

**APPENDIX D**

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**CULTURAL RESOURCES TECHNICAL REPORTS**

**APPENDIX D1**

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**HISTORIC RESOURCES INVENTORY AND EVALUATION REPORT**



# HISTORIC RESOURCES INVENTORY AND EVALUATION REPORT

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Canyon Power Plant

*PREPARED FOR*

URS Corporation  
130 Robin Hill Road Suite 100  
Santa Barbara, CA 93117

October 2007

## SUMMARY OF FINDINGS

URS Corporation contracted with JRP Historical Consulting LLC (JRP) to prepare the Historical Resources Inventory and Evaluation Report for historic buildings, structures, and objects located within the architectural study area for this project, the proposed Canyon Power Plant (CPP).

The purpose of this document is to comply with Section 106 of the National Historic Preservation Act as amended and the California Environmental Quality Act (CEQA), as it pertains to historical resources, and to assess whether the architectural resources located within the project study area should be considered eligible for the National Register of Historic Places (NRHP) or historical resources for the purposes of CEQA; that is, whether they are listed in, determined eligible for, or appear eligible for listing in the California Register of Historic Resources (CRHR). This study was conducted in accordance with 36 CFR 800 relating to implementation of Section 106 of the National Historic Preservation Act and Section 15064.5(a)(2)-(3) of the CEQA Guidelines using the criteria outlined in Section 5024.1 of the California Public Resources Code.

The proposed CPP is located in the northeast corner of Anaheim's corporate boundaries in an industrial park. It is southeast of Placentia and north of the Santa Ana River. Formerly orange groves, the area was developed as an industrial park after being annexed by the City of Anaheim in 1956 as part of a program of industrial growth in that city. The site of the power station currently contains a large concrete tilt up building, ancillary equipment sheds, and three previously evaluated houses that were suggested as ineligible for listing in the CRHP or NRHP. The surrounding light industrial buildings were constructed between 1968 and 1980. The linear components for electrical transmission, gas and reclaimed water, traverse similar industrial areas and crosses the Carbon Canyon Diversion Channel between Kraemer Street and Miller Street. Only one building over 45 years old exists along the linear routes, a residence 3233 E. Miraloma Avenue. This report concludes that the proposed CPP site at 3071 East Miraloma Road, the adjoining properties within the study area, and the parcels along the linear routes do not contain buildings, structures, or objects that appear to meet the criteria for listing in the CRHR and thus do not that qualify as historical resources for the purposes of CEQA.

**Appendix A** includes maps showing the project vicinity and location (**Map 1**), and linear routes (**Maps 3 through 5**). Map 2 indicates the location of the resource evaluated in this report. The DPR 523 forms for the evaluated properties are in **Appendix B**.

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Appendix A: Maps

Appendix B: DPR 523 Forms

## 1. PROJECT DESCRIPTION

The Canyon Power Plant (CPP) will consist of a nominal 200-megawatt (MW) simple-cycle plant, using four natural gas-fired General Electric LM 6000PC Sprint combustion turbines and associated infrastructure. The project site is located at 3071 East Miraloma Avenue, in a City of Anaheim (COA)-designated industrial zone.

The CPP and associated construction laydown areas will be located on approximately 10 acres of disturbed land located at 3071 East Miraloma Avenue. Main access to the CPP site will be at the southeast corner of the project site from East Miraloma Avenue. A second gated entrance will be accessible via East Miraloma Avenue with a third gate off the alley to the east of the site. (Total land disturbance will be approximately 10 acres.)

The existing CPP site is predominantly paved (concrete and asphalt). Principal land use for the site was food catering for a fleet of approximately 75 to 100 trucks, formerly operated by Orange County Food Service. Onsite structures include a kitchen/warehouse building, maintenance garage (9 service bays), truck wash facility (5 bays), two ice manufacturing buildings, several storage sheds, and an outdoor truck repair shop which includes storage lockers and petroleum products, all of which will be demolished as a part of the CPP project.

The following activities are not part of the CPP project:

- Three residential houses along East Miraloma Avenue have recently been removed and are not a part of this Application for Certification (AFC). The COA Risk Manager and Fire Department determined that the residential units posed security and fire risks, and therefore they were removed. A letter from the COA Risk Manager to the Public Utilities Department is included in Appendix Q.
- Soil remediation activities associated with Phase I, Phase II, and Supplemental Phase II reports. The COA, now as owner of the property, has determined that it will conduct any soil remediation activities to limit its environmental liability for future uses of the site. These activities will occur regardless of whether the CPP project obtains a CEC license.
- Installation of a temporary, 8-foot-high security fence around the perimeter of the entire 10-acre site.
- General maintenance activities including site cleanup and trash removal.

The project will include the construction and/or installation of the following components:

- **Proposed CPP site.** In addition to the four natural gas-fired GE LM 6000PC Sprint gas turbines, the plant will include generator step-up transformers (GSUs), a 69 kilovolt (kV) switchyard, onsite fuel gas compressors, a gas pressure control and metering station, a

packaged chilled water system for combustion turbine engine (CTG) power augmentation with associated heating ventilation and air conditioning (HVAC)-type four-cell cooling tower, selective catalytic reduction system (SCR) emission control systems, and other associated plant infrastructure.

- **Gas Pipeline.** Natural gas will be provided via a new 3,240-foot-long, 12-inch, 350 pounds per square inch gauge (psig) gas line owned and maintained by SoCal Gas Company (SCGC), which will be connected to new onsite fuel gas compressors that will be part of the CPP facility. From the CPP site, this new pipeline will run approximately 580 feet east in East Miraloma Avenue to Kraemer Boulevard, then north 2,660 feet in Kraemer Boulevard to East Orangethorpe Avenue to connect into SCGC's transmission line L-1218 in East Orangethorpe Avenue. (Total land disturbance will be 0.219 acre.)
- **Process water.** Process water for the project will be recycled water supplied from the Orange County groundwater replenishment system (GWRS) via a new 2,185-foot-long, 14-inch pipeline utilizing a new offsite booster pump station. The water pipeline will run east of the site on the north side of East Miraloma Avenue for 1,850 feet to the new pumping station located north of the curb in the COA-owned easement of East Miraloma Avenue, then north 210 feet in new easement from the Orange County Water District (OCWD), then 125 feet easterly in new easement to the GWRS line on the western side of the Carbon Canyon Diversion Channel. There, it will connect to the 60-inch-diameter GWRS recycled water line at an existing 36-inch stub up. (Total land disturbance for both line and pumping station will be 0.246 acre.)
- **Electrical interconnection.** Underground 69 kV cables will connect from GSUs to the onsite switchyard, which will use gas-insulated switchgear (GIS). There will be four new underground 69 kV circuits leaving the site. Two will proceed underneath and to the south side of East Miraloma Avenue approximately 100 feet to rise up and connect to the existing 69 kV overhead Vermont-Yorba lines via two new transition structures. The second two 69 kV underground circuits will proceed eastward approximately 4,000 feet in East Miraloma Avenue, turn south on Miller, then proceed approximately 3,000 feet to connect to the Dowling-Yorba 69 kV line at East La Palma Avenue. (Total land disturbance for both sets of cables will be 0.489 acre.)
- **Communications.** Fiber optic cable will run in a common trench with the approximately 7,000-foot 69 kV electric cables, where it will tie into existing underground fiber optic cable for the supervisory control and data acquisition (SCADA) system.

## 2. RESEARCH AND FIELD METHODS

JRP examined standard sources of information that list and identify known and potential historical resources to determine whether any buildings, structures, objects, districts, or sites had been previously recorded or evaluated in or near the project study area. JRP reviewed the NRHP, CRHR, California Historical Landmarks, and California Points of Historical Interest lists.<sup>1</sup> A recently completed search of the South Central Coastal Information Center for *Anaheim Historic Resource Evaluations for 3053, 3065, and 3065A Miraloma Avenue, Anaheim, Orange County California* on August 23, 2007 located three apparently locally significant buildings and two unevaluated historic period archeological sites within a mile radius of the proposed power plant.<sup>2</sup> The three buildings are the Placentia Orange Growers Association Building (207 A-E Crowther Avenue, Placentia, CA), the Bradford Brothers Packing House (100 E. Santa Fe Avenue, Placentia, CA), and the Placentia Co-operative Orange Association (220 E. Santa Fe Avenue, Placentia, CA). All three are located over 4,000 feet northwest of the project site surrounding the Atchison Topeka and Santa Fe Railroad tracks and will not be affected by this project. The two historic period archaeological sites, 30-001670 and 30-001671, are identified as Historic Period Refuse Deposits located one half mile northeast of the project and will not be affected. JRP also contacted the Orange County Planning Department and Orange County Historical Society who referred inquiries to the City of Anaheim Historic Preservation Office.<sup>3</sup> Mike Sands, Neighborhood Preservation Coordinator, searched the records of the City of Anaheim Historic Preservation Office, and found that no previously recognized resources were recorded. However, the office has nine properties in the area marked for evaluation. They include 2831 E. Coronado Street, 3006 E. Coronado Street, 1373 N. Miller Street, 1401 N. Miller Street, 3233 E. Miraloma Avenue, 1397 N. Jefferson Street, 2983 E. Miraloma Avenue, 2901 E. La Jolla Street, and 2911 E. La Jolla Street. Only 3233 E. Miraloma Avenue would be affected by the project and it is evaluated as a part of this report. JRP also contacted the Anaheim Historical Society, but had not received a response as of October 9, 2007. Neither 3071 East Miraloma Road, adjacent properties, nor properties along the linear route have been previously identified as potential historic resources nor do they appear to have been previously evaluated for listing in the NRHP or CRHR.

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<sup>1</sup> National Park Service, National Register Information System, online database: <<http://www.nr.nps.gov/>> (accessed January 2006); Office of Historic Preservation, *California Historical Landmarks*, (Sacramento: California State Parks, 1996); and Office of Historic Preservation, *California Points of Historical Interest*, (Sacramento: California State Parks, May 1992).

<sup>2</sup> Laurie Solis and Jeremy Hollins, *Anaheim Historic Resource Evaluation for 3053, 3065 and 3065A E. Miraloma Ave., Anaheim, Orange County, California* (Santa Barbara, CA: URS Corporation, 2007)5-1.

<sup>3</sup> Personal e-mail from Rob Selway, Orange County Historic Commission, September 17, 2007; personal communication with Tracy Smith Falk, Curator, Orange County Historical Society, October 8, 2007.

Address	Direction from project	Approximate Distance from project	Approximate Distance from linear (if less than project)
2831 E. Coranado St.	Southwest	3,323 ft	
3006 E. Coranado St.	Southwest	1,523 ft	
1373 N. Miller St.	Northeast	3,877 ft	975 ft
1401 N. Miller St.	Northeast	4,057 ft	1,650 ft
3233 E. Miraloma Ave.	East	2,215 ft	0 ft
1397 N. Jefferson St.	Eastnortheast	7,477 ft	3,600 ft
2983 E. Miraloma Ave.	West	600 ft	
2901 La Jolla St.	Northwest	2,492 ft	
2901 La Jolla St.	Northwest	2,167 ft	

Figure 1: Table of properties the City of Anaheim plans to evaluate located within a mile of the project.

JRP conducted fieldwork in Anaheim on September 26 and 27, 2007 and recorded one property over 45 years old on a DPR 523 form (Appendix B). JRP conducted research at a variety of libraries and repositories including: California State Library, Sacramento; Shields Library, University of California, Davis; Orange County Archives, Santa Ana; University of California, Irvine, and the Local History Room, Fullerton Public Library. The Anaheim Local History Room of the Anaheim Public Library and the Anaheim Museum were closed for renovations during this period.

JRP then prepared a historic context to address pertinent themes of the development and expansion of Anaheim and evaluated properties over 45 years old under NRHP and CRHR criteria on the DPR 523 form. The historic themes are discussed in Section 3. The description and historical evaluation of the properties are summarized in Sections 4 and 5. Refer to Section 6 for JRP staff professional qualifications, and to the references listed in Section 7 for a complete listing of materials consulted.

### 3. HISTORICAL OVERVIEW

Orange County contains some of the oldest American settlements in California. Rancho settlement began in the Spanish era and accelerated under Mexican rule. Anaheim became the first city in the county in 1857. Several smaller communities developed in the area surrounding Anaheim taking advantage of improved transportation and new crops through the late nineteenth and early twentieth century. As the area became less agricultural and more industrial following World War II these small communities had to choose between incorporation or annexation to larger communities like Anaheim.

#### 3.1. Spanish and Mexican Era

Europeans first explored the interior of Orange County in 1769. Governor Gaspar de Portola traveled through Orange County camping along the Santa Ana River near what is now Olive as he explored the coastal region. He discovered that two groups of *Shoshoneans*, the *Juanenos* and the *Gabrielinos*, already populated the area.<sup>4</sup>

While missionaries established the Mission of San Juan Capistrano in 1776, ranchos were being established throughout the county. In 1796 the *Rancho Santiago de Santa Ana* was established by Juan Pablo Grijalva, on the southeast side of the Santa Ana River. The rancho was not confirmed by the Spanish government until 1810 and by then his grandson, Juan Pablo Peralta, and son-in-law Jose Antonio Yorba were running the rancho. The ranch had two homes, one near modern Hoyt Hill and the other near modern Olive across the river from the study area.<sup>5</sup>

Following the Mexican Revolution activity increased in Orange County. The Mexican government issued land grants for nearly the entire county. The government issued the grant for *San Juan Cajon de Santa Ana* along the northern banks of the Santa Ana River to Juan Pacifico Ontiveros in 1837.<sup>6</sup> The increase in land grants created tension with the mission leadership. Secularization of the missions to provide more land for grants divided the elite of California. Confrontations, several occurring in Southern California, accompanied a rapid succession of governors. Several groups of supporting and opposing armed troops crossed the study area camping near present day Orange and Olive along the Santa Ana River.

More troops marched through the area during the Mexican-American War as Commodore Stockton and Captain Fremont tried to secure both San Diego and Los Angeles. The end of the

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<sup>4</sup> Leo J. Friis, *Orange County Through Four Centuries* (Santa Ana, CA: Pioneer Press, 1965) 2-4.

<sup>5</sup> Friis, *Orange County Through Four Centuries*, 10-11; William Wilcox Robinson, *The Old Spanish and Mexican Ranchos*, (Santa Ana: 1965) 16-17.

<sup>6</sup> Robinson, *The Old Spanish and Mexican Ranchos*, 15.

war did not bring prosperity to the ranchos as the Land Act of 1851 forced rancho owners to defend their property claims. The Treaty of Guadalupe Hidalgo had guaranteed property rights to private holdings in California but the Land Act required that every claim be proven in court often at great expense and difficulty to the land grant holders. Spanish and Mexican law in the matter was distinct from the United States laws and customs. Juan Pacifico Ontiveros was only able to hold on to his land because his lawyer found witnesses to the process Ontiveros used to secure his land grant from the Mexican government and secured a judgment in his favor upon appeal. Despite the testimony his claim was contested all the way to the Supreme Court.<sup>7</sup> The long and costly process caused the neighboring *Santiago de Santa Ana* rancho to be broken up as the rancho was mortgaged and portions sold to support the court case. By the time the title was settled in 1858 little of the original rancho was left.<sup>8</sup>

The changing economics of California along with the Land Act resulted in Abel Stearns holding much of the former rancho land in Orange County. Abel Stearns had come to California in 1829. As a naturalized Mexican citizen he gained prominence trading tallow and skins with foreign traders. In 1841 he purchased his first rancho, *Los Alamitos*, to settle the debts of the deceased Governor Figueroa.<sup>9</sup> The Gold Rush created a cattle boom as southern California ranchos provided beef to the mining regions of the north. Stearns used the boom to increase his fortune. As Mexican grant holders became indebted in their struggle to prove their property rights Stearns was able to purchase several more ranchos including *Los Coyotes* and *Las Bolsas* to the west and south of the study area and portions of *Santiago de Santa Ana* and *San Juan Cajon de Santa Ana*.

### 3.2. City Development

The rancho owners were not generally interested in dividing or selling their land. The ranchos were self-sustaining and had populations of their own – blacksmiths, vacquaros, laborers and the large extended family. This, and the lack of capitol in southern California, prevented the growth of settlements until the ranchos began to break up in the 1870s.

Anaheim is unusual in that it was founded in 1857, before many of the ranchos were broken up. Juan Pacifico Ontiveros had successfully defended his grant in court, but determined to move to an area with less pressure to sell. The Los Angeles Vineyard Society purchased 1,165 acres to establish the Anaheim Colony. John Frohling and Charles Kohler formed the society in an attempt to secure a constant supply of grapes for their San Francisco wine merchandizing enterprise. They interested a group of German immigrants in southern California grape

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<sup>7</sup> Robinson, *The Old Spanish and Mexican Ranchos of Orange County*, (Los Angeles: Title Insurance Co, 1963) 15.

<sup>8</sup> Robinson, *The Old Spanish and Mexican Ranchos of Orange County*, 16-17.

<sup>9</sup> Robert Glass Cleland, *The Cattle on a Thousand Hills: Southern California, 1850-80*, (San Marino, CA: The Huntington Library, 1941) 193.

production. George Hansen selected and laid out the new colony in 50 twenty-acre lots, 50 home lots and 14 lots for public buildings in addition to an irrigation ditch, which was constructed to run from the Santa Ana River into Anaheim. Hansen hired workers who planted vineyards for the colonists and constructed a fence of willows which protected the colony from marauding cattle.<sup>10</sup> The first of the German settlers arrived in 1859 at the new settlement of Anaheim. With a ready market for its products, the colony was able to purchase another 1,389 acres from Juan Pacifico Ontiveros before he left the area for Santa Barbara.

The rancho system collapsed following the drought in 1861-62 with the result that the surrounding ranchos to the west and south became available for settlement. Abel Stearns had most of his wealth in cattle and land surrounding Anaheim. Following the drought most of the cattle were dead and the land mortgaged. Having already lost one of his ranches, several of his friends and associates formed the Robinson Trust in 1868. Stearns' remaining ranchos were deeded to the trust which then proceeded to break them up and market the land through the Los Angeles and San Bernardino Land Company. The company created farms of 20 to 160 acres and laid out townsites.<sup>11</sup> The sale provided Stearns with income and paid off his creditors. It also opened Orange County to settlement. Placentia, northwest of the study area, began as a "Stearns Rancho" in the 1870s, although it did not fully develop until the discovery of oil in the early twentieth century.

On the other side of the Santa Ana River, *Rancho Santiago de Santa Ana* was divided in 1868 into several new towns. William Spurgeon platted the city of Santa Ana on the 74 acres that he and Ward Bradford purchased in 1869. Columbus Tustin plated the city of Tustin on the eastern portion of 1,300 acres of the former rancho. Alfred Chapman and Andrew Glassell established Orange on 40 acres south of the old rancho house. All three communities were served by the Semi-Tropic Water Company's Chapman ditch.<sup>12</sup>

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<sup>10</sup> Pamela, Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County* (Northridge, CA: Windsor Publications, Inc., 1986) 58-59.

<sup>11</sup> Cleland, *The Cattle on a Thousand Hills: Southern California, 1850-80*, 203-204.

<sup>12</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 76,78.



Illustration 1: 1873 Map of a Portion of Los Angeles County: Showing the 'Able Stearns Ranchos.' Study area is circled in red. (From the Online Archive of California.)

Along with new settlers came new crops. The climate in California was different from what many settlers had experienced. They tried a number of crops before discovering those best suited for the region. Anaheim's settlers increased viticulture in the area, producing large numbers of wine grapes. Neighboring communities built upon their experience and produced quantities of raisins. W. H. Hardin was the first to grow oranges, producing trees from seed found in a rotting shipment from Tahiti. Other citrus fruit followed, A.D. Bishop planted lemons, and Richard H. Gilman of Placentia began a commercial grove of Valencia oranges. Other crops included barley, wheat, apricots, corn, cotton, bananas and tobacco.<sup>13</sup>

<sup>13</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 84.

An increasing number of settlements and farms diverted water from the Santa Ana River. The Anaheim Water Company diverted water from the north bank, and the Semi-Tropic Water Company diverted water to the south. When promoters of Stearns Ranchos and Placentia began digging a canal in the late 1870s, battles erupted over water rights. As the concept of first use became standard in California, the Anaheim and Placentia water systems were combined into the Anaheim Union Water Company.<sup>14</sup> The canal serving Anaheim traveled just south of the study area.<sup>15</sup>

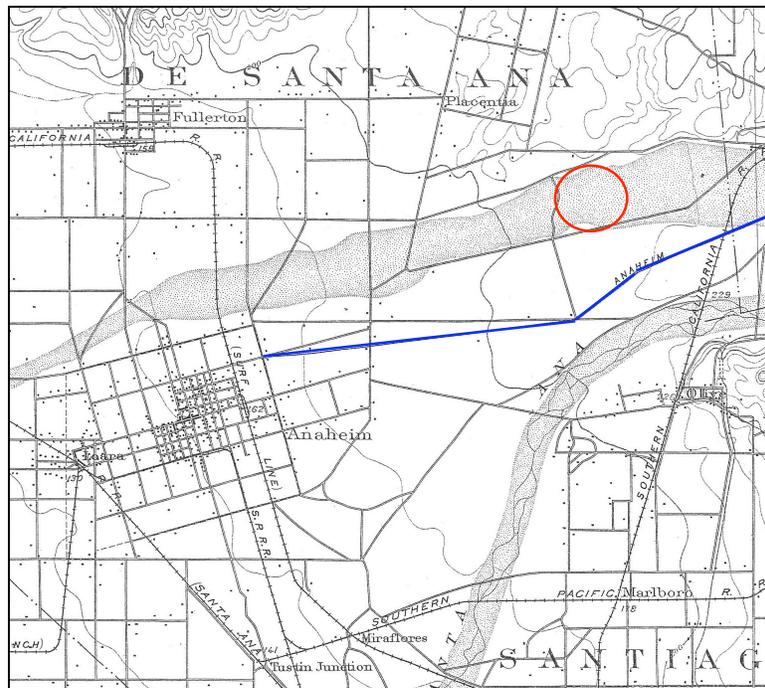


Illustration 2: USGS Anaheim Quadrangle 1900. The Anaheim canal is colored blue. Study area circled in red.

Along with new settlers came increasing demands for transportation. Through the mid 1800s Anaheim and neighboring communities transported their crops to the coast, where ships would transport their crops to market and supply settlers with needed goods. The Southern Pacific Railroad connected Los Angeles to the outskirts of Anaheim by 1875 as part of the deal with Los Angeles to bring the new southern transcontinental line to that city. The railroad extended to Santa Ana in 1877 and to Orange in 1880. The railroad was able to use rate reductions to eliminate most other rival forms of transportation until the arrival of the Atchison Topeka and Santa Fe Railroad.<sup>16</sup> The arrival of the Santa Fe, under the name of the Southern California

<sup>14</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 86.

<sup>15</sup> USGS, *Anaheim Quadrangle*, 1900.

<sup>16</sup> Stephen E. Donaldson and William A. Meyers, *Rails Through the Orange Groves, Volume 1*, (Glendale, CA: Trans-Angelo Books, 1989) 1, 21.

Railroad, in Los Angeles in 1885 led to a period of extreme passenger fare competition. Settlers using the railroads came to southern California, creating a land boom.

The land boom resulted in new communities. The Southern California Railroad reached the Santa Ana Valley in 1887, entering through the Santa Ana Canyon and then turning south to Orange and Santa Ana west of the study area. Along this track was a stop for Yorba, which later became the southern edge of Yorba Linda. The Southern California Railroad also sought to connect San Diego and Los Angeles via the Surf Line. Edward and George Amerige purchased land north of Anaheim in 1886. They joined with Pacific Land and Improvement Company, a subsidiary of Atchison Topeka and Santa Fe, to market and sell the new townsite of Fullerton on the Surf Line. The town was established by 1888 when the line was complete.<sup>17</sup> The increased population allowed Orange County to successfully separate from Los Angeles in 1889. Many of the rail lines and towns can be seen on the USGS Quadrangle Anaheim, 1900. (See Illustration 2.)

Anaheim's grape crops failed in 1885 due to Pierce's Disease carried by leafhoppers. The following year the grapevines were pulled and destroyed.<sup>18</sup> With better transportation new crops were introduced including celery (1891), sugar beets (1890s), lima beans, and chili peppers. Other residents turned to raising oranges which were boosted by orange cooperatives. The Orange Growers' Protective Union was the first to form in 1885. It was followed by Southern California Fruit Exchange (Sunkist) which began in 1893 in Fullerton.<sup>19</sup>

In the early twentieth century an oil economy developed in the hills north of Anaheim, while the rest of the surrounding area remained heavily agricultural. Oil had been located at Brea north of Anaheim in 1882. In the early twentieth century oil exploration extended along the hills north of Anaheim. Charles C. Chapman discovered oil in Placentia in 1919 at the Chapman No.1 well. Standard Oil drilled wells on the Kraemer tract to the east. The result was a land and housing boom in Placentia northwest of the study area. The settlement previously known for the *Societas Fraternia*, a group advocating a raw vegetarian diet, became an incorporated oil town in 1926.<sup>20</sup> Oil field labor lived among the agricultural families in the area between Placentia and Anaheim.<sup>21</sup> A small Mexican enclave, La Jolla, grew at the corner of La Jolla Street and Blue Gum Street.

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<sup>17</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 116; Donaldson and Meyers, *Rails Through the Orange Groves, Volume 1*, 52, 59.

<sup>18</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 103.

<sup>19</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 154.

<sup>20</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 193.

<sup>21</sup> U.S. Census Bureau, MS Population Census, Fullerton, Orange County, California, 1930 enumeration district 30-38, Sheets 8-10.

Even with the Great Depression of the 1930s, orange production in Orange County continued to grow, reaching a peak in 1938. In that year, following a drought, heavy rains caused the Santa Ana River to flood. The river broke through its banks opposite Olive, where it turned south, and additional breaks occurred upstream. Floodwaters covered downtown Anaheim and the study area, killing several residents of La Jolla. The flood crossed the entire county and deposited sandy sediment on valuable cropland. As a result, congress authorized the Army Corps of Engineers to construct the Prado Dam based on 1929 flood control studies. The system to contain the Santa Ana River and its tributaries was placed on hold through World War II and the Korean War. The Carbon Canyon Creek and Diversion Channel project was not funded until 1955 and was constructed through the study area in 1961 using techniques developed on the Los Angeles River project.<sup>22</sup>

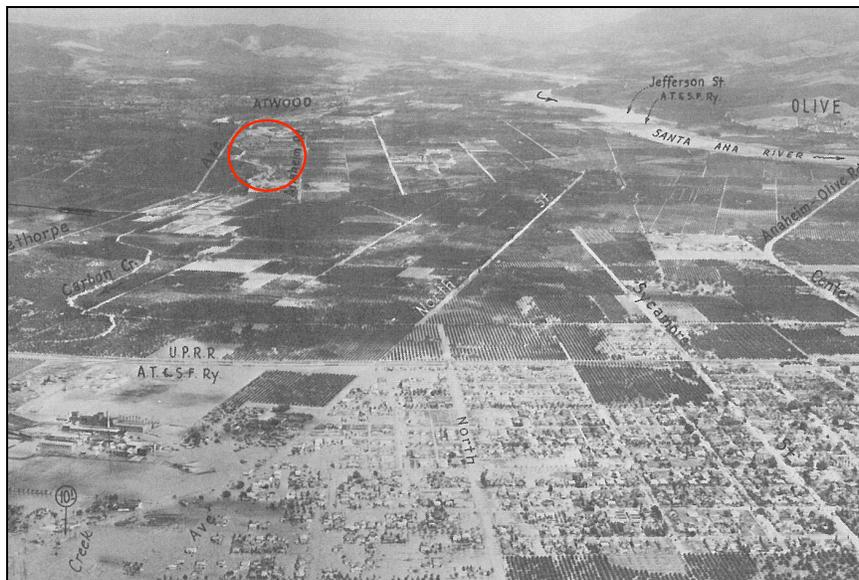


Illustration 3: Aerial view of 1938 flood, Anaheim is in the foreground. Study area is circled in red. Anthony F. Turhollow, *A History of the Los Angeles District, U.S. Army Corps of Engineers 1898-1965*.

<sup>22</sup> Anthony F. Turhollow, *A History of the Los Angeles District, U.S. Army Corps of Engineers 1898-1965* (Los Angeles: U.S. Army Engineer District, 1975) 194-195.



Illustration 4: Construction of the Carbon Canyon Diversion Channel, February 1961. 3233 E. Miraloma Avenue is in the upper left corner. Orange County Archives.

The orange industry continued to have difficulties when a new disease ‘quick decline’ began to affect orchards in 1939.<sup>23</sup> The cause was not isolated until 1946, but by then World War II had changed the economy of the county. Agricultural processing remained important to the war effort along with increased oil production, but the war also brought new economic forces. Numerous military bases were constructed in the area; Santa Ana Army Air Base, Naval Air Station in Los Alamitos, Naval Ammunition and Net Depot at Seal Beach, Santa Ana Naval Air Station, Marine Corps Air Station at El Toro and several small installations. Immediately, the bases resulted in new construction jobs, transportation improvements, more housing and services. Later, communities provided light industrial feeder plants for the larger shipyards and aeronautics plants of Los Angeles.<sup>24</sup>

Following the war, Anaheim made a conscious decision to attract industry. The area had cheap land and housing, and low interest rates which resulted in a population boom from 14,556 in 1950 to 104,184 in 1960. To achieve this growth, the city ran advertisements in *The Wall Street Journal*, arranged tours for visiting businessmen and instituted a streamlined construction and permitting process. Locally, the government educated the public on the benefits of industry in the area.<sup>25</sup> In order to accommodate the new industrial enterprises, the City of Anaheim annexed 37.7 square miles between 1954 and 1980.<sup>26</sup> This included the 2-A Addition of 1956 which

<sup>23</sup> John Wescott, *Anaheim City of Dreams: An Illustrated History* (Chatsworth, CA: Windsor Publications, Inc., 1990) 67.

<sup>24</sup> Robert M. Veague, “Orange County, California: World War II Effects on Community Development,” *Proceedings of the Conference of Orange County History 1988* (Orange, CA: Chapman College, 1988) 154.

<sup>25</sup> Wescott, *Anaheim City of Dreams*, 72-73.

<sup>26</sup> Wescott, *Anaheim City of Dreams*, 73.

encompasses the study area. Twenty percent of the city's land was zoned for industrial use by 1970. Because of these annexations and policies, industry in Anaheim grew from 27 industries employing 1,400 workers in 1947 to 460 industries employing 48,500 workers in 1968. This growth impacted neighboring communities. Concerned with annexation by larger neighbors like Anaheim or those wishing to otherwise control their future, communities throughout Orange County incorporated after nearly a century of growth. Orange County had only thirteen incorporated cities in 1941 but eleven more incorporated in the short period between 1953 and 1962.<sup>27</sup>

Industrial growth has also been accompanied by growth in other sectors. Disneyland opened in 1955 creating a demand for hotels and restaurants to serve visitors. Anaheim has also attracted major athletic teams. As a result, people often associate Anaheim with recreation more than its industrial economic base.

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<sup>27</sup> Veague, "Orange County, California: World War II Effects on Community Development," 155.

#### 4. DESCRIPTION OF RESOURCES

The proposed Canyon Power Plant and its linear routes are located in an industrial park of warehouses and light industry in the northeast corner of the City of Anaheim. A majority of the buildings were constructed in the 1960s and 1970s with tilt-up concrete construction. Ancillary buildings are typically prefabricated metal construction. Three houses on APN 344-221-10 were over 50 years old but were previously evaluated prior to removal because of a risk to public health and safety. They were evaluated as not to be historic resources for the purposes of CEQA or as historically significant for the NRHP or CRHP. An additional property, a residence at 3233 E. Miraloma Avenue, was over 45 years old and is located along the 69kV transmission line and the reclaimed water line. It was evaluated for this report and does not appear to be historically significant or eligible for the NRHP or CRHP either. The zoning plan for Northeast Anaheim, where the project is located, does not have any provisions for preservation of historical resources.<sup>28</sup>

APN	Address	Date of Construction
344-211-04	3000 E. La Jolla St.	1974
344-211-13	1351 N. Hundley St.	1973
344-211-12	1350 N. Hundley St.	1973
344-211-09		Between 1972 & 1981
344-211-23	3070 E. Ceena Ct.	1978 & 1980
344-211-22	1351 N. Kraemer Blvd.	1978 & 1980
344-221-11	N/A	
344-221-10	3041 E. Miraloma Ave.	1983
344-221-03	3065 E. Miraloma Ave.	1954
344-221-04	3051 E. Miraloma Ave.	1977
344-221-09	3071 E. Miraloma Ave.	1967
344-221-05	1331 N. Kraemer Blvd.	1973
344-221-06	1321 E. Kraemer Blvd.	1973
344-221-08	3081 E. Miraloma Ave.	1973
344-341-13	3010 E Miraloma Ave.	1978 & 1980
344-341-02	3040 E. Miraloma Ave.	Post 1981
344-341-03	3060 E. Miraloma Ave.	1966
344-341-04	3064 E. Miraloma Ave.	1976
344-341-05	3070 E. Miraloma Ave.	1968

Figure 2: List of the properties consisting of the study area one parcel deep surrounding 3071 E. Miraloma Avenue.

<sup>28</sup> Anaheim Municipal Code



Illustration 5: 3060 E. Miraloma Avenue, showing typical tilt-up concrete construction of the area.

The service lines exit the project site and travel along Miraloma Avenue to the east. The gas line turns north along Kraemer Avenue. The communications/electrical and waterlines continue to the west. The waterline stops at the Carbon Canyon Diversion Channel while the communications and electrical line crosses the channel and turns south along Miller Street before ending at La Palma Avenue. The entire route is surrounded by buildings of tilt-up construction. Kraemer Street is seven lanes wide with concrete curbs. Miraloma Avenue and Miller Street are five lanes with concrete curbs. The buildings are set back from the road about 50 feet with parking lots and greenways between the buildings and the road.



Illustration 6: Kraemer Street looking south from 1331 N. Kraemer Street.



Illustration 7: Miraloma Avenue facing west from Miller Street.

The retaining pond is northeast of Kraemer Street and Miraloma Avenue it is a portion of the Carbon Canyon flood control system. The Carbon Canyon Diversion Channel was constructed in 1961 and crosses Miraloma Avenue between Kraemer Street and Miller Street. The earthen channel has sloping sides and a flat bottom. The road crosses over a concrete bridge with metal railings. The channel directly under the bridge is lined with concrete and has a wooden sill

connecting the earthen channel to the concrete. A large rectangular storm drain connects to the channel on the southeast side.



Illustration 8: Carbon Canyon Diversion Channel at Miraloma Avenue, camera facing northeast.

One building over 45 years old is located along this portion of Miraloma Avenue. The residence at 3233 E. Miraloma Avenue was constructed in 1935 and expanded to 2,494 feet following the 1938 flood. Miraloma Avenue narrows fifteen feet at the parcel, reflecting the original parcel lines on that side of the road. The two-story, Spanish Eclectic style residence has an irregular plan, unadorned stucco siding and red American Spanish tile roof with exposed eaves. The main portion of the house is two stories with an end gable roof with louvered vent. A nearly enclosed two-story porch with a hip roof stretches across the front (south façade). The second story has nearly square openings and the first floor has an arcade of three arched and one rectangular opening. A porte cochere with arched top extends from the east side of the house and has a flared wing wall to the east. A shed roof covers it. Two short stairs connect the porte cochere to the first floor porch and main entrance. To the east and north are single story wings with low pitched gable roofs. The fenestration is irregular. The windows are wood frame casements varying from 2 to 5 lights, while the first floor focal windows have molded segmental pediments. The second story has two slightly recessed double hung windows. The front door is made of wood and has an arched screen door.



Illustration 9: 3233 E. Miraloma Avenue, camera facing north.

A detached garage to the northeast of the house has a square plan. The garage is covered with stucco and has a composite shingle hipped roof with tile ridge accent. The garage has two modern overhead doors with four six light, arched top decorative windows in each, and shed - roofed shed attached midway along the eastern edge. The shed is sided with vertical boards and has a large metal frame-sliding window on the east, and a second on the south. A shade pavilion is located between the drainage channel and the residential complex. Metal poles painted green support it. It has a corrugated metal shed roof and two panels of wood lattice on the western side. A two-foot tall, light-colored brick fence topped by flat red tiles surrounds the residence and garage. Three-foot brick piers are located approximately every twenty feet.

## 5. FINDINGS AND CONCLUSIONS

### 5.1. Evaluation Criteria

JRP used the criteria of the California Register of Historical Resources (CRHR) and the National Register of Historic Places (NRHP) to evaluate the historic significance of the properties within the study area.

The State of California references cultural resources in the California Environmental Quality Act (CEQA—Public Resources Code (PRC) Division 13, Sections 21000-21178); archaeological and historical resources are specifically treated under Sections 21083.2 and 21084.1, respectively. California PRC 5020.1 through 5024.6 (effective 1992) creates the California Register of Historical Resources (CRHR) and sets forth requirements for protection of historic cultural resources. The criteria for listing properties in the CRHR are in Section 15064.5(a)(2)-(4) of the CEQA Guidelines, which provide the criteria from Section 5024.1 of the California Public Resources Code. The CRHR is in the California Code of Regulations Title 14, Chapter 11.5. The CRHR criteria closely parallel those of the NRHP. The eligibility criteria for listing properties in the NRHP are codified in Code of Federal Regulations 36 Part 60 and explained in guidelines published by the Keeper of the National Register.

Eligibility for listing in either the NRHP or CRHR rests on twin factors of significance and integrity. A property must have both significance and integrity to be considered eligible. Loss of integrity, if sufficiently great, will overwhelm historical significance a property may possess and render it ineligible. Likewise, a property can have complete integrity, but if it lacks significance, it must also be considered ineligible.

*Historic significance* is judged by applying the NRHP and CRHR criteria. The NRHP criteria are identified as Criteria A through D, the CRHR as Criteria 1 through 4. The NRHP guidelines explain that a historic resource's "quality of significance in American history, architecture, archeology, engineering, and culture" is determined by meeting at least one of the four main criteria. Properties may be significant at the local, state, or national level:

- NRHP Criterion A (CRHR Criterion 1): association with events or trends significant in the broad patterns of our history;
- NRHP Criterion B (CRHR Criterion 2): association with the lives of significant individuals;

- NRHP Criterion C (CRHR Criterion 3): a property that embodies the distinctive characteristics of a type, period, or method of construction, represents the work of a master, or that possesses high artistic values;
- NRHP Criterion D (CRHR Criterion 4): has yielded, or is likely to yield information important to history or prehistory.

In general, NRHP Criterion D (CRHR Criterion 4) is used to evaluate historic sites and archaeological resources. Although buildings and structures can occasionally be recognized for the important information they might yield regarding historic construction or technologies, the properties within the study area for this project are building types that are well documented. Thus, these properties are not principal sources of important information in this regard.

Certain property types are usually excluded from consideration for listing in the NRHP, but can be considered if they meet special requirements in addition to meeting the regular criteria. The following are the seven Criteria Considerations that address properties usually excluded from listing in the National Register:<sup>29</sup>

- Consideration A: Religious Properties
- Consideration B: Moved Properties
- Consideration C: Birthplaces and Graves
- Consideration D: Cemeteries
- Consideration E: Reconstructed Properties
- Consideration F: Commemorative Properties
- Consideration G: Properties that have Achieved Significance within the Past Fifty Years

*Integrity* is determined under NRHP guidelines through applying seven factors to the historic resource. Those factors are location, design, setting, workmanship, materials, feeling, and association. These seven can be roughly grouped into three types of integrity considerations. Location and setting relate to the relationship between the property and its environment. Design, materials, and workmanship, as they apply to historic buildings, relate to construction methods and architectural details. Feeling and association are the least objective of the seven criteria, pertaining to the overall ability of the property to convey a sense of the historical time and place in which it was constructed.

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<sup>29</sup> USDI, National Park Service, "How to Apply the National Register Criteria for Evaluation," *National Register Bulletin 15*, 25, 41-43; USDI, National Park Service, "Guidelines for Evaluating and Nominating Properties that have Achieved Significance within the Last Fifty Years," *National Register Bulletin No. 22* (Washington, D.C.: Government Printing Officer, 1979, revised 1990 and 1996).

The CRHR definition of integrity and its special considerations for certain properties are slightly different than those for the NRHP. Integrity is defined as “the authenticity of an historical resource’s physical identity evidenced by the survival of characteristics that existed during the resource’s period of significance.” The CRHR further states that eligible resources must “retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance” and it lists the same seven aspects of integrity used for evaluating properties under the NRHP criteria. The CRHR’s special considerations for certain properties types are limited to: 1) moved buildings, structures, or objects; 2) historical resources achieving significance within the past fifty years; and 3) reconstructed buildings.

Under CEQA Guidelines, Section 15064.5 (a), a “historical resource” includes:

- A resource listed in or eligible for the California Register of Historical Resources;
- A resource listed in a local register of historical resources, as defined in section 5020.1(k) of the Public Resources Code or identified as significant in an historical resource survey meeting the requirements of section 5024.1(g) of the Public Resources Code;
- Any object, building, structure, site, area, place, record, or manuscript that a lead agency determines historically significant, provided the determination is supported by substantial evidence in light of the whole record;
- A resource so determined by a lead agency as defined in Public Resources Code sections 50203.1(j) or 5024.1.
- Historical resources listed in, or determined eligible for, the NRHP are automatically listed in the CRHR, Section 5024 (d)(1)(2) of the Public Resources Code.

## **5.2. Evaluation**

None of the buildings or structures in the APE of the Canyon Power Plant appear to meet the criteria for listing in the National Register of Historic Places or the California Register of Historic Resources. All buildings or structures in the study area one parcel deep around the Canyon Power Plant site (3071 E. Miraloma Avenue) over 50 years old received evaluation. In addition, a windshield survey of the linear routes identified one property over 50 years old which also received evaluation. None of the more recently constructed buildings appear to meet the exacting standards of exceptional significance. Therefore, none of the buildings in the study area or along the linears appear to be significant historic properties subject to Section 106, nor do they appear to be historical resources for the purposes of CEQA.

The residences at 3053, 3065 and 3065A E. Miraloma Avenue on assessor’s parcel 344-221-03 were recorded and evaluated within the past five years. None of them appeared to meet the

criteria for listing in the NRHP or CRHR and are not historical resources for the purposes of CEQA.<sup>30</sup>

An additional residence at 3233 E. Miraloma Avenue was recorded as a part of this report. Located along East Miraloma Avenue between Miller Street and Kraemer Street, the residence does not appear to meet the criteria for significance for the NRHP or CRHR. The residence does not appear to be significant for its association with the industrial development of northeast Anaheim or earlier agricultural production (Criterion A or 1). The residence at 3233 E. Miraloma Avenue was constructed near the peak of orange production in Orange County, but did not make a significant contribution to the expansion of the crop. Instead the residence is an example of a house with a small orchard once found throughout Orange County.

Under Criterion B the residences are not associated with any significant individuals. The properties are not directly associated with the Kraemers or the early real estate companies. Later residents were typical operators of an orange orchard at 3233 E. Miraloma Avenue.

Under Criterion C the residence is a modest example of its architectural style. The house at 3233 E. Miraloma Avenue uses the vocabulary of the Spanish Eclectic style made popular by the San Diego Panama-California Exposition of 1915 and found throughout California.<sup>31</sup> The house has the arcaded lower porch, arched windows, stucco walls and tile roof associated with the style. However, rich details such as focal windows, decorative tile and ironwork and low relief ornament around the doors and windows are not included. The extensive alterations to the building following the flood in 1938 place the building at the very end of the stylistic period. The alterations have also resulted in unusual and atypical massing, the main two story portion of the house creates a varied roofline, but the roof line variations are not as integrated as those in excellent examples of this style. The square arcade of the second floor porch also alters the massing and disturbs the association with the Spanish Eclectic style.

In rare instances, buildings themselves can serve as sources of important information about historic construction materials or technologies (Criteria D or 4); however, these residences do not appear to be a principal source of important information in this regard.

These properties have been evaluated in accordance with Section 106 of the National Historic Preservation Act using criteria described in 36 CFR 30 and in accordance with Section 15064.5(a) (2)-(3) of the CEQA Guidelines, using the criteria outlines in Section 5024.1 of the

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<sup>30</sup> Laurie Solis and Jeremy Hollins, *Anaheim Historic Resource Evaluation 3053, 3065 & 3065A E. Miraloma Ave, Anaheim, Orange County, California* (Santa Barbara, CA: URS Corporation, 2007) Appendix A.

<sup>31</sup> Virginia McAlester and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1992) 418.

California Public Resources Code, and does not appear to be a historical resource for the purposes of CEQA.

A full evaluation of 3233 E. Miraloma Avenue is located on a State of California DPR523 Form in Appendix B.

## 6. PREPARERS' QUALIFICATIONS

JRP Principal Rand F. Herbert (MAT in History, University of California Davis, 1977), provided project direction and management for the preparation of the report, consulted on the field work, and edited the report and forms. Mr. Herbert has more than 25 years professional experience working as a consulting historian and architectural historian on a wide variety of historical research and cultural resource management projects as a researcher, writer, and project manager. Architectural historian Cheryl Brookshear (MS Historic Preservation, University of Pennsylvania, 2000) performed the research and prepared the contextual statement, DPR 523 forms, and evaluations for this report. Mr. Herbert edited the report and evaluations. Research Assistant Marta Knight (MA Public History, California State University, Sacramento, 2005) prepared portions of the DPR 523 form. Research Assistant Karen Clementi (BA History, San Jose State University, 2007) edited portions of this document.

Mr. Herbert qualifies as a historian/architectural historian under United States Secretary of Interior's Professional Standards (as defined in 36 CFR Part 61). Ms. Brookshear has a Master of Science degree in historic preservation from the University of Pennsylvania and qualifies as a historian/architectural historian under United States Secretary of Interior's Professional Standards (as defined in 36 CFR Part 61).

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### Maps/Aerial Photographs

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- Map of a Portion of Los Angeles County: Showing the 'Able Stearns ranches' La Habra, Los Coyotes, San Juan Cajon, Las Bolsas, La Bolsa Chica.* San Francisco: Lith. Geo. H. Baker, 1873.
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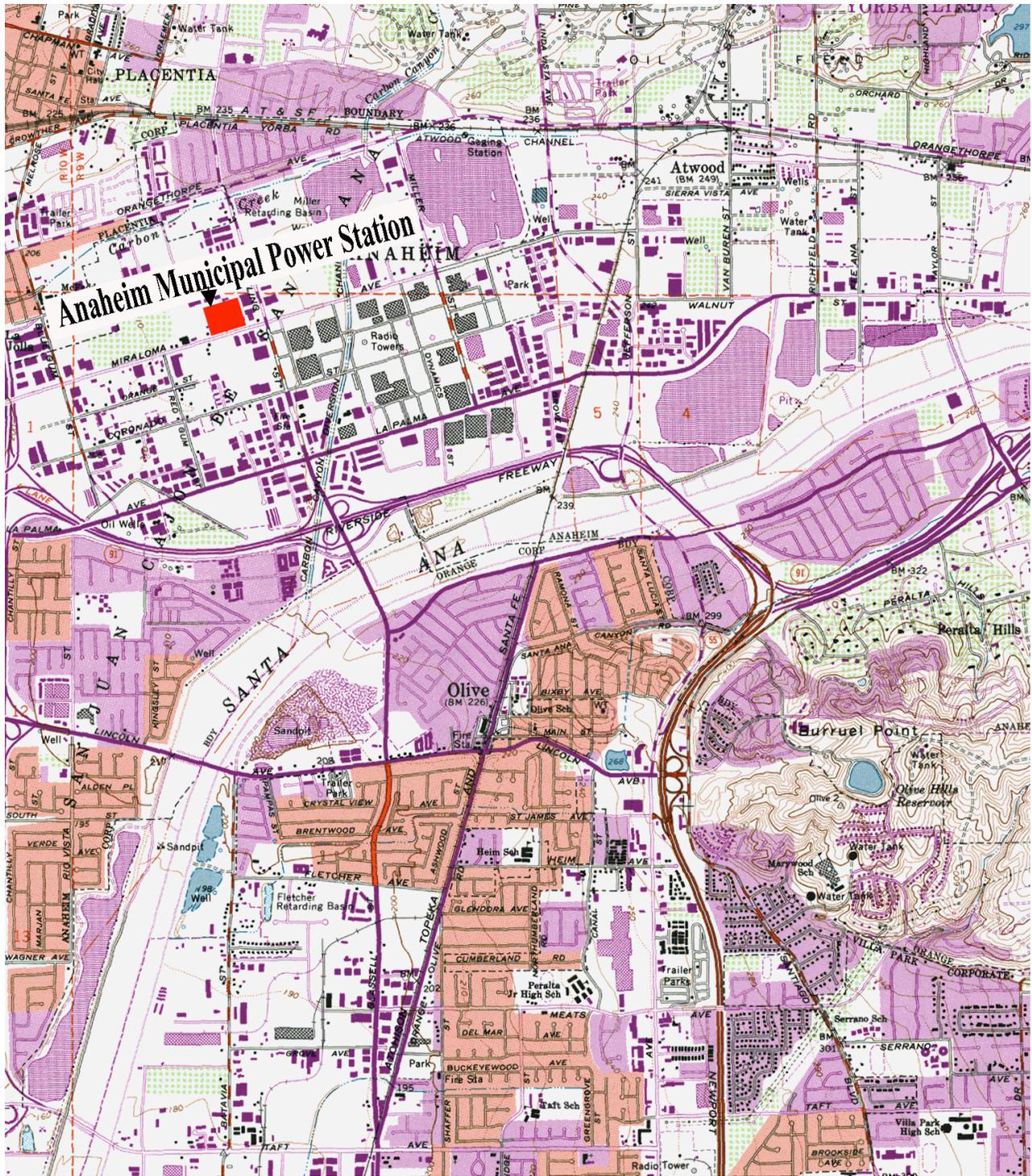
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## **Online Sources**

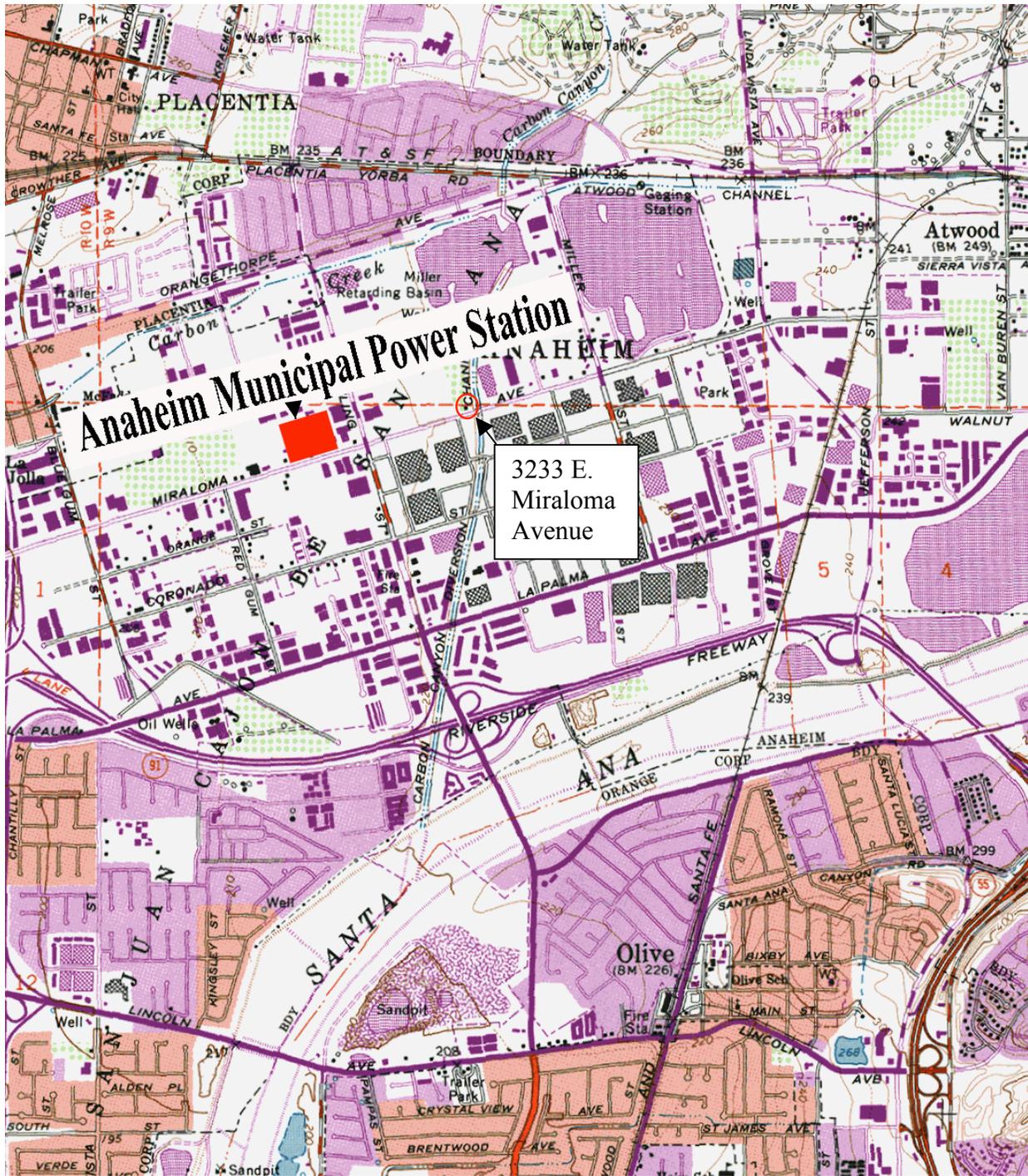
Orange County Office of Geomatics, Land Records, [www.ocgeomatics.com](http://www.ocgeomatics.com)  
First American Real Estate Services.

# **APPENDIX A:**

## **Figures**



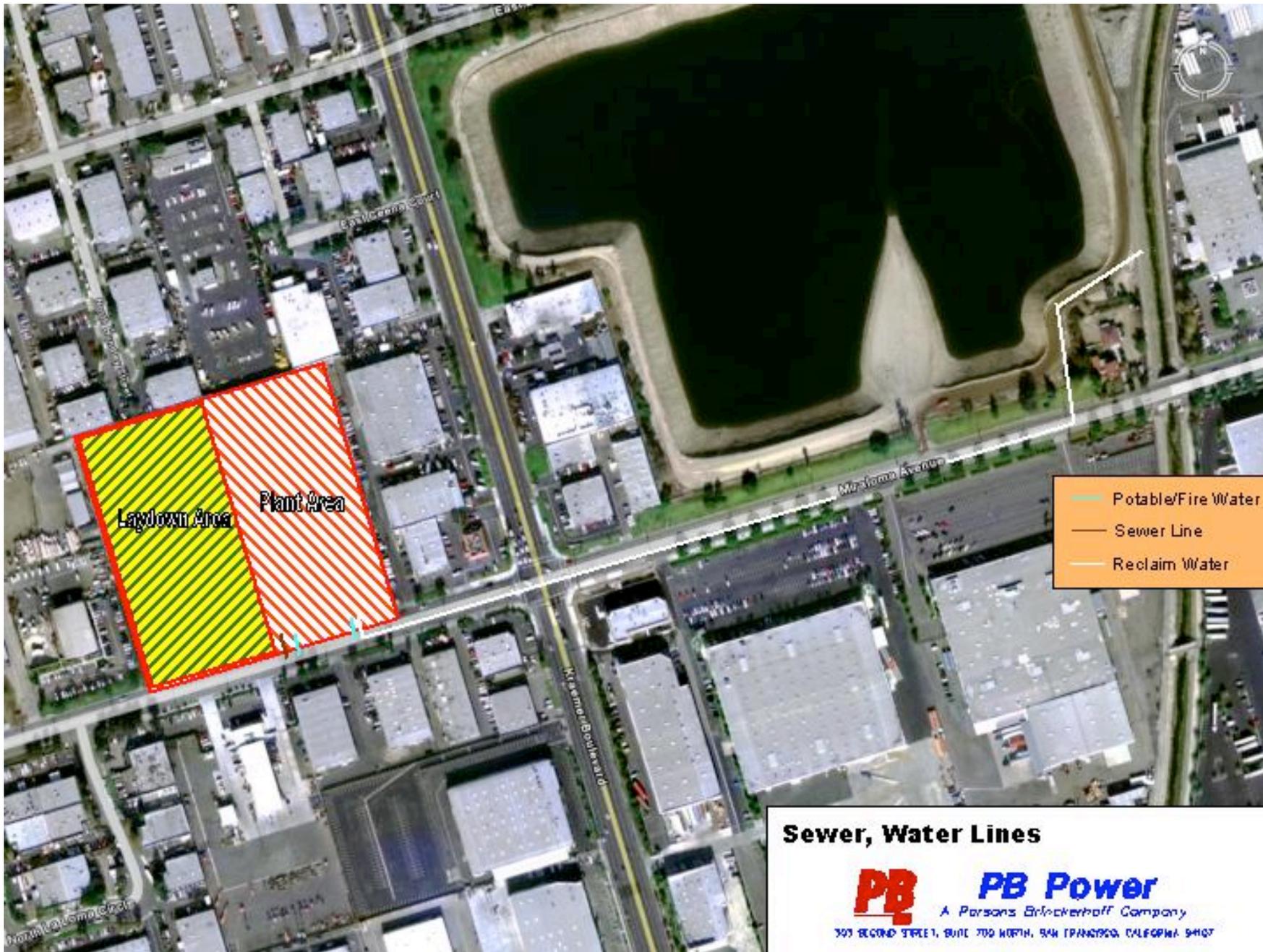
Map 1. Vicinity Map. USGS *Orange Quadrangle* Photorevised 1981.



Map 2. Location of evaluated property in relation to project.



Map 3. Project Area showing Natural Gas Line.



Map 4. Project Area showing Sewer and Water Lines.



Map 5. Project Area showing 69 kV Transmission and Communications Lines.

**APPENDIX B:**

**DPR 523 Form**

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

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 1

\*Resource Name or # (Assigned by recorder) 3233 Miraloma Avenue

P1. Other Identifier: \_\_\_\_\_

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

\*a. County Orange

\*b. USGS 7.5' Quad Orange Date 1964 (Photorevised 1981) T \_\_\_\_\_; R \_\_\_\_\_; \_\_\_\_\_ ¼ of Sec \_\_\_\_\_; \_\_\_\_\_ B.M.

c. Address 3233 E Miraloma Ave City Anaheim Zip 92806-1909

d. UTM: (give more than one for large and/or linear resources) Zone \_\_\_\_\_; \_\_\_\_\_ mE/ \_\_\_\_\_ mN

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

APN: 345-061-11

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

The 2,494 square foot house at 3233 Miraloma Drive sits on .59 acres and was constructed in 1935. The two-story, Spanish Eclectic style residence has an irregular plan, unadorned stucco siding and red American Spanish tile roof with exposed eaves. The main portion of the house is two stories with an end gable roof with louvered vent. A nearly enclosed two-story porch with a hip roof is across the front (south façade). The second story has nearly square openings and the first floor has an arcade of three arched and one rectangular opening. A porte cochere with arched top extends from the east side of the house and has a flared wing wall to the east. A shed roof covers it. Two short stairs connect the porte cochere to the first floor porch and main entrance. To the east and north are single story wings with low pitched gable roofs. The fenestration is irregular. The windows are wood frame casements varying from 2 to 5 lights, while the first floor focal windows have molded segmental pediments. The second story has two slightly recessed double hung windows. The front door is made of wood and has an arched screen door. (See Continuation Sheet)

\*P3b. Resource Attributes: (List attributes and codes) HP2 (Single Family Residence)

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

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



P5b. Description of Photo: (View, date, accession #) Camera facing north, September 26, 2007

\*P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1935 Assessor's Records

\*P7. Owner and Address:

Rau, Patricia A  
3233 E Miraloma Ave.  
Anaheim, CA 92806-1909

\*P8. Recorded by: (Name, affiliation, address)

Cheryl Brookshear,  
JRP Historical Consulting Services,  
1490 Drew Ave, Suite 110,  
Davis, CA 95618

\*P9. Date Recorded: September 26, 2007

\*P10. Survey Type: (Describe) Intensive

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") Historic Resources Inventory and Evaluation Report Anaheim Municipal Power Station, JRP Historical Consulting, 2007.

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

DPR 523A (1/95)

\*Required Information

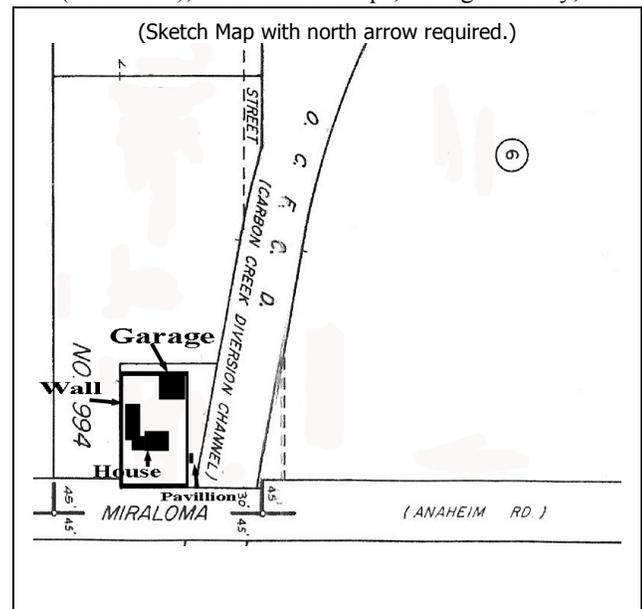
B1. Historic Name: \_\_\_\_\_  
B2. Common Name: 3233 E Miraloma Ave.  
B3. Original Use: Residence B4. Present Use: Residence  
\*B5. Architectural Style: Spanish Eclectic  
\*B6. Construction History: (Construction date, alteration, and date of alterations) Year built: 1935, addition and garage 1939-1955.  
\*B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_  
\*B8. Related Features: Detached garage  
B9. Architect: Unknown b. Builder: Unknown  
\*B10. Significance: Theme n/a Area n/a  
Period of Significance n/a Property Type n/a Applicable Criteria n/a  
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The property at 3233 Miraloma Avenue does not appear to meet the criteria for listing in the National Register of Historic Places (NRHP) or the California Register of Historical Resources (CRHR) because it does not appear to have historical significance. This property has been evaluated in accordance with Section 15064.5(a)(2)-(3) of the CEQA Guidelines, using the criteria outlined in Section 5024.1 of the California Public Resources Code, and does not appear to be a historical resource for the purposes of CEQA.

(See Continuation Sheet.)

B11. Additional Resource Attributes: (List attributes and codes) \_\_\_\_\_  
\*B12. References: Hallan-Gibson, Pamela. The Golden Promise: An Illustrated History of Orange County. Northridge, CA: Windsor Publications, Inc., 1986; Map of a Portion of Los Angeles County Showing the 'Able Stearns ranches' La Harbra, Los Cyotes, San Juan Cajon, Las Bolsas, La Bolsa Chica. San Francisco: Lith. George H. Baker, 1873; Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Miscellaneous Records of Los Angeles County Book 18, page 88, Kraemer Tract, December 21, 1886; Virginia L. Carpenter, "Two Cities – Anaheim and "North Anaheim" Later Placentia" Proceedings of the Conference of Orange County History 1988, Orange, CA: Chapman College, 1988; Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Tract Record Golden State, MM 4/66, 1906; Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Tract Record 994, MM 33/8, 1935; USDA, Agricultural Adjustment Administration, Orange County, 1938 aerial; Turhollow, Anthony F A History of the Los Angeles District, U.S. Army Corps of Engineers 1898-1965. Los Angeles: U.S. Army Engineer District, 1975; Department of Public Works, Carbon Cyn Channel/Creek EO2 and EO3 1960-1961, Photographs, Orange County Archives (1992/9/79); Aerial Photomaps, Orange County, 1964 aerials; E.L. Pearson & Associates, Orange County, 1970 aerials; Wescott, John. Anaheim City of Dreams: An Illustrated History. Chatsworth, CA: Windsor Publications, Inc., 1990; Veague, Robert M. "Orange County, California: World War II Effects on Community Development," Proceedings of the Conference of Orange County History 1988 Orange, CA: Chapman College, 1988.

B13. Remarks:  
\*B14. Evaluator: Cheryl Brookshear.  
\*Date of Evaluation: October 2007  
(This space reserved for official comments.)



### **P3a Description:**

A detached garage to the northeast of the house has a square plan. The garage is covered with stucco and has a composite shingle hipped roof with tile ridge accent. The garage has two modern overhead doors with four six light, arched top decorative windows in each. The garage has a shed roofed shed attached midway along the eastern edge. The shed is constructed of vertical boards and has a large metal frame-sliding window on the east and a second on the south. A shade pavilion is located between the drainage channel and the residential complex. Metal poles painted green support it. It has a corrugated metal shed roof and two panels of wood lattice on the western side. A two-foot tall, light-colored brick fence topped by flat red tiles surrounds the residence and garage. Three-foot brick piers are located approximately every twenty feet.

### **B10. Significance (continued):**

#### Historic Context

The area northeast of Anaheim where 3233 E. Miraloma Avenue is located was part of the *San Juan Cajon de Santa Ana* grant given to Juan Pacifico Ontiveros in 1837.<sup>1</sup> Juan Pacifico Ontiveros had successfully defended his grant in court, but determined to move to an area with less pressure to sell. He sold 1,165 acres to the Los Angeles Vineyard Society to form the Anaheim Colony in 1857.<sup>2</sup> The land northeast of Anaheim was given to Juan Pacifico's sons who sold it to Augustus Langenberger. Daniel Kraemer purchased nearly 4,000 acres and began farming.<sup>3</sup> Most of the land to the north and south was a part of Stearns' Ranches and was developed through the land boom of the 1880s.<sup>4</sup>

The Kraemer Tract was divided into eleven blocks with Daniel Kraemer's sons, Henry, Jonathan, Samuel, Edward and Benjamin, owning northern blocks. Blocks along the river were sold to individual investors.<sup>5</sup> To make the land marketable as farmland it required better transportation to markets. Samuel Kraemer worked with Placentia businessmen to bring an Atchison Topeka and Santa Fe Railroad line through the area. The line was complete in 1910.<sup>6</sup> In anticipation of the railroad, the Golden State Realty Company and the Anaheim Land Syndicate purchased Block K through the center of the tract and subdivided it into ten-acre lots in 1906<sup>7</sup>. The company advertised for salesmen as far away as Washington D.C. hoping to attract government employees to the new Golden State Tract.<sup>8</sup> H.W. Reynolds and A.W. Boerstler attempted to market a portion of the property as Placentia Acres. They subdivided 80 acres into lots just under an acre in 1911.

The area south of Placentia had been sparsely populated in 1900. The census district included the entire area north of Anaheim and listed farmers and related occupations.<sup>9</sup> In 1910 the population along the entire length of Anaheim Road (now

<sup>1</sup> William Wilcox Robinson, *The Old Spanish and Mexican Ranchos*, 15.

<sup>2</sup> Pamela Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County* (Northridge, CA: Windsor Publications, Inc., 1986) 58-59.

<sup>3</sup> *Map of a Portion of Los Angeles County Showing the 'Able Stearns ranches' La Harbra, Los Cyotes, San Juan Cajon, Las Bolsas, La Bolsa Chica* (San Francisco: Lith. George H. Baker, 1873).

<sup>4</sup> Robert Glass Cleland, *The Cattle on a Thousand Hills: Southern California, 1850-80*, 203-204.

<sup>5</sup> Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Miscellaneous Records of Los Angeles County Book 18, page 88, *Kraemer Tract*, December 21, 1886.

<sup>6</sup> Virginia L. Carpenter, "Two Cities – Anaheim and "North Anaheim" Later Placentia" *Proceedings of the Conference of Orange County History 1988*, (Orange, CA: Chapman College, 1988) 209.

<sup>7</sup> Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Tract Record Golden State, MM 4/66, 1906.

<sup>8</sup> Advertisement, *Washington Post*, April 26, 1908.

<sup>9</sup> U.S. Census Bureau, MS Population Census 1900, California, Orange County, Fullerton Township, enumeration district 141.

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\*Resource Name or # (Assigned by recorder) 3233 Miraloma Avenue

\*Recorded by Cheryl Brookshear \*Date September 26, 2007  Continuation  Update

Miraloma Avenue) had grown to thirteen households.<sup>10</sup> Oil had been located at Brea north of Anaheim in 1882. In the early twentieth century oil exploration extended along the hills north of Anaheim. Oil was discovered in Placentia, a former Stearns Rancho, in 1919 at the Chapman No.1 well. The result was a land and housing boom in Placentia northwest of the study area. The settlement previously known for the *Societas Fraternia*, a group advocating a raw vegetarian diet, became an incorporated oil town in 1926.<sup>11</sup> Oil field labor lived among the agricultural families in the area between Placentia and Anaheim.<sup>12</sup> A small Mexican enclave, La Jolla, grew at the corner of La Jolla Street and Blue Gum Street. Even with the discovery of oil the area between Orangethrope Avenue and La Palma Avenue was still planted in orange trees. Placentia Acres was abandoned and the lots were combined into new tracts suitable for orange groves. Earl B. Tally and Mary A. Tally created Tract 944, where 3233 Miraloma is located, in 1935 combining portions of the former Placentia Acres to create an approximately ten acre orange orchard.<sup>13</sup> The house at this location was built shortly after and expanded greatly after the 1938 flood, adding two wings and a garage.<sup>14</sup>

Despite the Great Depression of the 1930s, orange production in Orange County continued to grow, reaching a peak in 1938. In the year following a drought, heavy rains caused the Santa Ana River to overflow its banks in 1938. The river broke through its banks opposite Olive where it turned south, and additional breaks occurred upstream. Floodwaters covered downtown Anaheim and the study area, killing several residents of La Jolla. The flood crossed the entire county and deposited sandy sediment on valuable cropland. As a result, Congress authorized the Army Corps of Engineers to construct the Prado Dam based on 1929 flood control studies. The system to contain the Santa Ana River and its tributaries was placed on hold through World War II and the Korean War. The Carbon Canyon Creek and Diversion Channel project was not funded until 1955 and was constructed through the study area in 1961 using techniques developed on the Los Angeles River project.<sup>15</sup> Expansions to the Carbon Canyon Diversion and the associated retaining basins after 1970 reduced 3233 Miraloma Avenue to a lot just big enough for the house and garage, the orange trees had been removed a few years earlier.<sup>16</sup> The Rau family has owned the property since 1971.

The orange industry continued to have difficulties when a new disease, ‘quick decline,’ began to affect orchards in 1939.<sup>17</sup> The cause was not isolated until 1946, but by then World War II had changed the economy of the county. Agricultural processing remained important to the war effort along with increased oil production, but the war also brought new economic forces. Numerous military bases were constructed in the area; Santa Ana Army Air Base, Naval Air Station in Los Alamitos, Naval Ammunition and Net Depot at Seal Beach, Santa Ana Naval Air Station, Marine Corps Air Station at El Toro and several smaller installations. The bases resulted in new construction jobs, transportation efforts, housing and services. Later, communities provided light industrial feeder plants for the larger shipyards and aeronautics plants of Los Angeles.<sup>18</sup>

Following the war, Anaheim made a conscious decision to attract industry. The area had cheap land and housing, low interest rates which resulted in a population boom from 14,556 in 1950 to 104,184 in 1960. To achieve this growth, the city ran advertisements in *The Wall Street Journal*, arranged tours for visiting businessmen and instituted a streamlined

<sup>10</sup> U.S. Census Bureau, MS Population Census 1910, California, Orange County, Fullerton Township enumeration district 62 sheet 2.

<sup>11</sup> Hallan-Gibson, *The Golden Promise: An Illustrated History of Orange County*, 193.

<sup>12</sup> U.S. Census Bureau, MS Population Census, California, Orange County, Fullerton, 1930 enumeration district 30-38, Sheets 8-10.

<sup>13</sup> Orange County Office of Geomatics, [www.ocgeomatics.com](http://www.ocgeomatics.com), Tract Record 994, MM 33/8, 1935.

<sup>14</sup> USDA, Agricultural Adjustment Administration, *Orange County*, 1938 aerial.

<sup>15</sup> Anthony F. Turhollow, *A History of the Los Angeles District, U.S. Army Corps of Engineers 1898-1965* (Los Angeles: U.S. Army Engineer District, 1975) 194-195; Department of Public Works, *Carbon Cyn Channel/Creek EO2 and EO3 1960-1961*, Photographs, Orange County Archives (1992/9/79)

<sup>16</sup> Aerial Photomaps, *Orange County*, 1964 aerials; E.L. Pearson & Associates, *Orange County*, 1970 aerials

<sup>17</sup> John Wescott, *Anaheim City of Dreams: An Illustrated History* (Chatsworth, CA: Windsor Publications, Inc., 1990) 67.

<sup>18</sup> Robert M. Veague, “Orange County, California: World War II Effects on Community Development,” *Proceedings of the Conference of Orange County History 1988* (Orange, CA: Chapman College, 1988) 154.

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\*Resource Name or # (Assigned by recorder) 3233 Miraloma Avenue

\*Recorded by Cheryl Brookshear \*Date September 26, 2007  Continuation  Update

construction and permitting process. Locally the government educated the public on the benefits of industry in the area.<sup>19</sup> In order to accommodate the new industrial enterprises the Anaheim annexed 37.7 square miles between 1954 and 1980.<sup>20</sup> This included the 2-A Addition of 1956, which encompasses 3233 Miraloma Avenue. Twenty percent of the city's land was zoned for industrial use by 1970. Because of these annexations and policies, industry in Anaheim climbed from 27 industries employing 1,400 workers in 1947 to 460 industries employing 48,500 workers in 1968. This growth greatly impacted neighboring communities. Fearing annexation by larger neighbors like Anaheim or wishing to control their future, communities throughout Orange County incorporated. Orange County had only thirteen incorporated cities in 1941 after nearly a century of growth, eleven more incorporated in the short period between 1953 and 1962.<sup>21</sup>

#### Evaluation

Under Criterion A or 1, 3233 Miraloma Avenue is not significant in the development of northeast Anaheim or the development of orange production in the area surrounding Anaheim. The residence was constructed near the peak of orange production in Orange County, but did not make a significant contribution to the expansion of the crop. Instead the residence is an example of the small orchards once found throughout Orange County. In addition, if the residence was significant under this criterion it does not retain integrity to the potential period of significance of 1935, when the house was constructed, to 1939, when orange groves began to be affected by quick decline. The orange groves associated with the house have been removed and the setting has transformed from agriculture to industry. The house itself was extensively altered following the flood of 1938 with the addition of wings altering the design, materials and workmanship.

Under Criterion B the residence is not associated with any significant individuals. The residence was not directly associated with the Kraemers or the early real estate companies. Earl and Mary Tally were common orchardists turning to oranges after Earl had worked as an oil station overseer in Huntington Beach.

Under Criterion C the residence does not embody any distinctive characteristics of a type, period or method of construction. The house uses vocabulary of the Spanish Eclectic style made popular by the San Diego Panama-California Exposition of 1915 and found throughout California.<sup>22</sup> The house has the arcaded lower porch, arched windows, stucco walls and tile roof associated with the style. However, rich details such as focal windows, decorative tile and ironwork and low relief ornament around the doors and windows are not included. The extensive alterations to the building following the flood in 1938 place the building at the very end of the stylistic period. The alterations have also resulted in unusual and atypical massing, the main two story portion of the house creates a varied roofline, but the roof line variations are not as integrated as those in excellent examples of this style. The square arcade of the second floor porch also alters the massing and disturbs the association with the Spanish Eclectic style.

In rare instances, buildings themselves can serve as sources of important information about historic construction materials or technologies (Criteria D or 4); however, the residence does not appear to be a principal source of important information in this regard.

<sup>19</sup> Wescott, *Anaheim City of Dreams*, 72-73.

<sup>20</sup> Wescott, *Anaheim City of Dreams*, 73.

<sup>21</sup> Veague, "Orange County, California: World War II Effects on Community Development," 155.

<sup>22</sup> Virginia McAlester and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1992) 418.

## Photographs



Photograph 2: Camera facing northwest, September 26, 2007.



Photograph 3: Garage (rear) and shade pavilion (front) camera facing northwest, September 26, 2007.

**HISTORIC RESOURCE EVALUATION**

# HISTORIC RESOURCE EVALUATION

## ANAHEIM HISTORIC RESOURCE EVALUATION FOR 3053, 3065, & 3065A E. MIRALOMA AVE, ANAHEIM, ORANGE COUNTY, CALIFORNIA

*Prepared for*

City of Anaheim Public Utilities Department  
201 S. Anaheim Blvd.  
Anaheim, CA 92805

URS Project No. 28906973.01012



September 12, 2007

**URS**

130 Robin Hill Road  
Suite 100  
Santa Barbara, CA 93117  
805.964.6010 Fax: 805.964.0259



September 20, 2007

City of Anaheim  
Attn: Suzanne Wilson  
201 S. Anaheim Blvd  
Anaheim, CA 92805

**Re: Anaheim Historic Resource Evaluation Report – Project Number 28906973.01012**

Dear Ms. Wilson:

Attached, please find four copies of the Anaheim Historic Resource Evaluation Report to be distributed to the following individuals and/or departments:

- Suzanne Wilson
- Steve Sciortino
- Larry Davis
- Anaheim Planning Department (if needed)

URS appreciates the opportunity to provide the City of Anaheim with cultural resource technical studies. Should we be of any assistance in the future or should you have questions regarding this report, please feel free to contact me at 805-964-6010 ext. 560.

Sincerely,

**Laurie Solis, M.A.**  
**Project Manager/Archaeologist**

las  
Enclosure

cc: file

URS Corporation  
130 Robin Hill Road,  
Suite 100  
Santa Barbara, CA 93117  
Tel: 805.964.6010  
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www.urscorp.com

**ANAHEIM HISTORIC RESOURCE EVALUATION**

3053, 3065, & 3065A E. MIRALOMA AVE,  
ANAHEIM, ORANGE COUNTY, CA.

PREPARED FOR

**THE CITY OF ANAHEIM**

City of Anaheim Public Utilities Department  
201 S. Anaheim Blvd.  
Anaheim, CA 92805

PREPARED BY

**URS CORPORATION**

Laurie Solis, M.A.  
Jeremy Hollins, M.A.  
130 Robin Hill Road  
Suite 100  
Santa Barbara, CA 93117

URS PROJECT NO. 29404073.10000

This report evaluates the significance of three contiguous domestic dwellings and associated ancillary structures located at 3053, 3065, and 3065A E. Miraloma Avenue, in the City of Anaheim, Orange County, California. The City of Anaheim plans to demolish these blighted structures because they pose a risk to public health and safety. These three properties constituted the project's Area of Potential Effects (APE).

As a result of the proposed action to demolish the structure, and since it was believed the structures exceeded 45 years of age, the city of Anaheim contracted with URS Corporation (URS) to assess the potential significance of the property. The significance of the property was evaluated under the California Environmental Quality Act (CEQA).

The historic resource evaluation was conducted by Laurie Solis, M.A. and Jeremy Hollins, M.A., in accordance with the CEQA Public Resources Code (PRC), Section 21000 et seq., and the California Code of Regulations, Title 14, Chapter 3, Section 15000. In order to evaluate the potential significance of the structures on the property, historic research and an intensive architectural survey and evaluation were conducted by URS cultural resource specialists and a qualified URS architectural historian.

This cultural resources technical report includes a discussion of the project description and location; results of a site records and literature research, a discussion of relevant historic themes and contexts; and the results of an evaluation of the APE.

A records search for previously conducted cultural resources surveys and known resources was performed at the South Central Coastal Information Center (SCCIC) housed at California State University Fullerton, and a online search of the California Historical Resources Information System (CHRIS) for Orange County, was conducted on April 17, 2007.

On August 23, 2007, the architectural history field survey identified three historic-period resources within the APE: 3053, 3065, and 3065A E. Miraloma Avenue. These properties are representative of a 1910 Tudor Revival residence (3053 E. Miraloma Avenue), a contemporary style residence (3065 E. Miraloma Avenue), and a ranch style residence (3065A E. Miraloma Avenue). None of the resources are considered eligible for the CRHR, nor do they appear to be historical resources for the purposes of CEQA.

Based on the architectural history survey, the project will not have an adverse impact to built environment resources.

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Appendix A: DPR Forms

Appendix B: Technical Personnel

This cultural resources technical report includes: a discussion of the project and project location; a review of site records for previously completed cultural resource investigations and previously recorded sites in the APE; a discussion of relevant historic themes and contexts; and the results of an intensive survey of the APE.

## 1.1 Project Location

The City of Anaheim is located within the County of Orange (Figure 1). The project site is located in an industrial area and is bounded by Miraloma Avenue to the south, an industrial building to the east (Orange County Food Service), and industrial uses to the west and north (Figure 2). The property is situated between Kraemer and Blue Gum Street, the Santa Ana River is located south of the property, and Carbon Creek traverses north of the property in an east/west direction. The property may be found on the USGS 7.5-minute Orange quadrangle map and Assessor Parcel Number (APN) 344-221-03.

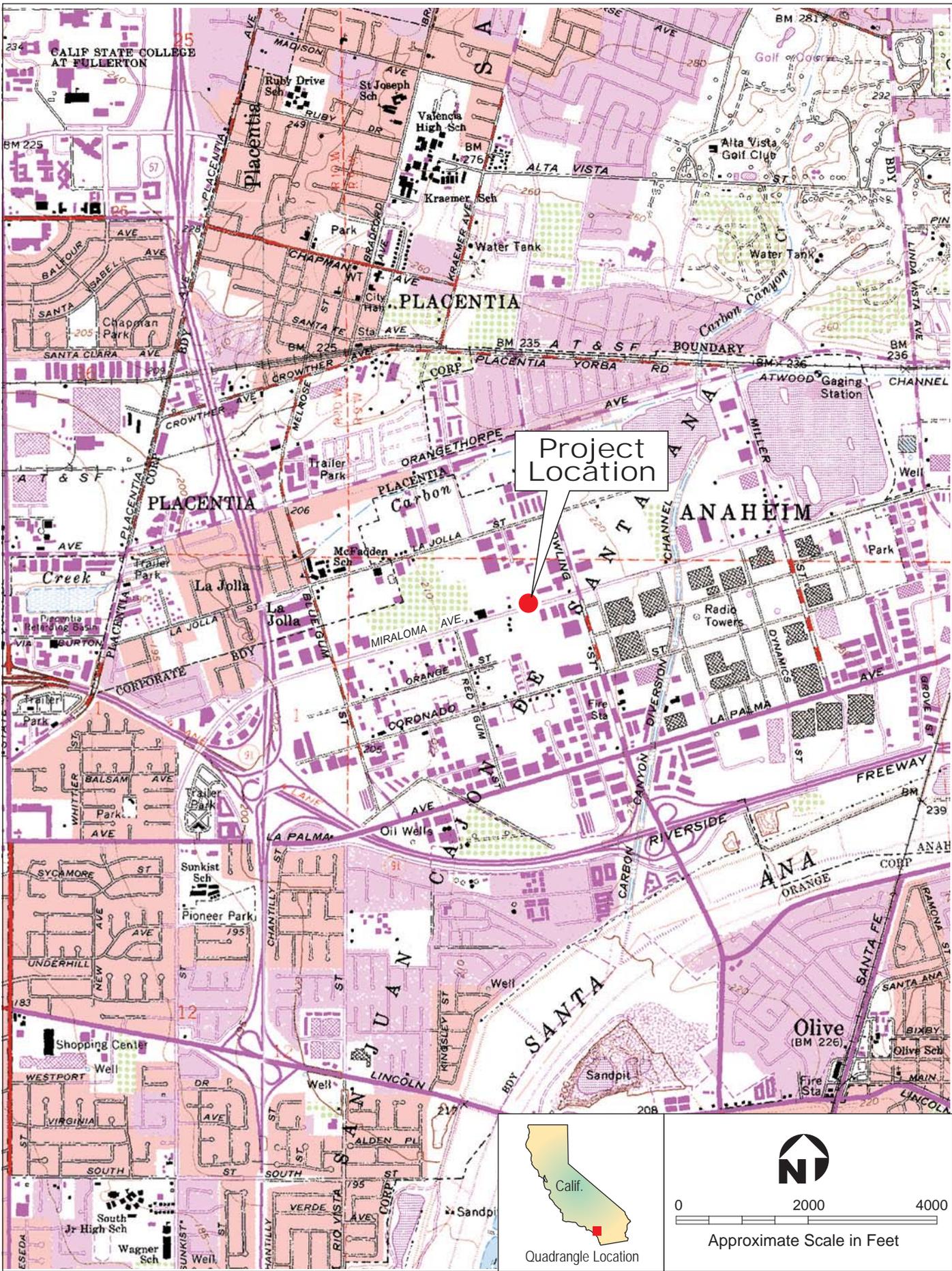
Prior to the construction of the present-day conditions of the site, the project area consisted of farmland in the form of orange groves.

## 1.2 Project Background

The project area is located in Anaheim, California, and consists of three residential dwellings and an associated ancillary structure. The residential buildings and associated out-buildings are proposed for demolition due to the blighted condition and public health and safety concerns.

## 1.3 Project Area of Potential Effect (APE)

The APE for this proposed project consists of 3053, 3065, and 3065A E. Miraloma Avenue, which includes three individual dwelling units and associated out-buildings. The project would include the demolition and removal of these buildings.



Project Location



Quadrangle Location



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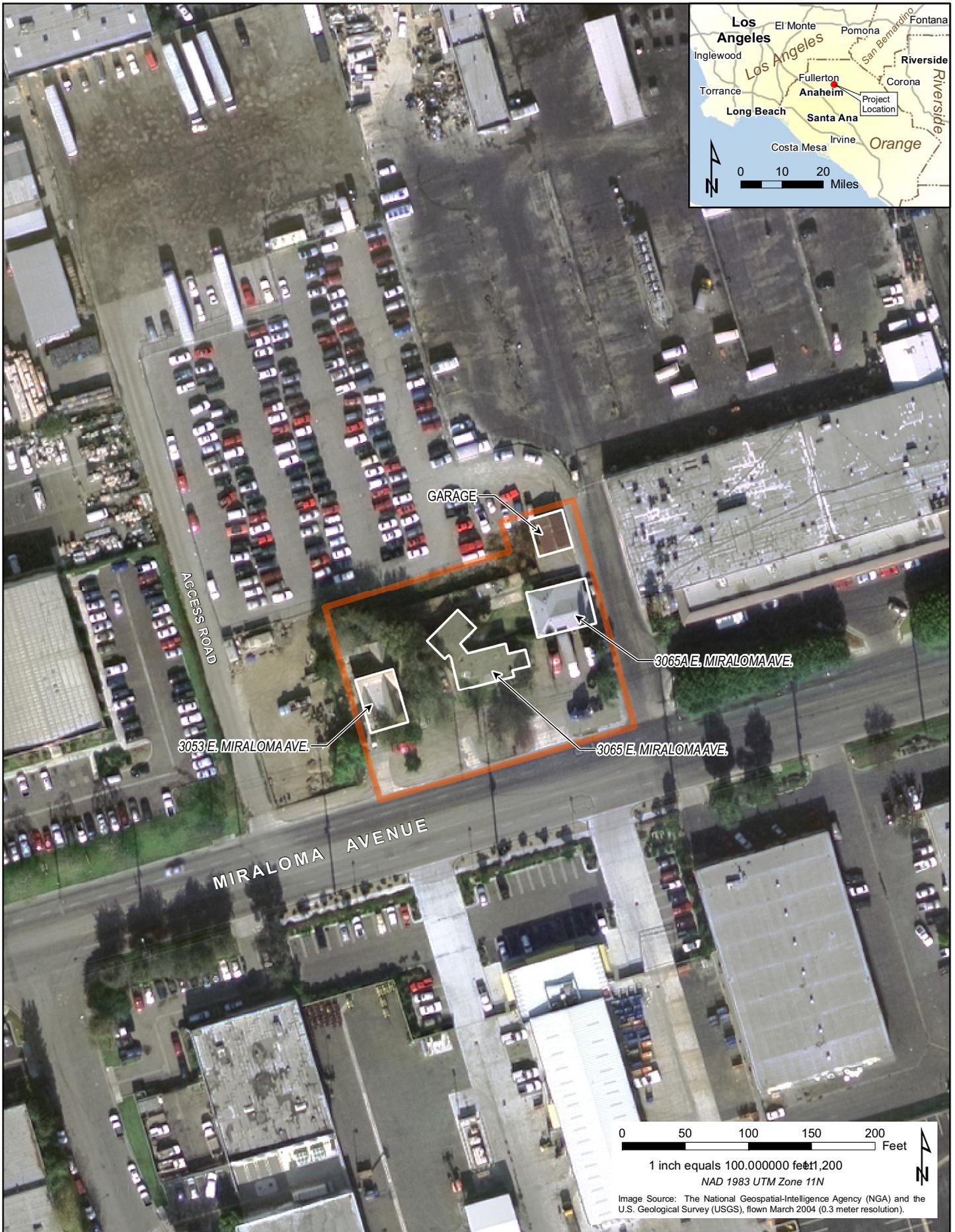
Approximate Scale in Feet

Anaheim Historic Evaluation  
URS Corporation

Source: U.S.G.S. 7.5' topographic quadrangle: La Habra, California 1964, Photorevised 1981; Anaheim, California 1965, Photorevised 1981; Orange, California 1964, Photorevised 1981; Yorba Linda, California 1964, Photorevised 1981

Figure 1. PROJECT LOCATION

September 2007



T:\AnaheimMunicipalPowerStation\deliverables\CulturalResources\Fig2\_AnaheimHistoricalEvaluationAPE.mxd



Anaheim Municipal Power Station

Figure 2. Anaheim Historical Evaluation Area of Potential Effect (APE) Map for 3053, 3065, & 3065A E. Mira Loma Avenue, Anaheim, CA

2007

### 2.1 State CEQA Guidelines

The California Environmental Quality Act (CEQA) evaluates impacts to cultural resources, including historic resources, by providing for their protection as a non-renewable resource. CEQA provides a set of criteria used to determine the significance of a resource, which if determined significant, would warrant its protection.

*California Environmental Quality Act, '21084.1: "Historical Resource; Substantial Adverse Change" 7*

For the purposes of this section, a historical resource is a resource listed in, or determined to be eligible for listing in, the California Register of Historical Resources (CRHR). Historical resources as defined in subdivision (k) of Section 4020.1, and included as such in a local register, or deemed significant pursuant to criteria set forth in subdivision (g) of Section 5024.1, are presumed to be historically or culturally significant for purposes of this section, unless the preponderance of the evidence demonstrates that the resource is not historically or culturally significant. The fact that a resource is not listed in, or determined to be eligible for listing in, the CRHR, not included in a local register, or not deemed significant pursuant to criteria set forth in subdivision (g) of Section 5024.1 shall not preclude a lead agency from determining whether the resource may be a historical resource.

*California Environmental Quality Act, '15064.5: "Determining the Significance of Impacts to Archeological and Historical Resources." 8*

For the purpose of this section, a resource shall be considered to be historically significant if it meets the criteria for listing on the CRHR (Public Resources Code [PRC] 5024.1, Title 14 California Code of Regulations (CCR), Section 4852), including the following:

- It is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.
- It is associated with the lives of persons important in our past.
- It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
- It has yielded, or may be likely to yield, important information in prehistory or history.

## 2.0 REGULATORY FRAMEWORK

---

An adverse effect on a cultural resource is defined as:

- A substantial adverse change in the significance of a historical resource by physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings; or
- A change that demolishes or materially alters those physical characteristics of a historical resource that convey its significance and that justify its inclusion in, or eligibility for inclusion in, the CRHR, or inclusion in a local register.

### 2.2 Local Cultural Resource Ordinances, Regulations, and Standards

The City of Anaheim's municipal code addresses the treatment of cultural resources identified and recorded in Anaheim. The municipal code defines the boundaries of the Anaheim Colony Historic District (Chapter 18.92), and requires that specific plans within Anaheim should consider properties of historical value (Chapter 18.72).

The County of Orange General Plan (Chapter 6) identifies areas of sensitivity for historical, archaeological, and paleontological resources within the county. The County works to conserve cultural resources through identifying areas of open space lands which are then preserved and used for public education. Articles 2 and 9 of the County of Orange Codified Ordinances establish policies for the protection of historical, archaeological, and paleontological resources in the county.

### 3.1 Current Physical Setting

The project site is identified as 3053, 3065, and 3065A East Miraloma Avenue, in the City of Anaheim, County of Orange, California.

The project site is one parcel, which consists of three contiguous residential structures, corresponding to the three addresses noted above, and their associated ancillary structures. The three residential structures are currently vacant and in a state of neglect and disrepair. The exterior and interior condition of the structures have not been maintained, and the grounds of the property consist of bare dirt, dry vegetation (such as dry leaves, weedy invasive species etc.), and large overgrown trees.

In addition, a number of pests are present on the property in the form of rats (one dead rat observed), cockroaches, and tree dwelling spiders.

The three residential structures are situated in an industrial area and are bordered on all sides by warehouses and industrial businesses.

The cultural context for the project includes a synopsis of major themes relevant to the APE: the Spanish Mission Period, Mexican Independence, American Period, Founding of Anaheim, and the Industrialization of Northeast Anaheim.

### 4.1 SPANISH MISSION PERIOD (1769 TO 1833)

While Spanish explorers had traveled along North America's western shore since the mid-15<sup>th</sup> century, Europeans did not permanently settle the area of Alta California (differentiating from Baja, or lower, California) until the end of the 18<sup>th</sup> century. In an effort to block Russian fur-traders from moving further south along the California coast, (the Spanish believed they controlled the entire west coast of the Western Hemisphere), the Spanish constructed a presidio (fortification) in Monterey near present-day San Francisco. In 1769, to re-supply the Monterey Presidio, an expedition from Baja California led by Gaspar de Portola encamped in what is now Orange County, on July 22; they named this area "Santa María Magdalena," after the Saint Mary Magdalene's name day (Case 1974).

In 1775, as the Spanish mission system expanded (both as an effort to Christianize the local Native population and to form a string of Spanish settlements along the coast of California), the Viceroy of New Spain, Don Antonio María de Bucareli y Ursúa, authorized the construction of a mission approximately halfway between the already constructed Mission San Diego de Alcalá (San Diego) and Mission San Gabriel Arcángel (Los Angeles). The name for this new mission was called "San Juan Capistrano," purportedly named after a 15<sup>th</sup> century theologian and a "warrior priest," who resided in the Abruzzo region of Italy. The mission was constructed in a strategic location: adjacent to the coast and a Native American village (*Sajavit*), which would provide the mission with not only converts (neophytes) but also with a source of labor to supply the mission with food and other goods (Robinson 1964; Case 1974).

Not even a year into its founding, the Gabrielinos (the name given to the Native population in the area) attacked Mission San Juan Capistrano—other missions, including the San Diego presidio, were attacked as well in this year—putting Spain's tenuous hold on Alta California in jeopardy. A year after abandoning the mission, the Spanish returned and constructed a new mission three miles west of the Gabrielino village *Acágcheme*, which was located between the Trabuco and San Juan Rivers.

In 1784, three aging veterans of the Portola expedition were given large land grants by Governor Pedro Fages for their service to the Spanish crown. The largest grant, which totaled 300,000 acres, was given to Manuel Pérez Nieto. Nieto's grant included present-day Long Beach and nearly a dozen other communities. The rancho boundaries were approximately the "Santa Ana and San Gabriel rivers and from the sea to and including some of the hill land on its northeastern

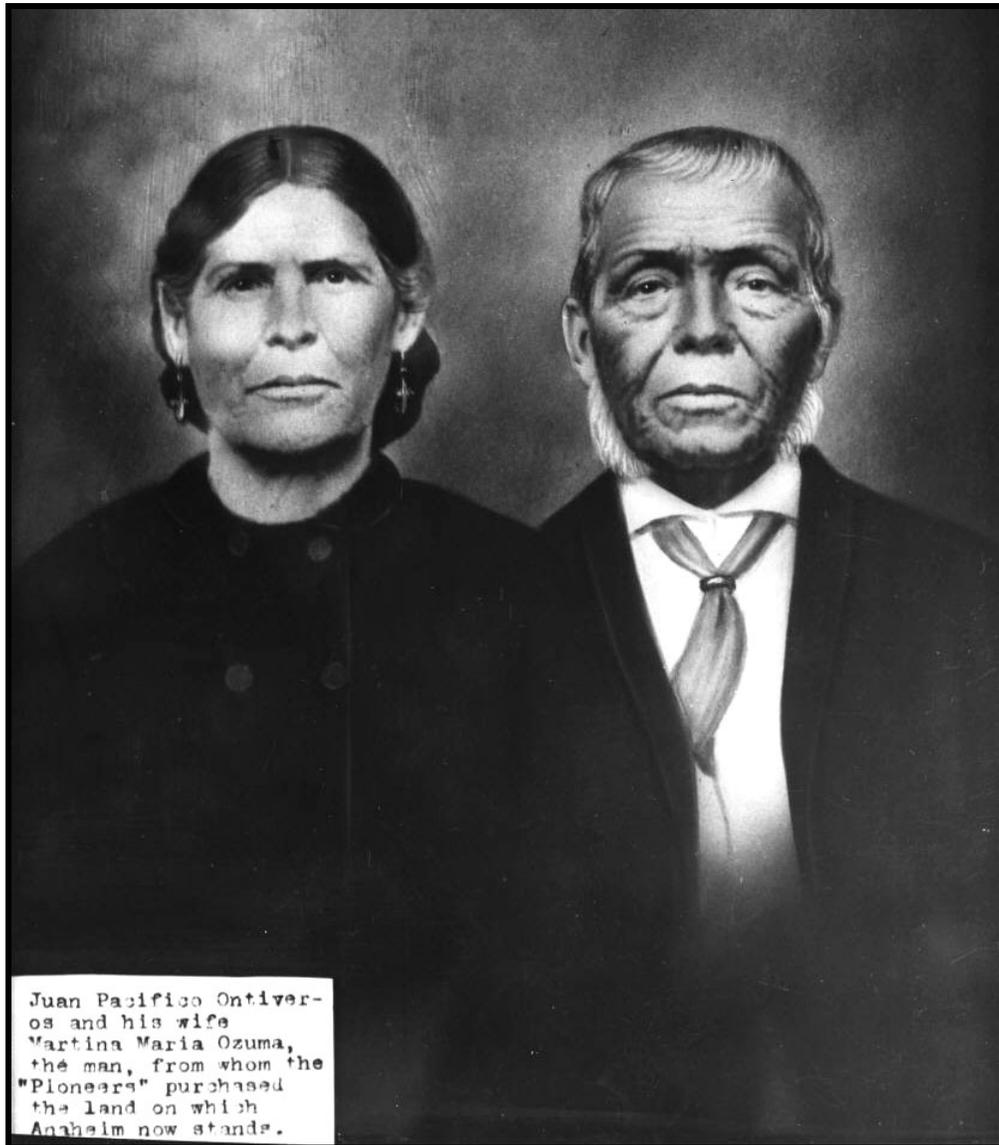
frontier” (Case 1974). The other land grants were given to José Domínguez and Jose María Verdugo (Robinson 1964).

Nieto’s grant bordered Dominguez’s Rancho San Pedro to the west and property held by the mission to the north and east. The present city of Anaheim was within or within proximity to the boundaries of the Nieto grant. Nieto built an adobe dwelling southwest of present-day Whittier (Robinson, 1964) and had cattle and horses (at least 15,000 – 20,000), corrals, and “cultivated land” on the property (Robinson, 1964). Nieto and his heirs feuded with the mission over property boundaries and heads of cattle for several years. In 1804, Nieto passed away and his grant was eventually subdivided among his heirs into five tracts: Los Cerritos, Los Coyotes, Las Bolsas, Los Alamitos, and Santa Gertrudis.

### 4.2 Mexican Independence (1833 to 1848)

In 1821, New Spain (Mexico) established its independence from the Spanish crown. Independence from Spain was a catalyst for Mexico to secularize the Alta and Baja California missions, which had vast amounts of land. The *Dons* (or Spanish nobility), were often awarded large ranchos after petitioning the Mexican government. On January 6, 1831, Governor José María Echeandia announced the secularization of a number of missions, and by 1834, all the missions were secularized. One of the largest ranchos in what is now Orange County was granted to Juan Pacifico Ontiveros.

Juan Patricio Ontiveros, born in 1795 in Los Angeles, was the son and grandson of Spanish soldiers deployed at the Spanish Mission San Gabriel (Figure 3). Juan Pacifico’s father, Juan Patricio Ontiveros, became the *mayordomo* (a retired military person who is employed by a mission to look after the agricultural operations) of Mission San Juan Capistrano and *encargado de justicia* (justice officer) for the Los Nietos Rancho. By 1825, Patricio was employed with the Rancho Santa Gertrudes, another Nieto rancho, which was partially within present-day Orange County. During this tenure he realized that a large area of land beyond that of Nieto’s Los Nietos and Los Coyotes Ranchos had not been granted by the Mexican government. Unfortunately for Juan Patricio, neighboring rancho owners including Nieto, objected to his acquisition of the land. In 1835, Juan Patricio died before being granted a rancho. However, his son Juan Pacifico Ontiveros took up his father’s cause and in 1836 reapplied for the grant. Several months later in 1837, Governor Alvarado granted to Juan Pacifico Ontiveros 35,790 acres (Figure 3) of land known as Rancho San Juan Pacifico, but changed the name to Rancho San Juan Cajon de Santa Ana (Figure 4) (Orange County Genealogical Society, 1969). In 1841, Juan Pacifico constructed his adobe on the Rancho San Juan Cajon.



**Figure 3. Don Juan Pacifico and María Martina Ontiveros,  
as pictured in a daguerreotype from 1865.**



Figure 4. Diseño (sketch map) of Rancho San Juan de Santa Ana, produced circa 1840.

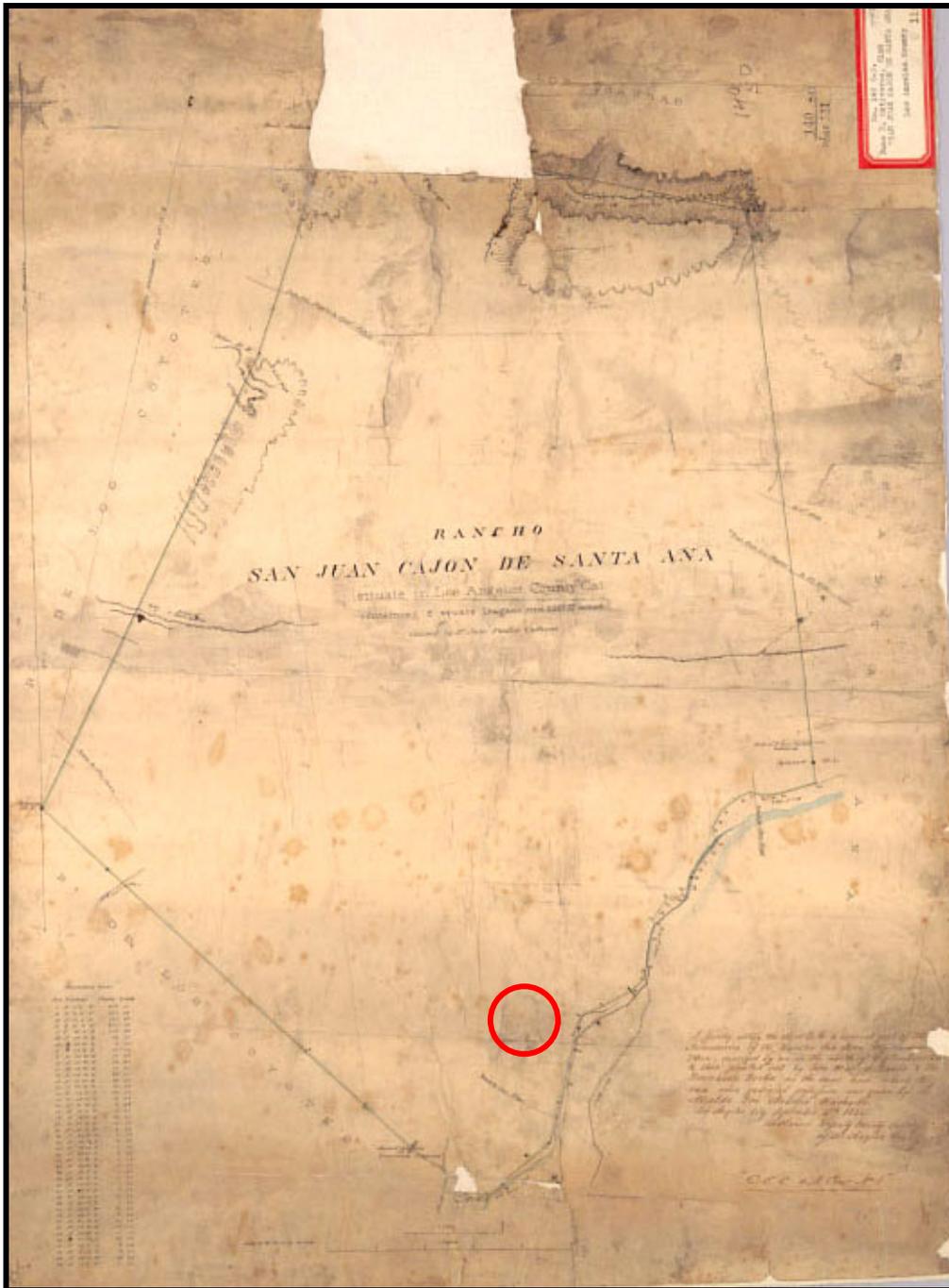
### 4.3 American Period (1848 to Present)

Only eight years after Juan Pacifico Ontiveros acquired his 35,000 acre rancho, Mexico and the newly formed United States began a protracted war. There are likely several causes for the Mexican-American War, which lasted from 1846 to 1848: “Manifest Destiny,” the Texas War of Independence, and the discovery of gold (by Americans) in California. Jacksonian Democrats coined the phrase “Manifest Destiny” in the 1840s as a political philosophy whereby the United States would control all of the land between the Atlantic and Pacific Ocean. The focus was primarily on the northwest coast, in the Oregon territory, and in the Texas territory. In 1845, during the presidency of James K. Polk, the United States annexed Texas and in 1846 invaded Mexico.

In 1848, the United States, victorious over the Mexican Army, signed the Treaty of Guadalupe Hidalgo, thereby acquiring all Mexican territory north and west of the Rio Grande and Gila Rivers, which included Texas, New Mexico territory, and Alta California. All of the original Spanish and Mexican land grants, according to the Treaty of Guadalupe Hidalgo, were to be recognized by the United States government. This of course, required the establishment of a land office, surveyors to delineate the boundaries, time, and other resources. Many of the Mexican land claims were not recorded for more than 20 years, leaving many landholders in a fiscal limbo as they had to prove their land was legally granted to them.

California was admitted as a state in 1848. The discovery of gold near Sutter’s Fort, as well as in other parts of California, caused a mass migration of predominately Anglo-Americans (other northern Europeans and Chinese also migrated in vast numbers creating a shift in the social character that had defined California a century earlier). San Francisco became a booming metropolis followed by Los Angeles. Juan Pacifico Ontiveros realized this and soon made efforts to acquire land in central coastal California. In 1855, he sold a 1,000-acre portion of his San Juan Cajon de Santa Ana rancho to a group of German settlers, and in 1855 began preparations for moving to the Santa Maria Valley, his son Juan Nicolas and daughter-in-law remained on the San Juan Cajon rancho, which Juan Pacifico had deeded 3,900 acres to them in 1863. This land was subsequently transferred to Juan Patricio’s brother-in-law Augustus Langenberger in 1864 for a sum of \$3,480.

By 1856, Juan Pacifico had relocated to the Santa Maria Valley where his father-in-law, who had received a 9,000-acre Mexican land grant in 1837, sold the Rancho Tepusquet to him. The remaining lands of the Rancho San Juan Cajon de Santa Ana, not in the possession of Don Juan Pacifico’s heirs, were sold to Abel Stearns, The United States Surveyor General for California. Stearns finally formalized the Rancho San Juan Cajon de Santa Ana in on May 21, 1877, in which the rancho is recorded as 35,970.92 acres ([http://www.sos.ca.gov/archives/level3\\_ussg3.html](http://www.sos.ca.gov/archives/level3_ussg3.html)); however Stearns had acquired the Rancho by 1873 (Figure 5).



**Figure 5. 1855 Diseño of Rancho San Juan Cajon de Santa Ana. Approximate location of Anaheim shown circled in red.**

### 4.4 Founding of Anaheim

Anaheim has its beginnings with two individuals: George Hansen, who immigrated from Austria during the California Gold Rush in 1848, and August Langenberger, a Hanoverian German who had already established himself on the Rancho San Juan Cajon de Santa Ana. Hansen had tried his hand at gold mining and then he moved to Los Angeles in 1853 becoming a civil engineer and surveyor. Hansen had surveyed Rancho San Juan Cajon de Santa Ana (Figure 6), thereby providing him with at least some foreknowledge of the landscape outside of Los Angeles. Langenberger, as mentioned above, had moved to the Ontiveros rancho and eventually married into the Ontiveros family. As Raup (1944:131) points out, Langenberger was not an original shareholder of the soon-to-come German colony of Anaheim, but was at least acquainted with Hansen, and eventually became a merchant and hotel-keeper in the community.

MacArthur (1959:18) suggests another important individual in the founding of the Anaheim colony: John Frohling. Frohling, another German settler (and a musician), first immigrated to New York then to California by 1850. Frohling and an associate, Charles Kohler, had established themselves in Los Angeles and by 1852 had started a vineyard comprised of 3,000 plantings. To further their business enterprise, the two established a wine shop in San Francisco in 1854. Here, they met Otto Weyse, another German settler, who was editor of the San Francisco *Democrat* and interested in establishing a German colony in California (Ibid).

In 1857, a group of Germans led by Hansen, Frohling, and Weyse, organized the Los Angeles Vineyard Society for the stated purpose of “starting a cooperative vineyard” (Raup, 1944:124). With Hansen as the lead planner, the organization began planning the formation of a community comprised of 50 stockholders, each receiving 20 acres of land (Figure 7). Of these 20 acres, eight acres would be reserved for wine growing. Although the experience of the Germans in viniculture is debatable, wine growing appears to have been the second most profitable source of income in the Los Angeles region by the mid-19<sup>th</sup> century (Raup, 1944:134). More importantly, the move towards an agriculturally based economy in an area historically known for cattle ranching based on large-scale landholdings was a clear shift in the economics of southern California (Raup, 1959). Another local German viniculturalist, William Wolfskill, who was also successful in the wine growing industry, provided the stock for the Anaheim vineyards. Wolfskill started growing grape vines in the Los Angeles area by the 1830s and along with the Frenchman Jean Louis Vignes, was one of California’s original vintners (Carosso, 1949:79).

On January 15, 1858, the Los Angeles Vineyard Society stockholders voted to name their community *Annaheim*, (German for home on the [Santa] Ana [River]) (Raup, 1944:126). However, the name was shortened within a year. Soon after, Hansen had the town site laid-out (Figure 8). The community was planned upon the traditional European system of square lots and a central plaza (or common area). However, the layout also had environmental conditions



Figure 6. Location of Anaheim amongst the Stearns' Rancho lands, map from 1873. Location of Anaheim encircled.

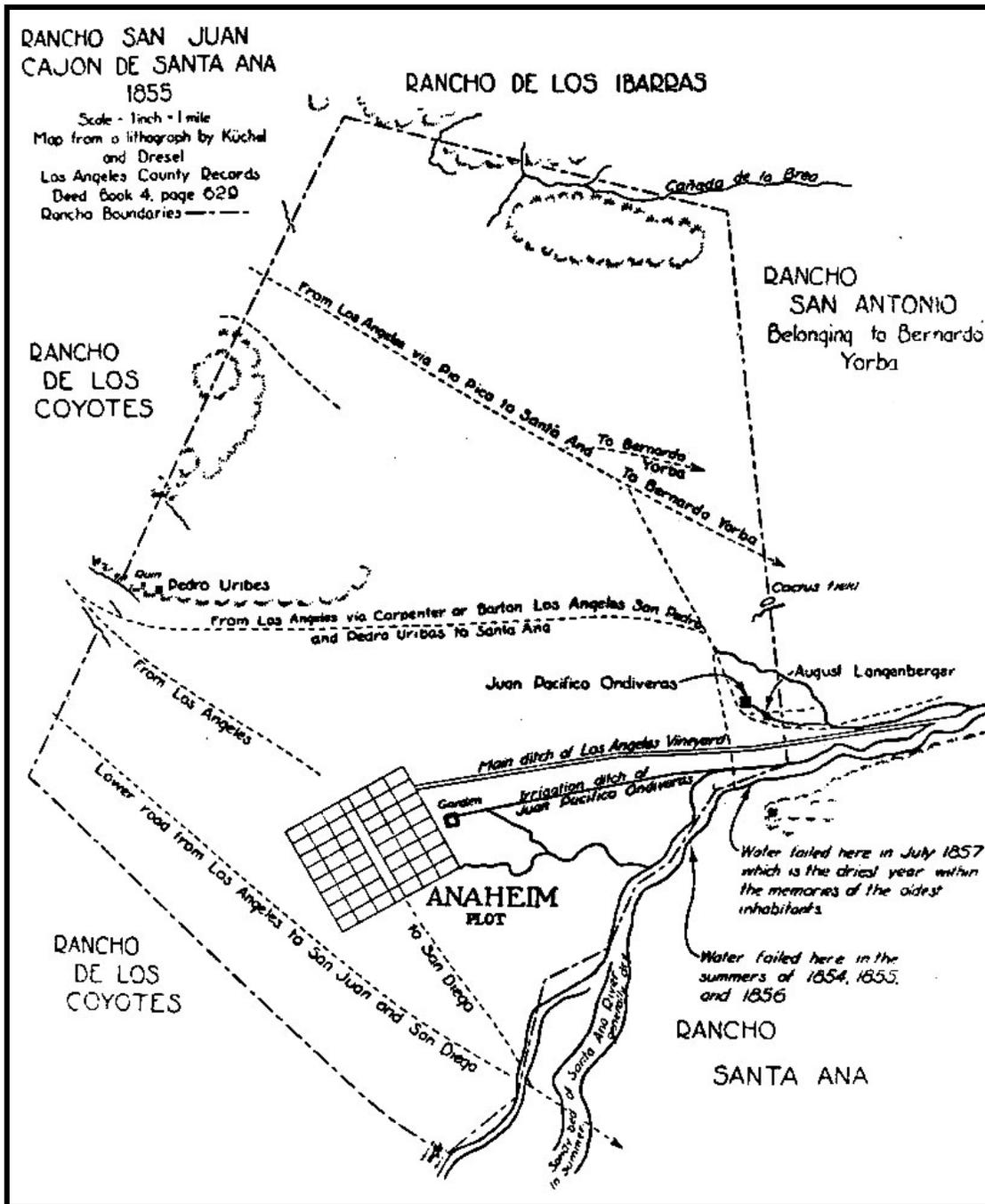


Figure 7. Map of “Site of Anaheim, California, 1855,” within the Rancho San Juan Cajon de Santa Ana with surrounding ranchos shown as reference.



## 4.0 CULTURAL CONTEXT

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in mind; the streets were aligned to allow maximum water flow from the Santa Ana River through the drainage system (Raup, 1959:65). Hansen had constructed an irrigation channel, six-miles long, excavated from the Santa Ana River, and paralleling Juan Pacifico Ontiveras' smaller irrigation ditch, to the town site. In addition to this main canal, the city contained five-foot wide and two-foot deep canals or conductor ditches spanning several miles and over 300 miles of minor ditching (MacArthur, 1958:23). In an effort to keep cattle from grazing in the vineyards, Hansen had the entire city and city lots surrounded by willows to act as a natural fence. Unfortunately, he did not realize the willows would sap the entire water system dry and the willows were eventually cut-down for firewood.

In 1876, Anaheim was incorporated and the Los Angeles Vineyard Society released all of its rights to the canals, ditches and other water conveyances to the Anaheim Water Company. Although each stockholder held stock in the Anaheim Water Company when they acquired their property (50 shares of land equated to 50 shares in the Water Company), these stocks were non-transferable (at least not without transferring the deed to the land as well).

According to Raup (1944:132), the cooperative spirit of the colony ceased to exist upon the transfer of rights to the Water Company, except on those instances when the community came together to clean the canals or mop-up after the flooding episodes of the Santa Ana River. As Carosso (1949: 80-81) notes, while Anaheim was a community founded upon the European principles or philosophy of a utopian or humanitarian socialist community, Anaheim was ultimately a business venture based upon one principal cash crop or industry: wine-making. The shortsightedness over water issues would cause serious problems for the nascent community by the third quarter of the 19<sup>th</sup> century. The Anaheim community found itself for the remainder of the 19<sup>th</sup> century in a struggle to acquire more water for its growing population, bringing it into conflict with surrounding water companies (including the Cajon Irrigation Company and the Semi-Tropical Company) and farming communities (Raup, 1944; Carosso, 1949).

This reliance on water, however, does not seem to have slowed the economic growth of Anaheim. In 1861, wine-growers produced 75,000 gallons of wine and by 1884 1.25 million gallons were produced by over fifty wineries and were being exported from the community (including from the entrepreneur August Langenberger) (Raup, 1944:134; MacArthur, 1958:29). The success of Anaheim's wine operation was clearly evident when the Anaheim Wine Growers Association opened stores in San Francisco and New York City. The community itself grew as well. In 1868, the community grew from its initial 1,165 acres to 3,200 acres, and by the 1880s a new organization formed, the Anaheim Immigration Association, to advertise and welcome to the community more landowners. The population grew to nearly 1,200 people in less than a decade of Anaheim's founding. In addition to wine, Raup (1944:134) points out that Anaheim was also a large exporter of wool and only Los Angeles exceeded it in terms of commerce for the County.

In 1884, Anaheim's economy took a disastrous downturn when a wine fungus or blight nearly destroyed the entire community's vineyards. As an anecdote, the Dreyfus winery, which had just spend \$40,000 to upgrade their wine facility in the early 1880s and previously producing nearly ten tons of grapes per acre, was hit hard. In 1885, they only produced six tons of grapes and, in 1886, only one wagon full of grapes for a total of sixteen acres (Raup, 1944:136). To overcome their misfortunes, the viticulturalists made a quick transition to growing other fruits, finally settling on the Valencia orange, but only after many unsuccessful attempts growing other types of oranges.

### 4.5 Southern Pacific Railroad Enters Anaheim

The Southern Pacific Railroad built the first railroad in the area, extending its tracks south from Los Angeles to Anaheim in 1875, and providing a boost to the shipping and packaging of the area's agricultural products. The Southern Pacific Railroad held a monopoly in Southern California until 1885, when the AT & SF pushed its tracks over the Cajon Pass. Competition brought a burst of advertising and a sharp drop in ticket prices, setting off a great real estate boom throughout the region. New towns and subdivisions sprang up by the dozens as tourists and settlers poured into Southern California, and existing communities grew rapidly. But in less than two years, the boom had collapsed, and with it, many of the new towns. Carlton, San Juan-by-the-Sea, St. James, and other "paper towns" faded away. Others, like Fullerton, Buena Park, and El Toro survived.

### 4.6 Founding of Orange County

A burst of economic growth and local pride in 1886-88 led to the official creation of the County of Orange on August 1, 1889.<sup>1</sup> Sources indicate that the County's name originated in 1871, well before oranges were even thought of as a cash crop and was originally called Richland in 1871. When the County was going through the process of splitting from Los Angeles County (Orange County is essentially the lower one-third of the original Los Angeles County), many names were suggested, including the County of Anaheim. However, with the increased immigration rate, the Anaheim Committee (the organization tasked with coming up with the name) suggested Orange as an effort to promote a more Mediterranean feeling (Sleeper, 1974). After a protracted delay, and many state legislative arguments over the name of the county, including the County of Santa Ana, the incorporation of Orange County was finally approved in 1889. Unfortunate for Anaheim, which lobbied to be the county seat, Santa Ana was chosen to be the County seat. The proposed county line, originally drawn along the San Gabriel River, would have enabled

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<sup>1</sup> <http://www.ocgov.com/recorder/Archives/forms/history%20of%20orange%20county.pdf>.

Anaheim to be in the middle of the County and by default become the County seat. However, the county line was drawn further south along Coyote Creek.

Throughout the remainder of the 1800s Anaheim's population and farming economy continued to grow. The grape industry never revived after the blight in the mid-1880s. Instead the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, quince, olives, nectarines, figs, and pomegranates was established (Paule, 1952:37). Some cattle grazing still took place along with dairy farming, at the southern and northern ends of Orange County (Orange County, n.d.).

### 4.7 Industrialization of Anaheim in the 20<sup>th</sup> Century

Agriculture remained the main industry of Anaheim from the beginning of the 20<sup>th</sup> century through the 1950s. In addition to the large variety of fruits grown in the region, an array of vegetables were cultivated along with corn, barley, wheat, rye, oats, flax, potatoes, sugar cane and sugar beats. During the first half of the 20<sup>th</sup> century, Anaheim population slowly grew in the first half of the twentieth century. Much of the population and agricultural products were affected by major flooding episodes in 1916 and 1938 (Figures 9 and 10). Following the Flood of 1938, it seemed Anaheim was ready to explore other economies which could increase the community's commerce.

Even prior to World War II, Anaheim residents promoted their community as "industry-friendly." During the 1920s, Anaheim was the first city south of Los Angeles to have a Planning Commission, and in 1924 the Community Industrial Land Company was formed (MacArthur, 1959: 243). The first industries developed in Anaheim were generally based around agriculture, shipping, and meat production. For example, the Community Industrial Land Company sold developable land to Mutual Orange Distributors for a juice and concentrate factory and to General Electric for the production of Glyptal, a paint base.

During World War II, Orange County became associated with the war-time efforts and economies, and several military installations: El Toro Marine Corps Air Station; Los Alamitos Naval Weapons Station; and the Santa Ana Army Air Base, were established there (Orange County, n.d.). Anaheim became a popular residential area for military personnel and their families (many of which chose to stay in Southern California and Orange County at the conclusion of the war). The influx of families in the area spurred Anaheim's development and agricultural areas were quickly developed into tract homes in the north, south, and east parts of the community.



**Figure 9. March 1938 Flooding of Santa Ana River, one week after the floods.**



**Figure 10. Flooding of E. Orangethorpe and Dowling Street,  
located less than a half-mile northeast of the APE.**

## 4.0 CULTURAL CONTEXT

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Businesses and industries were drawn to Anaheim during the post-World War II era due to the large amount of available workers, its proximity to Los Angeles, and its temperate climate. Anaheim also owned and operated all of its own utilities and subsequently could negotiate lower rates to large companies as an incentive for them to move to the city (City of Anaheim, n.d.). As Anaheim's population grew exponentially, and contained a large amount of decommissioned military personnel, the aeronautical industry found it a well suited home. Autonetics, a division of North American Aviation (later becoming Rockwell International), was based in Anaheim and employed thousands of residents. In addition to being a pioneer in the aviation industry, Autonetics was also a leader in the development of microcomputers (Boeing, n.d.). Other industries soon followed, and Autonetics was joined by Nortronics (Figure 11), Dixie Cup, Essex Wire, US Electrical Motors, Menasha Container Corporation, and American Hardware.

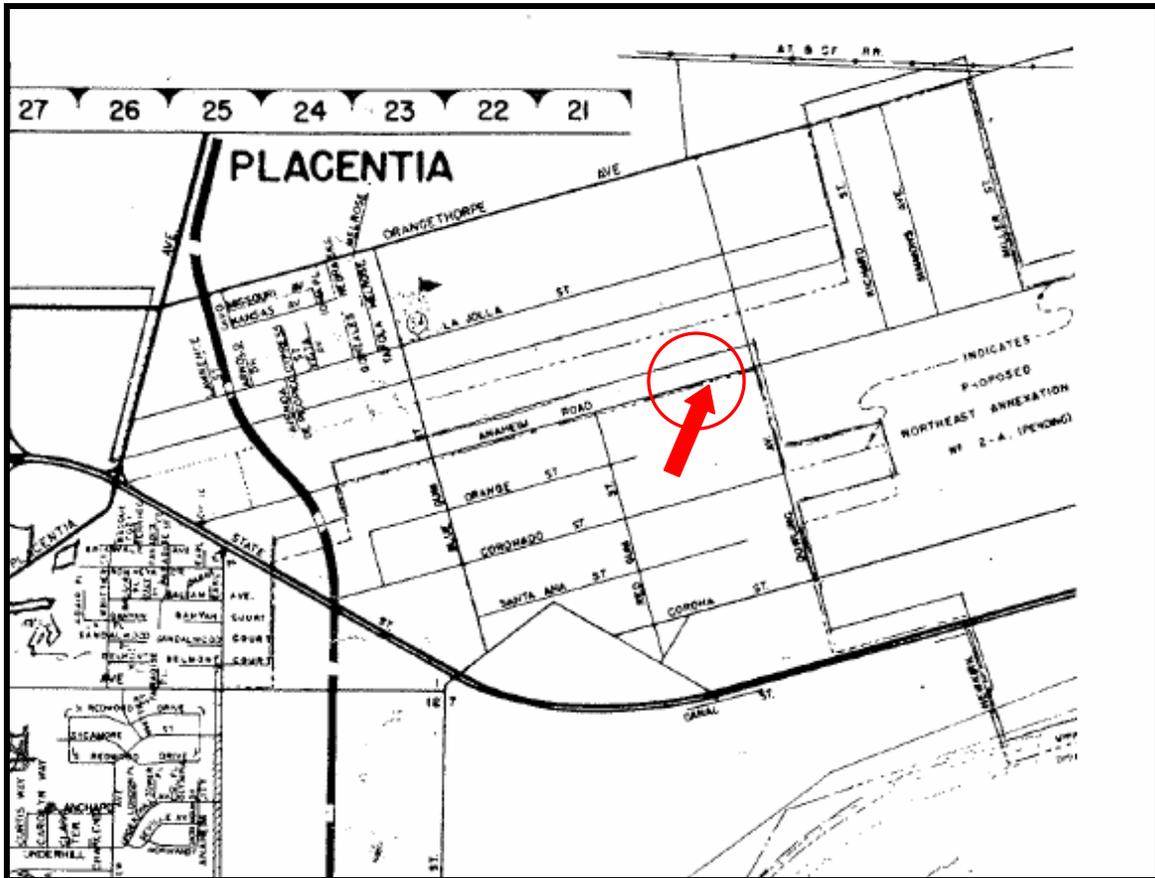
In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where the APE and E. Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A (Figure 12). Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation and was located less than one-mile northeast of the APE (at 3370 Miraloma Avenue) (Figure 13). By 1961, the industrial area of northeast Anaheim was bound by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT & SF Railroad. This area included major present-day industrial corridors such as Kraemer Avenue (then known as Dowling Avenue) and La Palma Avenue. The visual and physical character of the northeast part of Anaheim transformed from agricultural-based to an industry and manufacturing-based during the 1950s through 1970s. It was common for large factory buildings to be located alongside agricultural facilities (like the area near the APE).

On July 17, 1955 Disneyland opened in a previously rural 160-acre area of Anaheim (Figure 14). The Walt Disney Company chose Anaheim as the location of Disneyland since large plots of undeveloped land necessary for Walt Disney's vision of the park were not available near the Disney studios in Burbank. Anaheim was an ideal location for the new amusement park based on its proximity to metropolitan Los Angeles by freeway and the availability of inexpensive land (<http://www.justdisney.com/disneyland/history.html>). Also, Anaheim, which was still rural in contrast to Los Angeles, reminded Walt Disney of his small town home in the Midwest. Disneyland was constructed in just under a year, from 1954 to 1955, and although the opening of the park was impacted by a severe heat wave, it would forever change the economy of Anaheim. From Disneyland's opening day to the present day, Anaheim's economy has been predominately



**Figure 11. 1960s Photograph of Nortronics located at 138 North Orangethorpe Way.  
Located Five Miles West of the APE.**

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**Figure 12. 1956 Automobile Map Showing the Planned Northeast Annexation No. 2-A, Approximate Location of Project Area Identified.**



**Figure 13. Aerial View of Autonetics Division of North American Aviation Inc. (later Rockwell International and then Boeing North American), approximately 1957.**



**Figure 14. The location of Disneyland in Anaheim before construction in 1954, in a 160-acre orange grove.**

based around tourism. Disneyland quickly became a major employer within the city and a vast array of restaurants and hotels opened in response to the surge of tourism, both local and international, in the city.

The transformation of Anaheim from an agricultural community to an industrial area (post-World War II) triggered the construction of new roads and freeways across the city. Interstate 5 was constructed through the middle of the city in the early 1950s and enabled a quick commute from Anaheim to the Los Angeles metropolitan area. In 1961, the Highway 91 was completed and it lies adjacent to the industrial zone in the northeast of the city (where the APE is located) and connects the area to Riverside and Los Angeles Counties.

### 4.8 Conclusions

As Winther (1953) stated, Anaheim led to the founding of the “Colony System” in southern California. Other communities, particularly in Riverside County, attempted to emulate the success Anaheim created from its founding. The early history of Anaheim is inherently tied to the agricultural industry. However, following blights, flooding, and World War II, Anaheim started welcoming new industries to the city. Between the 1950s through the 1970s, numerous manufacturing and industrial companies established facilities within Anaheim, primarily in Anaheim’s Northeast Annexation No. 2-A.

The properties within the APE (3053, 3065, and 3065A E. Miraloma Avenue) were originally associated with the rural agricultural setting and character of the area during the early to mid-20<sup>th</sup> century. However, the APE’s location within an industrial district by the mid-1950s affected the visual narrative and context of the area. As factories replaced agricultural fields in the area near the APE, 3053, 3065, and 3065A E. Miraloma Avenue became one of a few extant resources from the earlier agricultural period.

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### 5.1 Literature Review

A cultural resource records search for the project was conducted on August 23, 2007 by Project Manager Cultural Resource Specialist, Laurie Solis. The records search was undertaken at the South Central Coastal Information Center, housed at California State University Fullerton.

The record search was designed to determine whether any of the following potential resources to occur within a 1-mile radius of the APE:

- Previously recorded prehistoric and historic archaeological sites,
- Previously recorded historic structures,
- California Register of Historic Resources (CRHR) listed properties,
- National Register of Historic Places (NRHP) listed properties,
- Local landmarks and monuments

Previously identified historic period structures are depicted on Figure 15. Archaeological sites are not shown on Figure 15, since these resources are of a confidential and proprietary nature and if depicted, may be subject to disturbance, looting, or destruction.

#### Prehistoric Resources

The following prehistoric resources were identified within a 1-mile radius of the project site.

Ora-517: Recorded 3/25/1976 by L. Tadlock. This site consisted of one disturbed human burial. This site was completely disturbed and removed by a backhoe during trenching operations. No other artifactual material was discovered. This burial was not located within the APE and the area of the discovery will not be affected by the proposed project.

Ora-428: First recorded by Hall and Cooley on 7/30/1973, this site consisted of seven manos, two metate fragments, and one piece of bone. The artifactual material was located near the west base of a small hill, which has been graded. Some of the material may now be embedded in the road. This property is not located within the APE and will not be impacted by the proposed project.

Ora-429: First recorded by Hall and Cooley (no date- though assume same as above), this site consisted of one bifacial mano and half of a metate slab. No other remarks indicated. This property is not located within the APE and will not be impacted by the proposed project.



T:\AnaheimMunicipalPowerStation\deliverables\CulturalResources\Fig 15\_KnownHistoricResources.mxd

Image Source: California Digital Raster Graphics, 7.5 Minute (O) Series, Albers Nad83 Trimmed provided online by the California Spatial Information Library (CaSIL) and produced by the State of California, Stephen P. Teale Data Center, GIS Solutions Group (Teale) from scanned USGS topographic maps.



## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### Historic Resources

#### Placentia Orange Growers Association Building (30-176707)

The Placentia Orange Growers Association Building is located approximately 0.75-miles north of the APE at 207 A-E Crowther Ave., Placentia, CA. This property was recorded on DPR Forms in 2003 by Judith Marvin and Nicole Pletka. The building is a large reinforced concrete warehouse with stucco siding and a flat, composition clad roof and was constructed in 1935 in the Moderne style. The DPR form indicates this property was evaluated and considered ineligible for listing in the NRHP, but may be locally significant. This property will not be impacted by the proposed project. (Figure 15)

#### Bradford Brothers Packinghouse

The Bradford Brothers Packinghouse is located approximately 0.75-miles north of the APE at 100 E. Santa Fe Ave., Placentia, CA. This property was recorded on DPR Forms in 2003 by Judith Marvin and Nicole Pletka. The building is a reinforced concrete warehouse building with stucco siding and an irregular composition clad roof. The building was constructed in 1922, with a seventy-foot addition and basement added in 1929, and another addition in 1989. This property was evaluated and considered ineligible for listing in the NRHP because of lack of integrity, but may be locally significant. This property will not be impacted by the proposed project. (Figure 15)

#### Placentia Co-operative Orange Association

The Placentia Co-operative Orange Association is located approximately 0.75-miles north of the APE at 220 E. Santa Fe Ave., Placentia, CA. This property was recorded on DPR Forms in 2003 by Judith Marvin and Nicole Pletka. The building is a rectangular shape with stucco siding and a flat roof and was constructed in a Zigzag Moderne style in 1930. This property was evaluated and determined not eligible for listing in the NRHP because of lack of integrity, but it may be locally significant. This property will not be impacted by the proposed project.

In addition, two historic period archaeological sites were identified approximately 0.5-miles northeast of the project site. These sites are described below.

30-001670: This site was identified as a Historic Period Refuse Deposit (HPRD) and was discovered while monitoring a trench for the Orange County Water District Groundwater Replenishment System. The site consisted of 42 bottles and jars, one radio tube, and two faunal

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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specimens dating from the late 1930's to the early 1940's. The site was recorded by Wendy Jones in 2006. This property will not be impacted by the proposed project.

30-001671: This site was identified as a Historic Period Refuse Deposit (HPRD) and was discovered while monitoring a trench for the Orange Country Water District Groundwater Replenishment System. The site consisted of 65 bottles and jars, 24 ceramic artifacts, one shell button, 7 marbles, and 1 light bulb. Other items include automobile parts, a cast iron stove leg, several flatware items, a shoe sole, and a plastic comb. These items dated to the mid 1940's. The site was recorded by Wendy Jones in 2006. This property will not be impacted by the proposed project.

### **Previous Surveys and Studies**

The following surveys and studies were previously conducted within a 1-mile radius of the APE.

OR-2501: This study consisted of a cultural resource assessment for five vacant lots and 42 potentially historic buildings within the northeast Anaheim redevelopment area, in Orange County. The boundary of the redevelopment area encompassed the project site; however the study did not identify the subject project site as having buildings greater than 45 years of age and therefore did not evaluate the structures within the current APE.

OR-1836: This study included a literature review of a portion of the Carbon Canyon Diversion Channel, located approximately one mile east of the project site. No survey was undertaken for this project.

OR-3111: This field investigation was undertaken for the California Department of Transportation to determine the presence of cultural resources. This survey was conducted approximately 0.5 mile east of the project site along Miraloma Avenue, on the east side of Kraemer Avenue. No archaeological or historic resources were identified.

OR-2591: This field investigation was undertaken for the California Department of Transportation to ascertain the presence of cultural resources. This survey was conducted approximately 0.5 miles of the project site along a portion of Kraemer Avenue between the north city limit and Miraloma Avenue. No archaeological or historic resources were identified.

OR-2572: This field investigation was undertaken for the California Department of Transportation to ascertain the presence of cultural resources. This survey was conducted approximately 0.5 miles of the project site along Orangethorpe Avenue north of the project site. No archaeological or historic resources were identified.

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### 5.2 Architectural Evaluation

The architectural field survey was conducted on August 23, 2007, by Jeremy Hollins, Architectural Historian, and Laurie Solis, Project Manager Cultural Resource Specialist. Methodology undertaken for the evaluation of the structures included a detailed analysis of exterior and interior architectural features that include style, features of construction, materials, setting, modifications, and provenience. The architectural evaluation also included historic research undertaken with the Orange County Assessors Office and the Orange County Archives. The DPR 523 series forms for 3053, 3065, and 3065A E. Miraloma Avenue (in addition to historic maps and photographs) are included in the appendices.

#### 5.2.1 3053 E. Miraloma Avenue

3053 E. Miraloma Avenue (Figure 16) is a Tudor Revival residence built in 1910 (per Orange County Assessor Records). It is a wood-framed one-story building, and features many of the characteristics associated with the style from the 1890s through the 1940s.

##### **Tudor Revival Style Architecture**

The Tudor Revival style is based on a variety of late medieval model of residences prevalent in 16th century Tudor England, yet relatively few examples mimic their medieval prototypes. The style's period of significance was from the 1880s through the 1940s. In the western United States, the style was particularly popular from 1900s to 1930s, and many prominent architect-designed Tudor Revival buildings were patterned after early Renaissance-era landmarks from the Elizabethan and Jacobean periods (1558-1625).

All sizes of English-style homes appealed to the American family. The English manor house served as a prototype for estate houses, and the Cotswold cottage offered a romantic alternative for those looking for comfort in a smaller home. An American interest in the Picturesque and Arts and Crafts movement propelled the style in both country estates and street car suburbs. Following World War I, advances in stone veneering allowed modest examples to not only emulate the brick and stone exteriors of Tudor England, but also created a multitude of forms.<sup>2</sup>

There are six principal subtypes to the Tudor Revival style: Stucco Wall Cladding, Brick Wall Cladding, Wooden Wall Cladding, False Thatched Roof, and Parapeted Gables. The Tudor Revival Style of architecture is identified by the following character defining features and stylistic details:

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<sup>2</sup> [http://www.artisansofthevalley.com/ed\\_aa\\_styles2.html](http://www.artisansofthevalley.com/ed_aa_styles2.html)

**5.0 HISTORIC RESOURCE EVALUATION RESULTS**

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**Figure 16. 3053 E. Miraloma Avenue**

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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- Overlapping and multiple front gables
- Cross-gabled façade
- Decorative half-timbering in-filled with stucco or brick
- Steeply pitched roofs, sometimes with catslide or extended eaves
- Tall narrow windows with multi-pane glazing and in multiple groups
- Stone or lead transoms and mullions and lattice lead windows
- Prominent stone or brick chimneys
- Rounded arch (barrel vault) or flatted pointed arch

### **Exterior**

The exterior of the building features five steeply pitched cross-gables, and the façade is dominated by two front-facing gables. The façade's east gable has an asymmetrical eave line, which extends over the building west-facing entrance and concrete stoop, and the roof is clad with diaper asphalt shingles. The building features a coarse stucco finish, and beneath the gables are decorative half-timbering and fly rafters which accentuate the steep height of the gables. The façade also features four part 4-over-4 double hung windows located beneath the gables, which are presently bordered and sit on a slight wood sill. Along the east elevation, the building is characterized by a large eaves wall exterior brick chimney composed of brick masonry and arranged in a running bond. At the base of the chimney is a non-historic period asphalt. Additionally, the east elevation has five windows bays that feature bordered two-part, tripartite, and four-part 2-over-2 and 4-over-4 double hung windows. The north elevation features a backdoor and small concrete porch, which leads to the backyard. The backdoor is part of a non-historic period addition (evidenced by the building's interior construction). The door is flanked by a bordered two-part and four-part window (it is unknown whether these are double-hung or casement windows). To the west of the door is an open carport and garden, which uses 1950s-style cinder blocks as pavers. The carport has a wood support and non-historic period composition sheet roofing. The west elevation is characterized by a non-historic driveway, which leads to the carport and garden. Along the west elevation are several non-historic period windows and a crawlspace bay. These windows are aluminum sliding windows and feature wood headers, sills, and stiles. Towards the northwest portion of the property is a non-historic period retaining wall (located north of the crawlspace bay), which is constructed of concrete masonry.

### **Interior**

The interior of the building features a substantial common area with wood flooring and large paned, double hung windows. The main feature of the common area is a large Batchelder Tile fireplace with grape and vine motif on the bay relief and corbels. Batchelder Tile is so named for Ernest Batchelder (1875-1957), who was a leading designer of the American arts and crafts

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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movement, already well known when he founded his own tile company in Pasadena in 1909<sup>3</sup> (Figure 17). Other original interior features include a barrel vault arched ceiling and doorways, original brass wall sconces, oak built-in cabinetry in the hallways, bath, and kitchen, and octagonal white and black tile with diaper design in the bath.

### **Integrity**

There have been several alterations to 3053 E. Miraloma Avenue. Foremost, the addition to the rear of the property (along the north elevation) may have originally been a partially enclosed porch, which was infilled within the last 30 - 40 years. Also, all of the windows along the west elevation have been replaced with aluminum sliding windows. The roof materials over the carport and garden have been replaced. The chimney no longer has its original ash pit and has a metal lattice cage over its opening. Additionally, the front door appears to have been replaced within the last 30 years.

It is possible, that 3053 E. Miraloma Avenue was moved to the property at an unknown date. According to the Orange County Archivist, many single and multi-family residences were relocated following the selling off of parcels of their once large farms. When portions of the family farms were sold that contained a residence, the structure was relocated to another portion of the still active farm. This seems to correlate with the Orange County Assessor's office having record of the property constructed in 1910, though the residence is not visible on the 1955 aerial survey, The residence first appears on the 1959 aerial survey, but is not listed in the Orange County or City of Anaheim Directories until 1973. Therefore, it is possible this structure was moved to its present location sometime between 1955 and 1959.<sup>4</sup>

### **Criterion A and 1 (Event): Industrialization of Northeast Anaheim**

3053 E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industry, manufacturing, and agricultural economy. The extension of the Southern Pacific to Anaheim and the incorporation of Orange County in 1875 and 1889 (respectively) facilitated the delivery of agricultural goods and gave the area an international reputation for agriculture. The area became swiftly associated with the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, and olives. While some cattle and dairy farms existed on the fringe of Anaheim, the area's production was characterized by cash crops during the 19<sup>th</sup> and 20<sup>th</sup> century.

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<sup>3</sup> <http://www.tilenut.com/Batchelder/Batchsynopsis.html>

<sup>4</sup> Brigandi, Phil. 2007. Personal Communication with Phil Brigandi, Archivist. Orange County Archives.

**5.0 HISTORIC RESOURCE EVALUATION RESULTS**



**Figure 17. Batchelder Tile Fireplace in 3053 E. Miraloma Avenue**

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where 3053 Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A. Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation, and was located less than one-mile northeast of 3053 E. Miraloma Avenue (at 3370 E. Miraloma Avenue). By 1961, the industrial area of northeast Anaheim was bounded by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT and SF Railroad. This area included major present-day industrial corridors such as Kramer Avenue (then known as Dowling Avenue) and La Palma Avenue.

The visual and physical character of the northeast part of Anaheim transformed from agricultural-based to an industry and manufacturing-based during the 1950s through 1970s. It was common for large factory buildings to be located alongside agricultural facilities. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue (immediately east of 3053 E. Miraloma Avenue), and was situated adjacent to lumber yards, food services, machine shops, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent and non-historic period industries dominate the landscape and built environment. 3053 E. Miraloma Avenue is one of the few extant buildings that reflect the agricultural period of the early 20<sup>th</sup> century in this area.

While the industrialization of northeast Anaheim led to the annexation of the area where 3053 E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3053 E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of northeast Anaheim. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

### **Criterion B and 2 (Person): N/A**

3053 E. Miraloma Avenue is first listed in the 1973 City of Anaheim Directory, and the resident was named Joel Wilson. No biographical information could be located on Wilson. Prior to 1973, the property does not appear in the City of Anaheim or Orange County Directories. Immediately east of 3053 E. Miraloma Avenue is 3065 E. Miraloma Avenue. From 1966 through the late 1970s, 3065 E. Miraloma Avenue was the site of the Logan Egg Ranch, operated by William H. and Rosa Logan (there is no directory information on these individuals or properties prior to

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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1966). In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logan family.

Joel Wilson and William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States. Additionally, 3053 E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

### **Criterion C and 3 (Design/Construction): Tudor Revival**

3053 E. Miraloma Avenue exhibits some of the features associated with the Tudor Revival style, such as a steeply pitches rooflines, multiple-front gables, decorative half-timbering, and multiple groups of windows. However, 3053 E. Miraloma Avenue is a modest example of the Tudor Revival style and does not embody the distinctive characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of a master, or possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

### **Criterion D and 4 (Information Potential): N/A**

3053 E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential) with regard to the following criteria.

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3053 E. Miraloma Avenue does not retain a significant amount of its integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, settings, materials, workmanship, feeling, and association. Table 1, below, summarizes the integrity analysis for 3053 E. Miraloma Avenue.

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

**Table 1.**  
**Historic Integrity Analysis for 3053 E. Miraloma Avenue**

Criterion	Result	Summary
A: Location	No historic event has occurred at the location of 3053 E. Miraloma Avenue.	Does not qualify
B: Design	The building present at 3053 E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.	Qualifies
C: Setting	The historic setting of 3053 E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment originally were rural in the early 20 <sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the areas historic character.	Qualifies
D: Materials	3053 E. Miraloma Avenue is approximately 97 years old, and its physical elements represent building materials common during mid-20 <sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.	Does not qualify
o Workmanship	Due to the present state of the property, the property does not reflect a high level of workmanship. High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.	Does not qualify
o Feeling	The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20 <sup>th</sup> century.	Does not qualify
o Association	3053 E. Miraloma Avenue is not directly associated with any important historic event or person. Though it is associated with the Logan and Wilson families, 3053 E. Miraloma Avenue does not possess features or characteristics which convey the direct link between any events or people and the historic-period property	Does not qualify

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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3053 E. Miraloma Avenue remains in fair condition and has good structural integrity. Many of its original and historic-period finishes and materials have been impacted by environmental effects, weathering, and neglect. The building appears to have been vacant for the last 5 years, and the building's inactivity has impacted its visual quality.

3053 E. Miraloma Avenue is not associated with any significant events, persons, design/construction, or has the potential to yield important information about the past. Additionally, the property does not possess sufficient integrity of location, feeling, materials, workmanship, and association. Therefore, it is recommended not individually eligible to the CRHR and not eligible as a contributing element to a larger property, district, or cultural landscape.

### 5.2.2 3065 E. Miraloma Avenue

3065 E. Miraloma Avenue (Figure 18) is a contemporary style residence built in 1954 (per Orange County Assessor Records). The residence was previously a multi-family residence, but has been converted to a single-family residence during the last 30 years.

#### Contemporary Style Architecture

The term Contemporary is somewhat imprecise, but for that reason has been used to classify a style dating from the mid-1940s and later that incorporates some of the tenets of modernism.<sup>5</sup> The contemporary style was favored by architect-designed houses during the 1950s through the 1970s, and grew from the earlier modernism of the Craftsman, Prairie, and International styles. The style is characterized by its lack of decorative detailing; exposed roof beam and forms; flat and shed roofs; combinations of brick, wood, and stucco cladding; one-story irregular and sprawling forms; and an integration with the landscape (unlike the International style which treated the building as a sculpture set upon the landscape). (McAlester, 2003; Gebhard, 1977)

#### Exterior

3065 E. Miraloma Avenue is characterized by its board and batten exterior central block, and a coarse stucco composition on its end blocks. The building features a succession of flat and shed roofs with wood fascias and soffits. Between the central and west block of the façade, the building has an exposed wood roof form, which gives the building a modernistic feel and look. The building primarily sits on a recessed raised foundation and a foundation at grade. The façade (south elevation) features window (6) and door bays (3) that have been bordered with wood trim,

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<sup>5</sup> [http://www.artisansofthevalley.com/ed\\_aa\\_styles4.html](http://www.artisansofthevalley.com/ed_aa_styles4.html)

**5.0 HISTORIC RESOURCE EVALUATION RESULTS**

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**Figure 18. 3065 E. Miraloma Avenue**

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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with the exception of an aluminum sliding window along the east end of the façade. The residence's fenestration consist of wood double-hung, wood casement windows, shuttered windows and aluminum sliding windows. Due to the variability among the windows, no determination could be made on which window style was original to the house. The east entry bay to the building retains its original historic-period screen door. Along the east end of the façade, the building has a massive slope brick chimney. The chimney is arranged in a running bond and features a decorative brick cap. Access to the building is through 3 wood trim bordered doors that sit on individual concrete platform porches (implying the building's previous multi-family use). The porches feature a curved-line and are reminiscent of the streamline moderne style.

The west, east, and north elevations feature multiple panel windows, and many of them sit above louvered screens. The windows are evenly spaced and bordered (with wood trim), but the majority of the windows appear to be aluminum sliding and wood casement windows. The east elevation opens up to a shared courtyard and central space with 3065A E. Miraloma Avenue. This space was most likely utilized during the building's use as a multiple family residence.

### **Interior**

Interior spaces and partitions may have been modified following the building's conversion from a multiple family residence to a single family residence (but this has not affected the exterior elements of the building). Additionally, it seems the metal aluminum sliding windows and the wood boards over the windows are not historic-period materials and may have been added to the building within the last 30 years. A large fixed picture window along the central core of the façade appears to have been removed and in-filled with board and batten cladding.

### **Integrity**

There have been several alterations to 3065 E. Miraloma Avenue. Foremost, the building's irregular form suggests that the building may have had several additions. However, this could not be verified through a site analysis or historic research (the Assessor and Planning/Building Department has no record of this). Additionally, interior spaces and partitions may have been modified following the building's conversion from a multiple family residence to a single family residence (but this has not affected the exterior elements of the building). Additionally, it seems the metal aluminum sliding windows and the wood boards over the windows are not historic-period materials, and may have been added to the building within the last 30 years. A large fixed picture window along the central block of the façade appears to have been removed and in-filled with board and batten cladding.

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### **Criterion A and 1 (Event): Industrialization of Northeast Anaheim**

3065 E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industrial, manufacturing, and agricultural economy. The extension of the Southern Pacific to Anaheim and the incorporation of Orange County in 1875 and 1889 (respectively) facilitated the delivery of agricultural goods, and gave the area an international reputation for agriculture. The area became swiftly associated with the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, and olives. While some cattle and dairy farms existed on the fringe of Anaheim, the area's production was characterized by cash crops during the 19<sup>th</sup> and 20<sup>th</sup> century.

In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where 3065 E. Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A. Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation, and was located less than one-mile northeast of 3065 E. Miraloma Avenue (at 3370 Miraloma Avenue). By 1961, the industrial area of northeast Anaheim was bound by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT and SF Railroad. This area included major present-day industrial corridors such as Kramer Avenue (then known as Dowling Avenue) and La Palma Avenue.

It was common for large factory buildings to be located alongside agricultural facilities. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue, and was situated adjacent to lumber yards, machine shops, food services, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent, and non-historic period industries dominate the landscape and built environment. 3065 E. Miraloma Avenue is one of the few extant buildings that reflect the agricultural period of the early 20<sup>th</sup> century in this area. These changes to the area's setting reflect Anaheim's historic interest in becoming an industrial leader, while supporting the agricultural community which made it a prominent settlement in southern California.

While the industrialization of northeast Anaheim led to the annexation of the area where 3065 E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3065 E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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northeast Anaheim. Therefore, 3065 Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

### **Criterion B and 2 (Person): N/A**

3065 E. Miraloma Avenue is first listed in the 1966 City of Anaheim Directory, and the residence was occupied by William H. and Rosa Logan. Prior to 1966, the property does not appear in the City of Anaheim or Orange County Directories. From 1966 through the late 1970s, William H. and Rosa Logan operated Logan's Egg Farm on the site. In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logans.

William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States. Additionally, 3065 E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3065 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

### **Criterion C and 3 (Design/Construction): Contemporary Style**

The contemporary style was favored by architect-designed houses during the 1950s through the 1970s, and grew from the earlier modernism of the Craftsman, Prairie, and International styles. The style is characterized by its lack of decorative detailing; exposed roof beam and forms; flat and shed roofs; combinations of brick, wood, and stucco cladding; one-story irregular and sprawling forms; and an integration with the landscape (unlike the International style which treated the building as a sculpture set upon the landscape) (McAlester, 2003).

3065 E. Miraloma Avenue exhibits some of the features associated with the contemporary style, such as open roof forms, lack of decorative detailing, and flat and shed roofs. However, 3065 E. Miraloma Avenue is a modest example of the contemporary style and does not embody the distinctive characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of a master, or possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3065 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

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### Criterion D and 4 (Information Potential): N/A

3065 E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential).

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3065 E. Miraloma Avenue does not retain a significant amount of its integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, setting, materials, workmanship, feeling, and association. Table 2, below, summarizes the integrity analysis for 3065 E. Miraloma Avenue.

**Table 2.**  
**Historic Integrity Analysis for 3065 E. Miraloma Avenue**

Criterion	Result	Summary
A: Location	No historic event has occurred at the location of 3065 E. Miraloma Avenue.	Does not qualify
B: Design	The building present at 3065 E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.	Qualifies
C: Setting	The historic setting of 3065 E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment were originally rural in the early 20 <sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the area's historic character and context	Qualifies
D: Materials	3065 E. Miraloma Avenue is approximately 53 years old, and its physical elements represent building materials common during mid-20 <sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.	Does not qualify

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

**Table 2 (Continued).**  
**Historic Integrity Analysis for 3065 E. Miraloma Avenue**

Criterion	Result	Summary
o Workmanship	High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.	Does not qualify
o Feeling	The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20 <sup>th</sup> century.	Does not qualify
o Association	3065 E. Miraloma Avenue is not directly associated with any important historic event or person. Though it is associated with the Logan family, 3065 Miraloma Avenue does not possess features or characteristics which convey the direct link between any events or people and the historic-period property.	Does not qualify

3065 E. Miraloma Avenue remains in fair condition and has good structural integrity. Many of its original and historic-period finishes and materials have been impacted by environmental effects, weathering, and neglect. The building appears to have been vacant for the last 5 years, and the building's inactivity have impacted its visual quality and context.

3065 E. Miraloma Avenue is not associated with any significant events, persons, design/construction, or has the potential to yield important information about the past. Additionally, the property does not possess sufficient integrity of location, feeling, materials, workmanship, and association. Therefore, it is recommended not individually eligible to the CRHR and not eligible as a contributing element to a larger property, district, or cultural landscape.

### 5.2.3 3065A E. Miraloma Avenue

3065A E. Miraloma Avenue is defined as a one-story ranch style residence built in 1954. (Figure 19)

#### Ranch Style Architecture

Cliff May, a descendent of the Estudillo and de Pedrorena rancho families, popularized the style. He developed the style in 1935 in San Diego, and it was swiftly featured in Architectural Digest,

**5.0 HISTORIC RESOURCE EVALUATION RESULTS**

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**Figure 19. 3065A E. Miraloma Avenue**

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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American Home, and California Arts & Architecture magazines. The ranch style developed from early twentieth century Craftsman and Period style bungalows, and 19<sup>th</sup> century California adobe dwellings and single-wall board and batten farm buildings, and its form often followed the contours of the land.

The style gained popularity during the 1940s and became the dominant style throughout the country during the decades of the 1950s and 1960s. The popularity of the “rambling” Ranch houses, also known as “California Ranch Houses” was made possible by the country’s increasing dependence on the automobile; as opposed to the types of dwellings typical of the Streetcar suburbs of the late 19<sup>th</sup> and early 20<sup>th</sup> centuries which used relatively compact house forms on small lots because people walked to nearby streetcar lines.

As the automobile replaced streetcars and buses as the principal means of personal transportation in the decades following World War II, compact houses could be replaced by sprawling designs on much larger lots located farther away from city centers. Never before had it been possible to be so lavish with the land, and the rambling form of the Ranch house emphasized this by maximizing the façade width. After the war, the attached or built-in garage had a prominent position in the front of the house and is an integral part of the architecture of the ranch style.

The style is loosely based on early Spanish Colonial precedents of the American southwest, modified by influences borrowed from Craftsman and Prairie modernism of the early 20<sup>th</sup> century.<sup>6</sup> The ranch style of architecture is identified by the following character defining features and stylistic details:

- Asymmetrical one story shapes
- Low-pitched hipped, cross-gables, or side-gabled roof
- Moderate or wide eave overhang, often boxed or open
- Exposed rafters
- Sheathed in stucco, board and batten, shingles, clapboard, or a combination of one or more of these
- Glass sliding doors lead to covered porches, terraces, or pergolas
- Open interior spaces
- Decorative iron or wooden porch supports
- Decorative shutters
- Brick chimneys and foundations
- Ribbon widows and large picture windows (McAlester, 2003; Gebhard, 1977)

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<sup>6</sup> [http://www.artisansofthevalley.com/ed\\_aa\\_styles5.html](http://www.artisansofthevalley.com/ed_aa_styles5.html)

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### Exterior

This structure is characterized by its low-pitched hipped roof clad with asphalt shingles, an eyebrow dormer louvered vent, coarse stucco exterior, overhanging eaves, wood fascias, and stucco soffits.

The façade has three asymmetrical bays: a rectangular aluminum sliding window, a square aluminum double hung window, and an entryway. The entryway has decorative wood trim and finishes, and a non-original door. It is possible that the aluminum windows are not original building materials.

The east elevation features a full size attached garage, which was constructed in August 1969 (per Anaheim Building Department). The garage features a wood awning-type door. The north elevation has a door which leads to the garage, and features a decorative trim similar to the entryway along the façade. The north elevation also has a succession of aluminum sliding windows and doors. The north elevation leads to an open porch supported by wood beams and a shed roof. The main horizontal beam features a decorative cut on its east end.

The site has not been landscaped or maintained. The property has two ornamental plantings near the entrance to the residence, and a concrete and asphalt alley to the residence's west. 3065A E. Miraloma Avenue remains in fair condition and has good structural integrity. The building appears to have been vacant for the last 5 years, and the lack of maintenance has impacted its visual quality.

North of the residence is a one-story corrugated metal barn with a low-pitched gable roof, which was identified as a related feature. The barn was built in or approximately 1955. Beneath the roof are two louvered vents. The barn has two asymmetrical bays: a narrow open doorway (which has been bordered) and a rectangular 10-foot wood awning-type garage door. The bays face south. Along the west, east, and north elevations are double-hung windows that feature metal screens fastened to the window header, rails, sill, stile, and exterior corrugated metal walls of the barn. The barn is in very poor condition and has been impacted by environmental effects and neglect.

### Interior

The interior space consists of a small living room, kitchen, bath, and one bedroom. Little to no architectural detail or ornamentation exists. The flooring is linoleum and carpet and the interior fixtures are modern.

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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### Integrity

3065A E. Miraloma Avenue is a modest example of the ranch style and does not embody *distinctive* characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. These alterations include the construction of an attached garage in 1969, and the possible replacement of the original windows and front door with non-historic period materials.

### Criterion A and 1 (Event): Industrialization of Northeast Anaheim

3065A E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industrial, manufacturing, and agricultural economy. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue (west of 3065A E. Miraloma Avenue), and was situated adjacent to lumber yards, machinists, food service, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent, and non-historic period industries dominate the landscape and built environment. 3065A E. Miraloma Avenue is one of the few extant buildings that reflect the agricultural period of the early 20<sup>th</sup> century in this area. These changes to the area's setting reflect Anaheim's historic interest in becoming an industrial leader, while supporting the agricultural community which made it a prominent settlement in southern California.

While the industrialization of northeast Anaheim led to the annexation of the area where 3065A E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3065A E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of northeast Anaheim. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

### Criterion B and 2 (Person): N/A

3065A E. Miraloma Avenue is not listed in any of the City of Anaheim or Orange County Directories. 3065 E. Miraloma Avenue is first listed in the 1966 City of Anaheim Directory, and the residence was occupied by William H. and Rosa Logan. Prior to 1966, 3065 E. Miraloma Avenue does not appear in the City of Anaheim or Orange County Directories. From 1966 through the late 1970s, William H. and Rosa Logan operated Logan's Egg Farm on the site. In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logans.

William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States, and are not associated with 3065A E. Miraloma Avenue. Additionally, 3065A E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

### **Criterion C and 3 (Design/Construction): Ranch Style**

3065A E. Miraloma Avenue is a modest modern ranch style residence. The ranch style's period of significance in California ranged from 1935 through the 1970s. Cliff May, a descendant of the Estudillo and de Pedrona rancho families, popularized the style. He developed the style in 1935 in San Diego, and it was swiftly featured in *Architectural Digest*, *American Home*, and *California Arts & Architecture*. The ranch style developed from early twentieth century Craftsman and Period style bungalows, and 19<sup>th</sup> century California adobe dwellings and single-wall board and batten farm buildings (Gebhard, Sanweiss, and Winter, 579-580).

3065A E. Miraloma Avenue exhibits some of the features associated with the ranch style. These include: one-story, an "I" form, attached garage, hipped roof with wide eave overhangs, stucco sheathing, a glass sliding door, and low horizontal scale. However, 3065A E. Miraloma Avenue is a modest example of the ranch style and does not embody *distinctive* characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of a master, or possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

### **Criterion D and 4 (Information Potential): N/A**

3065A E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential).

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3065A E. Miraloma Avenue does not retain a significant amount of its

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, setting, materials, workmanship, feeling, and association. Table 3 below summarizes the integrity analysis for 3065A E. Miraloma.

**Table 3**  
**Historic Integrity Analysis for 3065A E. Miraloma**

Criterion	Result	Summary
A: Location	No historic event has occurred at the location of 3065A E. Miraloma Avenue.	Does not qualify
B: Design	The building present at 3065A E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.	Qualifies
C: Setting	The historic setting of 3065A E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment originally were rural in the early 20 <sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the area's historic character and context.	Qualifies
D: Materials	3065A E. Miraloma Avenue is approximately 53 years old, and its physical elements represent building materials common during mid-20 <sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.	Does not qualify
o Workmanship	High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.	Does not qualify
o Feeling	The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20 <sup>th</sup> century.	Does not qualify
o Association	3065A E. Miraloma Avenue is not directly associated with any important historic event or person. Though it is associated with the Logan family, 3065A E. Miraloma Avenue does not possess features or characteristics which convey the direct link between any events or people and the historic-period property.	Does not qualify

## 5.0 HISTORIC RESOURCE EVALUATION RESULTS

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3065A E. Miraloma remains in fair condition and has good structural integrity. The building appears to have been vacant for the last 5 years, and the lack of maintenance have impacted its visual quality and feel. 3065A E. Miraloma Avenue is not associated with any significant events, persons, design/construction, or has the potential to yield important information about the past. Additionally, the property does not possess sufficient integrity of location, feeling, materials, workmanship, and association. Therefore, it is recommended not individually eligible to the CRHR and not eligible as a contributing element to a larger property, district, or cultural landscape.

## 6.0 CONCLUSIONS AND RECOMMENDATIONS

### 6.1 Conclusions and Recommendations

The records search identified no previously recorded cultural resources within the APE. The architectural history survey for the project identified three historic period resources within the APE: 3053, 3065, and 3065 E. Miraloma Avenue. The three resources evaluated for this project do not appear to be eligible for the CRHR, nor do they appear to be historical resources for the purposes of CEQA. Therefore, no historical resources will be impacted by the proposed demolition and no further studies are recommended regarding these structures. Table 4, which follows, summarizes the results of this architectural history evaluation.

**Table 4**  
**Properties within the APE Recommended Ineligible for the CRHR**  
**as a Result of this Current Study**

<b>Property Name</b>	<b>Identifier</b>	<b>Resource Type</b>	<b>Year Constructed</b>	<b>OHP Status Code</b>
3053 E. Miraloma Avenue	3053 E. Miraloma Avenue	Tudor Revival Residence	1910	6
3065 E. Miraloma Avenue	3065 E. Miraloma Avenue	Contemporary Style Residence	1954	6
3065A E. Miraloma Avenue	3065A E. Miraloma Avenue	Ranch Style Residence	1954	6

### 6.2 Recommendations

3053 E. Miraloma Avenue (Figure 14) is a Tudor Revival residence built in 1910 (per Orange County Assessor Records). While, the structure has not been determined eligible for listing on the CRHR, there are a number of intact historical materials and fabric within the interior of the structure. Therefore, the following recommendation is provided in order to salvage these historic features.

- 1) It is recommended that the City of Anaheim, prior to demolition of the structure located at 3053 E. Miraloma Avenue, contact a historic materials salvage yard company regarding the feasibility of salvaging intact interior features. These intact interior features include (but are not limited to) the following:

- Batchelder fireplace

## 6.0 CONCLUSIONS AND RECOMMENDATIONS

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- Wood cabinetry
- Wall sconces
- Octagonal black and white floor tile

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**APPENDIX A: DEPARTMENT OF PARKS AND RECREATION (DPR) FORMS**

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**3053 E. Miraloma Avenue  
Anaheim, CA 92806**

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

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code \_\_\_\_\_  
Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_  
Reviewer \_\_\_\_\_  
Date \_\_\_\_\_

Page 1 of 17 \*Resource Name or #: (Assigned by recorder) 3053 E. Miraloma Avenue

**P1. Other Identifier:**

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Orange and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Orange Date 1981 T 4S; R 9W; N/A ¼ of N/A ¼ of Sec N/A; B.M.

c. Address 3053 Miraloma Avenue City Anaheim Zip 92806

d. UTM: (Give more than one for large and/or linear resources) Zone 11, 420249 mE/ 3746719 mN

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

APN 344-221-03; Golden State Tract Map, Lot 8, Block 5, East ½, Tract 295; Located 2,000 feet west of Kramer Blvd. and E. Miraloma Avenue and 0.8-miles east of Highway 57.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) 3053 E. Miraloma Avenue is a one-story wood-framed L-shaped Tudor Revival single-family residence located in an industrial area of northeast Anaheim. The residence is set towards the southern part of the lot, and the façade and entryway face E. Miraloma Avenue. To the west of the residence is an empty graded lot, which may have recently supported an industrial use. To the east of the residence is a one-story contemporary-style residence, a one-story ranch-style residence, and the Orange County Food Service Building. North of residence is parking for the Orange County Food Service Building. The area has an industrial setting, and many of the surrounding buildings are dedicated to light manufacturing and industry. SEE CONTINUATION SHEET

\*P3b. Resource Attributes: (List attributes and codes) ; Farm/Ranch – HP33

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



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

\*P5b. Description of Photo: (view, date, accession #)  
View to the North, August 2007

\*P6. Date Constructed/Age and Source:  Historic  
 Prehistoric \_\_\_\_\_  Both  
1910 per Orange County Assessor's Records

\*P7. Owner and Address:  
City of Anaheim

\*P8. Recorded by: (Name, affiliation, and address)  
Jeremy Hollins – URS Corp.  
1615 Murray Canyon Road, Suite 1000  
San Diego, CA 92108-4314

\*P9. Date Recorded:  
August 23, 2007

\*P10. Survey Type: (Describe) Pedestrian Survey

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

Anaheim Historic Resource Evaluation: 3053, 3065, 3065A Miraloma Avenue, Anaheim, Orange County, CA; Prepared for the City of Anaheim; Prepared by URS Corporation, Laurie Solis, Jeremy Hollins; September 2007.

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

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\*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

\*Recorded by: URS Corporation

\*Date August 2007

Continuation  Update

**\*P3a. (continued)**

3053 E. Miraloma Avenue is a wood-framed one-story Tudor Revival style residence, and features many of the characteristics associated with the style from the 1890s through the 1940s. The building features five steeply pitched cross-gables, and the façade is dominated by two front-facing gables. The façade's east gable has an asymmetrical eave line, which extends over the building west-facing entrance and concrete stoop, and the roof is clad with diamond asphalt shingles. The building features a coarse stucco finish, and beneath the gables are decorative half-timbering and fly rafters which accentuate the steep height of the gables. The façade also features four part 4-over-4 double hung windows located beneath the gables, which are presently bordered and sit on a slight wood sill.

Along the east elevation, the building is characterized by a large eaves wall exterior brick chimney composed of brick masonry and arranged in a running bond. At the base of the chimney is a non-historic period ashpit. Additionally, the east elevation has five windows bays that feature bordered two-part, tripartite, and four-part 2-over-2 and 4-over-4 double hung windows. The north elevation features a back-door and small concrete porch, which leads to the backyard. The backdoor is part of a non-historic period addition (evidenced by the building's interior construction). The door is flanked by a bordered two-part and four-part window (it is unknown whether these are double-hung or casement windows). To the west of the door is an open carport and garden, which uses 1950s-styles cinder blocks as pavers. The carport has a wood support and non-historic period composition sheet roofing. The west elevation is characterized by a non-historic driveway, which leads to the carport and garden. Along the west elevation are several non-historic period windows and a crawlspace bay. These windows are aluminum sliding windows and feature wood headers, sills, and stiles. Towards the northwest portion of the property is a non-historic period retaining wall (located north of the crawlspace bay), which is constructed of concrete masonry.

There have been several alterations to 3053 E. Miraloma Avenue. Foremost, the addition to the rear of the property (along the north elevation) may have originally been a partially enclosed porch, which was infilled within the last 30 through 40 years. Also, all of the windows along the west elevation have been replaced with aluminum sliding windows. The roof materials over the carport and garden have been replaced. The chimney no longer has its original ash pit and has a metal lattice cage over its opening. Additionally, the front door appears to have been replaced within the last 30 years.

3053 E. Miraloma Avenue remains in fair condition and has good structural integrity. Many of its original and historic-period finishes and materials have been impacted by environmental effects, weathering, and neglect. The building appears to have been vacant for the last 5 years, and the building's inactivity have impacted its visual quality and context.

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 3 of 17

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

- B1. Historic Name: N/A
- B2. Common Name: N/A
- B3. Original Use: Single Family Residence
- B4. Present Use: Single Family Residence

\*B5. Architectural Style: Tudor Revival

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

The residence was constructed in 1910 per the Orange County Assessor records. Within the past 30 years, the front door, west elevation windows, driveway, chimney ashpit, and carport roof have experienced alterations or have been replaced. Additionally, a new addition has been constructed along the north elevation within the past 30 years.

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

It is possible, and suggested by an employee of the Orange County Archives, that 3053 E. Miraloma Avenue may have been moved to the property at unknown date. While the Orange County Assessor has record of the property constructed in 1910, it does not appear in any aerial survey of the property until 1959, and does not appear in the Orange County or City of Anaheim Directories until 1973.

\*B8. Related Features:

B9a. Architect: N/A b. Builder: N/A

\*B10. Significance: Theme N/A Area Anaheim, Orange County  
Period of Significance N/A Property Type Single Family Residence

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

The historical significance of 3053 E. Miraloma Avenue. was determined by applying the procedure and criteria for *National Register of Historic Places* (NRHP) and *California Register of Historic Resources* (CRHR) eligibility.

Based on site investigations and historic research, 3053 E. Miraloma Avenue is ineligible for listing on the NRHP and CRHR.

(See Continuation Sheet)

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

\*B12. References: (See Continuation Sheet)

B13. Remarks:

\*B14. Evaluator: Jeremy Hollins - URS Corporation

\*Date of Evaluation: August 2007



(This space reserved for official comments.)

Page 4 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

**Criterion A and 1 (Event): Industrialization of Northeast Anaheim**

3053 E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industry, manufacturing, and agricultural economy. As early as 1858, after years of planning, a group of Germans organized the Los Angeles Vineyard Society as a cooperative vineyard. Under the leadership of George Hansen and John Frohling, 50 stockholders received 20 acres of land each (with 8 acres dedicated to wine growing), and the community of Anaheim was established. From the beginning, Anaheim stressed its agricultural roots, and its viticulture economy shortly surpassed the Mexican and early American period's flailing cattle industry. The community's plan and spatial layout sought to exploit the area's environmental resources (such as the Santa Ana River), and irrigation channels flanked the central townsite and 20-acre plats. The extension of the Southern Pacific to Anaheim and the incorporation of Orange County in 1875 and 1889 (respectively) facilitated the delivery of agricultural goods, and gave the area an international reputation for agricultural. The area became swiftly associated with the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, and olives. While some cattle and dairy farms existed on the fringe of Anaheim, the area's production was characterized by cash crops during the 19<sup>th</sup> and 20<sup>th</sup> century.

Even prior to World War II, Anaheim residents promoted their community as "industry-friendly." During the 1920s, Anaheim was the first city south of Los Angeles to have a Planning Commission and in 1924, the Community Industrial Land Company was formed (MacArthur, 1959:243). The first industries developed in Anaheim were generally based around agriculture, shipping, and meat production. For example, the Community Industrial Land Company sold developable land to Mutual Orange Distributors for a juice and concentrate factory and to General Electric for the production of Glyptal, a paint base.

During World War II, Anaheim became associated with the war-time efforts and economies. Several military installations, such as El Toro Marine Corps Air Station, Los Alamitos Naval Weapons Station, and the Santa Ana Army Air Base, were established within Orange County during the war (Orange County, n.d.), and Anaheim became a popular residential area for military personnel and their families (many of which elected to stay in Southern California and Orange County particularly at the conclusion of the war). The influx of families in the area spurred Anaheim's development and agricultural areas were quickly developed into tract homes in the north, south, and east parts of the community. Businesses and industries were drawn to Anaheim during the post-World War II era due to the large amount of available workers, proximity to Los Angeles, and a temperate climate. Additionally, Anaheim owned and operated all of its own utilities and subsequently could negotiate lower rates to large companies as an incentive for them to move to the city (City of Anaheim, n.d.). As Anaheim's population grew exponentially, and contained a large amount of decommissioned military personnel, the aeronautical industry found a well suited home in Anaheim. Autonetics, a division of North American Aviation (later becoming Rockwell International), was based in Anaheim and employed thousands of residents. In addition to advances in the aviation industry, Autonetics also was a leader in the development of microcomputers (Boeing, n.d.). Other industries soon arrived, and Autonetics was joined by Nortronics, Dixie Cup, Essex Wire, US Electrical Motors, Menasha Container Corporation, and American Hardware.

In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where 3053 E. Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A. Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation, and was located less than one-mile northeast of 3053 E. Miraloma Avenue (at 3370 E. Miraloma Avenue). By 1961, the industrial area of northeast Anaheim was bound by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT and SF Railroad. This area included major present-day industrial corridors such as Kramer Avenue (then known as Dowling Avenue) and La Palma Avenue.

The visual and physical character of the northeast part of Anaheim transformed from agricultural-based to an industry and manufacturing-based during the 1950s through 1970s. It was common for large factory buildings to be located along were placed alongside agricultural facilities. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue (immediately east of 3053 E. Miraloma Avenue), and was situated adjacent to lumber yards, food service, machinists, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent and non-historic period industries dominate the landscape and built environment. 3053 E. Miraloma Avenue is one of the few extant buildings that

Page 5 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

reflect the agricultural period of the early 20<sup>th</sup> century in this area. These changes to the area's setting reflect Anaheim's historic interest in becoming an industrial leader, while supporting the agricultural community which made it a prominent settlement in southern California.

While the industrialization of northeast Anaheim led to the annexation of the area where 3053 E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3053 E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of northeast Anaheim. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

**Criterion B and 2 (Person): N/A**

3053 E. Miraloma Avenue is first listed in the 1973 City of Anaheim Directory, and the resident was named Joel Wilson. No biographical information could be located on Wilson. Prior to 1973, the property does not appear in the City of Anaheim or Orange County Directories. Immediately east of 3053 E. Miraloma Avenue is 3065 E. Miraloma Avenue. From 1966 through the late 1970s, 3065 E. Miraloma Avenue was the site of the Logan Egg Ranch, operated by William H. and Rosa Logan (there is no directory information on these individuals or properties prior to 1966). In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logans.

Joel Wilson and William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States. Additionally, 3053 E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

**Criterion C and 3 (Design/Construction): Tudor Revival**

The Tudor Revival style is loosely based on a variety of English building traditions, encompassing simple folk houses to Late Medieval palaces. Most residences in this style emphasize high-pitched, gabled roofs, and elaborated chimneys. Decorative detailing possesses influences from Renaissance to modern Craftsman traditions.

There are six principal subtypes to the Tudor Revival style: Stucco Wall Cladding, Brick Wall Cladding, Wooden Wall Cladding, False Thatched Roof, and Parapeted Gables. The Tudor style of architecture is identified by the following character defining features and stylistic details:

- overlapping and multiple front gables
- cross-gabled façade
- decorative half-timbering in-filled with stucco or brick
- steeply pitched roofs, sometimes with catslide or extended eaves
- tall narrow windows with multi-pane glazing and in multiple groups (McAlester, 2003).

3053 E. Miraloma Avenue exhibits some of the features associated with the Tudor Revival style, such as a steeply pitched rooflines, multiple-front gables, decorative half-timbering, and multiple groups of windows. However, 3053 E. Miraloma Avenue is a modest example of the Tudor Revival style and does not embody the distinctive characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of a master, or possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3053 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

Page 6 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date July 2007 X Continuation    Update

**\*B10. (Continued)**

**Criterion D and 4 (Information Potential): N/A**

3053 E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential).

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3053 E. Miraloma Avenue does not retain a significant amount of its integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, setting, materials, workmanship, feeling, and association.

**Location**

*Location is the place where the historic property was constructed or the place where the historic event occurred.* No historic event has occurred at the location of 3053 E. Miraloma Avenue.

**Design**

*Design is the combination of elements that create the form, plan, space, structure, and style of a property.* The building present at 3053 E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.

**Setting**

*Setting is the physical environment of a historic property.* The historic setting of 3053 E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment originally were rural in the early 20<sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the area's historic character and context.

**Materials**

*Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern of configuration to form a historic property.* 3053 E. Miraloma Avenue is approximately 97 years old, and its physical elements represent building materials common during mid-20<sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.

**Workmanship**

*Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory.* Due to the present state of the property, the property does not reflect a high level of workmanship. High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.

**Feeling**

*Feeling is a property's expression of the aesthetic or historic sense of a particular period of time.* The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20<sup>th</sup> century.

**Association**

*Association is the direct link between an important historic event or person and a historic property.* 3053 E. Miraloma Avenue is not directly associated with any important historic event or person. Though it is associated with the Logan and Wilson families, 3053 E. Miraloma Avenue does not possess features or characteristics which convey the direct link between any events or people and the historic-period property.

State of California — The Resources Agency  
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**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Entry-way Door, Facing East, Note the Extended Eave Above the Door



Detail of East Gable on Façade, Half-Timbering, and Fly Rafters

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East Elevation



West Elevation

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\*Recorded by: URS Corporation

\*Date August 2007

Continuation  Update



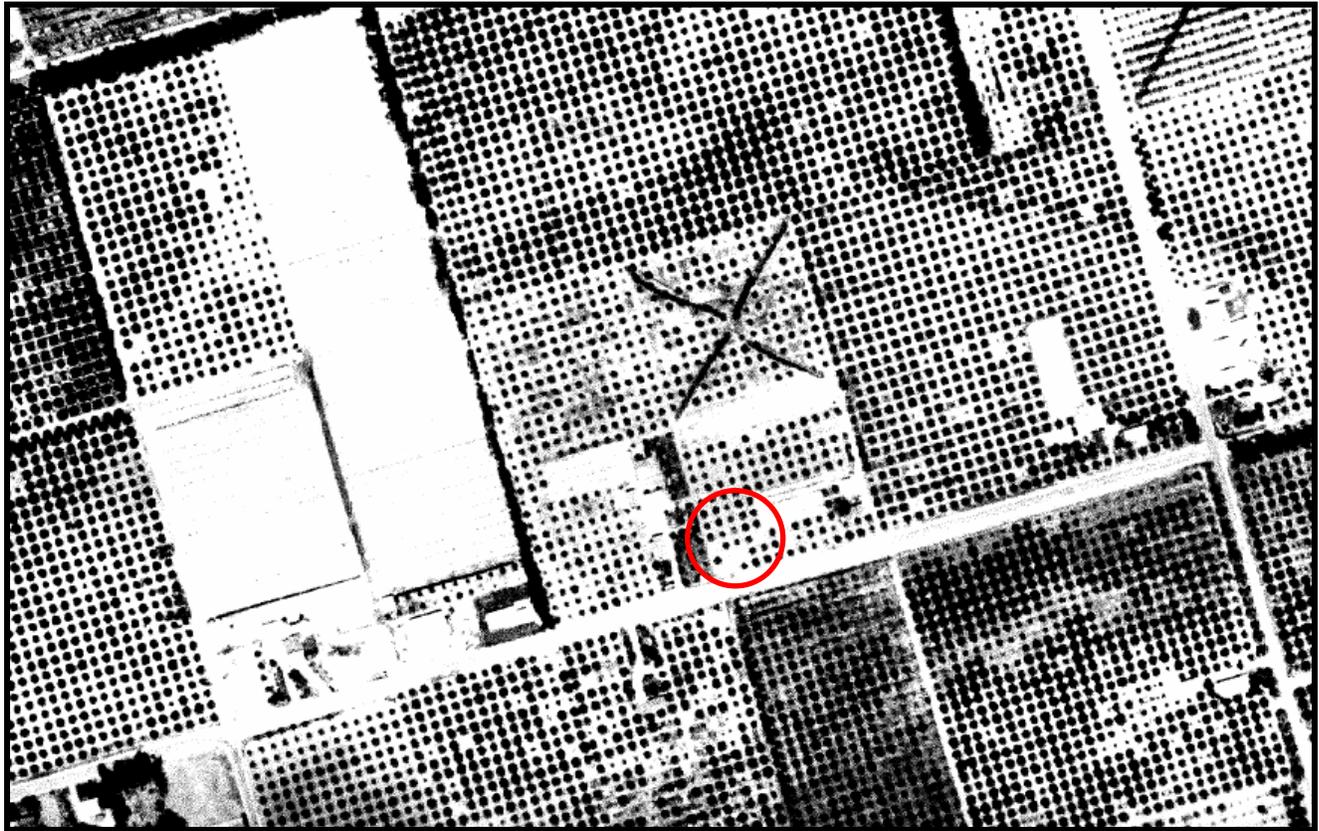
North Elevation



Carport Detail, North Elevation

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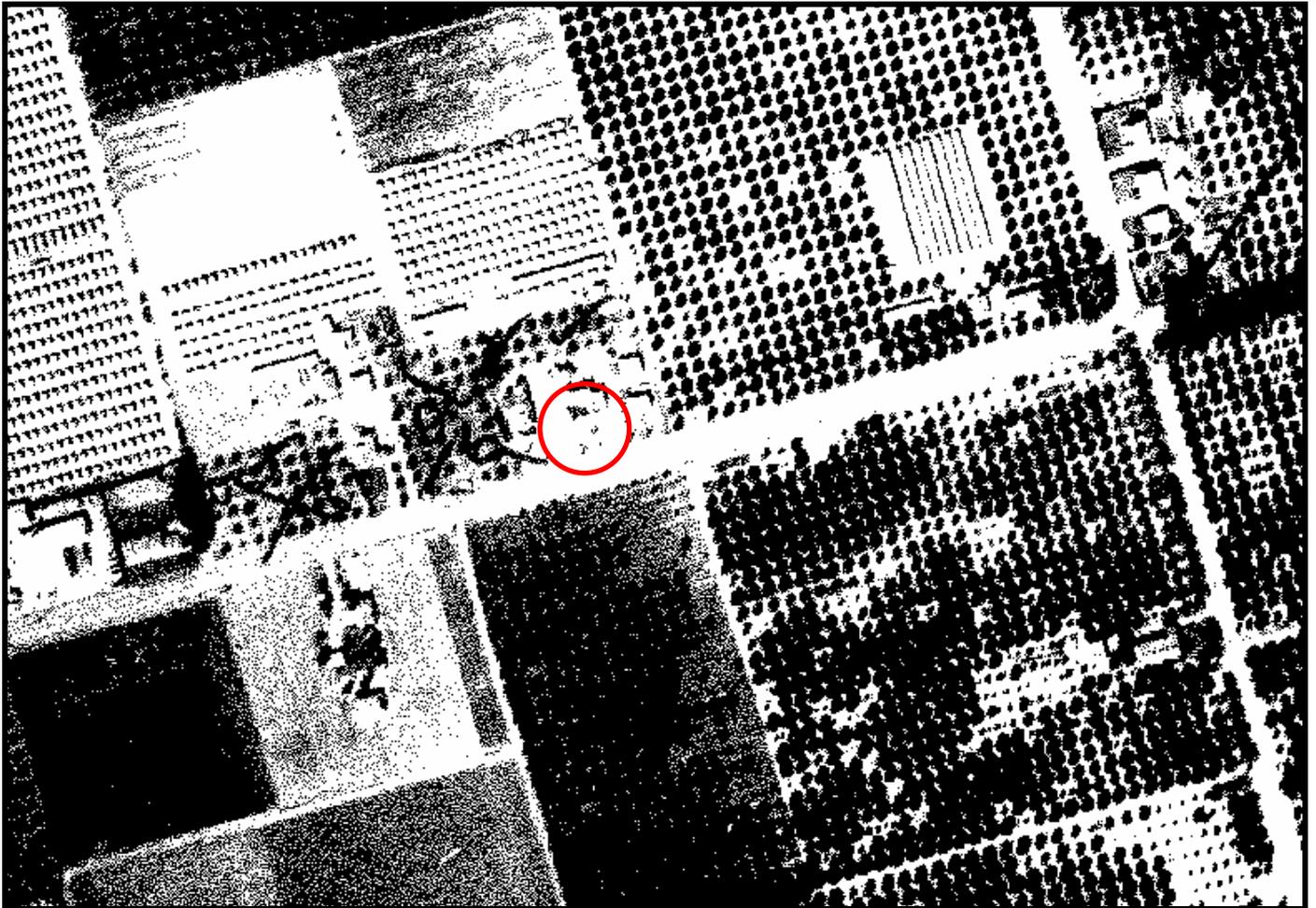
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1955 Aerial of Project Area, Present Location of 3053 E. Miraloma Avenue Encircled (though building is not present).

Page 12 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

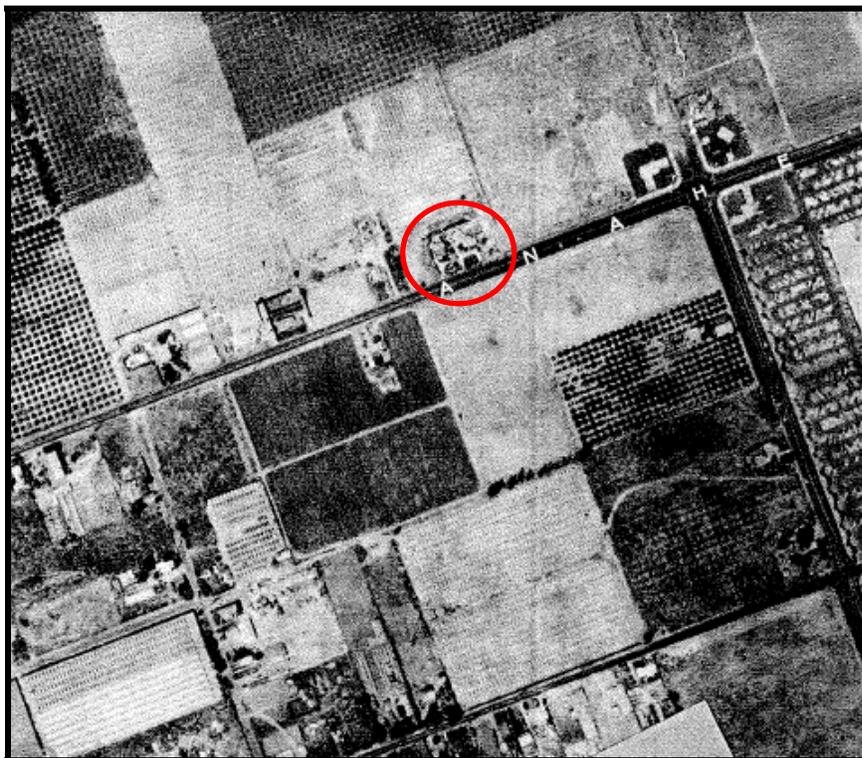
\*Recorded by: URS Corporation \*Date August 2007  Continuation  Update



1959 Aerial of Project Area, Present Location of 3053 E. Miraloma Avenue Encircled.

Page 13 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

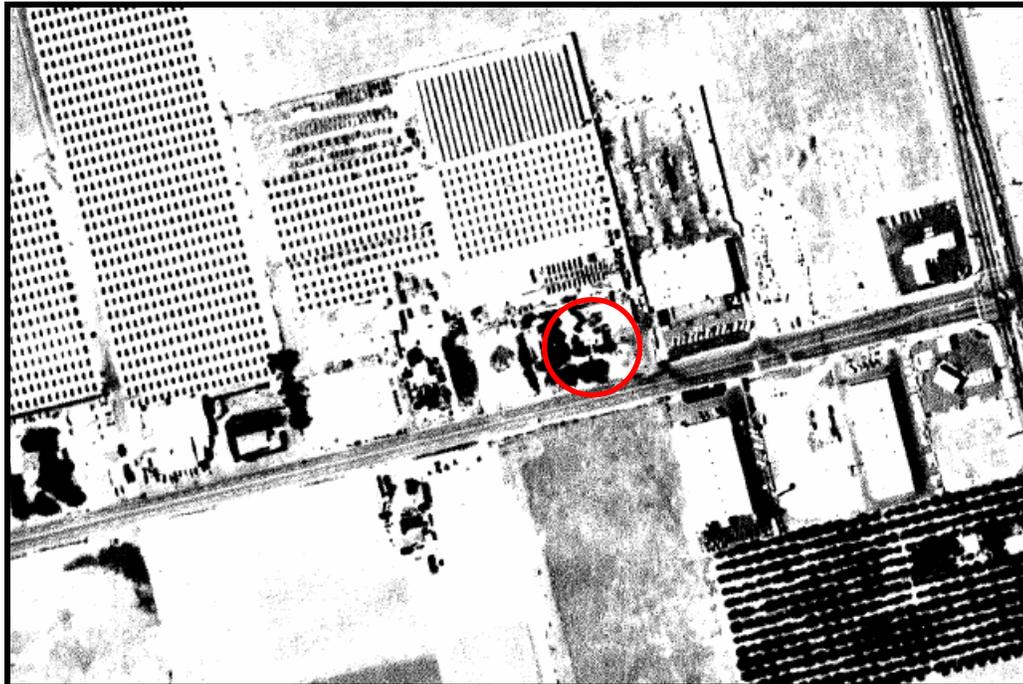
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Approximate 1966 Aerial of Project Area, Present Location of 3053 E. Miraloma Avenue Encircled

Page 14 of 17 \*Resource Name or # (Assigned by recorder) 3053 E. Miraloma Avenue

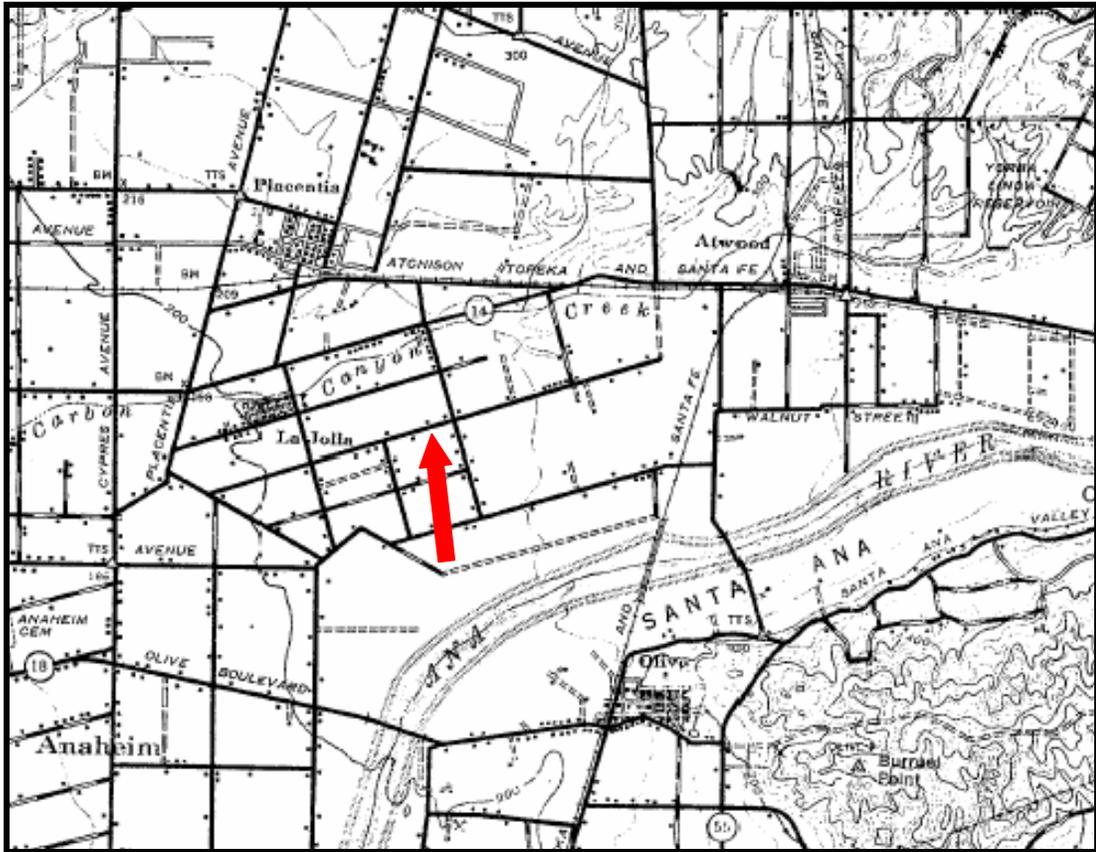
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



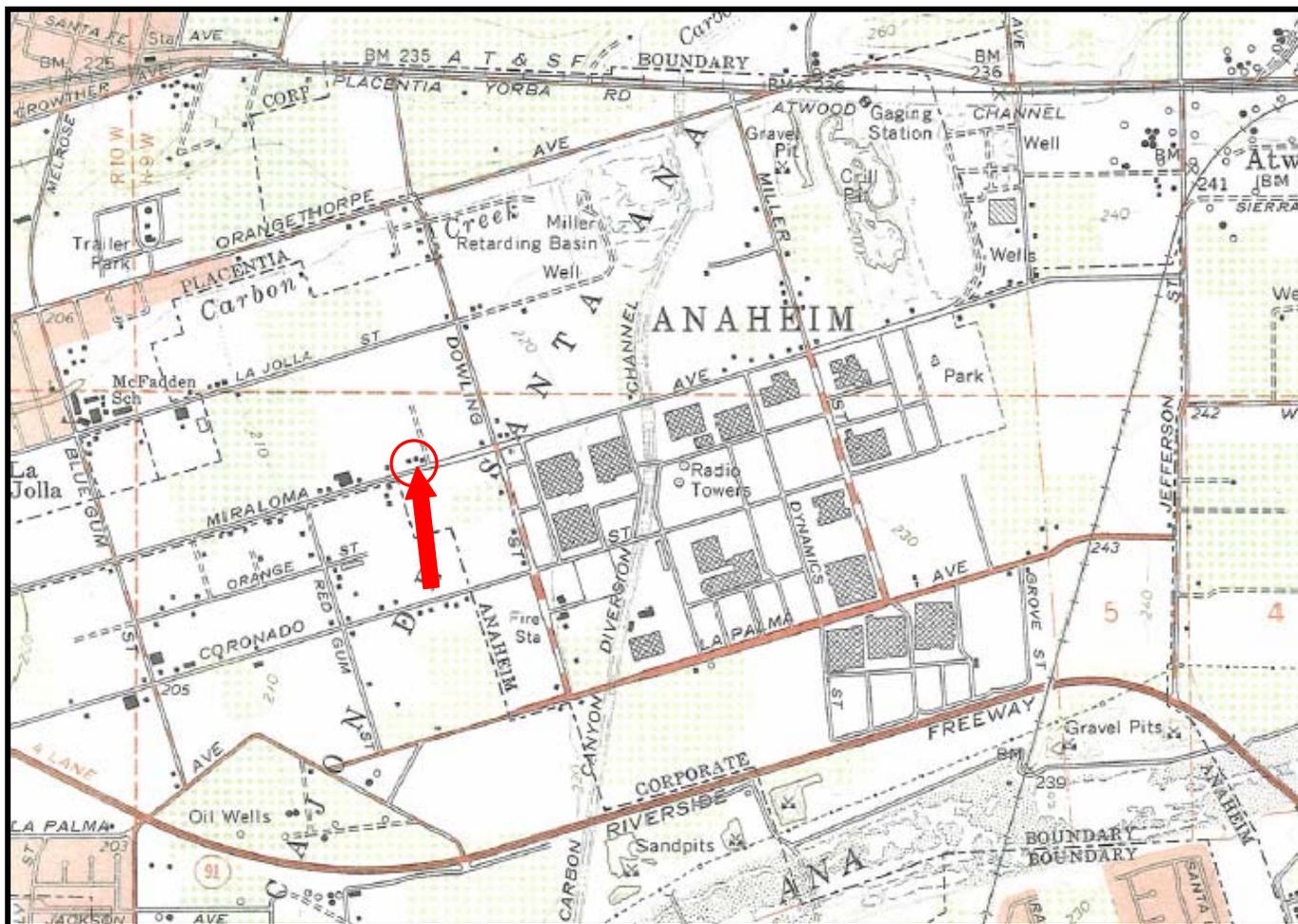
1970 Aerial of Project Area, Present Location of 3053 E. Miraloma Avenue Encircled

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



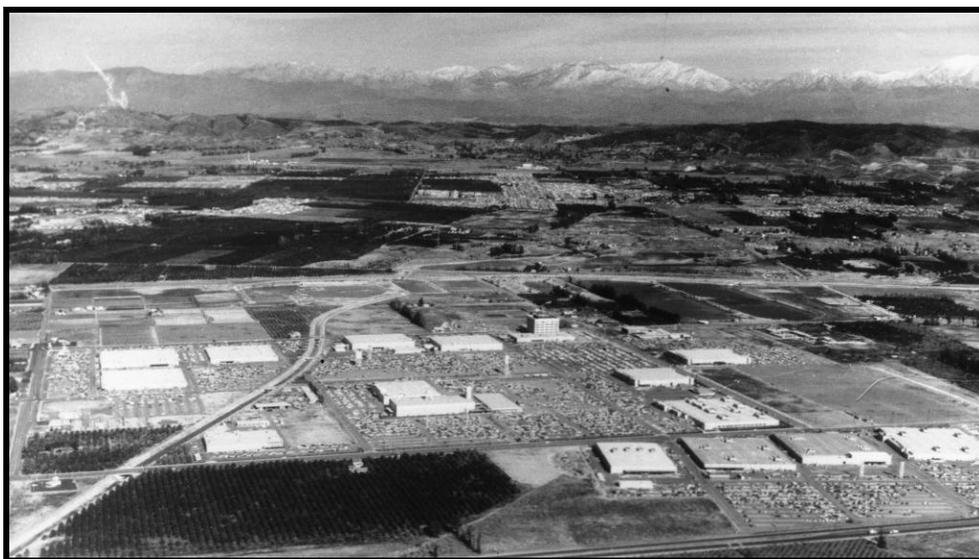
1942 Orange USGS Map, Approximate Project Area Identified



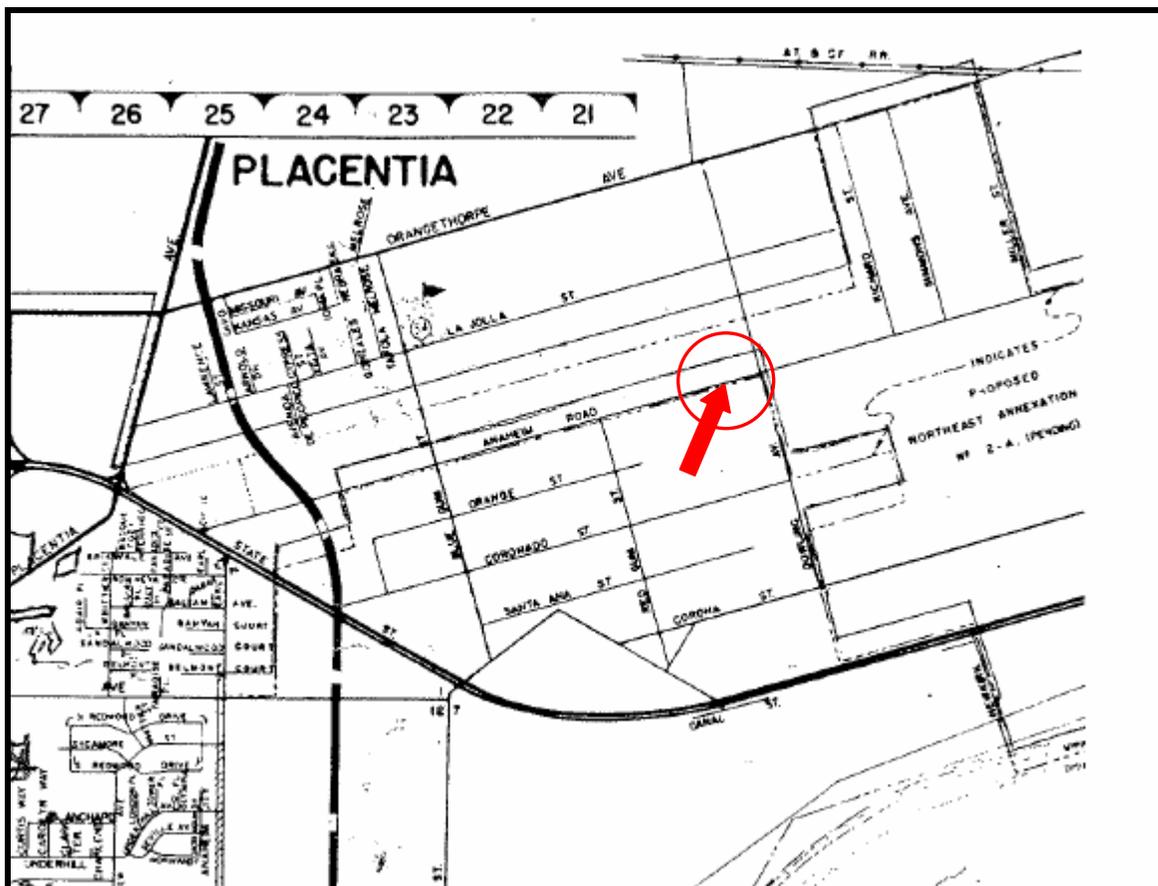
1966 USGS Map, Approximate Project Area Identified

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Post-1957 Aerial of Autonetics Plant, located at 3370 E. Miraloma Avenue, 5,000 feet east of Project Area.



1956 Automobile Map Showing the planned Northeast Annexation No.2-A, Approximate Location of Project Area Identified.

**3065 E. Miraloma Avenue  
Anaheim, CA 92806**

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

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code \_\_\_\_\_  
Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_  
Reviewer \_\_\_\_\_  
Date \_\_\_\_\_

Page 1 of 17 \*Resource Name or #: (Assigned by recorder) 3065 E. Miraloma Avenue

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Orange and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Orange Date 1981 T 4S; R 9W; N/A ¼ of N/A ¼ of Sec N/A; B.M.

c. Address 3065 E. Miraloma Avenue City Anaheim Zip 92806

d. UTM: (Give more than one for large and/or linear resources) Zone 11, 420249 mE/ 3746719 mN

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

APN 344-221-03; Golden State Tract Map, Lot 8, Block 5, East ½, Tract 295; Located 2,000 feet west of Kramer Blvd. and E. Miraloma Avenue and 0.8-miles east of Highway 57.

\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
3065 E. Miraloma Avenue is a one-story contemporary style residence with an irregular C-shaped additive form located in an industrial area of northeast Anaheim. The residence is set towards the southern part of the lot, and the façade and entryway face E. Miraloma Avenue. To the west of the residence is a concrete driveway and a one-story Tudor Revival style residence (3053 E. Miraloma Avenue). To the east of the residence are a one-story ranch-style residence (3065A E. Miraloma Avenue) and the Orange County Food Service Building. North of residence is parking for the Orange County Food Service Building. The area has an industrial setting, and many of the surrounding buildings are dedicated to light manufacturing and industry. SEE CONTINUATION SHEET

\*P3b. Resource Attributes: (List attributes and codes) ; Multiple Family – HP3

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



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

\*P5b. Description of Photo: (view, date, accession #)  
View to the Northeast, August 2007

\*P6. Date Constructed/Age and Source:  Historic  
 Prehistoric \_\_\_\_\_  Both  
1954 per Orange County Assessor's Records

\*P7. Owner and Address:  
City of Anaheim

\*P8. Recorded by: (Name, affiliation, and address)  
Jeremy Hollins – URS Corp.  
1615 Murray Canyon Road, Suite 1000  
San Diego, CA 92108-4314

\*P9. Date Recorded:  
August 23, 2007

\*P10. Survey Type: (Describe) Pedestrian Survey

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

Anaheim Historic Resource Evaluation: 3053, 3065, 3065A Miraloma Avenue, Anaheim, Orange County, CA; Prepared for the City of Anaheim; Prepared by URS Corporation, Laurie Solis, Jeremy Hollins; September 2007.

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

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\*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

\*Recorded by: URS Corporation

\*Date August 2007

Continuation  Update

**\*P3a. (continued)**

3065 E. Miraloma Avenue was previously a duplex or triplex residence, but has been converted to a single-family residence during the last 30 years. 3065 E. Miraloma Avenue is characterized by its board and batten exterior central block, and a coarse stucco composition on its end blocks. The building features a succession of flat and shed roofs with wood fascias and soffits. Between the central and west block of the façade, the building has an exposed wood roof form, which gives the building a modernistic feel and look. The building primarily sits on a recessed raised foundation and a foundation at grade. The façade (south elevation) features window (6) and door bays (3) that have been bordered (with the exception of an aluminum sliding window along the east end of the façade), and it is difficult to determine the type of original and historic-period windows (e.g., wood double-hung, wood casement windows, aluminum sliding). The east entry bay to the building retains its historic-period screen door. Along the east end of the façade, the building has a massive slope brick chimney. The chimney is arranged in a running bond and features a decorative brick cap. Access to the building is through 3 bordered doors that sit on concrete platform porches.

The west, east, and north elevations feature multiple panel windows, and many of them sit above louvered screens. The windows are evenly spaced and bordered, but the majority of the windows appear to be aluminum sliding and wood casement windows. The east elevation opens up to a shared courtyard and central space with 3065A E. Miraloma Avenue. This space was most likely utilized during the building's use as a multiple family residence.

There have been several alterations to 3065 E. Miraloma Avenue. Foremost, the building's irregular form suggests that the building may have had several additions. However, this could not be verified through a site analysis or historic research (the Assessor has no record of this). Additionally, interior spaces and partitions may have been modified following the building's conversion from a multiple family residence to a single family residence (but this has not affected the exterior elements of the building). Additionally, it seems the metal aluminum sliding windows and the wood boards over the windows are not historic-period materials, and may have been added to the building within the last 30 years. A large fixed picture window along the central core of the façade appears to have been removed and infilled with board and batten cladding.

3065 E. Miraloma Avenue remains in fair condition and has good structural integrity. Many of its original and historic-period finishes and materials have been impacted by environmental effects, weathering, and neglect. The building appears to have been vacant for the last 5 years, and the building's inactivity have impacted its visual quality and context.

# BUILDING, STRUCTURE, AND OBJECT RECORD

Page 3 of 17

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

- B1. Historic Name: N/A
- B2. Common Name: N/A
- B3. Original Use: Multiple Family Residence
- B4. Present Use: Single Family Residence

\*B5. Architectural Style: Contemporary

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

The residence was constructed in 1954 per the Orange County Assessor records. Within the past 30 years, the doors and windows have experienced alterations or have been replaced. Additionally, the building has been converted from a multiple family residence to a single family residence.

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

\*B8. Related Features:

B9a. Architect: N/A b. Builder: N/A

\*B10. Significance: Theme N/A Area Anaheim, Orange County

Period of Significance N/A Property Type Multiple Family Residence

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

The historical significance of 3065 E. Miraloma Avenue was determined by applying the procedure and criteria for *National Register of Historic Places* (NRHP) and *California Register of Historic Resources* (CRHR) eligibility.

Based on site investigations and historic research, 3065 E. Miraloma Avenue is ineligible for listing on the NRHP and CRHR.

**(See Continuation Sheet)**

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

\*B12. References: **(See Continuation Sheet)**

B13. Remarks:

\*B14. Evaluator: Jeremy Hollins - URS Corporation

\*Date of Evaluation: August 2007

(This space reserved for official comments.)



Page 4 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

**Criterion A and 1 (Event): Industrialization of Northeast Anaheim**

3065 E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industrial, manufacturing, and agricultural economy. As early as 1858, after years of planning, a group of Germans organized the Los Angeles Vineyard Society as a cooperative vineyard. Under the leadership of George Hansen and John Frohling, 50 stockholders received 20 acres of land each (with 8 acres dedicated to wine growing), and the community of Anaheim was established. From the beginning, Anaheim stressed its agricultural roots, and its viticulture economy shortly surpassed the Mexican and early American period's flailing cattle industry. The community's plan and spatial layout sought to exploit the area's environmental resources (such as the Santa Ana River), and irrigation channels flanked the central townsite and 20-acre plats. The extension of the Southern Pacific to Anaheim and the incorporation of Orange County in 1875 and 1889 (respectively) facilitated the delivery of agricultural goods, and gave the area an international reputation for agricultural. The area became swiftly associated with the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, and olives. While some cattle and dairy farms existed on the fringe of Anaheim, the area's production was characterized by cash crops during the 19<sup>th</sup> and 20<sup>th</sup> century.

Even prior to World War II, Anaheim residents promoted their community as "industry-friendly." During the 1920s, Anaheim was the first city south of Los Angeles to have a Planning Commission, and in 1924 the Community Industrial Land Company was formed (MacArthur, 1959:243). The first industries developed in Anaheim were generally based around agriculture, shipping, and meat production. For example, the Community Industrial Land Company sold developable land to Mutual Orange Distributors for a juice and concentrate factory and to General Electric for the production of Glyptal, a paint base.

During World War II, Anaheim became associated with the war-time efforts and economies. Several military installations, such as El Toro Marine Corps Air Station, Los Alamitos Naval Weapons Station, and the Santa Ana Army Air Base, were established within Orange County during the war (Orange County, n.d.), and Anaheim became a popular residential area for military personnel and their families (many of which elected to stay in Southern California and Orange County particularly at the conclusion of the war). The influx of families in the area spurred Anaheim's development and agricultural areas were quickly developed into tract homes in the north, south, and east parts of the community. Businesses and industries were drawn to Anaheim during the post-World War II era due to the large amount of available workers, proximity to Los Angeles, and a temperate climate. Additionally, Anaheim owned and operated all of its own utilities and subsequently could negotiate lower rates to large companies as an incentive for them to move to the city (City of Anaheim, n.d.). As Anaheim's population grew exponentially, and contained a large amount of decommissioned military personnel, the aeronautical industry found a well suited home in Anaheim. Autonetics, a division of North American Aviation (later becoming Rockwell International), was based in Anaheim and employed thousands of residents. In addition to advances in the aviation industry, Autonetics also was a leader in the development of microcomputers (Boeing, n.d.). Other industries soon arrived, and Autonetics was joined by Nortronics, Dixie Cup, Essex Wire, US Electrical Motors, Menasha Container Corporation, and American Hardware.

In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where 3065 E. Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A. Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation, and was located less than one-mile northeast of 3065 E. Miraloma Avenue (at 3370 E. Miraloma Avenue). By 1961, the industrial area of northeast Anaheim was bound by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT and SF Railroad. This area included major present-day industrial corridors such as Kramer Avenue (then known as Dowling Avenue) and La Palma Avenue.

The visual and physical character of the northeast part of Anaheim transformed from agricultural-based to an industry and manufacturing-based during the 1950s through 1970s. It was common for large factory buildings to be located along were placed alongside agricultural facilities. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue, and was situated adjacent to lumber yards, machinists, food service, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent, and non-historic period industries dominate the landscape and built environment. 3065 E. Miraloma Avenue is one of the few extant

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**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

buildings that reflect the agricultural period of the early 20<sup>th</sup> century in this area. These changes to the area's setting reflect Anaheim's historic interest in becoming an industrial leader, while supporting the agricultural community which made it a prominent settlement in southern California.

While the industrialization of northeast Anaheim led to the annexation of the area where 3065 E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3065 E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of northeast Anaheim. Therefore, 3065 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

**Criterion B and 2 (Person): N/A**

3065 E. Miraloma Avenue is first listed in the 1966 City of Anaheim Directory, and the residence was occupied by William H. and Rosa Logan. Prior to 1966, the property does not appear in the City of Anaheim or Orange County Directories. From 1966 through the late 1970s, William H. and Rosa Logan operated Logan's Egg Farm on the site. In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logans.

William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States. Additionally, 3065 E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3065 E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

**Criterion C and 3 (Design/Construction): Contemporary Style**

The contemporary style was favored by architect-designed houses during the 1950s through the 1970s, and grew from the earlier modernism of the Craftsman, Prairie, and International styles. The style is characterized by its lack of decorative detailing; exposed roof beam and forms; flat and shed roofs; combinations of brick, wood, and stucco cladding; one-story irregular and sprawling forms; and an integration with the landscape (unlike the International style which treated the building as a sculpture set upon the landscape) (McAlester, 2003).

3065 E. Miraloma Avenue exhibits some of the features associated with the contemporary style, such as open roof forms, lack of decorative detailing, and flat and shed roofs. However, 3065 E. Miraloma Avenue is a modest example of the contemporary style and does not embody the distinctive characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of a master, or possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3065 Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

**Criterion D and 4 (Information Potential): N/A**

3065 E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential).

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3065 Miraloma Avenue does not retain a significant amount of its integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, setting, materials, workmanship, feeling, and association.

Page 6 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date July 2007 X Continuation    Update

**\*B10. (Continued)**

Location

*Location is the place where the historic property was constructed or the place where the historic event occurred.* No historic event has occurred at the location of 3065 E. Miraloma Avenue.

Design

*Design is the combination of elements that create the form, plan, space, structure, and style of a property.* The building present at 3065 E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.

Setting

*Setting is the physical environment of a historic property.* The historic setting of 3065 E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment were originally rural in the early 20<sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the area's historic character and context.

Materials

*Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern of configuration to form a historic property.* 3065 E. Miraloma Avenue is approximately 53 years old, and its physical elements represent building materials common during mid-20<sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.

Workmanship

*Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory.* Due to the present state of the property, the property does not reflect a high level of workmanship. High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.

Feeling

*Feeling is a property's expression of the aesthetic or historic sense of a particular period of time.* The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20<sup>th</sup> century.

Association

*Association is the direct link between an important historic event or person and a historic property.* 3065 E. Miraloma Avenue is not directly associated with any important historic event or person. Though it is associated with the Logan family, 3065 E. Miraloma Avenue does not possess features or characteristics which convey the direct link between any events or people and the historic-period property.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
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Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

Page 7 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B12. References**

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West Part of Façade



East Part of Façade

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



South and East Elevations



Detail of Exposed Roof Form

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



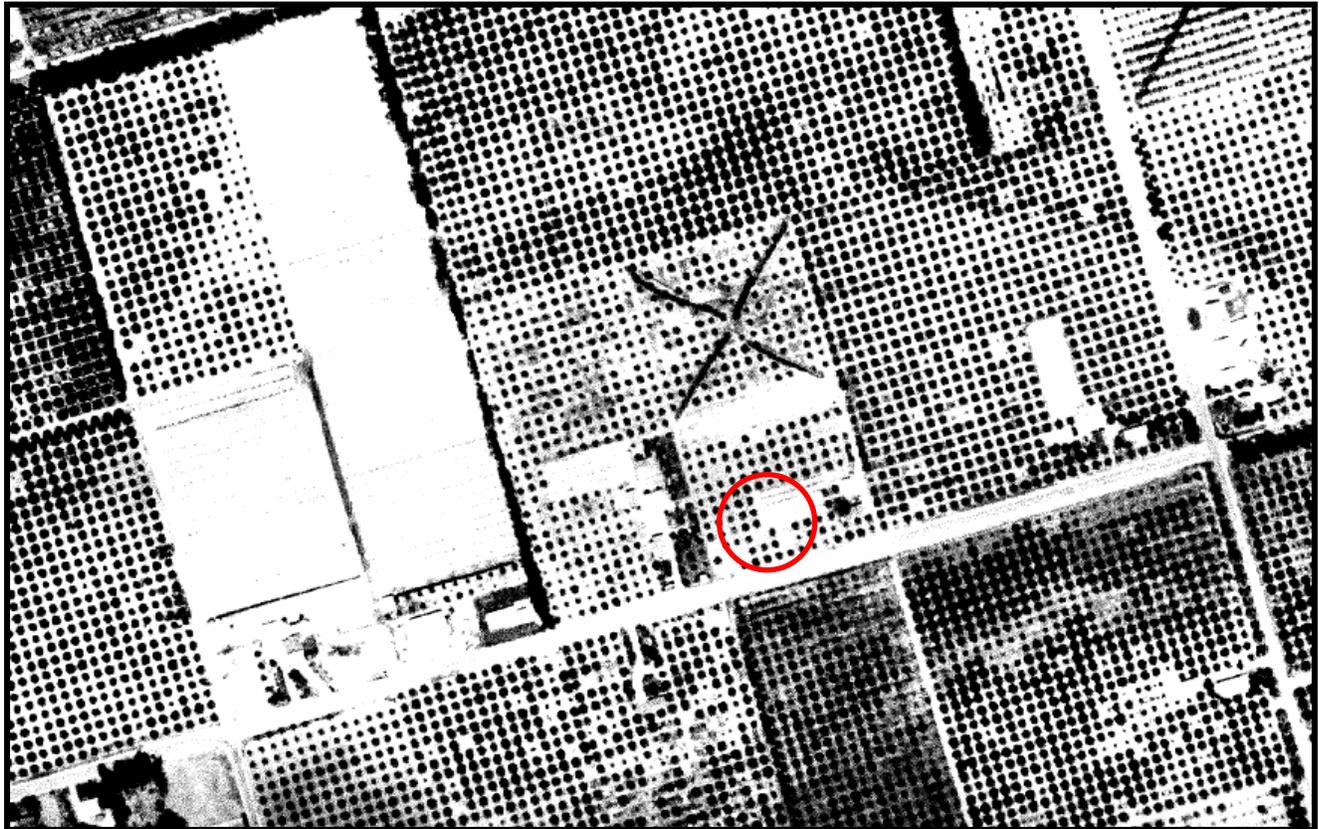
North Elevation



Roof Line Detail, Looking West

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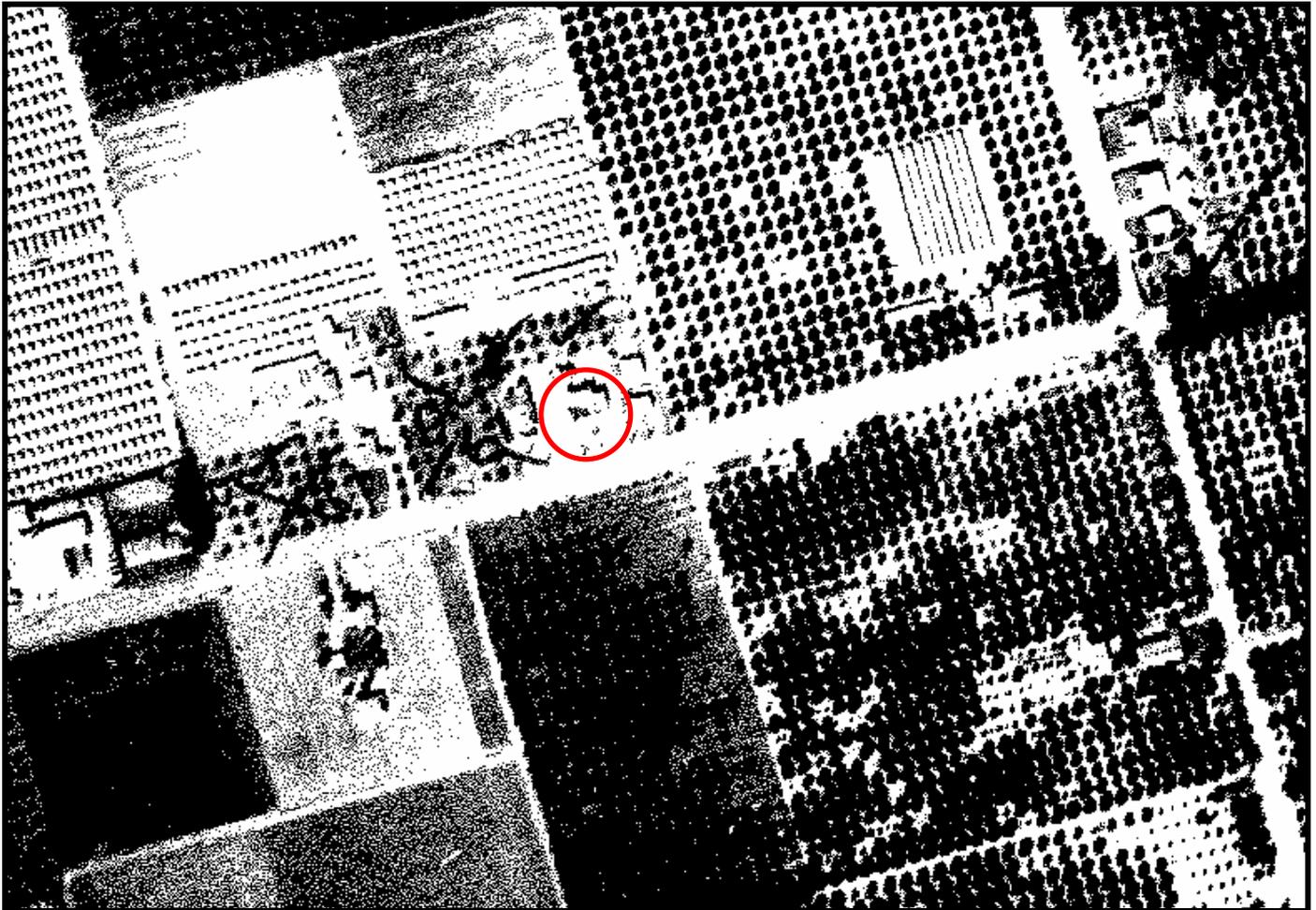
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1955 Aerial of Project Area, Present Location of 3065 E. Miraloma Avenue Encircled (though building is not present).

Page 12 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

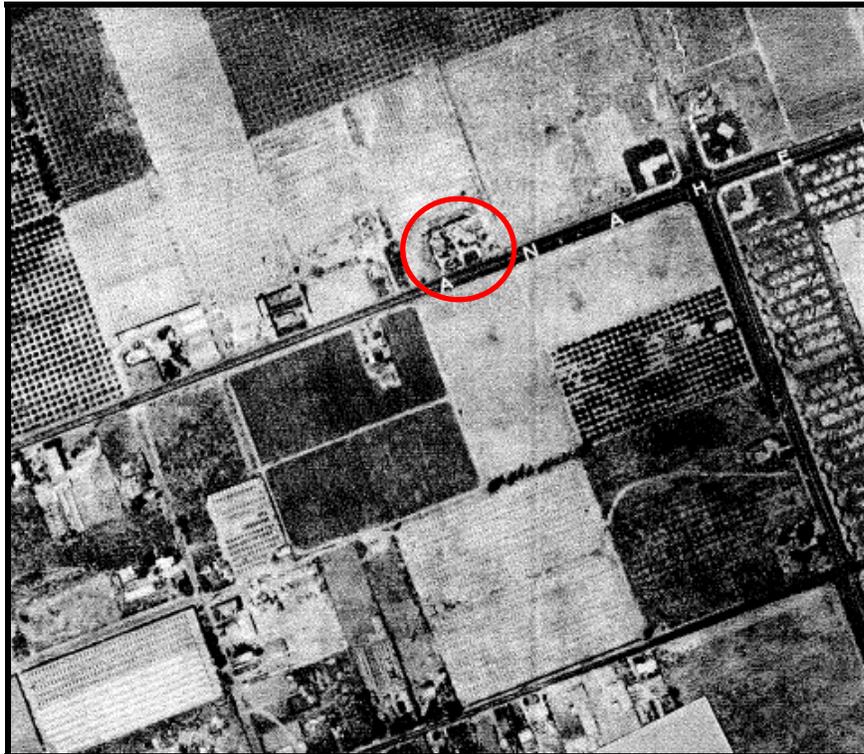
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1959 Aerial of Project Area, Present Location of 3065 E. Miraloma Avenue Encircled.

Page 13 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

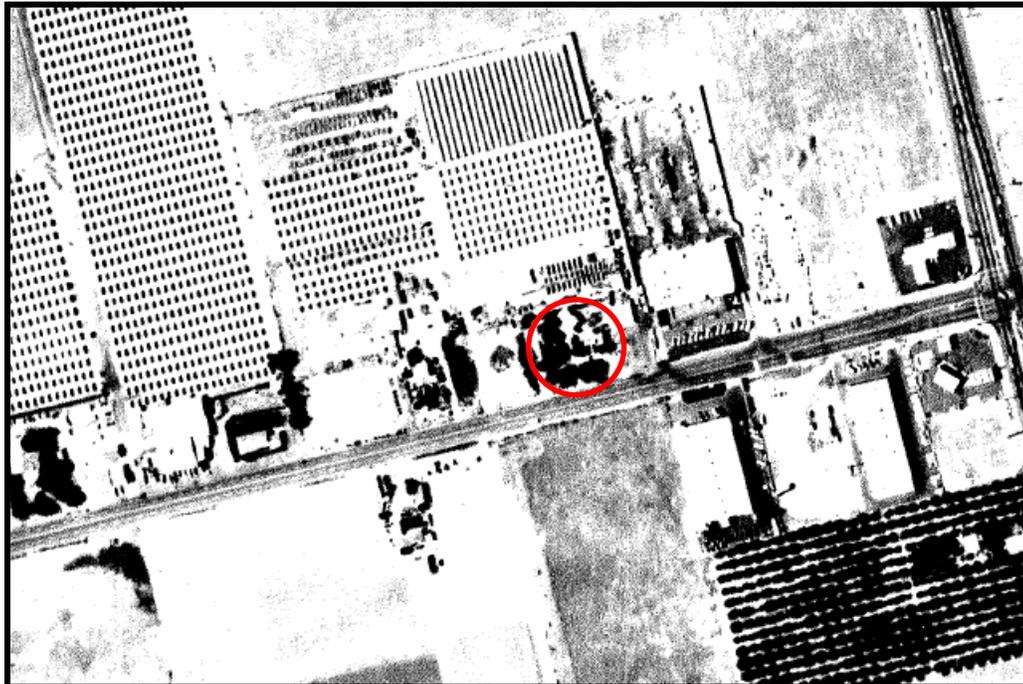
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Approximate 1966 Aerial of Project Area, Present Location of 3065 E. Miraloma Avenue Encircled

Page 14 of 17 \*Resource Name or # (Assigned by recorder) 3065 E. Miraloma Avenue

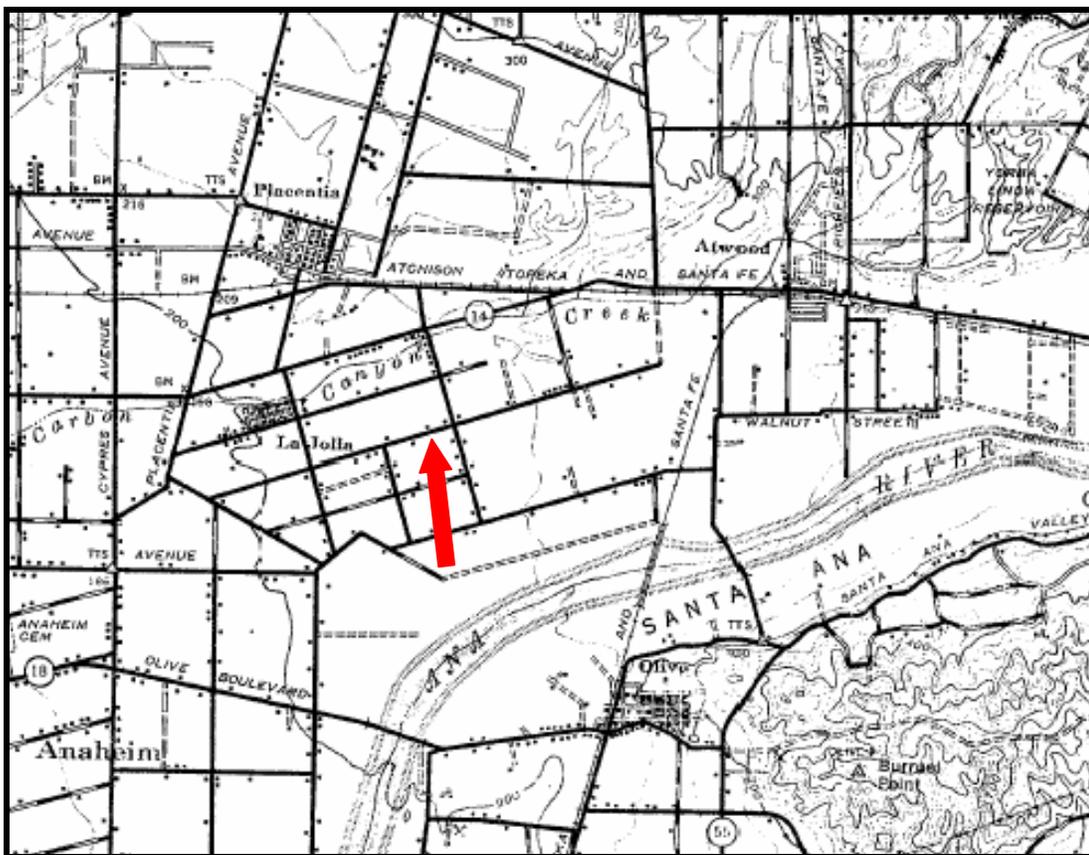
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1970 Aerial of Project Area, Present Location of 3065 E. Miraloma Avenue Encircled

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



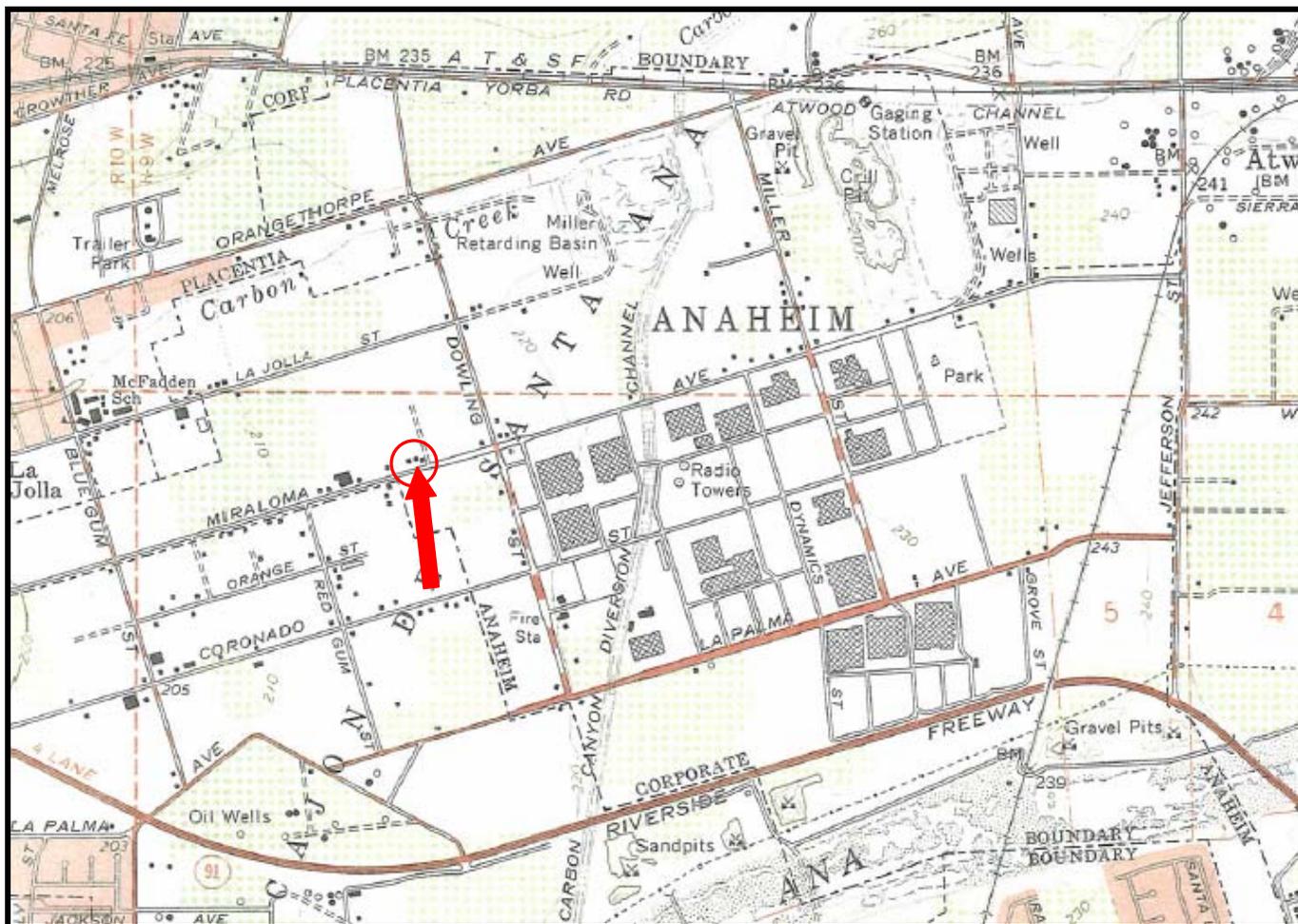
1942 Orange USGS Map, Approximate Project Area Identified

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

Primary # \_\_\_\_\_  
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Trinomial \_\_\_\_\_

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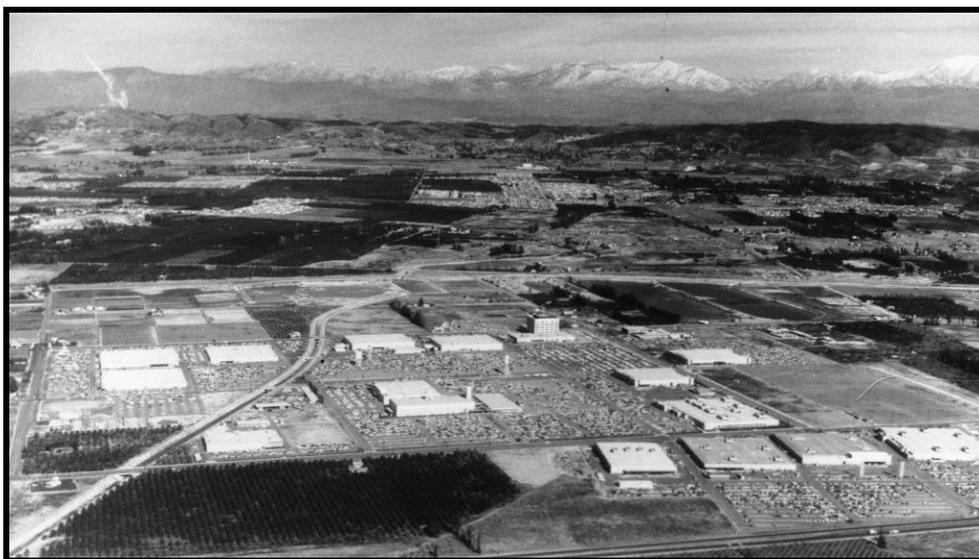
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



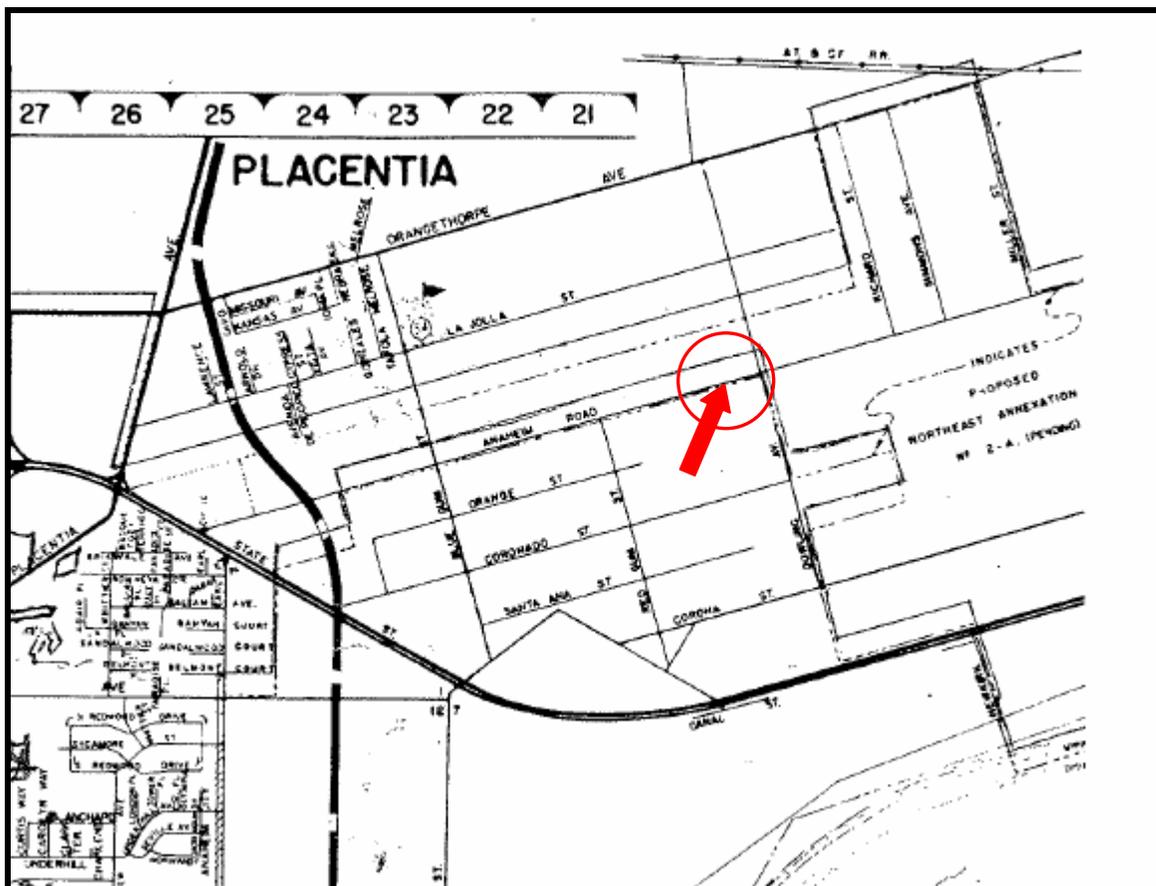
1966 USGS Map, Approximate Project Area Identified

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Post-1957 Aerial of Autonetics Plant, located at 3370 E. Miraloma Avenue, 5,000 feet east of Project Area.



1956 Automobile Map Showing the planned Northeast Annexation No.2-A, Approximate Location of Project Area Identified.

**3065A E. Miraloma Avenue  
Anaheim, CA 92806**

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

Primary# \_\_\_\_\_  
HRI# \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code \_\_\_\_\_  
Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_  
Reviewer \_\_\_\_\_  
Date \_\_\_\_\_

Page 1 of 17 \*Resource Name or #: (Assigned by recorder) 3065AA E. Miraloma Avenue

**P1. Other Identifier:**

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

**\*a. County:** Orange and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

**\*b. USGS 7.5' Quad** Orange **Date** 1981 **T** 4S; **R** 9W; N/A  $\frac{1}{4}$  of N/A  $\frac{1}{4}$  of **Sec** N/A; **B.M.**

**c. Address** 3065AA E. Miraloma Avenue **City** Anaheim **Zip** 92806

**d. UTM:** (Give more than one for large and/or linear resources) **Zone** 11, 420249 mE/ 3746719 mN

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

APN 344-221-03; Golden State Tract Map, Lot 8, Block 5, East  $\frac{1}{2}$ , Tract 295; Located 2,000 feet west of Kramer Blvd. and E. Miraloma Avenue and 0.8-miles east of Highway 57.

**\*P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) 3065A E. Miraloma Avenue is a one-story ranch style residence with a rectangular form located in an industrial area of northeast Anaheim. The residence is set towards the southern part of the lot, and the façade and entryway face E. Miraloma Avenue. South of the residence is a gravel driveway. To the west of the residence is a contemporary-style residence (3065 E. Miraloma Avenue) and a Tudor Revival style residence (E. Miraloma Avenue). To the east of the residence is the Orange County Food Service Building. North of residence is parking for the Orange County Food Service Building. The area has an industrial setting, and many of the surrounding buildings are dedicated to light manufacturing and industry. SEE CONTINUATION SHEET

**\*P3b. Resource Attributes:** (List attributes and codes) ; Single Family – HP3

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



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

**\*P5b. Description of Photo:** (view, date, accession #)  
View to the North, August 2007

**\*P6. Date Constructed/Age and Source:**  Historic  
 Prehistoric  Both  
Approximately 1954-1969 per Anaheim Planning Department and Orange County Assessor

**\*P7. Owner and Address:**  
City of Anaheim

**\*P8. Recorded by:** (Name, affiliation, and address)  
Jeremy Hollins – URS Corp.  
1615 Murray Canyon Road, Suite 1000  
San Diego, CA 92108-4314

**\*P9. Date Recorded:** August 23, 2007

**\*P10. Survey Type:** (Describe) Pedestrian Survey

**\*P11. Report Citation:**

(Cite survey report and other sources, or enter "none.")

Anaheim Historic Resource Evaluation: 3053, 3065, 3065A Miraloma Avenue, Anaheim, Orange County, CA; Prepared for the City of Anaheim; Prepared by URS Corporation, Laurie Solis, Jeremy Hollins: September 2007.

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

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\*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation

\*Date August 2007

Continuation  Update

**\*P3a. (continued)**

3065A E. Miraloma Avenue is characterized by its low-pitched hipped roof clad with asphalt shingles, an eyebrow dormer louvered vent, coarse stucco exterior, overhanging eaves, wood fascias, and stucco soffits. The façade has three asymmetrical bays: a rectangular aluminum sliding window, a square aluminum double hung window, and an entryway. The entryway has decorative wood trim and finishes, and a non-original door. It is possible that the aluminum windows are not original building materials.

The east elevation features an attached garage, which was constructed in August 1969. The garage features a wood awning-type door. The north elevation has a door which leads to the garage, and features a decorative trim similar to the entryway along the façade. The north elevation also has a succession of aluminum sliding windows and doors. The north elevation leads to an open porch supported by wood beams and a shed roof. The main horizontal beam features a decorative cut on its east end.

The site has not been landscaped or maintained. The property has two ornamental plantings near the entrance to the residence, and a concrete and asphalt alley to the residence's west. 3065A E. Miraloma Avenue remains in fair condition and has good structural integrity. The building appears to have been vacant for the last 5 years, and the building's inactivity have impacted its visual quality and context.

# BUILDING, STRUCTURE, AND OBJECT RECORD

Page 3 of 17

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

- B1. Historic Name: N/A
- B2. Common Name: N/A
- B3. Original Use: Multiple Family Residence
- B4. Present Use: Single Family Residence

\*B5. Architectural Style: Ranch

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

The residence was constructed approximately 1954 per the Orange County Assessor records. In August 1969, a one-car attached garage was added to the east elevation. Within the past 30 years, the doors and windows have experienced alterations or have been replaced.

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

\*B8. Related Features:

To the south of the building is a one-story corrugated metal barn with a low-pitched gable roof. The barn was built approximately 1955. Beneath the roof are two louvered vents. The barn has two asymmetrical bays: a narrow open doorway (which has been bordered) and a rectangular 10-foot wood awning-type garage door. The bays face south. Along the west, east, and north elevations are double-hung windows that feature metal screens fastened to the window header, rails, sill, stile, and exterior corrugated metal walls of the barn. The barn is in very poor condition, and has been impacted by environmental effects and neglect.

B9a. Architect: N/A b. Builder: N/A

\*B10. Significance: Theme N/A Area Anaheim, Orange County  
Period of Significance N/A Property Type Single Family Residence

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

The historical significance of 3065A E. Miraloma Avenue was determined by applying the procedure and criteria for *National Register of Historic Places* (NRHP) and *California Register of Historic Resources* (CRHR) eligibility.

Based on site investigations and historic research, 3065A E. Miraloma Avenue is ineligible for listing on the NRHP and CRHR.

(See Continuation Sheet)

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

\*B12. References: (See Continuation Sheet)

B13. Remarks:

\*B14. Evaluator: Jeremy Hollins - URS Corporation

\*Date of Evaluation: August 2007

(This space reserved for official comments.)



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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

**Criterion A and 1 (Event): Industrialization of Northeast Anaheim**

3065A E. Miraloma Avenue is associated with Anaheim's mid-20<sup>th</sup> century transformation and transition from an agricultural economy to a more diverse industrial, manufacturing, and agricultural economy. As early as 1858, after years of planning, a group of Germans organized the Los Angeles Vineyard Society as a cooperative vineyard. Under the leadership of George Hansen and John Frohling, 50 stockholders received 20 acres of land each (with 8 acres dedicated to wine growing), and the community of Anaheim was established. From the beginning, Anaheim stressed its agricultural roots, and its viniculture economy shortly surpassed the Mexican and early American period's flailing cattle industry. The community's plan and spatial layout sought to exploit the area's environmental resources (such as the Santa Ana River), and irrigation channels flanked the central townsite and 20-acre plats. The extension of the Southern Pacific to Anaheim and the incorporation of Orange County in 1875 and 1889 (respectively) facilitated the delivery of agricultural goods, and gave the area an international reputation for agricultural. The area became swiftly associated with the cultivation of oranges, lemons, limes, apricots, apples, pears, peaches, plums, and olives. While some cattle and dairy farms existed on the fringe of Anaheim, the area's production was characterized by cash crops during the 19<sup>th</sup> and 20<sup>th</sup> century.

Even prior to World War II, Anaheim residents promoted their community as "industry-friendly." During the 1920s, Anaheim was the first city south of Los Angeles to have a Planning Commission, and in 1924 the Community Industrial Land Company was formed (MacArthur, 1959: 243). The first industries developed in Anaheim were generally based around agriculture, shipping, and meat production. For example, the Community Industrial Land Company sold developable land to Mutual Orange Distributors for a juice and concentrate factory and to General Electric for the production of Glyptal, a paint base.

During World War II, Anaheim became associated with the war-time efforts and economies. Several military installations, such as El Toro Marine Corps Air Station, Los Alamitos Naval Weapons Station, and the Santa Ana Army Air Base, were established within Orange County during the war (Orange County, n.d.), and Anaheim became a popular residential area for military personnel and their families (many of which chose to stay in Southern California and Orange County particularly at the conclusion of the war). The influx of families in the area spurred Anaheim's development and agricultural areas were quickly developed into tract homes in the north, south, and east parts of the community. Businesses and industries were drawn to Anaheim during the post-World War II era due to the large amount of available workers, proximity to Los Angeles, and a temperate climate. Additionally, Anaheim owned and operated all of its own utilities and subsequently could negotiate lower rates to large companies as an incentive for them to move to the city (City of Anaheim, n.d.). As Anaheim's population grew exponentially, and contained a large amount of decommissioned military personnel, the aeronautical industry found a well suited home in Anaheim. Autonetics, a division of North American Aviation (later becoming Rockwell International), was based in Anaheim and employed thousands of residents. In addition to advances in the aviation industry, Autonetics also was a leader in the development of microcomputers (Boeing, n.d.). Other industries soon arrived, and Autonetics was joined by Nortronics, Dixie Cup, Essex Wire, US Electrical Motors, Menasha Container Corporation, and American Hardware.

In the early 1950s, Anaheim started centering its industrial area near the northeast border of the community. In 1956, Anaheim annexed from Orange County the area where 3065A E. Miraloma Avenue (then known as Anaheim Road) was located as part of the Northeast Annexation No. 2-A. Through the Northeast Annexation No. 2-A, Anaheim intended to separate and distance its residents' homes from the noxious problems associated with industrial uses, while increasing Anaheim's financial base and visibility as a manufacturing and industrial leader. In 1957, Autonetics became the anchor of this annexation, and was located less than one-mile northeast of 3065 E. Miraloma Avenue (at 3370 E. Miraloma Avenue). By 1961, the industrial area of northeast Anaheim was bound by the Santa Ana River, Highway 91 (then known as State Street/Riverside Freeway), and the AT and SF Railroad. This area included major present-day industrial corridors such as Kramer Avenue (then known as Dowling Avenue) and La Palma Avenue.

The visual and physical character of the northeast part of Anaheim transformed from agricultural-based to an industry and manufacturing-based during the 1950s through 1970s. It was common for large factory buildings to be located along were placed alongside agricultural facilities. From as early as 1966 until the late 1970s, an egg farm was located at 3065 E. Miraloma Avenue (west of 3065A E. Miraloma Avenue), and was situated adjacent to lumber yards, machinists, food service, and electrical factories (Anaheim City Directory, 1955-1978). Presently, many of the agricultural sites are no longer existent, and non-historic period industries dominate the landscape and built environment. 3065A E. Miraloma Avenue is one of the few extant

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\*Recorded by: URS Corporation \*Date August 2007  Continuation  Update

**\*B10. (Continued)**

buildings that reflect the agricultural period of the early 20<sup>th</sup> century in this area. These changes to the area's setting reflect Anaheim's historic interest in becoming an industrial leader, while supporting the agricultural community which made it a prominent settlement in southern California.

While the industrialization of northeast Anaheim led to the annexation of the area where 3065A E. Miraloma Avenue is located, these events or pattern of events have not made a significant contribution to the history of Anaheim, California, or the United States. 3065A E. Miraloma Avenue does not have a direct association with any significant events, and some of the extant historic-period industrial buildings would be better representatives of the industrial history of northeast Anaheim. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion A and 1 (Events).

**Criterion B and 2 (Person): N/A**

3065A E. Miraloma Avenue is not listed in any of the City of Anaheim or Orange County Directories. 3065 E. Miraloma Avenue is first listed in the 1966 City of Anaheim Directory, and the residence was occupied by William H. and Rosa Logan. Prior to 1966, 3065 E. Miraloma Avenue does not appear in the City of Anaheim or Orange County Directories. From 1966 through the late 1970s, William H. and Rosa Logan operated Logan's Egg Farm on the site. In 1937, it is possible that the same William H. Logan acquired from the Bureau of Land Management (BLM) 320.28 acres in San Bernardino (BLM Land Patent Detail, 2007). Further biographical information could not be located on the Logans.

William H. and Rosa Logan are not considered significant individuals to the history of Anaheim, California, or the United States, and are not associated with 3065A E. Miraloma Avenue. Additionally, 3065A E. Miraloma Avenue does not illustrate the contributions of any significant individuals. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion B and 2 (Person).

**Criterion C and 3 (Design/Construction): Ranch Style**

3065A E. Miraloma Avenue is a modest modern ranch style residence. The ranch style's period of significance in California ranged from 1935 through the 1970s. Cliff May, a descendant of the Estudillo and de Pedrona rancho families, popularized the style. He developed the style in 1935 in San Diego, and it was swiftly featured in *Architectural Digest*, *American Home*, and *California Arts & Architecture*. The ranch style developed from early twentieth century Craftsman and Period style bungalows, and 19<sup>th</sup> century California adobe dwellings and single-wall board and batten farm buildings (Gebhard, Sanweiss, and Winter, 579-580).

The ranch-style has the following characteristics:

- Single floor dwelling, composed of informal arrangements of volumes
- "I", "L", "U" shapes and forms
- Attached or connected garages
- Low pitched hip or gable roof with wide eave overhangs
- Wooden porch supports
- Sheathed in stucco, board and batten, shingles, clapboard, or a combination of these
- Windows often treated as horizontal bands
- Glass sliding doors lead to covered porches, terraces, or pergolas
- Partially enclosed courtyards and patios
- Interior spaces open, and of low horizontal scale (McAlester and McAlester, 2003).

3065A E. Miraloma Avenue exhibits some of the features associated with the ranch style. These include: one-story, an "I" form, attached garage, hipped roof with wide eave overhangs, stucco sheathing, a glass sliding door, and low horizontal scale. However, 3065A E. Miraloma Avenue is a modest example of the ranch style and does not embody *distinctive* characteristics of a type, period, or method of construction. There have been several alterations to the building, which affects its visual feel and narrative. Also, the building does not represent the work of

Page 6 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

**\*B10. (Continued)**

possess high artistic values. It is a representative of a building type which has been widely documented in Anaheim and Orange County. Therefore, 3065A E. Miraloma Avenue does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion C and 3 (Design/Construction).

**Criterion D and 4 (Information Potential): N/A**

3065A E. Miraloma Avenue has not yielded, or may be likely to yield, information important in prehistory or history. Therefore, the property does not possess the requisite significance to qualify for listing in the NRHP or CRHR per Criterion D and 4 (Information Potential).

For a property to qualify for listing in the NRHP and CRHR, besides meeting one of the Criteria, it must also retain a significant amount of its historic integrity. Integrity is the ability of a property to convey its significance. 3065A E. Miraloma Avenue does not retain a significant amount of its integrity. This conclusion was drawn by evaluating the seven aspects of integrity as set forth by the National Park Service. Those aspects include location, design, setting, materials, workmanship, feeling, and association.

**Location**

*Location is the place where the historic property was constructed or the place where the historic event occurred.* No historic event has occurred at the location of 3065A E. Miraloma Avenue.

**Design**

*Design is the combination of elements that create the form, plan, space, structure, and style of a property.* The building present at 3065A E. Miraloma Avenue has a modest design that is not distinctive. However, the property's initial and historic-period form, plan, space, and structure are evident in the property's present composition.

**Setting**

*Setting is the physical environment of a historic property.* The historic setting of 3065A E. Miraloma Avenue is the industrial area of northeast Anaheim, Orange County. The property and environment originally were rural in the early 20<sup>th</sup> century. However, by 1956, the rural character of the area started supporting industrial uses, and the present physical environment reflects historic land uses and the area's historic character and context.

**Materials**

*Materials are the physical elements that were combined or deposited during a particular period of time and in a particular pattern of configuration to form a historic property.* 3065A E. Miraloma Avenue is approximately 53 years old, and its physical elements represent building materials common during mid-20<sup>th</sup> century construction. The property has retained many of its historic-period building elements, fabric, and materials. However, numerous inappropriate alterations and repairs and environmental effects have impacted the historic-period materials and pattern of configuration.

**Workmanship**

*Workmanship is the physical evidence of the crafts of a particular culture or people during any given period in history or prehistory.* High levels of workmanship are not expressed in the building's method of construction and the building does not reflect the technology of a craft.

**Feeling**

*Feeling is a property's expression of the aesthetic or historic sense of a particular period of time.* The industrial character of the area and the surrounding non-historic period infill development disturb the area's aesthetic and historic period of time. Recently constructed buildings impact the area's historic visual narrative from the early to mid 20<sup>th</sup> century.

State of California — The Resources Agency  
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CONTINUATION SHEET

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

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\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update

Association

*Association is the direct link between an important historic event or person and a historic property.* 3065A E. Miraloma Avenue is not directly associated with any important historic event or person.

**\*B12. References**

Anaheim History Room. Various Maps, Files, and Directories.

Anaheim Planning Department. Counter Information.

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Raup, H. F., 1944. The German Colonization of Anaheim, California. *In* University of California Publications in Geography, Vol. IV 1932-1944, J. B. Leighly and C. O. Sauer (eds.), pp. 123-146. University of California Press: Berkeley, California.

Raup, H. F., 1959. Transformation of Southern California to a Cultivated Land. *Annals of the Association of American Geographers*, 49(3)(2):58-78.

Sleeper, J. 1974. "How Orange County Got Its Name." An address delivered March 11, 1974 on the occasion of the county's 85<sup>th</sup> anniversary, in Dept. 1, Superior Court, old Orange County courthouse, the Hon. Franklin G. West presiding.

United States Department of Agriculture. Orange County Aerial Survey. 1955, 1959, and 1970.

United States Geological Survey. 7.5 and 15-minute Topographical Maps. Various Dates and Maps.

Winther, O. O., 1953. The Colony System of Southern California. *Agricultural History*, 27(3):94-103.

Page 8 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



East Elevation



North Elevation

Page 9 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Fascia and Soffit Detail, South and East Wall Junctions



Overview of Barn, Facing North

Page 10 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

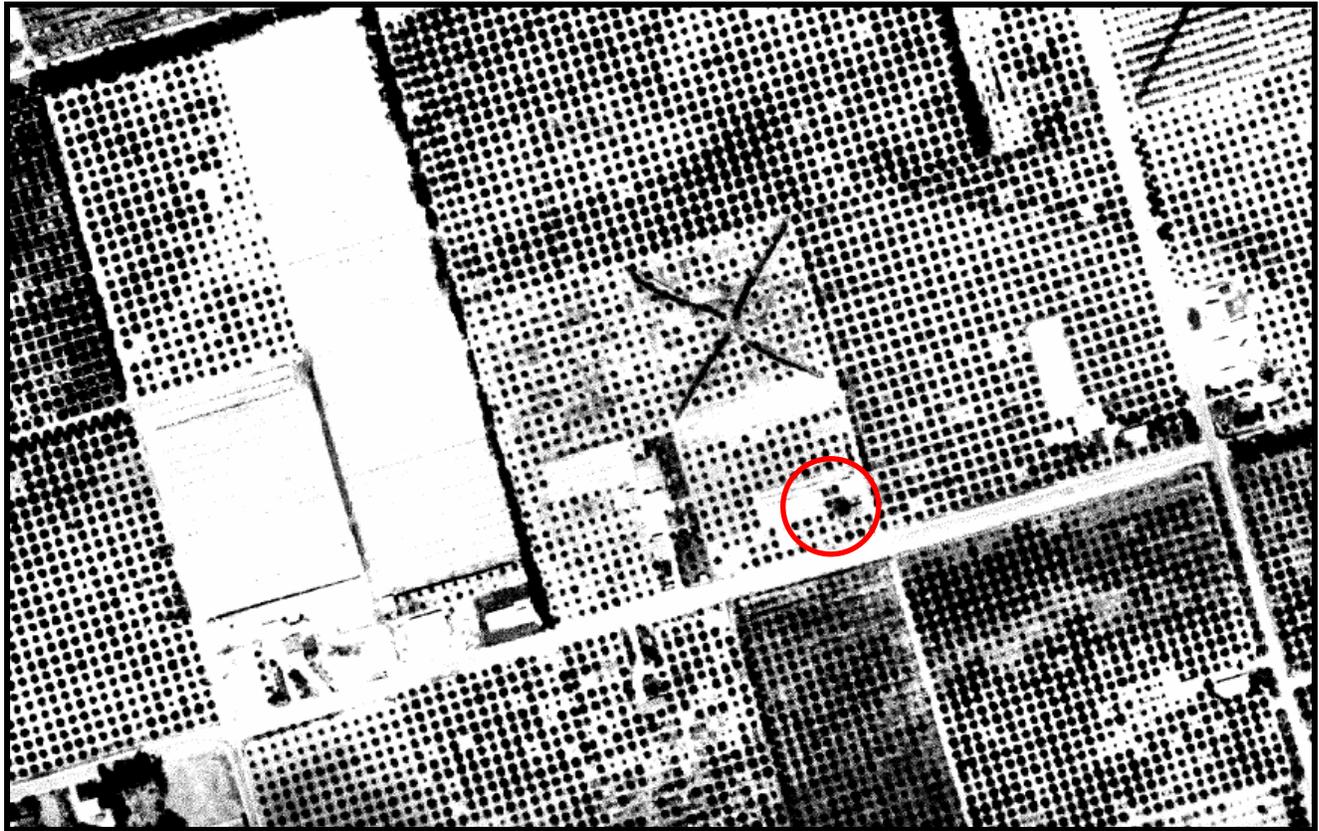
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Detail of Window on Barn, East Elevation

Page 11 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

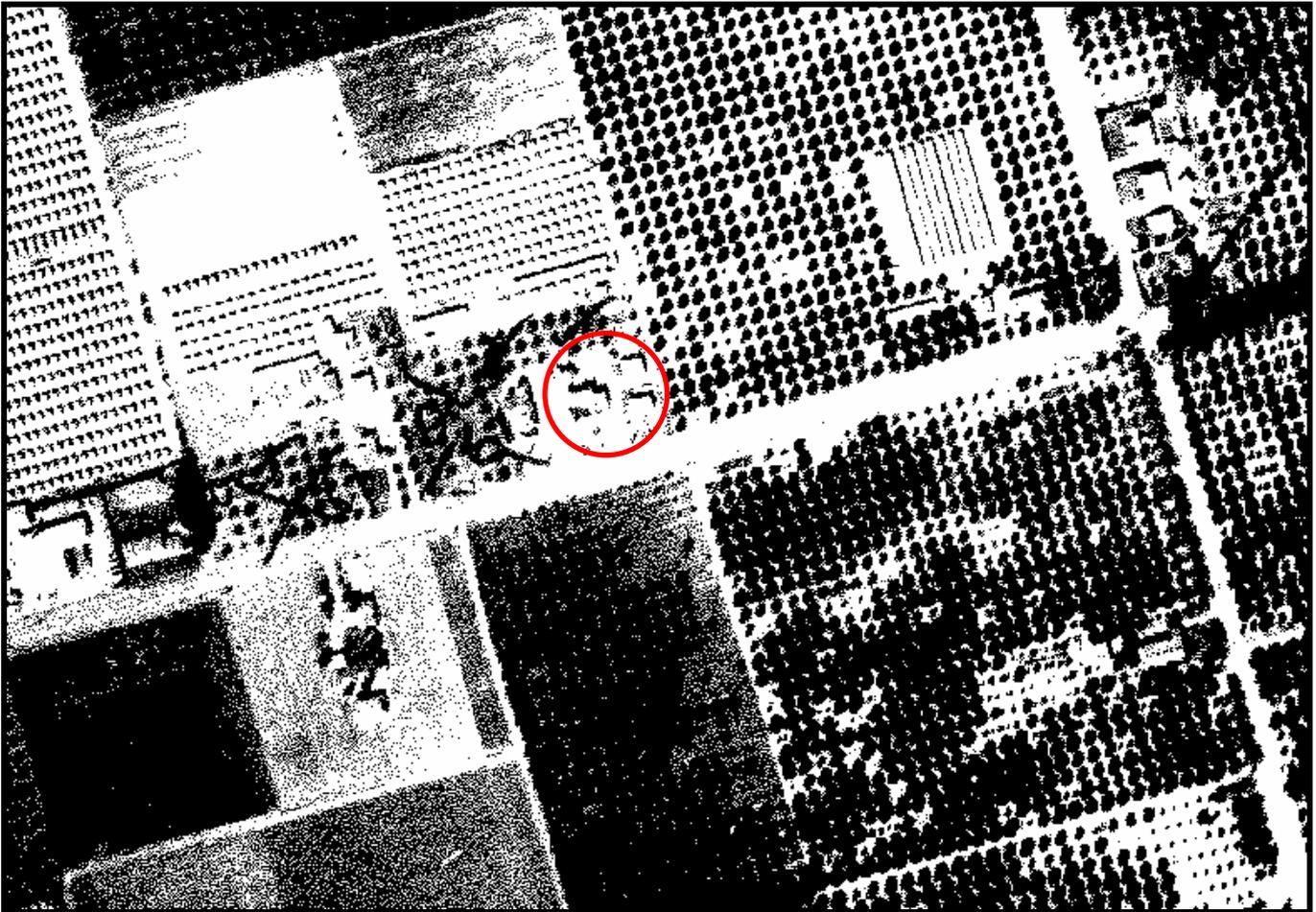
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1955 Aerial of Project Area, Present Location of 3065 E. Miraloma Avenue Encircled (though building may not be present).

Page 12 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

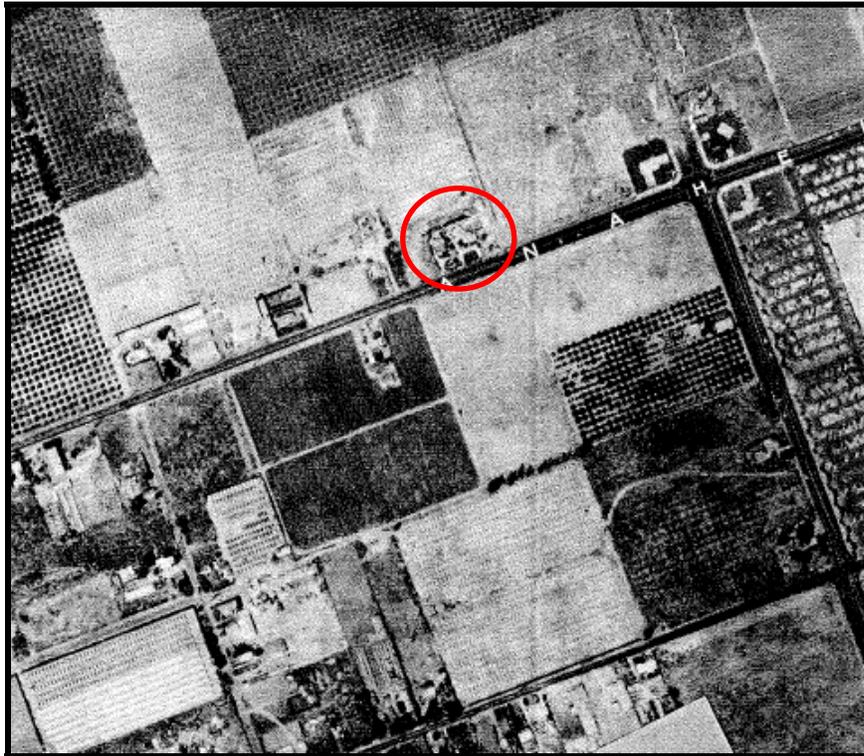
\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



1959 Aerial of Project Area, Present Location of 3065A E. Miraloma Avenue Encircled.

Page 13 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Approximate 1966 Aerial of Project Area, Present Location of 3065A E. Miraloma Avenue Encircled

Page 14 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

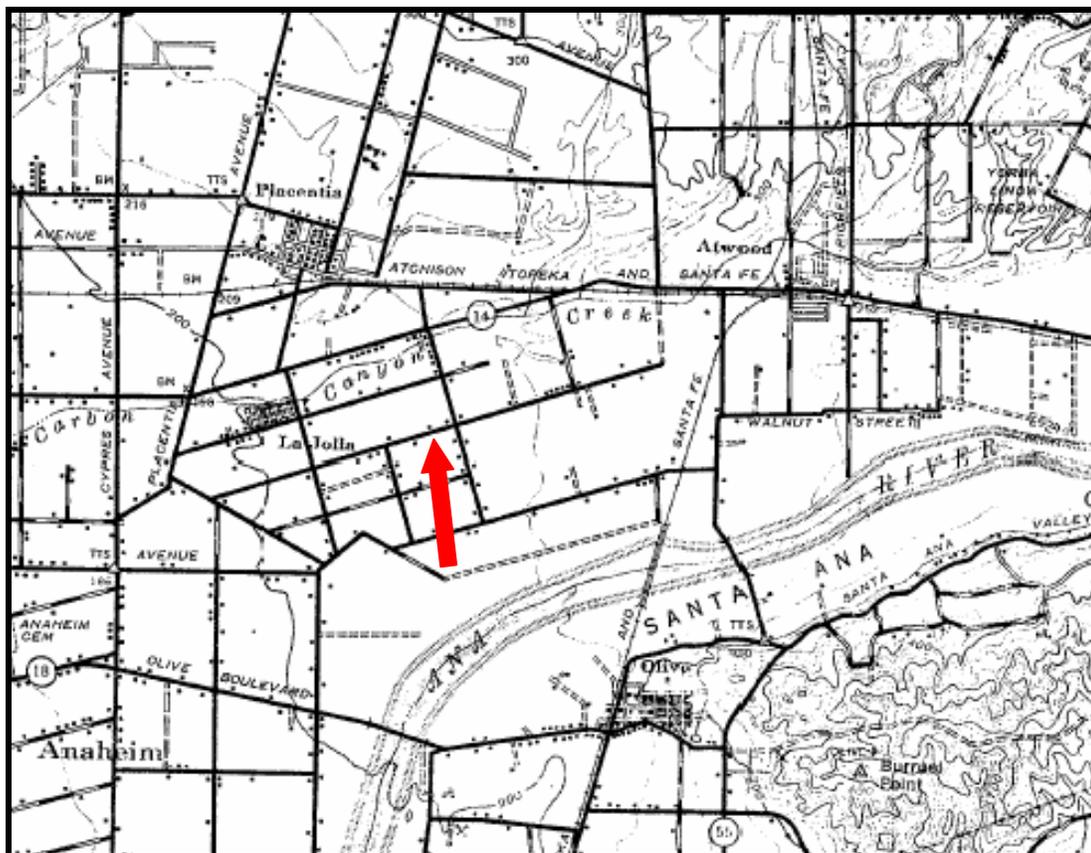
\*Recorded by: URS Corporation \*Date August 2007  Continuation  Update



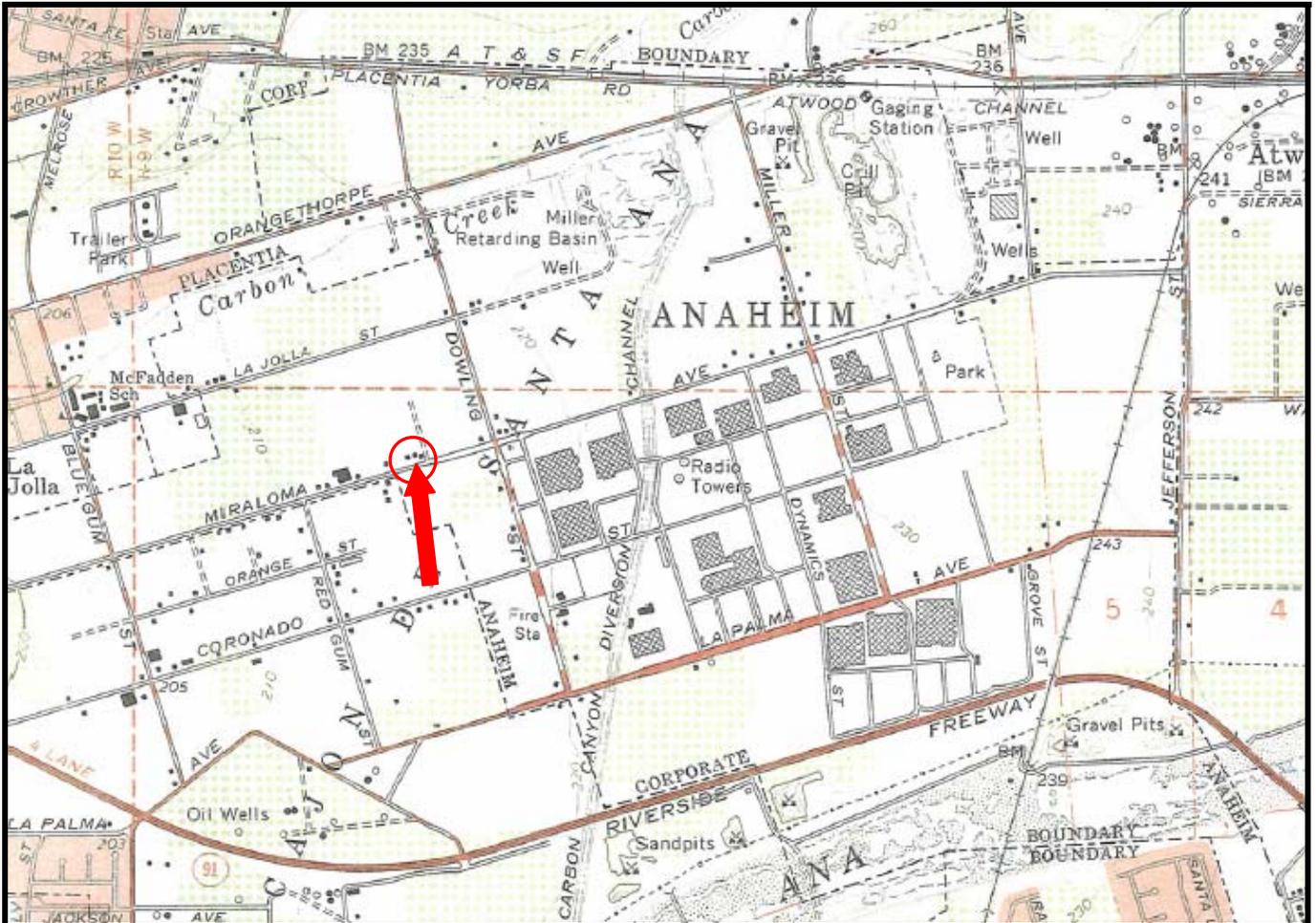
1970 Aerial of Project Area, Present Location of 3065A E. Miraloma Avenue Encircled

Page 15 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



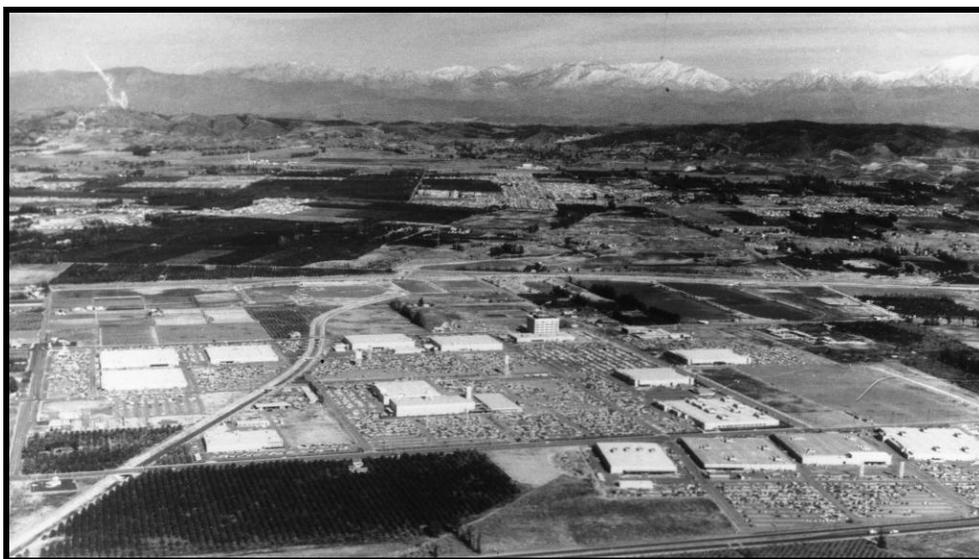
1942 Orange USGS Map, Approximate Project Area Identified



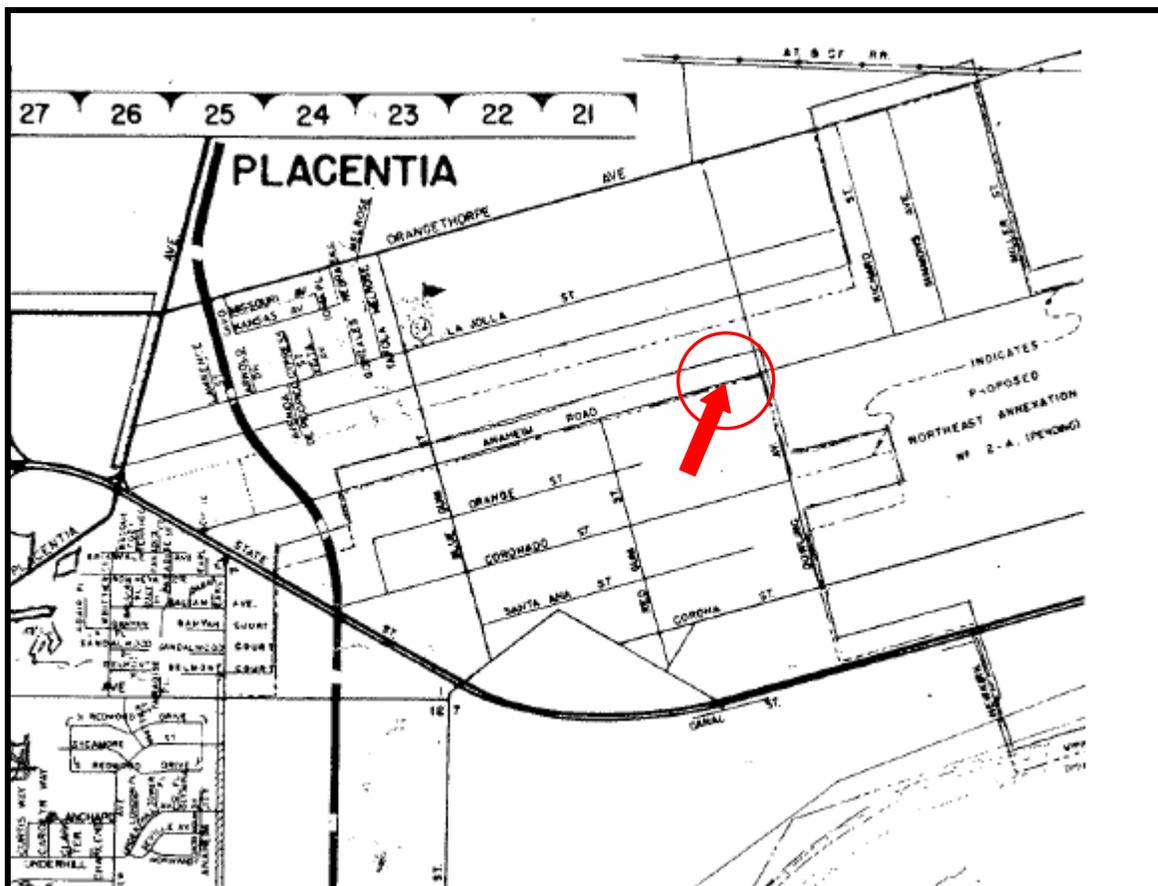
1966 USGS Map, Approximate Project Area Identified

Page 17 of 17 \*Resource Name or # (Assigned by recorder) 3065A E. Miraloma Avenue

\*Recorded by: URS Corporation \*Date August 2007 X Continuation    Update



Post-1957 Aerial of Autonetics Plant, located at 3370 E. Miraloma Avenue, 5,000 feet east of Project Area.



1956 Automobile Map Showing the planned Northeast Annexation No.2-A, Approximate Location of Project Area Identified.

a master, or

## **APPENDIX B: TECHNICAL PERSONNEL**

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## Areas of Expertise

CEQA/NEPA  
Archaeology  
Historic Resources  
Paleontology  
Native American Consultation

## Years of Experience

With URS: 1.5 Year  
With Other Firms: 8 Years

## Education

MA/2004/Archaeology/California  
State University Northridge,  
California  
MA/2003/History/Canterbury  
University, Cheshire, UK  
BA/1997/Anthropology, California  
State University Northridge,  
Northridge, California  
AA/1994/Social Sciences, College  
of the Canyons, Valencia,  
California

## Laurie Solis, MA

*Archaeology, Historic Resources*

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### Overview

Ms. Solis is a Cultural Resource Specialist with URS and conducts investigations and assessments for archaeological, historic, and paleontological resources for CEQA and NEPA compliance. Ms. Solis has eight years of experience in the field of Cultural Resource Management and specializes in prehistory of the Great Basin and Southwest and Pioneer/Frontier History and is currently a Professor of Anthropology at College of the Canyons, in Valencia, California. Ms. Solis has also prepared historic resource evaluations for the Hollywood Bowl, and consultation for the City of Sierra Madre, County of Los Angeles Chief Administrative Office, City of Los Angeles Bureau of Engineering and many private sector clients. Ms. Solis has conducted Phase I Archaeological Surveys, Phase II Testing, and Phase III Studies for Edwards Air Force Base, Great Basin Unified Air Pollution Control District, City of Los Angeles Bureau of Engineering, County of Los Angeles Department of Parks and Recreation, County Sanitation Districts of Los Angeles County, Metropolitan Water District, Orange County Sanitation District, the Morongo Indian Reservation, Burlington Santa Fe Railroad, and for large scale wind energy projects in the Mojave Desert. She is a published author and recipient of the 2002 Graduate Equity Fellowship award.

### Project Specific Experience

#### Historic Experience

Catalina Heights Historic Photo Documentation, U.S. Navy, Camarillo, CA

#### Cultural Resource Specialist

Prepared and conducted historic photo documentation for the Catalina Heights housing area scheduled for demolition. Per the advisement of the Advisory Council of Historic Preservation, photo documentation is required for this enlisted housing area. Identified structures to serve as representative samples, assessed historic features of the property, instructed photographer as necessary and interfaced with the client.

Pico-Garnier Block. Peer Review for the Office of the City Attorney, City of Los Angeles, CA 2005

#### Cultural Resource Specialist- Project Manager

Conducted technical review of historic resource documentation for historic structures within the Pico-Garnier Block. Assessed the validity of the study and provided cost/worth analysis for prospective developers.

Plaza de Cultura y Arte Project, Los Angeles. HABS Documentation 2005

#### Cultural Resource Specialist – Project Manager

Prepared a Historic American Building Survey report in accordance with the Department of the Interior Standards for the Brunswick Annex Building, part of the El Pueblo de Los Angeles Historic District. The HABS documentation consisted of a historic resource evaluation of the



building, as-built drawings, and black and white photographs. Prepared the written history and took black and white photographs. The building is slated for demolition by the Plaza de Cultura y Arte Foundation.

Plaza de Cultura y Arte Project, Los Angeles. Historic Resource Assessment 2004

**Cultural Resource Specialist**

Conducted extensive historic research and analysis of the El Pueblo de Los Angeles Historic District for three historic structures within the project site: Vickrey-Brunswick Building, the Plaza House, and the Brunswick Annex. Historic documentation was compared to assess the period of significance for the structures. Potential impacts to the structures were assessed as well as extensive alternatives analysis. Coordination was undertaken with the Los Angeles Conservancy, the National Park Service (National Register of Historic Places) the State Historic Preservation Officer, the County Chief Administrators Office, rehabilitation architects and local government representatives. This analysis is presented in the Draft and Final Environmental Impact Report (EIR) for the Plaza de Cultura y Arte project. This analysis ultimately saved two of the three buildings slated for demolition.

Hollywood Bowl, Los Angeles. Hollywood Bowl National Register of Historic Places Nomination Package 2005

**Cultural Resource Specialist – Project Manager**

Conducted extensive historic research to prepare a National Register of Historic Places Nomination Package to nominate the Hollywood Bowl as a historic resource worthy of preservation. The nomination package, along with a colorful historic resource technical report was prepared for the Bowl. The package (and technical report) documented the illustrious history of the Bowl as a prestigious performing arts venue for over 80 years. Negotiations with the SHPO and NRHP was also undertaken.

1 Carter Avenue, Sierra Madre. Historic Resource Assessment 2003/2004

**Cultural Resource Specialist – Project Manager**

Conducted a historic resource evaluation report for three historic period structures in Sierra Madre, CA. Structures were found to be of historic significance. Attended public meetings and presented findings to the public.

Rettig Development Project, Sierra Madre. Historic Resource Assessment 2005

**Cultural Resource Specialist- Project Manager**

Conducted an historic resource evaluation report for three structures in Sierra Madre, CA. Structures were found not to be historically significant. Attended public meetings and presented findings to the public.

Alverno High School, Sierra Madre. Historic Resource Assessment 2004/2005

**Cultural Resource Specialist – Project Manager**

Conducted a historic resource evaluation report for an historic period structure in Sierra Madre, CA, located within the property of Alverno High School. Structure found to be of historic significance. Assisted



landscape architects and school officials in planning and design of new school features so as not to conflict with or impact the historic structure.

Fire Station No. 21, Los Angeles. Phase I Archaeological Survey and Historic Resource Assessment 2002

**Archaeologist Associate**

Conducted a Phase I Archaeological Survey and historic resource assessment of Fire Station No. 21. Prepared a technical report with the results of the assessment.

## Archaeological Experience

Anaheim Municipal Power Station, AFC, Anaheim, CA 2007

**Cultural Resource Specialist**

Conducted an archaeological records search and Phase I Archaeological Survey of the project site in support of power plant expansion project. Prepared report and AFC section in compliance with the California Energy Commission. (In Progress)

Santa Barbara Ranch, Santa Barbara, CA

**Archaeologist**

Prepared additional analysis regarding Historic Landscape eligibility of the project site, and response to County Council comments. Reviewed previously prepared research and conducted as needed additional research in support of the project.

Verizon Archaeological Monitoring

**Project Manager/Archaeologist**

Managed and conducted oversight of on-site archaeological monitoring for the Verizon conduit replacement project. Included, coordination with client, hiring and managing of monitoring staff, and document review.

Tahiti Marina Archaeological Records Search, Marina Del Rey, CA

**Project Manager/Archaeologist**

Conducted an archaeological records search and associated research in support of the replacement of “fingers” (boat slips) within Marina Del Rey.

Verizon Wireless Transmission Facility, Ojai, CA

**Archaeologist**

Conducted a Phase I Archaeological Survey for Verizon Wireless for a transmission facility site, known as the Aquinas site. Included pedestrian survey for identification of resources, photographic documentation, and written documentation.

2<sup>nd</sup> Street Apartments, Little Tokyo Redevelopment, Los Angeles, CA 2007

**Cultural Resource Specialist**

Conducted daily archaeological monitoring of construction activities related to the proposed project. Included soil identification and examination, documentation, photographs and client interfacing.



Sakaida Mine and Gravel, Sylmar, CA 2007

**Cultural Resource Specialist**

Conducted a Phase I Archaeological Survey to update previous study and provided technical assistance in updating previous archaeological resource report.

Starwood/Maywood AFC, Fresno, CA 2006

**Cultural Resource Specialist**

Conducted an archaeological records search and Phase I Archaeological Survey of the project site in support of power plant expansion project. Prepared report and AFC section in compliance with the California Energy Commission.

Mission College Environmental Impact Report, Sylmar, CA 2006

**Cultural Resource Specialist**

Prepared Cultural Resource Analysis Section of the Environmental Impact Report (EIR). Conducted an archaeological records search, Native American Heritage Commission sacred site search, Paleontological records search, and local history research for the proposed project. Assessed potential impacts and provided mitigation measures to minimize impacts to cultural resources. In addition, prepared the recreation and public services and utilities analysis for the proposed project.

Archaeological Investigations for the BNSF Cajon Pass Triple Track Project, Riverside County. Client -- BNSF. Lead Agency – ACOE, San Bernardino, CA 2006

**Cultural Resource Specialist**

Conducted a Phase I Archaeological survey along segments of rail-line in San Bernardino County for a proposed line and modification to existing line.

Trammell Crow, Los Angeles, CA 2006

**Cultural Resource Specialist**

Called to investigate a discovery of bone material found during construction activities related to the proposed project. Inspected and documented the find and allowed construction to continue.

CalTrans – Vernon Atlantic Blvd. Bridge Archaeological and Historic Documentation, City of Vernon, CA 2006

**Cultural Resource Specialist**

Assisted in authoring Historic Property Survey Report (HPSR), Archaeological Survey Report (ASR) and interfaced with client.

Archaeological Monitoring of Palmdale Housing Development.

**Archaeological Monitor**

Conducted daily archaeological monitoring of construction activities related to the proposed project. Included soil identification and examination, documentation, photographs and client interfacing.



Phase III excavation at Brand Park. Excavation of late 18th century mission period structure foundation and associated artifacts, Mission Hills, CA 2006

**Archaeological Consultant to the Tataviam/Fernadeno Band of Mission Indians**

Represented the Tataviam tribes interests during all excavation activities as well as participated in the Phase III excavation which included, shovel and trowel digging, documentation, screening, artifact identification, bagging and cataloguing.

LADWP archaeological monitoring – Jenson Filtration Plant, Sylmar, CA 2006

**Archaeological Consultant to Garcia and Associates**

Conducted daily archaeological monitoring of construction activities related to the proposed project. Included soil identification and examination, documentation, photographs and client interfacing.

Vasquez Rocks County Park. Phase I Archaeological Survey 2004/2005

**Cultural Resource Specialist – Project Manager**

Performed an archaeological record search and performed a Phase I Archaeological Survey of the County facility which contains numerous previously recorded archaeological sites. Work efforts undertaken included an updating of previously prepared site records and documentation of new sites; as well as evaluation of a historic period (1930) homestead structure on-site.

Great Basin Unified Air Pollution Control District (GBUAPCD). Phase I Archaeological Survey, Phase II Testing and Evaluation 2004

**Cultural Resource Specialist – Project Manager**

Conducted a Phase I Archaeological Survey in support of Ash Point and Bartlett Point Air Quality Monitoring Stations. Prepared a technical report documenting the survey results. Conducted a Phase II Testing and Evaluation consisting of the digging of test pits and excavation units. Recovered artifacts, identified, and documented finds for repository at a curation facility. Prepared a technical report detailing the results of the Phase II. Conducted archaeological monitoring during construction of the air quality monitoring station and installation of the power lines. Recovered artifacts and prepared documentation and arranged for curation. Extensive coordination was undertaken with the Bureau of Land Management (BLM), GBUAPCD, LADWP, and the Lone Pine Paiute-Shoshone Reservation.

Great Basin Unified Air Pollution Control District (GBUAPCD) 2003 State Implementation Plan (SIP).

**Cultural Resource Specialist**

Authored the Cultural Resource Section of the 2003 SIP EIR. Coordinated with sub-consultants, compiled data, assessed potential impacts and prepared mitigation measures. Attended public meetings.

New Valley Bomb Squad Facility, Los Angeles. Phase I Archaeological Survey and monitoring 2005

**Cultural Resource Specialist –Project Manager**

Conducted a Phase I Archaeological Survey and analysis in support of the proposed project. Prepared a technical report detailing the results of the



analysis. Coordinated with Native American groups and secured a Native monitor for the project. Conducted archaeological monitoring on a daily basis.

Cottonwood Wind Energy Project. Phase I Archaeological Survey  
2004/2005

**Cultural Resource Specialist**

Conducted a Phase I Archaeological survey and associated research of a 20 + square mile property located in the Tehachapi Mountains, Ca. Coordination with the BLM, County of Kern, and client. Identification, documentation, and (limited) recovery of historic and prehistoric period artifacts. Documentation of 100+ sites.

Friendship Park. Archaeological crew training and archaeological  
monitoring 2005

**Cultural Resource Specialist**

Prepared a training brochure for construction crew and conducted archaeological monitoring.

Burbank/Glendale/Pasadena Airport Expansion Cultural Resource Study

**Cultural Resource Specialist**

Conducted an archaeological and historic resource record search for the subject property and identified potential impacts related to the proposed project.

West L.A. Animal Shelter. Phase I Archaeological Survey 2004

**Cultural Resource Specialist-Project Manager**

Conducted a Phase I Archaeological survey and record search for the proposed project. Prepared a technical report detailing the results of the survey.

Edwards Air Force Base, Edwards, CA 1999

**AMTS Technician**

Participated in Phase I Archaeological Survey of EAFB, Phase II Testing and Phase III. Conducted laboratory analysis and curation.

**Paleontological Experience**

Paso Robles US 101/SR46 Paleontological Resources Investigation, Paso  
Robles, CA 2007

**Cultural Resource Specialist**

Conducted a paleontological records search and literature review for potential paleontological impacts as a result of the proposed project. Reviewed geologic and topographic maps and compiled a Memorandum for the Record to document the research efforts undertaken, summarize the analysis as a result of these efforts, and provided mitigation measures for minimization of impacts to paleontological resources.

LADPW – Archaeological and paleontological monitoring for the Beverly  
Blvd. Bridge Expansion Project, Pico Rivera, CA 2006

**Cultural Resource Specialist**



Conducting archaeological and paleontological monitoring on an as-needed basis during construction activities related to the proposed project.

George C. Page Museum – La Brea Tar Pits, Los Angeles, CA 2003

**Laboratory Intern**

Laboratory assistant responsible for cleaning, sorting, and identifying prehistoric remains from museum operated excavations. Some of the species included: saber tooth cat, dire wolf, ground sloth, and mastodon as well as a number of “microfossil” specimens that included small rodent bones and insects.

City of Diamond Bar. Archaeological and Paleontological monitoring 2002

**Archaeological and Paleontological Monitor for Bon Terra Consulting**

Conducted daily archaeological and paleontological monitoring of construction activities in support of the proposed project. Identified, recovered, and prepared fossil material for curation. Recovery of finds led to the discovery the 3 new species in California (7-10 million Miocene – Puente Formation)

Vista Pacifica Housing Development, Culver City, CA 2000

**Archaeologist Associate**

Conducted daily archaeological and paleontological monitoring of construction activities related to the proposed project. Identified and recorded three archaeological sites and one Pleistocene Age Marine fossil locality. Property is now Kenneth Hahn State Park.

**Professional Societies/Affiliates**

College of the Canyons, Valencia, CA – Professor of Anthropology

Archeological Institute of America

Association of Environmental Planners

Society for American Archeologists

Society of California Archaeology

Society of Vertebrate Paleontology

National Geographic Society

**Awards**

2002/Graduate Equity Fellowship Award

**Languages**

English, Spanish (written), Italian (written)

**Specialized Training**

2007 – SB 18 Training

2006 – Section 106 Training



2006 – SB 18 Training

2005 – Project Management Training (UCLA Extension)

2004 – SB 18 Training

2003 – Section 4F Training

2000 – CEQA and Cultural Resources Training (UCLA Extension)

## Security Clearance

Edwards Air Force Base (1999-2001) expired

## Publications

2000. “*Analysis of Bead Production on the California Channel Islands*”, California State University Northridge Research Symposium.

2004. “*SB18- Traditional Tribal Cultural Sites*”, The Environmental Monitor 2004. Published by Association of Environmental Professionals.

2005. “*Rubble Rousing – Archaeological Investigations at Vasquez Rocks County Park*” – Showcased in Feature Story -Daily News of Santa Clarita.

2005. “*Natural Resource Center for Vasquez Rocks County Park*” – Showcased in Feature Story -Antelope Valley Press

2006. In Progress. “*Baricudina and other unique fossils discoveries from the Puente Formation, Diamond Bar, California*”.

2007. In Progress. “*Tataviam – People Who Face the Sun*”

2007. Interchange, Vol 11, Issue 7: *Implementing SB 18: Six Principles to Successful Consultation*. Published by Association of Environmental Professionals

2007. Interchange, Vol 11, Issue 8: *Archaeological Monitoring in the Little Tokyo Borough of Los Angeles Offers Up a Glimpse of Life a Century Ago*. Published by Association of Environmental Professionals

## Chronology

College of the Canyons, Professor of Anthropology, Valencia, California.  
2006 -

URS Corporation, Cultural Resource Specialist, Los Angeles, California,  
2006

Sapphos Environmental, Inc., Cultural Resource Specialist, Pasadena,  
California, 2003-2005

George C. Page Museum, La Brea Tar Pits, Los Angeles, California, 2003-  
2004

Bon Terra Consulting, Archaeologist/Paleontological Monitor, Costa  
Mesa, California, 2002

Environmental Science Associates, Archaeologist, Los Angeles,  
California, 2000-2002

Edwards Air Force Base, Archaeologist, Edwards, California, 1999-2000



## **Contact Information**

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130 Robin Hill Rd, Suite 100  
Santa Barbara, CA 93117  
P. (805)964.6010  
F. (805)964.0259  
[laurie\\_solis@urscorp.com](mailto:laurie_solis@urscorp.com)

**APPENDIX D3**

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**CONFIDENTIAL CULTURAL RESOURCES SURVEY**

**APPENDIX D3**

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**The Confidential Cultural Resources Survey is confidential and will be filed with CEC.**