

REQUEST FOR Historic Resources Commission Action



HISTORIC RESOURCES COMMISSION MEETING DATE:

OCTOBER 29, 2020

TITLE:

AD HOC COMMITTEE NOMINATIONS FOR 2020
HISTORIC PRESERVATION AWARD WINNERS

HISTORIC RESOURCES COMMISSION SECRETARY

APPROVED

- As Recommended
- As Amended
- Set Public Hearing For _____

CONTINUED TO _____

Prepared by Pedro Gomez, AICP

Executive Director

Planning Manager

RECOMMENDED ACTION

Approve Ad Hoc Committee nominations for 2020 City of Santa Ana Historic Preservation Awards.

Background

On October 19th and 20th, staff met with members of the Ad Hoc Committee to discuss two nominations received for the 2020 City of Santa Ana Historic Preservation Awards. The Ad Hoc Committee consisted of Historic Resource Commissioners Hitterdale and Sarmiento, as well as a local architect, Jana Itzen. After deliberating, the Ad Hoc Committee recommended the following 2020 Award Winners:

Restoration Award: Pacific Electric Sub-Station No. 14

Award Winner: Santa Ana Unified School District

Location: 475 N. Lacy Street (east of Lacy Street, between 4th and 6th Streets)

Background: Originally constructed in 1907, the Pacific Electric Sub-Station No.14 is architecturally and historically significant as the oldest standing structural feature of the Pacific Electric system in Orange County. This station powered the Main Santa Ana-Watts Line, the Santa Ana Orange line, and the Santa Ana-Huntington Beach freight line. Originally one of four Pacific Electric Power Stations in the county, it is the oldest extant building remaining from the operation of the "Red Cars" in Orange County. The property was listed in the National Register of Historic Places in 1983 as an individual resource and is listed in the California Register of Historical Resources. In addition, the property is individually listed as No. 355 on the Santa Ana Register of Historical Properties and categorized as "Landmark."

Description: The Pacific Electric Sub-Station No.14 was selected for the exceptional restoration efforts, which included re-use and refurbishment of existing materials. In 2019, the Santa Ana Unified School District (SAUSD) began the process to revitalize and restore the sub-station building to serve the community as a new Wellness/Parent Conference Center. Interior improvements included new non-bearing partition walls; new floor, wall and ceiling finishes; new storage, casework and furniture; a new public restroom, and kitchenette and storage room. The exterior façade of the substation was altered in order to repair existing damage to the building and restore original character-defining features. Exterior modifications included the following:

- The built-up roof was removed and replaced with a new standing seam metal roof
- The wood eaves and the horizontal wood siding on the cooling tower were restored
- The vents and louvers were restored and finished to the original white color
- The masonry was repaired by sealing large cracks and re-pointing the grout
- The door and windows were restored to maintain their original design intent
- The window frames on the ground floor remained, but the existing glass was replaced with low-e glass

Work was completed in early 2020 and the SAUSD's Garfield Elementary School Wellness Center was dedicated on February 12, 2020.

Rehabilitation Award: The Taylor-Oglesby House

Award Winner: Marnie Schnabel

Location: 2510 N. Valencia Street (west of Valencia Street, north of Edgewood Road)

Background: The Taylor-Oglesby House is architecturally significant as a fine example of the Classic Box variant of the Colonial Revival style. One of a pair of very similar homes located next to each other on over-sized parcels, the house is also notable as one of the earlier homes in the Park Santiago neighborhood. The property individually listed as No. 386 on the Santa Ana Register of Historical Properties and categorized as "Landmark."

Description: The Taylor-Oglesby House was selected for the series of extensive interior and exterior renovations, which included the reconstruction of original architectural features using new materials. Prior to improvements, the house was in deteriorating conditions with sagging floors, large cracks and a bad foundation. Improvements included a new foundation; demolition of interior partitions and construction of new walls to create new kitchen, pantry, and powder room; replacement of an existing vinyl French door to new wood French door, as well as a new rear exit door on the first floor; second floor demolition of existing partitions and construction of new partitions to create new layout of a master bedroom with closet and bath, two bedrooms, and new laundry room; replacement of an existing vinyl windows with wood double hung windows; and a new chimney. Lastly, the house was taken down to the studs to replace the lead pipes, knob and tube wiring. The

original materials were preserved, reused or replaced with original matching materials. All work on the house was finalized in July 2020.

The Ad Hoc Committee recommends that the Historic Resources Commission approve the aforementioned nominations. Award winners will be notified and presented with a certificate of recognition at a later date.

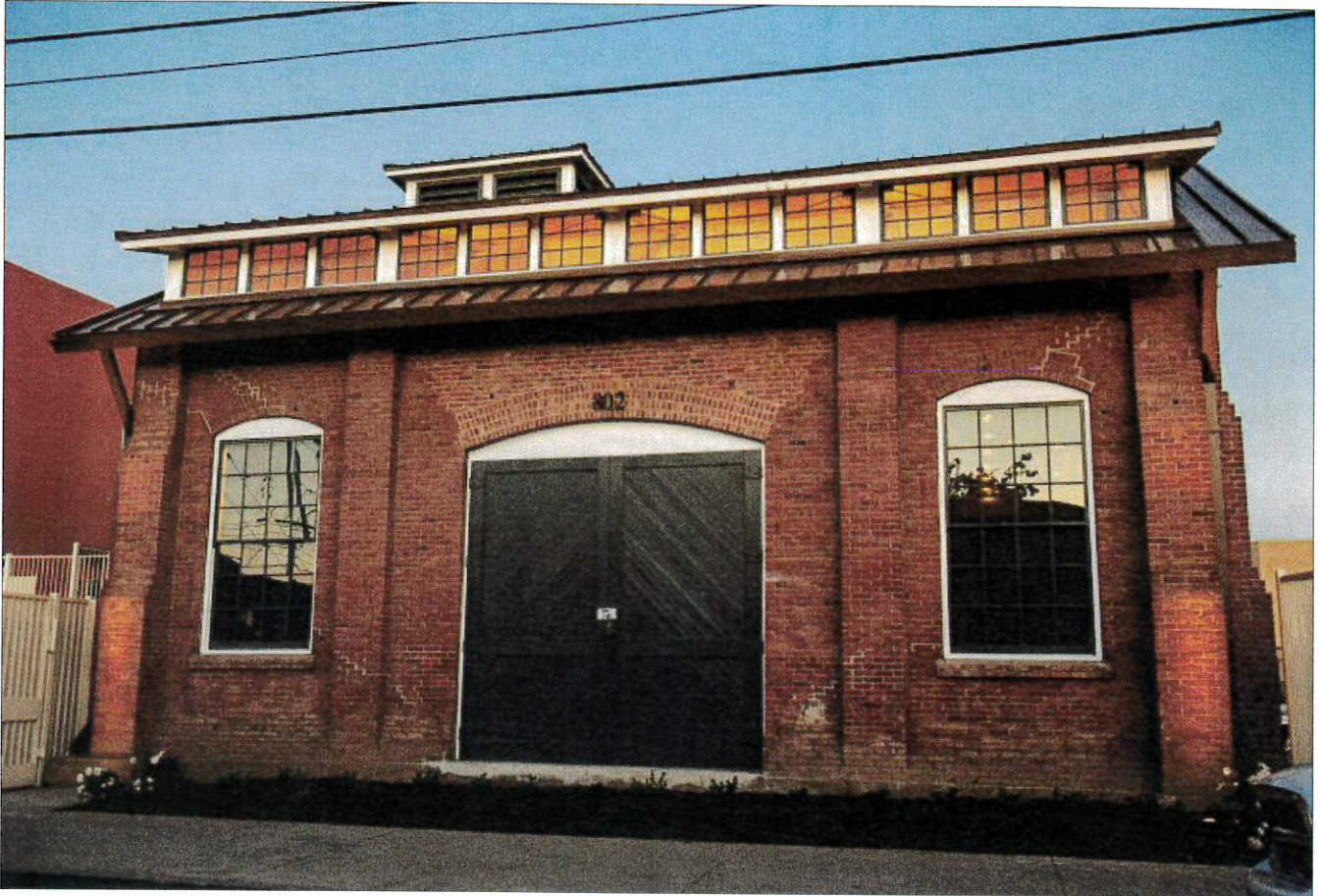


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Associate Planner

PG:sb

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Exhibits: 1. Site Photos of Nominations



RESTORATION AWARD: PACIFIC ELECTRIC SUB-STATION NO. 14
Location: 475 N. Lacy Street (east of Lacy Street, between 4th and 6th Streets)

SITE PHOTOS OF NOMINATIONS
EXHIBIT 1



REHABILITATION AWARD: THE TAYLOR-OGLESBY HOUSE
LOCATION: 2510 N. VALENCIA STREET (WEST OF VALENCIA STREET, NORTH OF EDGEWOOD ROAD)

SITE PHOTOS OF NOMINATIONS
EXHIBIT 1