W. Chen Tr
324 High St.
Monterey, CA 93940

*P8. Recorded by:

L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Attachments: NONE ☑ Location Map ☑ Sketch Map ☑ Continuation Sheet ☑ Building, Structure, and Object Record ☑ Archaeological Record ☑ District Record ☑ Linear Feature Record ☑ Milling Station Record ☑ Rock Art Record ☑ Artifact Record ☑ Photograph Record ☑ Other (List):
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #  Other Listings  Reviewer
DOE #  Review Code

*Resource Name or #: (Assigned by Recorder)  428 Larkin Street

P1. Other Identifier  None

P2. Location: [ ] Not for Publication  [ ] unrestricted
   a. County  Monterey
   b. USGS 7.5' Quad  Monterey  Date 1997
   c. Address  428 Larkin Street
   d. UTM: (Give more than one for large and/or linear resources) Zone 10S; 598486 mE; 4051124 mN
   e. Other Locational Data: (e.g. parcel #, directions to resource, etc. as appropriate)

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This small one-story Craftsman house, constructed sometime between 1912 and 1926, is located on the northerly portion of what was originally Lot 15 of Block 57. A similar house once sat on the south half of this lot but is no longer extant. The house is vernacular in design, a small dwelling that represents its era but in a subtle way. The house is rectangular in plan, covered by a simple side-gabled roof with clipped ends called jerkinheads. Centered on the front roof plane is a small shed dormer with small six small fixed windows. The siding appears to be a small profile lap siding, although the profile may be a version of drop siding.
The front door is offset to the right and is flush with the front wall, accessed by an uncovered porch with steps parallel to the front façade. Matching front windows flank the entry and contain orig-

P3b. Resource Attributes (List Attributes and codes)  HP02 HP03

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

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

P5b. Description of Photo:
(View, date, accession #)

P6. Date Constructed/Age and Source:  [ ] Historic  [ ] Prehistoric  [ ] Both
c1912, Sanborn maps

P7. Owner and Address:
Giuseppe DiMaggio
44 El Camino del Norte
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded:  6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)  *Required Information
P3a. Description (continued):

Inal Craftsman styled sash with a large lower single pane with 40-lite upper sash. The remaining windows on the building have original frames but the sash have been retrofit with aluminum sliders.

The early Sanborn map shows an inset porch on the left side of the building, which may have been filled in at a late time. The site contains an additional residential structure at the rear of similar vintage, and has similar character defining features leading one to speculate that it may be the house that was once located on the property to the south.

The front yard is raised above the sidewalk and lacks typical residential landscaping amenities.

The buildings are in good condition and at least the front one was constructed early in the development of the Old Town neighborhood. Like many properties in the area, additional residential development that occurred on the property in contemporary times was to increase the density of the property, although the added structure appears to have been relocated to the site and is similar in character.
Resource Name or #: (Assigned by Recorder) 442 Larkin Street

P1. Other Identifier: None

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: 1997
   c. Address: 442 Larkin Street
   d. UTM: (Give more than one if large and/or linear resources) Zone: 10S; 598470 mE/4051082 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
   West side of Larkin St. between Franklin and Jefferson Sts.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This raised one-story Queen Anne cottage is an 1890s structure. It is located on Lot 14 of Block 57. Sanborn Fire Insurance Maps show a house with a different front than that which is extant on this site. It is likely that the front of the house was remodeled to emulate a Victorian era Queen Anne structure, although the original house may have been more Italianate in design. There is no structure located on this lot on the 1892 Sanborn Fire Insurance Map. By 1905 a house is shown with a footprint that remains through 1962, at which time the additional structure at the rear had been added to the property.

The residence has a hipped roof with an offset front-gabled bay-window wing. A porch fills the remainder of the façade. The flat-roof front porch has two slender wood posts with jigsaw ornamental brackets. A large multi-pane window sh- (See Continuation Form--)

P3b. Resource Attributes (List Attributes and codes) HP02 HP03

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

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

P5b. Description of Photo: (View, date, accession #)

P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both
   ca1895, Sanborn maps

P7. Owner and Address:
   Giuseppe & Grazia Pernisi II
   450 Larkin St.
   Monterey, CA 93940

P8. Recorded by:
   L.Dill, F.Maggi, J.Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
   Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Required Information
P3a. Description (continued):

ields the porch to the north and a wood staircase with a square-post balustrade provides access.

The house's boxed eaves have decorative brackets, somewhat Italianate in style. The house is clad in channel rustic wood siding, and its roof is covered with composition shingles. Patterned shingles clad the gable end.

A paneled wood door and individual fixed wood window are located on the front porch; most likely, the window originally had double-hung sash. The bay window has three fixed picture windows; presumably, these windows originally included double hung windows with a possible center focal window. The remaining fenestration is three-part aluminum windows along with some original one-over-one double-hung wood windows.

The property is surrounded by a low concrete retaining wall with a stone-face texture. A driveway is located to the south of the residence; it provides access to a new duplex in the rear of the property.

The house warrants further intensive level investigation to better understand its origins and changes in recent times.
P1. Other Identifier: None

P2. Location: □ Not for Publication ✔ unrestricted
   a. County: Monterey
   b. USGS 7.5' Quad: Monterey
   c. Address: 475 Larkin Street
   d. UTM: (Give more than one if large and/or linear resources) Zone 10S; 598492 mE/ 4051027 mN

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This simple Queen Anne cottage was built in the 1890s sometime after 1892 on Block 56; it is one story at the front with a lower level at the rear. The residence has a gable-on-hip main roof with lower cross gables; a shed roof covers the projecting front porch. The roof is covered in composition shingles and has boxed eaves; fish-scale shingles clad the front-facing gables while octagon-patterned shingles fill the side gable. The house is clad in channel-rustic wood siding. A brick chimney projects from the north wall.

The front porch has three square posts with ornamental brackets that support the shed roof; it is enclosed by a simple post balustrade. The original wood door has raised panels and a transom above. Adjacent to the front door, under the porch roof, is an individual one-over-one doublehung window. Centered under the—(See Continuation Form—)

P3b. Resource Attributes (List Attributes and codes) HP02

P4. Resources Present ✔ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (isolates, etc.)

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

P5b. Description of Photo: (View, date, accession #)

P6. Date Constructed/Age and Source: ✔ Historic □ Prehistoric □ Both
c/a1893, Sanborn Maps

P7. Owner and Address:
Colleen & Butler Kenley Bell
475 Larken St.
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Attachments: NONE □ Location Map □ Sketch Map ✔ Continuation Sheet □ Building, Structure, and Object Record
□ Archaeological Record □ District Record □ Linear Feature Record □ Milling Station Record □ Rock Art Record
□ Artifact Record □ Photograph Record Other (List):
P3a. Description (continued):

The projecting front gable is a paired unit of one-over-one double-hung wood windows. The remaining fenestration consists of similar wood one-over-one double-hung windows, small fixed windows, and new vinyl double hung windows.

The property is surrounded by a low rock wall and a white picket fence with an arbor at the entryway. The driveway passes the south side of the house as well as a mature tree at the rear.

The house is in good condition with most of its historic integrity intact. It is a rare house from the late nineteenth century when the Old Town Neighborhood first began to develop.
**P1. Other Identifier** None

**P2. Location:** ☐ Not for Publication ☑ unrestricted

- a. County: Monterey
- b. USGS 7.5' Quad: Monterey
- c. Address: 479 Larkin Street
- d. UTM: Zone 10S; 568497 mE/ 4051019 mN

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

This one-story Neoclassical cottage was built in the early 1900s before 1905 on Block 56. The residence has a hipped roof with bell-cast eaves and a front, hipped-roof dormer. The roof is covered with composition shingles and features deep eaves with decorative, rounded rafter tails. These rafter ends are also located at the dormer roof. The residence is clad in tri-beveled drop siding. A painted brick chimney projects from the ridge of the roof.

A brick path leads to the recessed front porch. Two round columns sit on the solid balustrade of the porch and support the roof. Two wood doors open onto the porch; one is the main entry while the other's use is not apparent. An individual one-over-one double hung vinyl window is located next to the front door. A similar one-over-one double hung vinyl window is located on the front facade. A - (See Continuation Form--)

**P3b. Resource Attributes** (List Attributes and codes) HP02

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

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

**P5b. Description of Photo:** (View, date, accession #)

**P6. Date Constructed/Age and Source:** ☑ Historic ☐ Prehistoric ☐ Both
c1901, Sanborn Maps

**P7. Owner and Address:**
Michael A. Rodrigues
479 Larkin St.
Monterey, CA 93940

**P8. Recorded by:**
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

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

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

**Attachments:**

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

DPR 523A (01/04)  *Required Information*
P3a. Description (continued):

smaller double hung vinyl window is located in the roof dormer. Other windows throughout the residence are vinyl one-over-one double hung windows or fixed vinyl windows; they are all placed within the original wood window frames and have original casings.

The property is surrounded by a low stone. A driveway is located north of the residence.

The house is in good condition with most of its historic integrity intact although the loss of windows distracts from the historical character of the building. It is a rare house from the early twentieth century in the Old Town Neighborhood when it first began to development.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings Review # Review Code Reviewer Date

Page 1

*Resource Name or #: (Assigned by Recorder) 504 Larkin Street

P1. Other Identifier None

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 1997 T 15 R 1 1/4 of 1/4 of Sec MD B.M.
c. Address 504 Larkin Street City Monterey Zip 93940
d. UTM: (Give more than one if large and/or linear resources) Zone 10S 598442 mE 4056972 mN

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

West side of Larkin St. between Jefferson and Madison Sts.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This two-and-one-half-story house at 504 Larkin Street was built between 1905 and 1912 on the south half of Lot 13 of the 1906 Rodricks Subdivision. It was designed in a transitional style with Shingle and Neo-Classical elements. The symmetrical residence has a commanding presence on the streetscape with its massing and raised setting. The residence has a moderately steeply pitched front-gable roof with a hipped roof band at the base of the main front gable, which extends forward into a projecting, pedimented porch. Steep shed-roofed dormers are located on both sides of the main roof. The residence has deep, boxed eaves, and the roof is covered with composition shingles.

Centered wood steps with a square-post balustrade lead to the front porch. Two large paneled pillars mark the corners of the porch; between the pillars, the porch is - (See Continuation Form-)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo: (View, date, accession #)

P6. Date Constructed/Age and Source: □ Historic □ Prehistoric □ Both
c1906, Sanborn Maps

P7. Owner and Address:
Martha L. Bender Tr
504 Larkin St
Monterey, CA 93940

P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none."
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)
P3a. Description (continued):

enclosed by fixed windows which have a large pane with multi-pane windows across the top. The entry door is a simple glazed door with a multi-pane transom. Large, symmetrically placed, twelve-over-one double-hung wood windows flank the front porch. Above the porch roof, in the gable end, is a Palladian window with two small fixed windows surrounding an arched double-hung wood window. Two decorative wood shutters surround the fixed windows. A new vinyl octagonal window is located above the Palladian window. Two one-over-one double hung wood windows are located in each dormer. The remaining fenestration on the house matches the windows on the front elevation and one-over-one double hung wood windows.

The prominent gables and dormers are covered in wood shingles while the main body of the house is clad in tri-beveled drop siding. V-groove wood siding is located below the water table. A large brick chimney is located at the south wall and another is located at the roof ridge. Both chimneys have a decorative element applied to the chimney top.

The property sits above sidewalk level with a lattice fence atop the retaining wall. Brick steps lead to the entry to the main staircase. The building is in excellent condition and has expanded to the rear in recent times. It is a distinctive structure in the Old Town Neighborhood, appearing early during its development history.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings Review Code Reviewer Date

Page 1
*Resource Name or #: (Assigned by Recorder) 527 Larkin Street

P1. Other Identifier None

P2. Location: ☐ Not for Publication ✓ unrestricted
   *a. County Monterey
   *b. USGS 7.5" Quad Monterey Date 1997
   *c. Address 527 Larkin Street
   *d. UTM: (Give more than one if large and/or linear resources)

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This simple, one-story National-style cottage was built sometime between 1884 and 1892 on Block 117. The original house was a bit smaller, the southeast rear corner expanded slightly prior to 1905. The cottage has a pyramidal roof that extends into a full-width shed porch roof. Thr front porch roof is not original, expanded in width sometime after 1925. The original building had not porch, but by 1905 a small covered area was centered in the façade which was later expanded to what exists now. The roof is covered with composition shingles and has shallow boxed eaves. The residence is sheathed in V-groove wood siding with flat-board corner trim.

Two wood steps lead to the front porch that is enclosed with an open, square-post balustrade. Four square posts, with trimmed-out capitals, along with two square pilasters, support the porch roof.

(See Continuation Form –)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(View, date, accession #)

P6. Date Constructed/Age and Source: ✓ Historic ☐ Prehistoric ☐ Both
   ca1890, Sanborn Maps

P7. Owner and Address:
Thadeus W. Sigourney
3615 Eastfield
Carmel, CA 93923

P8. Recorded by: L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe) Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) *Required Information
P3a. Description (continued):

f. The wood front door has multi-pane lites. The front door is flanked by the original, individually placed two-over-two double hung wood windows. The door and window casings include simple architrave trim at the headers; the front window trim includes apron blocks. Other windows throughout the residence are one-over-one double hung aluminum windows and sliding aluminum windows, most within the original window openings and trim.

At the rear of the property and accessed off Union Street is a small cottage built on the site sometime after 1936.

The property is surrounded by a low concrete wall with a white picket fence. The house is in good condition. It reflects some of the earliest development of the Old Town Neighborhood, constructed during the early days of subdivision prior to 1892.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMAR Y RECORD  
Survey #  
Primary #  
DOE #  
HRI #  
Other Listings  
Trinomial  
Review Code  
NRHP Status Code  
Reviewer  
5S3  
Date  

Page 1  
*Resource Name or #: (Assigned by Recorder)  545 Larkin Street  

P1.  Other Identifier  None  

P2.  Location:  [] Not for Publication  ✔ unrestricted  
   a. County  Monterey  
   b. USGS 7.5' Quad  Monterey  
   Date  1997  
   T 15; R 1; 1/4 of 1/4 of Sec  MD B.M.  
   c. Address  345 Larkin Street  
   City: Monterey  
   Zip  93940  
   d. UTM: (Give more than one for large and/or linear resources)  Zone 10S; 598509 mE/ 405053 mN  
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)  
   East side of Larkin St. between Jefferson and Madison Sts.  

*P3a.  Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This simple, one-story National-style cottage was built sometime between 1884 and 1892 on Block 117. The cottage has a truncated pyramidal roof with a small hipped portico roof centered on the facade. A shed-roof addition is located at the rear of the house. The roof is covered with composition shingles and has boxed eaves. The residence is clad in v-groove wood siding with flat-board corner trim.  
Two wood steps lead to the front porch that is enclosed with a square-post balustrade. The porch roof is supported by four posts and two pilasters with simple corbels. The rafter tails are exposed on the porch. A paneled-wood front door with a transom window provides access to the house. The front door is flanked by individually placed one-over-one double-hung aluminum windows set into the original wood frames and trim. Other windows througho-—(See Continuation Form—)  

*P3b.  Resource Attributes (List Attributes and codes)  

*P4. Resources Present  ✔ Building  [ ] Structure  [ ] Object  [ ] Site  [ ] District  [ ] Element of District  [ ] Other (isolates, etc.)  

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

P5b. Description of Photo:  
(View, date, accession #)  

*P6. Date Constructed/Age and  
Source:  ✔ Historic  [ ] Prehistoric  [ ] Both  
ca1890, Sanborn Maps  

*P7. Owner and Address:  
Steven M. Avila Tr  
619 Mar Vista Dr.  
Monterey, CA 93940  

*P8. Recorded by:  
L. Dill, F. Maggi, J. Kusz  
Architectural Historians  
Archives & Architecture  
PO Box 1332  
San Jose, CA 95109  

*P9. Date Recorded:  6/15/2005  

*P10. Survey Type  (Describe)  
Survey - Reconnaissance  

*P11. Report Citation:  (Cite survey report and other sources, or enter "none.")  
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.  

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

DPR 523A (01/04)  

*Required Information  

183
P3a. Description (continued):

...the residence are similar one-over-one double-hung aluminum replacement windows.

The property is surrounded by a low concrete wall with a white picket fence. To the rear of the house is a two-story garage that faces Union Street, and that appears to have been constructed sometime between 1912 and 1926.

The house is in good condition. It represents the early period of development of the Old Town Neighborhood at the time that large blocks were beginning to be subdivided for future development, and is fairly unique within the area in which only a few National style buildings of this type remain.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Survey # Other Listings
DOE # Review Code

NRHP Status Code 5S3

Primary # HRI # Trinomial

Page 1

*Resource Name or #: (Assigned by Recorder) 555 Larkin Street

P1. Other Identifier None

*P2. Location: Not for Publication unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey Date 1997
      T 15 R 1 1/4 of 1/4 of Sec MD B.M.
   c. Address 555 Larkin Street
   d. UTM: (Give more than one if large and/or linear resources)
      Zone 10S 598401 mE 4050860 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
      East side of Larkin St. between Jefferson and Madison Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This Spanish Colonial Revival house was built sometime after 1936 within on Lot 13 of Block 52; it is a single story building at the front with an additional, lower, story at the rear. The house is flat roofed with a front gabled wing and a small shed-roofed porch. The flat roof of the house is surrounded with a low parapet with undulations and a battlement at one corner. The sloped portions of the roof are covered with Spanish tile, and the house is sheathed in stucco.

Access to the house is via an inset porch. The porch roof is supported by an integral stucco covered post with curved upper corners and a stucco covered porch wall. The sash of the windows have been replaced by single-pane aluminum windows. The remaining fenestration consists of aluminum sliding windows that appear to have replaced original wood windows; although in s- (See Continuation Form)

*P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(Photograph, dating, accession #)

*P6. Date Constructed/Age and Source: Historic Prehistoric Both
ca1936, Sanborn maps

*P7. Owner and Address:
   Anthony J. Ferrante
   555 Larkin St.
   Monterey, CA 93940

*P8. Recorded by:
   Leslie Dill
   Architectural Historian
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
   Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) 185

*Required Information
P3a. Description (continued):

In some cases the wood frames remain extant.

A short concrete wall encloses a small front yard that is lightly landscaped. The sloping driveway is located to the south of the residence; it provides access to the garage at rear of the property constructed of and sided with wood.

The property is in fair condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the late 1920s and 1930s, and has distinctive aspects to its design, although the loss of windows has reduced its integrity significantly. It appears however that the changes may be reversible.
Resource Name or #: (Assigned by Recorder) 562 Larkin Street

P1. Other Identifier None

*P2. Location: Not for Publication unrestricted
   a. County Monterey
   b. USGS 7.5' Quad Monterey Date 1997
   c. Address 562 Larkin Street
   d. UTM: (Give more than one ft large and/or linear resources)
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

West side of Larkin St. between Jefferson and Madison Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
Constructed sometime between 1926 and 1936 on Lot 8 and a portion of Lot 9 of the 1906 Rodrigics Subdivision (Block 118), this imposing residence is Mediterranean Revival in style, a unique building within the Old Town Neighborhood. It sits high above the street behind a concrete wall that curves inward at the center, leading to concrete steps that lead to a patio area at the front of the residence. The two-story building is basically rectangular in shape with a moderately sloped hipped roof, and centered on the front façade is a two-story porch with entries on both the first and second level. This porch is covered with a hipped roof set slightly lower than the main roof above, both covered with wood shingles.

The wall cladding is stucco and the porch columns are blended into the wall volumes with the openings containing flattened arc- (See Continuation Form--)

*P3b. Resource Attributes (List Attributes and codes) HP02

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

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

*P5b. Description of Photo:
(Video date, accession #)

*P6. Date Constructed/Age and Source: Historic Prehistoric Both
   ca1927, Sanborn Maps

*P7. Owner and Address:
Robert E. Allen Jr.
856 Pacheco St.
San Francisco, CA 94116

*P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) 187 *Required Information
P3a. Description (continued):

hes with integral stucco capitals banded at the bases of the arches. A curved staircase of two flights rises to the left of the porch and contains a thin metal railing that is carried into the balustrades at the second level of the porch. The balustrade at the bottom level is solid merging with the stucco walls and columns.

Primary fenestration consists of arched wood windows with a center fixed pane of glass and multi-pane casements on each side. Remaining fenestration on the building is six-over-one double-hung wood windows or multi-pane fixed wood windows. The door at the top entry is arched matching the theme set by the front windows. Arches entries are located elsewhere on the building including within wing walls, typical of the Mediterranean style. A stepped brick chimney graces the north elevation, and on the south elevation the building protrudes beyond the basic rectangular form.

Landscaping consists of formal hedging and plants, typical of buildings on this genre, and the site appears well maintained and in good condition. Vehicular access is at the rear off of Ord Street.

The property is distinctive and somewhat unique for the Old Town Neighborhood, and represents as aspect of development along Larkin and Madison Streets where larger estate-style homes were built.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

Survey #        Other Listings  
DOE #        Review Code  
NRHP Status Code 5S3  
Primary #  
HRI #  
Trinomial

*Resource Name or #: (Assigned by Recorder)  570 Larkin Street

Page 1

P1. Other Identifier None

*P2. Location:  ☐ Not for Publication  ☑ unrestricted
   
a. Country  Monterey
   b. USGS 7.5' Quad  Monterey
   c. Address  570 Larkin Street
   d. UTM:  (Give more than one fr large and/or linear resources)  Zone 10S;  mE/ mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
      West side of Larkin between Jefferson and Madison Sts.

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

This single family house is raised high above Larkin Street behind a talw wall at property line. Access from the street is via concrete steps at the north end of the property, and vehicular access is at the rear at Ord Street.

The house appears on this site sometime between 1901 and 1905, although its characteristics, particularly the two-over-two windows indicate an older building. It is configured as an American Foursquare house, with a porch wing at the rear and a symmetrical raised porch at the front. At the time of the survey, the building was undergoing remodeling, the front stairs removed, and news windows being inserted into the basement level. The windows in the front porch are not original, part of what was apparently an earlier remodeling.

It has wood drop siding and asphalt roofing. It is not known if the final results.-  (See Continuation Form--)

*P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:  
(View, date, accession #)

*P6. Date Constructed/Age and Source:  ☑ Historic  ☐ Prehistoric  ☐ Both
c1902, Sanborn maps, 1901 Little map

*P7. Owner and Address:  
Michael & Aislinn Bellinger Tr  
570 Larkin St.  
Monterey, CA 93940

*P8. Recorded by:  
Leslie Dill  
Architectural Historian  
Archives & Architecture  
PO Box 1332  
San Jose, CA 95109

*P9. Date Recorded:  6/15/2005

*P10. Survey Type  (Describe)  
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none."

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)  

*Required Information
P3a. Description (continued):

of the remodeling will retain enough integrity that the building will be recognized as a historic resource. Additional investigation into the historic associations as well as the level of exist historic building fabric is warranted. The property is one of the earliest developed with the Old Town Neighborhood and is known as Lot 5 of Block 110.
State of California: The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

*Resource Name or #: (Assigned by Recorder)  576 Larkin Street

P1. Other Identifier: None

*P2. Location: □ Not for Publication  ✔ unrestricted
   "a. County" Monterey  "date" 1997  "and" 14/4 of 14/4 of Sec MD B.M.
   "b. USGS 7.5" Quad Monterey  "date" 1997  T 15 R 1 1/4 of 1/4 of Sec MD B.M.
   "c. Address" 576 Larkin Street  "City" Monterey  "Zip" 93940
   "d. UTM: (Give more than one fr large and/or linear resource) Zone 1OS 598462 mE/ 4051040 mN
   "e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
West side of Larkin St. between Jefferson and Madison Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This large two-and-a-half-story Craftsman house built in the First Bay Tradition was constructed sometime between 1905 and 1912 on portions of Lots 5 and 6 of the Rodrick's Subdivision of 1906 (Block 11B). The house is raised above sidewalk level with a large concrete retaining wall, as well as having a raised first floor, so creates an imposing presence on the streetscape. The house is front gabled with two projecting side dormers. The roof is covered with composition shingles and has deep eaves with exposed rafter tails. Five triangular knee braces are located along the rake of the gable ends. Knee braces are located in the dormers as well. The exterior wall is clad with dark wood shingles. A large brick chimney is located on the south wall.

Entry to the house is by a double-wide wood staircase enclosed by solid balustrades. A metal-  (See Continuation Form)

*P3b. Resource Attributes: (List Attributes and codes) HP02

*P4. Resources Present  ✔ Building  □ Structure  □ Object  □ Site  □ District  □ Element of District  □ Other (isolates, etc.)
P5b. Description of Photo:
(View, date, accession #)

*P6. Date Constructed/Age and Source:
   ✔ Historic □ Prehistoric  □ Both
   ca1908, Sanborn Maps

*P7. Owner and Address:
   Frank A. Perry
   PO Box 346
   Carmel Valley, CA 93924

*P8. Recorded by:
   L.Dill, F.Maggi, J.Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
   Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) *Required Information
P3a. Description (continued):

railing has been added to the center of the stairs. Two raised, square columns mark the entry to the previously recessed front porch which has been enclosed. The remainder of the porch is enclosed by large multi-pane fixed wood windows. On the other side of the front door are two individually placed, one-over-one double-hung wood windows. A smaller, one-over-one double-hung wood window is located in the cellar area below these two windows. Above the front door is a ribbon of five 2x3-lite wood casement windows. The remaining fenestration throughout the building is composed of similar one-over-one double-hung wood windows.

Vehicular access is via Ord Street at the rear.

The building appears in good condition and was constructed early in the development of the Old Town neighborhood. It is a distinctive design and a rare structure of the First Bay Tradition in Monterey.
**P1.** Other Identifier: None

**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: 1997

   T 15 R 1 1/4 of Sec 1/4 of Sec 1/4 of Sec MD B.M.

c. Address: 610 Larkin Street

d. UTM: (Give more than one if large and/or linear resources) Zone 10S; 598421 mE/ 4050625 mN

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

The properties located at 610, 612, and 614 Larkin are three identical cottages that were built between 1926 and 1936. The houses are vernacular one-story front-gabled Craftsman cottages with small, centered, projecting gabled porches. The roofs are covered with composition shingles and have deep eaves with exposed rafter tails. On the front elevations, the rakes feature diagonally elongated fascia boards. A square vent is located in the gable above each porch. The exterior walls are clad in dual-bevel wood drop siding. A brick chimney projects from each roof ridge

Entry to the porches is via side wood stairs with wood-post balustrades. A pair of square posts support each porch roof. All of the houses have flush front doors, and all of the front façades have symmetrical, individual, one-over-one double-hung windows. The remainder of the (See Continuation Form—)

* P3b. Resource Attributes: (List Attributes and codes) HP02

* P4. Resources Present: [ ] Building    [ ] Structure    [ ] Object    [ ] Site    [ ] District

[ ] Element of District    [ ] Other (isolates, etc.)

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

* P5b. Description of Photo: (View, date, accession #)

* P6. Date Constructed/Age and Source: [ ] Historic    [ ] Prehistoric

   1928, Sanborn Maps

* P7. Owner and Address:

   Wildrow Properties Limited Part.

   PO Box S-3134

   Carmel, CA  93921

* P8. Recorded by:

   L Dill, F Maggi, J Kuaz

   Architectural Historians

   Archives & Architecture

   PO Box 1332

   San Jose, CA  95109

* P9. Date Recorded: 6/15/2005

* P10. Survey Type: (Describe)

Survey - Reconnaissance

* P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

   [ ] Archaeological Record    [ ] District Record    [ ] Linear Feature Record    [ ] Milling Station Record    [ ] Rock Art Record

   [ ] Artifact Record    [ ] Photograph Record    Other (List):

DPR 523A (01/04)

* Required Information
P3a. Description (continued):

The fenestration consists of one-over-one, wood double-hung windows and some fixed wood windows.

Each property has a small front yard at sidewalk level. Two of the cottages are surrounded by wood fences, the other has an open yard. The integrity remains fairly good although some windows have been replaced, and as a grouping they present a unique character to the area. The condition of the properties remains good, and the are representative of vernacular cottages built in the Old Town Neighborhood during the first half of the twentieth century during its period of primary growth.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD  

Survey #  
DOE #  
Other Listings  
Review Code  
*Resource Name or #:  
(Assigned by Recorder)  
612 Larkin Street  

Page 1

P1. Other Identifier None

P2. Location:  
Not for Publication  
✓ unrestricted

a. County Monterey

b. USGS 7.5' Quad Monterey

d. UTM: (Give more than one if large and/or linear resources)

West side of Larkin St. south of Madison St.

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

The properties located at 610, 612, and 614 Larkin are three identical cottages that were built between 1926 and 1936. The houses are vernacular one-story front-gabled Craftsman cottages with small, centered, projecting gabled porches. The roofs are covered with composition shingles and have deep eaves with exposed rafter tails. On the front elevations, the rakes feature diagonally elongated fascia boards. A square vent is located in the gable above each porch. The exterior walls are clad in dual-bevel wood drop siding. A brick chimney projects from each roof ridge.

Entry to the porches is via side wood stairs with wood-post balustrades. A pair of square posts support each porch roof. All of the houses have flush front doors, and all of the front façades have symmetrical, individual, one-over-one double-hung windows. The remainder of -

--See Continuation Form--

*P3b. Resource Attributes (List Attributes and codes) HP02

*P4. Resources Present  
✓ Building  
☐ Structure  
☐ Object  
☐ Site  
☐ District  
☐ Element of District  
☐ Other  

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

(P5b. Description of Photo:)

*P6. Date Constructed/Age and
Source:  
✓ Historic  
☐ Prehistoric

ca1928, Sanborn Maps

*P7. Owner and Address:

Ronald L. Ledig

PO Box 5834
Carmel, CA 93921

*P8. Recorded by:

L.Dill, F.Maggi, J.Kuz
Architectural Historians

*P9. Date Recorded:  6/15/2005

*P10. Survey Type (Describe)
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Required Information
P3a. Description (continued):

The fenestration consists of one-over-one, wood double-hung windows and some fixed wood windows.

Each property has a small front yard at sidewalk level. Two of the cottages are surrounded by wood fences, the other has an open yard. The integrity remains fairly good although some windows have been replaced, and as a grouping the present a unique character to the area. The condition of the properties remains good, and the are representative of vernacular cottages built in the Old Town Neighborhood during the first half of the twentieth century during its period of primary growth.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Survey # Other Listings
DOE # Review Code

NRHP Status Code 5S3

*Resource Name or #: (Assigned by Recorder) 540 Madison Street

P1. Other Identifier None

*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 1997
     T 15 R 1 1/4 of 1/4 of Sec MD B.M.
     540 Madison Street City: Monterey Zip 93940
  c. Address Zone 10S 598457 mE 4050793 mN
     (Give more than one for large and/or linear resources)
  d. UTM: (e.g., parcel #, directions to resource, etc. as appropriate)
  e. Other Locational Data:
     North side of Madison St. between Van Buren and Larkin Sts.

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

This single family residence, built between 1926 and 1936, is a vernacular Spanish Colonial Revival house. It is simple in design and layout, consisting of a rectangular shape and a flat roof with a short parapet. An integral stuccoed chimney is located on the east side, and a canopy roof covered with Spanish tiles is offset to the east over a small porch enclosed with a stucco wall.

The windows openings have wood frames, but the sash has been replaced with aluminum sliders. The front door is a simple wood slab. The loss of the original window sash has reduced the integrity of this building significantly, however, it appears reversible, and the house form retains the character of the historic resource. While vernacular in form and detail, the house is representative of construction in the Old Town Neighborhood during the 1930 period.- (See Continuation Form--)

*P3b. Resource Attributes (List attributes and codes) HP02

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

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

P5b. Description of Photo: (View, data, accession #)

*P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both
    ca1932, Sanborn maps

*P7. Owner and Address:
    Nino Antonio Davi
    1158 Shafer St
    Seaside, CA 93955

*P8. Recorded by:
    Leslie Dill
    Architectural Historian
    Archives & Architecture
    PO Box 1332
    San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
    Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
    Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information

197
P3a. Description (continued):

and contributes to the overall historic setting of the area.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings
DOE # Review Code

*Resource Name or #: (Assigned by Recorder) 560 Madison Street

P1. Other Identifier None

P2. Location: ☑ Not for Publication ☑ unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey Date 1997
   c. Address 560 Madison Street
      City: Monterey Zip 93940
   d. UTM: (Give more than one ft large and/or linear resources)
      Zone 10S: 559461 mE/ 4050794 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc.)
      North side of Madison St. between Van Buren and Larkin Sts.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This one-story Spanish Colonial Revival residence has been altered from a Victorian era house that was originally built between 1888 and 1892. It is located on Block 117 and predates the subdivision of the block during the early twentieth century. The alterations took place sometime between 1926 and 1936, and due to the alterations, it is difficult to determine the exact style of the original house. Early Sanborn Fire Insurance Maps indicate a National style house with a full front porch. To make the house appear Spanish Eclectic in style, the residence has been stuccoed, a new façade installed on the front and a tile roof added. Currently, the house has a steeply pitched hipped roof (original to the structure) with a small front gabled addition to the front. The original roof is sheathed in composition shingles while the addition is cov—(See Continuation Form—)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(Photograph required for buildings, structures, and objects.)

P6. Date Constructed/Age and Source: ☑ Historic ☑ Prehistoric ☑ Both
   ca1890, Sanborn Maps

P7. Owner and Address:
Shirinnae Jones
560 Madison
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

*Required Information

DPR 523A (01/04)
P3a. Description (continued):

The hipped roof portion of the house has boxed eaves. The house is sheathed in stucco. An exterior stucco covered chimney is located on the wall of the west elevation.

A small recessed arched porch provides entry to the house. A small staircase with a metal balustrade leads to the wood front door. The front façade of the house has two large parabolic focal windows. These fixed wood windows are divided into three parts. These windows are tabbed with Monterey Shale stone which has been placed around the window surround. Located over one of the parabolic windows are three round roof vents. The remaining windows on the residence are aluminum sliding windows.

A low retaining wall of varying heights separates the house from the sidewalk. The wall is sheathed in stucco to match the exterior of the house. Landscaping consists of bushes and a few trees. A driveway which leads to a modern garage is located to the west of the residence.

The property appears to be in good condition. Although altered in a way that does not appear to be reversible, the new design is now historically significant in its own right, as good example of Spanish Colonial Revival architecture with use of local Monterey Shale stone. As such, it is consistent with development during the major period of development of the Old Town neighborhood, and contributes to the neighborhood setting.
*P1. Other Identifier: None

*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: 1997 T15_ R1_ 1/4 of 1/4 of Sec_ MD B.M.
   - c. Address: 660 Madison Street City: Monterey Zip: 93940
   - d. UTM: (Give more than one if large and/or linear resources) Zone: 10S 598345 mE/ 4050859 mN
   - e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

   North side of Madison St. between Ord and Watson Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This pre-1912 large Craftsman Bungalow with Neoclassical elements was built on Lots 2 and 3 or the 1905 Rodricks Subdivision of Block 118. It is two-stories in height, and sits behind a large formal yard shielded from public view by a tall fence at the public right-of-way. It is a distinctive house that was undergoing renovation at the time of this reconnaissance survey.

The scale of the house and its placement along Madison St. in this vicinity provides associations that should be investigated at the intensive level. A more complete description from the public right-of-way should take place prior to completion of this survey.

*P3b. Resource Attributes (List Attributes and codes) HP02

*P4. Resources Present ✓ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (isolates, etc.)

*P5. Photograph or Drawing (Photograph required for buildings, structures, and objects.)

*P6. Date Constructed/Age and Source: ✓ Historic □ Prehistoric □ Both
   - ca1910, Sanborn Maps

*P7. Owner and Address:
   - CRISAN
   - 660 Madison St.
   - Monterey, CA 93940

*P8. Recorded by:
   - L.Dill, F.Maggi, J.Kusz
   - Architectural Historians
   - Archives & Architecture
   - PO Box 1332
   - San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

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

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   - Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Attachments: NONE □ Location Map □ Sketch Map ✓ Continuation Sheet □ Building, Structure, and Object Record
   - Archaeological Record □ District Record □ Linear Feature Record □ Milling Station Record □ Rock Art Record
   - Artifact Record □ Photograph Record Other (List):
P3a. Description (continued):
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings DOE # Review Code Reviewer Date

Page 1

*Resource Name or #: (Assigned by Recorder) 681 Madison Street

P1. Other Identifier: None

P2. Location: [ ] Not for Publication ☑ unrestricted

*a. County: Monterey

*b. USGS 7.5' Quad: Monterey  Date 1997

T_15_ R_1_ 1/4 of 1/4 of Sec_1_ MD B.M.

c. Address: 681 Madison Street

d. UTM: (Give more than one if large and/or linear resources) Zone 10S; 598311 mE/ 40550831 mN

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

South side of Madison St. between Herrmann Dr. and Monroe St.

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

This stucco house was built in the Spanish Colonial Revival style sometime between 1926 and 1936 on Lot 9 of the R. C. Jacks Subdivision No. 1. The left portion of the façade shows a cross-gabled roof, and the right portion of the façade has a front facing gable. This gable covers an arched entryway covered with Spanish roof tiles. The roofing system for the whole house appears to have similar roof tiles. The house has two chimneys: a large tapered chimney with decorative inset panels is prominently placed on the front façade, and another chimney is located on the west wall. This secondary chimney has an arched elaborate chimney top.

Entry to the house is via the covered porch. Two pillars and two pilasters form the arch arcade and porch. A paneled wood door provides entry to the residence. Two two-part wood multi-pane casement windo- (See Continuation Form–)

P3b. Resource Attributes (List attributes and codes)

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

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

P5b. Description of Photo:

P6a. Date Constructed/Age and Source: ☑ Historic [ ] Prehistoric [ ] Both ca1932, Sanborn Maps

P7. Owner and Address:

Richard D. & Norma L. Mayer
681 Madison St.
Monterey, CA 93940

P8. Recorded by:

L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type: (Describe)

Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Required Information
P3a. Description (continued):

The front yard is landscaped with palms and shrubs. A short wood fence surrounds the front yard and two stone pillars of Monterey Shale are located at the front gate marking the entrance.

The house is in excellent condition and contributes to a setting of well designed homes along the southerly side of Madison Street in the vicinity that developed in the 1930s. This particular property is distinctive for the architectural qualities of the residence.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Page 1

*Resource Name or #: (Assigned by Recorder) 699 Madison Street

P1. Other Identifier: None

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 1997

* c. Address 699 Madison Street City: Monterey Zip 93940

d. UTM: (Give more than one if larger and/or linear resources) Zone 10S; 598310 mE/ 4050038 mN

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

South side of Madison St. between Hermann Dr. and Monroe St.

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

This two-story L-shaped stucco house was built in the Monterey Colonial Revival style sometime between 1926 and 1928 on Lot 8 of the R. C. Jacks Subdivision No. 1. The front-gabled façade of the two-story section of the house is set forward from a one-story flat roof wing extension to the east. The larger section of the house, two-stories in height, has a cantilevered second-story balcony which is covered by a Spanish tile roof. A stucco chimney is located on the north wall of the one-story front wing.

Entrance to the house is via walkway which leads to the front door. This arched front door is set in a protruding wing wall. Multi-pane casement wood windows are located adjacent to the front entry. Above the front entry is the second story balcony. Wood posts with corbels support the porch roof. A turned post balustrade encloses th-

*(See Continuation Form--)

P3b. Resource Attributes: (List Attributes and codes) HP02

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

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

P5b. Description of Photo: (View, date, accession #)

P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both 0

P7. Owner and Address: GARRONE

699 Madison St.
Monterey, CA 93940

P8. Recorded by: L.Dill, F.Maggi, J.Kusz

Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) *Required Information

205
P3a. Description (continued):

The house is surrounded by a stucco retaining wall. The front yard is landscaped with fruit trees and flowering shrubs. A driveway to the east of the house provides access to the rear of the property and to a small outbuilding.

The house is in excellent condition and contributes to a setting of well designed homes along the southerly side of Madison Street in the vicinity that developed in the 1920s and 1930s, this house being one of the earliest constructed. This particular property is distinctive for the architectural qualities of the residence.
**State of California - The Resources Agency**  
**DEPARTMENT OF PARKS AND RECREATION**  
**PRIMARY RECORD**

Survey # Other Listings  
DOE # Review Code  
Primary # NRHP Status Code  
HRI # 5S3  
Trinomial  

**Page 1**  
*Resource Name or #*: (Assigned by Recorder) 701 Madison Street

**P1. Other Identifier** None

**P2. Location:**  
- **County**: Monterey  
- **USGS 7.5' Quad**: Monterey  
- **Date**: 1997

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

This two-story house at 701 Madison was built in the Spanish Colonial Revival style sometime after 1926. It is located on Lot 7 of the 1925 R. C. Jacks Subdivision No. 1. It has heavy textured stucco walls. The house is one-story in the front with a second-story addition at the rear. The original structure has a flat roof surrounded with a short wall parapet. The second-story has a gabled roof. It could not be determined what roof covering exists on the addition. A small protruding porch is covered by a flat roof with a parapet wall. Below the parapet wall is a gabled element which consists of a row of roof tiles. There is a tapered stucco chimney located on the west wall and another chimney at the ridge of the roof.

Entry to the house is via a sloping walkway which leads to arched entryway. A wood paneled door that appears original to the house.

**P3b. Resource Attributes** (List Attributes and codes) HP02

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

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

**P5b. Description of Photo:** (View, date, accession #)

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

ca1893, Sanborn Maps

**P7. Owner and Address:**

Robert J. Wecker  
701 Madison St.  
Monterey, CA 93940

**P8. Recorded by:**

L. Dill, F. Maggi, J. Kusz  
Architectural Historians  
Archives & Architecture  
PO Box 1332  
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

**P10. Survey Type** (Describe)

Survey - Reconnaissance

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

*DPR 523A (01/04)*

**Required Information**
Continuation Sheet

Page 2

*Resource Name or #: (Assigned by Recorder) 701 Madison Street
*Date 6/15/2005

Recorded by: L. Dill, F. Maggi, J. Kusz
Continuation

P3a. Description (continued):

...the building provides access to the residence. Two two-part fixed multi-paned wood windows are located on either side of the arched porch. The two-part window to the east is the focal window. This window is surrounded by ornate spiraled columns and a bas relief medallion is located above the window. This window is further detailed by the gabled covering of roof tiles. Below the gable is a cylindrical roof vent. The remaining windows on the residence are of a similar two-part multi-pane casement type or wood double-hung windows. The rear of the residence has a large balcony which overlooks the back yard.

The residence sits lower than street level and is heavily landscaped with trees and shrubs. A tall simple post fence surrounds the property which provides further privacy. To the east of the residence is a driveway which leads to a carport.

The house is in excellent condition and contributes to a setting of well designed homes along the southerly side of Madison Street in the vicinity that developed in the 1920s and 1930s.
P1. Other Identifier: None

P2. Location: [ ] Not for Publication [ ] unrestricted
   *a. County: Monterey
   *b. USGS 7.5' Quad: Monterey
   Date: 1997
   T 15N; R 1W; 1/4 of S 1/4 of Sec 1; MD B.M.
   c. Address: 713 Madison Street
   City: Monterey
   Zip: 93940
   d. UTM: (Give more than one for large and/or linear resources)
      Zone 10S; 598353 mE/ 4050828 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
      South side of Madison St. between Herrmann Dr. and Monroe St.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This two-story L-shaped English Cottage style residence located at 733 Madison Street appears to have been built sometime in the 1930s. It is located on Lots 4 and 5 of the 1921 R. C. Jacks Subdivision No. 1. A stucco clad house, it is front-gabled with a hipped roof covering an octagon shaped one-story wing to the east. A one car garage is attached and offset to the front right of the main facade. The roof is sheathed with wood shakes and has slightly overhanging eaves. An exterior stucco chimney is located on the front elevation of the east wing.

Access to the house is via a concrete pathway which leads to the front French doors. The front facing gable has two two-part multi-pane casement windows. The remaining windows on the residence are similar multi-pane casement wood windows and multi-pane fixed wood windows. Shutters surround - (See Continuation Form-)

P3b. Resource Attributes: (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(View, date, accession #)

P6. Date Constructed/Age and Source: [ ] Historic [ ] Prehistoric [ ] Both
c1930, Sanborn Maps

P7. Owner and Address:
Margaret M Wiegand Tr
3 La Cintilla
Orinda, CA 94563

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type: (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none."
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
P3a. Description (continued):  
all windows. The one-car garage has an arched opening which accommodates the garage door.

An low rock wall of Monterey Shale surrounds the residence and the established garden. A simple wood fence sits on the rock wall and a wood gate provides access to the property.

The house is in excellent condition and contributes to a setting of well designed homes along the southerly side of Madison Street in the vicinity that developed in the 1920s and 1930s. It is similar in design to Monterey Colonial Revival residences of the period, although because this house subtle in detail and lacks the typical Spanish detailing, it is closer in style to the English Tudor style found more commonly in nearby Carmel.
**State of California - The Resources Agency**
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #
Doe #
Other Listings
Review Code
NRHP Status Code 5S3

**P1. Other Identifier** None

**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** 1997
   c. **Address** 877 Madison Street City: Monterey Zip 93940
   d. **UTM:** (Give more than one for large and/or linear resources) Zone 10S: 598186 mE/ 4050943 mN
   e. **Other Locational Data:** (e.g., parcel #, directions to resource, etc. as appropriate)
      South side of Madison St. west of Monroe St.

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

The date of construction of this two-story Neoclassical style house was not determined as a part of this study. The property is located within the 1984 Johnson Addition on lots 5 through 10, and on the 1926 Sanborn Fire Insurance Map a small building is shown located at about the center of the existing residence. It is difficult to determine the original configuration of the house which was probably National Style in form, but currently that extant building is a front facing T-shape which has been added to with various shed roof additions. The house is cross-gabled with a hipped roof over one section of the house. An entry porch and new front entry (which was most likely originally a secondary entrance) are shed roofed. In this area a skylight has been added. The roof is sheathed in composition shingles and has boxed eaves. The house is--

(See Continuation Form--)

**P3b. Resource Attributes** (List Attributes and codes) HP02

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

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

**P5b. Description of Photo:** (View, date, accession #)

**P6. Date Constructed/Age and Source:** ☑ Historic ☐ Prehistoric ☐ Both
   ca1884, Sanborn Maps

**P7. Owner and Address:**
Le Roy B. Martelli
8302 53rd Street Ct W
University Place, WA 98467

**P8. Recorded by:**
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

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

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information*
P3a. Description (continued):

...clad in channel rustic siding with a brick on bottom of portions of the residence. A large brick chimney is located on the north wall of the east wing. Another chimney is located on the ridge of the roof and may be the original chimney to the original dwelling.

The house seems to have two entries. A more formal entry is on the north elevation which has a brick staircase with a turned post balustrade. This leads to the paneled front door. A shed roof covers this entrance. Another entry is on the west elevation which has a new arbor marking the entry. This recessed entry is covered by a shed roof. Both entries are via the driveway which is the only way to access the house from the street. Most of the windows on the residence are six-over-six double hung wood windows. Other fenestration consists of multi-pane fixed wood windows and multi-pane casement wood windows.

The property sits in a gulch surrounded by dense vegetation however new homes are located across the street from this property. A large paved driveway provides access to the residence. Two stone pillars mark the entry to the property on the street. An open shed garage is located on the property as well.

It cannot be determined from casual observation the origins or periods of construction for this residence. It warrants further investigation, and although expanded, the original house is potentially an early historic resource in the larger context of Monterey’s history. It may have pre-dated Johnson’s Addition, and does not appear to be directly associated with development of the Old Town Neighborhood during its period of significance.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #
DOE #

Other Listings
Review Code

NRHP Status Code 5S3

Page 1

*Resource Name or #: (Assigned by Recorder) 225 Monroe Street

P1. Other Identifier None

*P2. Location: ☐ Not for Publication ☑ unrestricted

a. County Monterey
b. USGS 7.5' Quad Monterey

c. Address 225 Monroe Street

d. UTM: (Give more than one fs large and/or linear resources) Zone 10S; 598404 mE/ 4051512 mN

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

West side of Monroe St. north of Wainwright St.

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

This house was built sometime before 1912 on Lot 4 of the Bagby Subdivision of 1903. A small vernacular house with ornate Victorian era
details which may or may not be original to the building, it represents the small houses built in this early subdivision in the early development of
the Old Town Neighborhood.

The house is rectangular in shape and has a hipped roof. The front entry is inset into the roof shape and located at the front right of the façade
where a small porch is tucked into the building form. The front façade contains a complex arrangement of multi-pane Craftsman style windows;
a set of five vertical panels that are four-over-one topped by a wide narrow transom that extends over the porch.

The building contains a mix of components throughout the building envelope which would require more detailed investigation to de-

(See Continuation Form)

*P3b. Resource Attributes (List Attributes and codes) HP02 HP03

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

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

*P5b. Description of Photo:

(View, date, accession #)

*P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric

ca1905, Sanborn Maps

*P7. Owner and Address:

Maria Teresa Speciale Tr

236 Clay St.

Monterey, CA 93949

*P8. Recorded by:

L.Dill, F.Maggi, J.Kusz

Architectural Historians

Archives & Architecture

PO Box 1332

San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)

Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

☐ Archaeological Record ☐ District Record ☐ Linear Feature Record ☐ Milling Station Record ☐ Rock Art Record

☐ Artifact Record ☐ Photograph Record ☐ Other (List):

DPR 523A (01/04)

*Required Information
P3a. Description (continued):

termine what is original to the structure. The original property has been split, and the subject property now has an L shape that wraps around the apartment complex to the south. The rear of the property has a two-story apartment structure that was designed to mimic some of the details of the older house. Vehicular access is off of Eddie Burns Lane at the rear.

The house is in moderate to good condition. Although use of the property has been increased with the additional units, the original house remains a rare part of the early development of the Old Town Neighborhood, and the later additions are consistent with the process of development during the later part of the twentieth century.
**Resource Name or #:** (Assigned by Recorder) 232 Monroe Street

**P1.** Other Identifier None

**P2.** Location: [ ] Not for Publication [ ] unrestricted

* a. County Monterey
  * Monterey
  * Date 1997
  * T 15; R 1; 1/4 of 1/4 of Sec MD; B.M.

 b. USGS 7.5' Quad Monterey

* c. Address 232 Monroe Street
  * City: Monterey
  * Zip 93940

 d. UTM (Give more than one if large and/or linear resources)
  * Zone 10S, 598465 mE/4051501 mN

 e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
  * East side of Monroe St. north of Wainwright St.

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

This one-story Minimal Traditional style residence located at 232 Monroe was built on portions of Lots 3, 4, and 5 of the Hartnell Subdivision of Block 70 (later 72). The site was developed sometime after 1936. The residence has a hipped roof with a slightly protruding front gable. A shed roof covers the porch. The roof is sheathed in composition shingles and has unenclosed eaves with exposed short rafter tails on the side elevations. The house is covered with stucco. The house retains its original windows.

Access to the house is via concrete steps with a horizontal wood post balustrade which leads to a partial width porch. Three corbeled posts support the porch shed roof. A wood post balustrade surrounds the porch. A wood door with small window provides entrance to the house. The front facing gable has an arched fixed focal window. — (See Continuation Form—)

**P3b. Resource Attributes** (List Attributes and codes) HP02 HP03

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

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

**P5b. Description of Photo:** (View, date, accession #)

**P6. Date Constructed/Age and Source:** [ ] Historic [ ] Prehistoric

* ca1938, Sanborn Maps

**P7. Owner and Address:**

* Nino Campagna Tr
  * 22610 Gallant Fox Rd.
  * Monterey, CA 93940

**P8. Recorded by:**

* L.Dill, F.Maggi, J.Kusz

Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

**P10. Survey Type** (Describe)

Survey - Reconnaissance

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

**Attachments:** NONE [ ] Location Map [ ] Sketch Map [ ] Continuation Sheet [ ] Building, Structure, and Object Record [ ] Archaeological Record [ ] District Record [ ] Linear Feature Record [ ] Milling Station Record [ ] Rock Art Record [ ] Artifact Record [ ] Photograph Record [ ] Other (List):
Mullions divide the window into six panes which form an inverted U shape. Above the arched window are three round roof vents. An identical arched window is located on the porch. The remaining windows on the residence are wood one-over-one double hung windows.

The front yard is nicely landscaped with shrubs and groundcover. A driveway is to the south of the residence and provides access to the original garage at the rear of the property. The building is in good condition and was constructed late in the development of the Old Town neighborhood during its period of historic significance. Like many properties in the area, additional residential development has occurred on the property in contemporary times to increase the density of the property, although the expansion was done in a sensitive way that protected the historic character of the property from the public right-of-way. The addition, constructed prior to 1962, is access off Anita Street.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

Survey #  Other Listings  DOE #  Review Code  Date  

Page 1  

*Resource Name or #: (Assigned by Recorder)  

241 Monroe Street  

P1. OtherIdentifier None  

P2. Location: ☑ Not for Publication  ☑ unrestricted  

a. County Monterey  and  

b. USGS 7.5' Quad Monterey  Date 1997  

T 15  R 1  Sec 1/4 of 1/4 of Sec  

MD B.M.  

c. Address 241 Monroe Street  

city Monterey  

Zip 93940  

d. UTM: (Give more than one if large and/or linear resources)  

Zone 10S  598850 mE/ 4051450 mN  

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

East side of Monroe St. north of Wainwright St.  

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

This small one-story Spanish Colonial Revival residence located at 239 Monroe was built sometime between 1926 and 1936 on lot 6 of the 1903 Bagby Subdivision. A cross gabled house with a front offset wing that has a gabled front, the roof is covered with what appears to be original scored Spanish tile. A shed roof covers the small porch. The house is sheathed in heavy troweled, and an exterior stucco chimney is located on the wall on the north elevation. Access to the house is via concrete steps which lead to a small porch with a solid balustrade and a stucco post supporting the roof. An original Craftsman wood door provides entrance to the house. The protruding front facing gable has an arched fixed focal window. Above the arched window is a tiled decorative vent. An identical arched window is located on the other side of the po-  

(See Continuation Form--)  

P3b. Resource Attributes (List Attributes and codes) HP02 HP03  

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

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

P5b. Description of Photo: (View, date, accession #)  

c/1930, Sanborn Maps  

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

c/1930, Sanborn Maps  

P7. Owner and Address:  

Kuar Pat Singh  

574 Watson St.  

Monterey, CA 93940  

P8. Recorded by:  

L.Dill, F.Maggi, J.Kusz  

Architectural Historians  

Archives & Architecture  

PO Box 1332  

San Jose, CA 95109  

P9. Date Recorded: 6/15/2005  

P10. Survey Type (Describe) Survey - Reconnaissance  

P11. Report Citation: (Cite survey report and other sources, or enter "none.")  

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.  

*Attachments:  

NONE ☐ Location Map  ☐ Sketch Map  ☑ Continuation Sheet  ☐ Building, Structure, and Object Record  

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

Artifact Record  ☐ Photograph Record  ☐ Other (List):  

DPR 523A (01/04)  

*Required Information
P3a. Description (continued):

rch. The remaining windows on the residence are wood double hung windows.

The front yard is trimmed with brick, and a short brick wall lines the front façade where flowers have been planted. The building appears in excellent condition, although the landscaping appeared to be undergoing renovation at the time of the property survey.

The property has been merged with the house to the south. The house is one of two identical cottages originally built on separate lots sometime before 1912. The southerly of these two remains on a separate parcel. Both houses have been re-clad with stucco and all the windows replaced. A large apartment complex is located in the rear of the property which is accessed off Eddie Burns Lane.

Although the property has increased in density with modern construction and the older house lacks integrity to its early detail, the Spanish Colonial Revival house has integrity to its circa 1930 construction and is representative of development in the Old Town Neighborhood during the 1930s.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARLY RECORD

Survey # Other Listings
DOE # Review Code

Resource Name or #: (Assigned by Recorder) 275 Monroe Street

P1. Other Identifier

P2. Location: □ Not for Publication □ unrestricted

*a. County Monterey
*b. USGS 7.5' Quad Monterey Date 1997 T 15 : R 1 : 1/4 of 1/4 of Sec MD B.M.
c. Address 275 Monroe Street City: Monterey

d. UTM: Zone 10S: 578370 mE/ 4051430 mN

e. Other Locational Data: East side of Monroe St. north of Franklin St.

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

This property contains a pre-1912 house that was constructed on Lot 12 of Block 67 (1908 Martin Subdivision). It is Neoclassical in design, but has been substantially modified in the recent past as a part of renovation of the property that includes an additional building on Eddie Burns Lane. The house has an offset front wing with a gabled front set below a predominately hipped roof. The porch to the north of the wing has been enclosed and a new front door added. The original turned posts are still visible at the corner of the building and adjacent the door. A new porch has been installed above reconstructed front steps.

The renovation apparently included re-siding of the stem wall, although the original beveled drop siding appears to be original on the building. Original windows have been removed and replaced with aluminum sliders. - (See Continuation Form—)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:

(View, date, accession #)

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

P7. Owner and Address:

P8. Recorded by:

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)

Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
P3a. Description (continued):

The building was constructed early in the development of the subdivision, and although modified significantly contributes to the historic character of the Old Town Neighborhood.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # 
DOE # 
Other Listings 
Review Code 

*Resource Name or #: (Assigned by Recorder) 287 Monroe Street

Page 1

P1. Other Identifier None

P2. Location: ☑ Not for Publication ☑ unrestricted

*a. County Monterey and (P2c, P2e, P2b or P2d. Attach a Location Map as Necessary
*b. USGS 7.5' Quad Monterey Date 1997 T 15: R 1: 1/4 of 1/4 of Sec : MD B.M.

c. Address 287 Monroe Street City: Monterey Zip 93940

d. UTM: (Give more than one if large and/or linear resources) Zone 10S: 598356 mE/ 4051409 mN

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

East side of Monroe St. north of Franklin St.

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

This Mission Revival house was built sometime between 1926 and 1936 within on Lot 14 of Block 87 (1908 Martin Subdivision); it appears that an earlier smaller house had existed on this site as of 1926. It is a single story building, generally rectangular in shape, and an addition to the rear. It has a driveway located on the south side of the building. The house is flat roofed and the parapet rises to a flattened arch to the north of the entry providing the signature Mission Revival image. The mass of the stucco walls extends out and wraps the entry alcove, capped by a thin sloped roof that angles up to the north. An integrated stucco chimney is located on the south elevation of the building, and a smaller chimney is located on the north elevation.

Most of the sash of the windows are wood, although it cannot be determined to what ex-

(Please Update Continuation Form)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

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

c:1932, Sanborn maps

P7. Owner and Address:
Anthony Giacalone
226 Dundee Ct.
Monterey, CA 93940

P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance, Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04) *Required Information
P3a. Description (continued):

tent replacements have occurred.

A small front yard lacks landscaping.

The property is in fair condition. It is representative of the vernacular Spanish Eclectic buildings built in the Old Town Neighborhood during the mid 1920s to 1930s, and has distinctive aspects to its design, although simple in execution. Modifications appear to be reversible.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION

PRIMARY RECORD

Survey # 
Other listings
Review Code
Key Term
Date

*Resource Name or #: (Assigned by Recorder) 323 Monroe Street

P1. Other Identifier: None

*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 1997
   "c. Address 323 Monroe Street
   "d. UTM: (Give more than one for large and/or linear resources) Zone 10S; 599487 mE/ 051348 mN
   "e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

   East side of Monroe St. north of Franklin St.

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

   This two-story house was built in the Pueblo Revival style on the southern portion of Block 67 sometime before 1926. The residence has a flat roof with a small parapeted wall that surrounds a built-up roof. A shed roof with Spanish roofing tiles covers the small porch. A small bay window is located on the north elevation. The house is sheathed in stucco, and a tapered chimney is also covered in stucco that sits in the center of and dominates the front façade.

   Entry to the house is via a concrete walkway which leads to the shed roofed arched entryway. A rounded post with flat capital supports the shed roof at the outside corner. A solid stucco balustrade partially encloses the porch area which leads to a wood paneled front door that appears original to the building. The front elevation has two windows, a small arched fixed multi-pane w-

   (See Continuation Form--)

   *P3b. Resource Attributes: (List Attributes and codes) HP02

   *P4. Resources Present ✔ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (isolates, etc.)

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

   P5b. Description of Photo: (View, date, accession #)

   *P6. Date Constructed/Age and Source: ✔ Historic □ Prehistoric □ Both
c1925, Sanborn Maps

   *P7. Owner and Address:
Josephine Asluy
323 Monroe St.
Monterey, CA  93940

   *P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA  95109

   *P9. Date Recorded: 6/15/2005

   *P10. Survey Type (Describe)
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information

223
P3a. Description (continued):

In addition to the larger multi-pane window that flanks the chimney, the second story is in the rear of the house and has a small balcony over the garage. A single multi-pane door leads to the balcony with a metal balustrade. A four-over-four double hung window is located adjacent to the balcony. On the south elevation is a three-part arched window. This window has a large arched multi-pane fixed window flanked by two smaller arched windows. The bay window on the north elevation has three multi-pane fixed windows. Also on this elevation is a secondary entrance to the residence. The remaining windows are wood double-hung type or multi-pane fixed windows.

Subdued landscaping consists of lawn with hedges bordering the residence. The driveway is located on the south side of the residence.

This property is a rare and distinctive rendition of the Pueblo Revival style, and the most articulated of all the examples in the Old Town Neighborhood. It appears to have been architect designed, and exhibits architectural qualities that distinguish it from other more vernacular examples in the neighborhood. The property is consistent with development in the neighborhood during the 1920s and 1930s as the residential area underwent development.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #: Other Listings: Primary #: HRI #: Trinomial:
DOE #: Review Code: NRHP Status Code: 5S3
Reviewer: Date:

Page 1

*Resource Name or #: (Assigned by Recorder) 335 Monroe Street

P1. Other Identifier: None

P2. Location: Not for Publication

* Location: Monterey

a. County: Monterey

b. USGS 7.5' Quad: Monterey

c. Address: 335 Monroe Street

d. UTM: (Give more than one if large and/or linear resources)

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

This Spanish Colonial Revival house was built sometime after 1936 on Lot 32 of Block 67 (the 1906 Martin Subdivision); it is a single story building at the front with an additional two story second residential building at the rear that is accessed from Eddie Burns Lane. The original house appears to have a flat roof with shed roofs over the volumes on the front and side. The front wing has a gabled roof with prominent open rafter tails that extend beyond the eave line. The sloped portions of the roof are covered with Spanish tile, and the house is sheathed in stucco. A stucco chimney is located adjacent on the north elevation.

Access to the house is via a covered porch tucked in the corner of the front wing and south front façade wall. A large circular foyer is meshed into the juncture that rises above the roofline and is covered by tile. (~See Continuation Form~)

P3b. Resource Attributes (List Attributes and codes) HP03 HP02

P4. Resources Present: 

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

P5b. Description of Photo:

P6. Date Constructed/Age and Source: Historic

P7. Owner and Address:

William M. Kucher
PO Box 2641
Carmel, CA 93921

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type: Survey - Reconnaissance

P11. Report Citation: [Cite survey report and other sources, or enter "none."]

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information

225
P3a. Description (continued):

The inner front yard is framed with a stucco covered wall with metal gates, and the landscaping between the wall and the street consists of formal plantings.

The property is in very good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the mid 1920s to 1930s, and has distinctive aspects to its design, although the loss of windows has reduced its integrity significantly. It appears however that the changes may be reversible. The additional residential units at the rear do not distract from the historical character of the original residence at the street.
Page 1

*Resource Name or #: (Assigned by Recorder) 326 Monroe Street

P1. Other Identifier None

P2. Location: □ Not for Publication ✔ unrestricted
   *a. County Monterey and (P2c, P2a, and P2b, or P2d. Attach a Location Map as Necessary
   *b. USGS 7.5' Quad Monterey Date 1997 T 15 N; R 1 W 1/4 of 1/4 of Sec 32 MD B.M.
   c. Address 326 Monroe Street City: Monterey Zip 39340
   d. UTM: (Give more than one for large and/or linear resources) Zone 10S; 598310 mE; 4051349 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

West side of Monroe St. between Hellam and Wainwright Sts.

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

This one-story house was built prior to 1912 on Lot 25 of the 1905 Hellam Subdivision of Block 70. A Neoclassical Revival styled residence, the building has a prominent hipped roof with offset wing to the left with a front facing gable. The roof is covered with composition shingles and the eaves are boxed in. The building clad in beveled drop siding that runs the full height of the walls

A horizontal eave line wraps the building and shields a rectangular house volume with an offset from porch and cantilevered angled bay. The porch if framed by thin Tuscan columns. The porch is approached with a wide set of wood steps framed with what appears to be renovated or replacement rails.

Fenestration consists of what appears to be original frames but replacement windows. The front and left side bays are tri-partite is grouping, and the twin.  (See Continuation Form.)

P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo: (View, date, accession #)

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

ca1908, Sanborn Maps

P7. Owner and Address:
Martin J. & Carol Hewitt-Brej
326 Monroe St.
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Notes:

Attachments: NONE □ Location Map □ Sketch Map ✔ Continuation Sheet □ Building, Structure, and Object Record
Archaeological Record □ District Record □ Linear Reature Record □ Milling Station Record □ Rock Art Record
Artifact Record □ Photograph Record Other (List):
P3a. Description (continued):

dow within the porch is fixed. A small horizontal window is centered in the gable end of the front wing. Centered on the roof is a small shed dormer with a three-pane window, this dormer likely not original to the building.

The property is in good condition and surrounded by a concrete retaining wall at the front with a wood picket fence. Landscaping consists of small shrubs and a large tree on the north side of the property. Vehicular access is via a driveway on the south side of the building, but there is no garage at the rear. Even with window changes, the house retains its pre-1912 character, and is representative of the early development of the Old Town Neighborhood.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #
DOE #
Other Listings
Review Code
Other Identifier
None

*Resource Name or #:  (Assigned by Recorder) 355 Monroe Street

P1. Location:  □ Not for Publication  □ unrestricted
   □ P2c, P2e, and P2b or P2d. Attach a Location Map as Necessary

*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: Monterey
   Date: 1997

T 15  R 1  1/4 of  1/4 of Sec  MD B.M.
c. Address: 355 Monroe Street
   City: Monterey
   Zip: 93940

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This Spanish Colonial Revival house was built sometime prior to 1926 on portions of Lots 26 and 28 of Block 67 (1906 Martin Subdivision); it is a single story building at the front with an additional residential structure at the rear that appears on the 1962 Sanborn map. The house is flat roofed with a front gabled wing and a small shed-roofed porch. The sloped portions of the roof are covered with Spanish tile, and the house is sheathed in stucco.

Access to the house is via a porch tucked in the corner of the front wing and main façade wall to the south. The porch roof is supported by integral stucco walls with two arched openings. The front stucco wall continues into the front yard creating a private front patio, and the south façade wall also continues beyond the building line spanning a pedestrian opening. Stucco covered chimneys - (See Continuation Form--)

P3b. Resource Attributes  (List Attributes and codes) HP03 HP02

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

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

P5b. Description of Photo:  (View, date, accession #)

P6. Date Constructed/Age and Source:  □ Historic  □ Prehistoric  □ Both
c. 1924, Sanborn maps

P7. Owner and Address:
   Josephine L. Troia
   2861 Ransford Ave.
   Pacific Grove, CA 93950

P8. Recorded by:
   L. Dill, F. Maggi, J. Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

P9. Date Recorded:  6/15/2005

P10. Survey Type  (Describe)
   Survey - Reconnaissance

*P11. Report Citation:  (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
P3a. Description (continued):

rise high above the parapets.

The sash of the windows have been replaced by single-pane aluminum units.

A small front yard is lightly landscaped. The property appears in good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the late 1920s and 1930s, and has some distinctive aspects to its design, although the loss of windows has reduced its integrity significantly. It appears however that the changes may be reversible.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Other Listings Review Code Reviewer Date
DOE #

*Resource Name or #: (Assigned by Recorder) 371 Monroe Street

P1. Other Identifier None

P2. Location: □ Not for Publication □ unrestricted
   □ County Monterey
   □ USGS 7.5' Quad Monterey
   □ Address 371 Monroe Street
   □ City: Monterey
   □ Zone 10S; 596334 mE/ 4051277 mN
   □ Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

East side of Monroe St. north of Franklin St.

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

This Spanish Colonial Revival house was built sometime prior to 1926 on a portion of Lot 26 of Block 67 (1908 Martin Subdivision); it is a single story building at the front with an expansion area to the rear of the original structure. The 1962 Sanborn map only shows a small garage located at the rear of the parcel on Eddie Burns Lane. The house is flat roofed with a front wing. Entry is to the side of the house within a small thin porch that is capped by a Spanish tile feature. The house is sheathed in stucco, and the parapet has tile coping. Two stucco chimneys protrude prominently from the roof. To the rear of the side entry is a stucco wing wall that arches outward towards the property line.

The two picture windows at the front of the building are framed with wood sash. It cannot be determined if this is original, as they are not-

See Continuation Form--

P3b. Resource Attributes (List Attributes and codes) HP03 HP02

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

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

P5b. Description of Photo: (View, date, accession #)

P6. Date Constructed/Age and Source: □ Historic □ Prehistoric □ Both
   □ ca1924, Sanborn maps

P7. Owner and Address:
   Harry Ferrante
   371 Monroe St.
   Monterey, CA 93940

P8. Recorded by:
   L.Dill, F.Maggi, J.Kuśz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
   Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

*Required Information
P3a. Description (continued):

typical of the style and the stucco surrounds appear to have been patched.

A small front yard is lightly landscaped. The property appears in good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the mid 1920s to 1930s, and has some unusually distinctive aspects to its design in its simplicity.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Resource Name or #: (Assigned by Recorder) 372 Monroe Street

P1. Other Identifier: None

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 1997

c. Address  372 Monroe Street  City: Monterey  Zip 93940
d. UTM: (Give more than one if large and/or linear resources) Zone 10S; 598412 mE/ 4051288 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
West side of Monroe St. between Franklin and Hellam Sts.

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

This one-story Craftsman house was built on Lot 9 and part of Lot 10 of the 1905 Hellam Subdivision of Block 70. It appears on this site prior to 1912 in a slightly smaller footprint, with the entry wing on the left side of the facade clipped back to the basic rectangular footprint of the building and with a recessed front porch at this location. The entry wing was added by 1926. The building has a hip roof with the side gabled wing covering an enclosed front porch. Originally a single family residence, the house has been divided into apartments. The roof is covered with composition shingles and has a wide unenclosed eave overhang with exposed rafter tails. The exterior wall cladding is shingle siding. A stucco covered chimney is located near the ridge of the roof.

Concrete stairs with a metal balustrade lead to the enclosed front--

(See Continuation Form--)

P3b. Resource Attributes: (List Attributes and codes) HP03

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

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

P5b. Description of Photo:
(View, date, accession #)

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

ca1908, Sanborn Maps

P7. Owner and Address:
Gary A. Walter
3021 Owen Ave.
Marina, CA 93933

P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 9/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none."
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
P3a. Description (continued):

A multi-pane French door provides access to the apartment in the front of the residence. One six-over-one fixed wood window is located adjacent to the French doors. Two four-part windows are located on the front elevation, which serve as focal windows. These thin windows are four-over-one casement windows. Remaining fenestration throughout the residence is composed of similar six-over-one wood windows, one-over-one fixed windows and single-pane hopper windows. Access to the other apartments is via a side entrance on the north side of the building. A paneled door provides entrance to this apartment. Another door is located on the lower part of the north elevation which provides entrance to the garden apartment.

The property has a small front yard which is surrounded by a concrete retaining wall. A driveway is located to the north of the property which provides access to the one car open garage.

It is difficult to determine if the current building reflects the original design. However, the addition was done by 1926, and the house appears to be a fairly good rendition of a Craftsman cottage of the First Bay Tradition. It is a unique historic resource in the Old Town Neighborhood and appears to reflect the period of significance when the neighborhood grew during the first half of the twentieth century.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # Review Code
DOE # Reviewer

*Resource Name or #: (Assigned by Recorder) 377 Monroe Street

P1. Other Identifier None

P2. Location: □ Not for Publication □ unrestricted

* □ County Monterey

* □ USGS 7.5' Quad Monterey

□ 1997 T 15 ; R 1 ; 1/4 of 1/4 of Sec ; MD B.M.

c. Address 377 Monroe Street City: Monterey

d. UTM: (Give more than one fr large and/or linear resources) Zone 10S; 598330 mE/ 4051281 mN

e. Other Locational Data: East side of Monroe St. north of Franklin St.

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

This Spanish Colonial Revival house was built sometime between 1926 and 1930 on Lot 24 of Block 67 (1908 Martin Subdivision); it is a single story building at the front with an additional expansion area to the rear and a second residential structure located along Eddie Burns Lane. The house is flat roofed with a front cross-gabled section and a small front gabled recessed entry alcove. The sloped portions of the roof are covered with Spanish tile, and the house is sheathed in stucco. The porch sits in a symmetrical façade and is framed by wall protrusions that enlarge the mass associated with the entry area. The wood door appears original to the building.

The sash of the windows have been replaced by what appear to be single-pane aluminum units, although the front façade retains original tripartite picture windows with flattened arc- (∼See Continuation Form∼)

P3b. Resource Attributes (List Attributes and codes) HP03 HP02

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

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

*P6. Date Constructed/Age and Source: □ Historic □ Prehistoric □ Both
c.1932, Sanborn maps

P7. Owner and Address:
Vito J. Spataro Tr
2170 Tripani Cir
Monterey, CA 93940

P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
A small front yard is landscaped with shrubs. The property appears in good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the late 1920s and 1930s, and has some distinctive aspects to its design, although the loss of windows has reduced its integrity significantly. It appears however that the changes may be reversible. The additions have been done in a way that preserves the historic character of the building from the street.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #
DCE #
Other Listings
Review Code

Resource Name or #: (Assigned by Recorder)
382 Monroe Street

P1. Other Identifier
None

P2. Location: [ ] Not for Publication [ ] unrestricted

a. County Monterey
b. USGS 7.5’ Quad Monterey

d. Address 382 Monroe Street

c. Date 1997

d. UTM: (Give more than one if large and/or linear resources)
Zone 10S; 598408 mE/ 4051267 mN

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

This Neoclassical Revival style house was built on Lot 8 and a portion of Lot 7 in the 1905 Hellam Subdivision of Block 70. It was constructed sometime prior to 1912. The residence has a hipped roof with a protruding front facing gable and a hipped roof dormer. The roof is covered with composition shingles and has boxed eaves. The residence is sheathed in tri-beveled drop siding. A painted brick chimney with a pedimented chimney cap is located on the south elevation. Another brick chimney is located near the roof ridge.

Entry to the residence is via a recently constructed wood staircase with a simple balustrade which leads to a recessed front porch. Three thin Tuscan columns support the porch roof. A wood glazed front door provides access to the house. A new vinyl one-over-one double hung window is located next to the front door. Loca- (See Continuation Form–)

P3b. Resource Attributes
(List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(View, date, accession #)

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

c.1907, Sanborn maps

P7. Owner and Address:
Jack Kay Lew
382 Monroe St.
Monterey, CA 93940

P8. Recorded by:
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type
(Describe)
Survey - Reconnaissance

P11. Report Citation:
(Cite survey report and other sources, or enter "none."

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

Attachments:
NONE [ ] Location Map [ ] Sketch Map [ ] Continuation Sheet [ ] Building, Structure, and Object Record
[ ] Archaeological Record [ ] District Record [ ] Linear Reature Record [ ] Milling Station Record [ ] Rock Art Record
[ ] Artifact Record [ ] Photograph Record Other (List):
P3a. Description (continued):

A small fixed round window is located above these windows in the gable. Below the angled bay window are two simple brackets. Another identical bay window is located on the south elevation. On the front elevation, underneath the bay window and the porch is evidence of windows which have been removed. The window openings have been concealed with siding. Other windows throughout the residence are new vinyl one-over-one double hung windows.

The property sits slightly above sidewalk level with a short concrete retaining wall and concrete steps leading to the residence. The front yard contains some landscaping of lawn and shrubs. A driveway is located to the south of the residence which provides access to the front gabled garage in the rear of the property.

The property is in good condition and although has undergone some recent modifications still continues to reflect its historic character as a part of the early development of the Old Town Neighborhood.
*Resource Name or #: (Assigned by Recorder) 402 Monroe Street

P1. Other Identifier None

*P2. Location: □ Not for Publication □ unrestricted
   □ County Monterey and □ (P2C, P2E, and P2b or P2d. Attach a Location Map as Necessary
   *b. USGS 7.5' Quad Monterey Date 1997 T 15 R 1 1/4 of 1/4 of Sec 6 MD B.M.
   c. Address 402 Monroe Street City Monterey Zip 93940
   d. UTM: (Give more than one for large and/or linear resources) Zone 10S 598281 mE 4051207 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)
      Southwest corner of Monroe and Franklin Sts.

*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This one-story stucco house was constructed sometime prior to 1926 on what appears to be the 1906 Mack Subdivision of Block 69. Built in the Mission Revival style, the basic house has a rectangular footprint with variations at the front and an addition at the rear that provide a complex interplay of forms. The roof is flat and has a low parapet edged with Spanish tile. One section of the roof is covered with corrugated plastic siding. A shed roof sheathed in rolled composition roofing covers the enclosed front porch. The front porch has wide overhanging eaves with exposed rafter ends. A large tapered stucco chimney is located on the north eave wall.

Entry to the house is via stairs with a wood railing. The stairs lead to the enclosed front porch. Entry to the enclosed porch is by French doors. The porch is enclosed by nine two-over-o—(—See Continuation Form—)

*P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(View, date, accession #)

*P6. Date Constructed/Age and Source: □ Historic □ Prehistoric □ Both
   ca1922, Sanborn Maps

*P7. Owner and Address:
   Cynthia H. & Rocco M. Brown
   402 Monroe St.
   Monterey, CA 93940

*P8. Recorded by:
   L. Dill, F. Maggi, J. Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)
   Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

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

CONTINUATION SHEET

Page 2

*Resource Name or #: (Assigned by Recorder) 402 Monroe Street

*Recorded by: L. Dill, F. Maggi, J. Kusz

*Date 6/15/2005

x Continuation Update

P3a. Description (continued):

Ne fixed wood windows. Two piers with brick details support the shed roof of the porch. To the south of the porch is a large fixed window with three two-over-one wood windows. To the north of the porch is two four-over-one double hung wood windows. The remaining fenestration on the residence is similar four-over-one double hung wood windows. A secondary door is located to the south of the front porch as well. A decorative scupper is located on the front elevation. It appears the other scuppers may have been removed.

The property sits raised above street level and is surrounded by a large stucco wall with brick coping. The wall is interrupted by an arched gate which is surrounded by an arched brick entryway. This is covered with Spanish tiles. The wall is again interrupted by the garage which is surrounded by brick piers and is covered with Spanish tile. A brick pier with Spanish tile is located on the north side of the house as well. The front yard is nicely landscaped with hedges, ground cover, and small trees.

The house appears to have only had additions on the Monroe St. side and along the south elevation from its original footprint. The property appears to be in very good condition. It has a strong presence at the intersection of Monroe and Franklin Streets, an important historic reflection of the early development period of the Old Town Neighborhood.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey #: Other Listings: Review Code: Date:

Primary #: HRI #: Trinomial: NRHP Status Code: NRS

Page 1

*Resource Name or #: (Assigned by Recorder) 410 Monroe Street

P1. Other Identifier: Finch Fleischer House

P2. Location: □ Not for Publication  ✔ unrestricted

*a. County: Monterey
*b. USGS 7.5' Quad: Monterey
   Date: 1997
   T 15 R 11/4 of Sec 1/4 of 1/4 of Sec
   MD B.M.

c. Address: 410 Monroe Street
   City: Monterey
   Zip: 93940

d. UTM: (Give more than one if large and/or linear resources)
   Zone: 10S
   598358 mE/ 4051160 mN

e. Other Locational Data: (e.g. parcel #, directions to resource, etc. as appropriate)
   West side of Monroe St. between Franklin and Jefferson Sts.

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

This 1870 Colonial Revival house was evaluated and placed on the National Register of Historic Places in 1984. It had previously been recorded in 1964 as a part of the Historic American Building Survey. The 1983 nomination was prepared by Conrad Olsen. The State Historic Property Database indicates that the house was built in 1870 and listed on the National Register in 1982. It was further recorded by Kent Seavey and 523drp forms prepared by Kent Seavey on 6/15/1999 for the City of Monterey. The property is listed with the City of Monterey as a historic resource.

The 1884 Assessor’s Map does not show this house extant on the property.

P3b. Resource Attributes: (List Attributes and codes) HP02

P4. Resources Present:  ✔ Building  □ Structure  □ Object  □ Site  □ District  □ Other (isolates, etc.)

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

P5b. Description of Photo:
   (View, date, accession #)

P6. Date Constructed/Age and Source:
   ✔ Historic  □ Prehistoric
   □ Both
   ca1870, National Register nomination

P7. Owner and Address:
   Jeffrey L. & Joyce K. Haferman
   410 Monroe St.
   Monterey, CA 93940

P8. Recorded by:
   L.Dill, F.Maggi, J.Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type: (Describe)
   Survey - Reconnaissance

P11. Report Citation:
   (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
P3a. Description (continued):
**P1. Other Identifier** None

**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 1997 _______ T 15 _______ R 1 _______ 1/4 of _______ 1/4 of Sec _______ MD _______ B.M.

*c. Address* 453 Monroe Street [✓] City: Monterey Zip 93940

d. UTM: (Give more than one for large and/or linear resources) Zone 10S; 598394 mE/ 4051068 mN

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

East side of Monroe St. between Franklin and Jefferson Sts.

**P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This vernacular two-story Colonial Revival residence has a moderately low pitched hipped roof. It was constructed on Block 68 of the 1908 Underwood Subdivision on lot 12, the lot expanded at some point to include half the Lot 14 to the north. Centered on the front façade is a shed roofed porch entrance. At the porch, two doors provide entrance to the two apartments located in the building. The building has wide unenclosed eaves with exposed rafter ends. The building is clad in channel rustic wood drop siding with flat board trim. A two-story rear porch is located at the rear of the residence and at the northeast corner there is a small addition that was added to the building subsequent to 1912. The lower story has an enclosed porch while the upper story has an open porch with a shed roof.

Access to the residence is via a concrete path. (See Continuation Form)

**P3b. Resource Attributes** (List Attributes and codes) HP03

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

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

**P5b. Description of Photo:** (View, date, accession #)

**P6. Date Constructed/Age and Source:** [✓] Historic [ ] Prehistoric [ ] Both
c1908, Sanborn Maps

**P7. Owner and Address:**
Lucy J. Gonzales
922 Doud St.
Monterey, CA 93940

**P8. Recorded by:**
L.Dill, F.Maggl, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

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

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

**Attachments:** NONE [ ] Location Map [ ] Sketch Map [✓] Continuation Sheet [ ] Building, Structure, and Object Record [✓] Archaeological Record [ ] District Record [ ] Linear Feature Record [ ] Milling Station Record [ ] Rock Art Record [ ] Artifact Record [ ] Photograph Record [ ] Other (List):
which leads to the two identical multi-pane front doors providing access to the two apartments. A shed roof porch supported by simple wood posts marks the entry to the building. A multi-pane transom wood window is located adjacent to the porch. The second story windows on the front elevation are one-over-one double hung wood windows and a single fixed window centered in the facade. Other windows throughout the building are either single or two-part one-over-one double-hung wood windows.

The property is surrounded by a white picket fence with an arbor and is in good condition. The side yard has is simply landscaped with fruit trees.

The building is fairly unique as a building type in the Old Town Neighborhood. Although lacking articulation, it retains a sense of historic character due to its texture and vernacular form. It cannot be determined from casual observation if it was originally built as a single residential unit or as a multi-family building as it is used at present.
State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Survey # DOE # Other Listings Review Code Reviewer Date

Page 1

*Resource Name or #: (Assigned by Recorder) 456 Monroe Street

P1. Other Identifier None

P2. Location: ☑ Not for Publication ☑ unrestricted

*☐ County Monterey and (P2c, P2e, and P2b or P2d. Attach a Location Map as Necessary

*☐ USGS 7.5’ Quad Monterey Date 1997 T 15 N; R 1 E; 1/4 of 1/4 of Sec 23; MD B.M.

c. Address 456 Monroe Street City: Monterey Zip 93940

d. UTM: (Give more than one if large and/or linear resources) Zone 10S; 5988351 mE/ 4051085 mN

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

West side of Monroe St. between Franklin and Jefferson Sts.

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

This one-story Neoclassical Revival cottage was built sometime prior to 1912 on Lot 14 of the Mack Subdivision of 1906. The residence has a hipped roof with a protruding hipped roof dormer with exposed rafter ends. The roof is covered with composition shingles and has boxed eaves. The residence is sheathed in tri-beveled drop siding with new wood siding below the water table.

Entry to the residence is via a wood staircase with a square post balustrade which leads to a recessed front porch. Two slender Tuscan columns sit on the solid balustrade partially enclosing the porch. The original glazed front door provides access to the house. A large one-over-one double hung wood window is located next to the front door. Another one-over-one double hung wood window is located on the front facade. A fixed wood window is situated below this dou-

(See Continuation Form--)

*P3b. Resource Attributes (List Attributes and codes) HP02

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

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

P5b. Description of Photo: (View, date, accession #)

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

c.a1908, Sanborn Maps

*P7. Owner and Address:

Elvira R. Lai

456 Monroe st.

Monterey, CA 93940

*P8. Recorded by:

L. Dill, F. Maggi, J. Kuzs

Architectural Historians

Archives & Architecture

PO Box 1332

San Jose, CA 95109

*P9. Date Recorded: 6/15/2005

*P10. Survey Type (Describe)

Survey - Reconnaissance

*P11. Report Citation: (Cite survey report and other sources, or enter "none.")

Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

☐ Archaeological Record ☐ District Record ☐ Linear Feature Record ☐ Milling Station Record ☐ Rock Art Record

☐ Artifact Record ☐ Photograph Record ☐ Other (List):

DPR 523A (01/04)

*Required Information

245
P3a. Description (continued):

A fixed multi-pane horizontal wood window is located in the roof dormer. Other windows throughout the residence are wood one-over-one double hung windows or fixed wood windows.

The property is surrounded by a short concrete retaining wall with concrete steps leading to the residence. The front yard contains simple landscaping of lawn and shrubs. A driveway providing access to the rear of the house is located to the north of the house.

The property is in excellent condition, and although some minor changes have taken place it has a fairly high level of integrity to its original character. The property is reflective of the early development of the Old Town Neighborhood.
State of California - The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
PRIMARY RECORD

Survey #  Other Listings  Review Code  Reviewer  Date

Page 1

Resource Name or #: (Assigned by Recorder) 487 Monroe Street

P1. Other Identifier None

P2. Location:  □ Not for Publication  ✔ unrestricted
   *a. County Monterey
   *b. USGS 7.5' Quad Monterey
   *c. Address 487 Monroe Street
   *d. UTM: Zone 10S; 598381 mE/ 4051034 mN

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

This one-story Spanish Colonial Revival residence located at 487 Monroe was built on Lot 5 of the 1906 Underwood Subdivision of Block 68. It was constructed sometime between 1925 and 1935. The L-shaped house has two front facing protruding gabled wings with a short round tower crowned with Spanish tiles merged into the center of the building shape. While the front of the building presents a Spanish tile gabled roofing system, the rear roof section is raised flat within a perimeter parapet wall. The house is covered in heavy stuccoed stucco. An exterior stucco chimney is located on the wall at the north elevation.

The round tower is located in the center of the house which serves as the porch. A short run of stairs lead to the small entrance patio which is defined by two short stucco walls and a metal gate. A large arched entry way with

(See Continuation Form)

P3b. Resource Attributes (List Attributes and codes) HP02

P4. Resources Present  ✔ Building □ Structure □ Object □ Site □ District □ Element of District □ Other (isolates, etc.)

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

P5b. Description of Photo:

View, date, accession #

P6. Date Constructed/Age and Source:  ✔ Historic  □ Prehistoric
   □ Both
   ca1930, Sanborn Maps

P7. Owner and Address:
   Maureen S. Mason
   609 Lobos Ave.
   Pacific Grove, CA  93950

P8. Recorded by:
   L. Dill, F. Maggi, J. Kusz
   Architectural Historians
   Archives & Architecture
   PO Box 1332
   San Jose, CA  95109

P9. Date Recorded:  6/15/2005

P10. Survey Type (Describe)
   Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none.")
   Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information
two small arched openings with metal grills serves as the partially enclosed porch. Located above this arched entryway is a floral bas relief detail. A wood door provides entrance to the house. Three diamond shaped colored tiles are located in the frieze of the round tower. Both front facing gables have arched fixed windows; however, one is larger than the other and serves as the focal window. These windows are stained glass with a floral motif and have panes in a diamond pattern. Above the arched windows is a tiled decorative vent. An identical arched window is located on the other side of the porch. The remaining windows on the residence are eight-over-one double hung wood windows or aluminum sliding windows.

A short retaining wall defines the front yard with a walkway to the residence which is surrounded by hedges. A driveway is located to the south of the property which leads the original garage built to match the house in style.

The property is in excellent condition and a distinctive example of houses built in the Old Town Neighborhood about 1930.
**State of California - The Resources Agency**  
**DEPARTMENT OF PARKS AND RECREATION**  
**PRIMARY RECORD**

<table>
<thead>
<tr>
<th>Survey #</th>
<th>Other Listings</th>
<th>Review Code</th>
<th>Reviewer</th>
<th>Date</th>
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</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
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</tr>
</tbody>
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**Resource Name or #:**  
(Assigned by Recorder) **499 Monroe Street**

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**P1. Other Identifier:** None

**P2. Location:**  
☐ Not for Publication  
✓ unrestricted

* a. County: Monterey
* b. USGS 7.5' Quad: Monterey
* c. Address: 499 Monroe Street
* d. UTM: Zone 10S: 598272 mE/ 4051040 mN

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

This Spanish Colonial Revival duplex was built sometime between 1925 and 1936 on portions of Lots 6 and 7 of Block 68 (1906 Underwood Subdivision). The duplex is a single story building over a two-car parking garage that is accessed off of Jefferson St. The house has a gable roof covered with Spanish tile, with front gables facing both street frontages. The porches on these two frontages have recessed alcoves and thin protruding surrounds that rise to thin gable tops. The house is sheathed in stucco.

The sash of the windows have been replaced by single-pane aluminum slider windows.

A short concrete wall encloses a small front yard that is lightly landscaped.

The property is in very good condition. It is representative of the Spanish Colonial Revival style that was prevalent in the Old Town Neighborhood during the mid-1920s to 1930s. (See Continuation Form)

---

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

---

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

---

**P5b. Description of Photo:**  
(View, date, accession #)

---

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

ca1932. Sanborn maps

---

**P7. Owner and Address:**
Irene C. Gamero Tr
499 Monroe St.
Monterey, CA 93940

---

**P8. Recorded by:**
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

---

**P9. Date Recorded:**  
6/15/2005

---

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

---

**P11. Report Citation:**  
(Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

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DPR 523A (01/04)

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*Required Information*
P3a. Description (continued):

s, and has distinctive aspects to its design, although the loss of windows has reduced its integrity significantly. It appears however that the changes may be reversible.
**State of California - The Resources Agency**
**DEPARTMENT OF PARKS AND RECREATION**
**PRIMARY RECORD**

**Survey #**
**DOE #**
**Other Listings**
**Review Code**
**Reviewer**
**Date**

**Resource Name or #:** (Assigned by Recorder) 529 Monroe Street

**P1. Other Identifier** None

**P2. Location:**
- **Not for Publication**
- **unrestricted**
- **a. County** Monterey
- **b. USGS 7.5' Quad** Monterey
- **Date** 1997
- **T 15; R 1; 1/4 of Sec 1; 1/4 of Sec 2**; MD B.M.
- **c. Address** 529 Monroe Street
- **City:** Monterey
- **Zip** 93940
- **d. UTM:** Zone 10S; 598359 mE/405085 mN
- **e. Other Locational Data:** (e.g., parcel #, directions to resource, etc. as appropriate)

East side of Monroe St. between Jefferson and Madison Sts.

**P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This pre-1912 Neoclassical Revival cottage was constructed on a lot created within the 1906 National Bank Subdivision. It is rectangular in shape with a large hipped roof covered with composition shingles that dominates the appearance of the building from the street. The façade is symmetrical with a central glass-pane door recessed into a small porch area and framed by two square pilasters. Above the entry is a small hipped dormer with an eight-lite window. Although the roof itself has boxed eaves, the dormer roof exhibits exposed rafter tails. The front porch is accessed by a concrete stairway with metal handrails, both components replacements of the originals. The cladding is beveled drop siding.

The symmetry of the building has a counterpoint in the fenestration at the front. To the right is a tri-partite window set (with replacement... (See Continuation Form—)

**P3b. Resource Attributes** (List Attributes and codes) HP02

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

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

**P5b. Description of Photo:**
(View, date, accession #)

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

ca1908, Sanborn Maps

**P7. Owner and Address:**
Dominic Mineo TR
76 Via Chualar
Monterey, CA 93940

**P8. Recorded by:**
L. Dill, F. Maggi, J. Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

**P9. Date Recorded:** 6/15/2005

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

**P11. Report Citation:** (Cite survey report and other sources, or enter "none.")
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)

*Required Information*
P3a. Description (continued):

ent windows), and to the left is a cantilevered square bay that has its own small hipped roof with exposed rafter tails match those of the dormer.

The house is set back behind a short concrete wall that frames the yard, and has a driveway to the north of the house that leads to a garage at the side of the house, as the property jogs inward at the rear. The property is in excellent condition, consistent with Neoclassical Revival houses built in the early period of the Old Town Neighborhood but with a unique composition at the façade.
P1. Other Identifier None

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 1997 T 15 R 1 1/4 of 1/4 of Sec ; MD B.M.
   c. Address 543 Monroe Street City: Monterey Zip 93940
   d. UTM: (Give more than one if large and/or linear resources) Zone 10S ; 598355 mE/ 40592 mN
   e. Other Locational Data: (e.g., parcel #, directions to resource, etc. as appropriate)

East side of Monroe St. between Jefferson and Madison Sts.

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)
This pre-1912 Craftsman Bungalow was constructed on a lot created within the 1906 National Bank Subdivision. It is generally rectangular in shape with a large hipped roof covered with composition shingles. The roof has large belcast eaves with solid soffits, and a large front facing gable end that covers a large porch area. At the front gable only, large scroll-cut braces with diamond point outriggers provide articulation to the façade.

The porch is both recessed into the building shape and extends out under the gable front overhang. This gable is supported at the front by sets of thin rounded columns; sets of three at the outer edge and a set of two centered on the porch. The entry is offset to the right of the center set of columns.

The clapboard is painted red. The fenestration is detailed with wide board trim. Two 1- (See Continuation Form—)

P3b. Resource Information (List Attributes and codes) HP02

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

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

P5b. Description of Photo:
(See view, date, accession #)

P6. Date Constructed/Age and Source: ☑ Historic ☐ Prehistoric ☐ Both
   ca1911, Sanborn Maps

P7. Owner and Address:
Frank H. Mercurio
543 Monroe St.
Monterey, CA 93940

P8. Recorded by:
L.Dill, F.Maggi, J.Kusz
Architectural Historians
Archives & Architecture
PO Box 1332
San Jose, CA 95109

P9. Date Recorded: 6/15/2005

P10. Survey Type (Describe)
     Survey - Reconnaissance

P11. Report Citation: (Cite survey report and other sources, or enter "none").
Archives & Architecture: Reconnaissance Survey Lower Old Town, Monterey, California, for City of Monterey, 2005.

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

DPR 523A (01/04)
P3a. Description (continued):

arge picture windows are positioned on the front façade; one within the porch area, and the other on the front of an angled bay. These appear to be original, but other windows on the building appear to be retrofits done to match the original double-hung systems.

The house is set back behind a short concrete wall that frames the yard with a central trellised entry. A driveway to the north provides access to a garage at the rear. The property is in excellent condition, consistent with Craftsman Bungalows built in the early period of the Old Town Neighborhood. This particular example is distinctive.