

HISTORIC-PERIOD BUILDING EVALUATION REPORT

295 W. COUNTY LINE ROAD AND 907 S. CALIFORNIA STREET

**Assessor's Parcel Nos. 410-040-001 and 410-111-001
City of Calimesa, Riverside County, California**

For Submittal to:

City of Calimesa
Community Development Department, Planning Division
908 Park Avenue
Calimesa, CA 92320

Prepared for:

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September 19, 2019
CRM TECH Contract No. 3530

Title: Historic-Period Building Evaluation Report: 295 W. County Line Road and 907 S. California Street, Assessor's Parcel Nos. 410-040-001 and 410-111-001, City of Calimesa, Riverside County, California

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USGS Quadrangle: Yucaipa, Calif., 7.5' quadrangle (Section 13, T2S R2W, San Bernardino Baseline and Meridian)

Keywords: Yucaipa Valley area; single-family residences, circa 1946 and 1958; not "historical resources" under CEQA

EXECUTIVE SUMMARY

Between July and September 2019, at the request of Webb Associates, CRM TECH performed a cultural resources study on two single-family residences at 295 West County Line Road and 907 South California Street in the City of Calimesa, Riverside County, California. The buildings occupy Assessor's Parcel Numbers 410-040-001 and 410-111-001, located on the southeast corners of the County Line Road intersections with 3rd Street and California Street, respectively. Both parcels lie on the northern edge of Section 13, T2S R2W, San Bernardino Baseline and Meridian.

The study is part of the environmental review process for a series of proposed street improvements along County Line Road known collectively as the Multi-Modal Surface Transportation Enhancement Project. The City of Calimesa, as the lead agency for the project, required the study in compliance with the California Environmental Quality Act (CEQA). The purpose of the study is to provide the City with the necessary information and analysis to determine whether the two residences constitute "historical resources," as defined by CEQA, that may be impacted by the proposed project.

In order to accomplish this objective, CRM TECH reviewed the results of a recently completed historical/archaeological resources records search for the project, pursued historical background research on the subject properties, sought consultation with the Yucaipa Valley Historical Society, and carried out a field inspection of the buildings and their environs. The results of these research procedures indicate that the two residences were constructed in 1946 and 1958, during the post-World War II boom period.

The older of the two residences, at 907 South California Street, has been completely altered on the exterior in recent years and is now essentially modern in appearance. As such, it no longer retains sufficient historic integrity to relate to its 1940s origin and is therefore not considered a potential "historical resource." The 1958 residence at 295 West County Line Road, although also altered to some extent, retains sufficient historical character to be recorded into the California Historical Resources Inventory but does not appear to meet any of the criteria for listing in the California Register of Historical Resources.

Based on these considerations, CRM TECH concludes that the two residences at 295 West County Line Road and 907 South California Street do not qualify as "historical resources." Accordingly, CRM TECH recommends to the City of Calimesa a finding that the potential impacts of the proposed Multi-Modal Surface Transportation Enhancement Project may have on these buildings would not constitute "a substantial adverse change in the significance of a historical resource." No further cultural resources investigation is recommended on these buildings.

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INTRODUCTION

Between July and September 2019, at the request of Webb Associates, CRM TECH performed a cultural resources study on two single-family residences at 295 West County Line Road and 907 South California Street in the City of Calimesa, Riverside County, California (Figs. 1, 2). The buildings occupy Assessor's Parcel Numbers 410-040-001 and 410-111-001, located on the southeast corners of the County Line Road intersections with 3rd Street and California Street, respectively. Both parcels lie on the northern edge of Section 13, T2S R2W, San Bernardino Baseline and Meridian (Fig. 2).

The study is part of the environmental review process for a series of proposed street improvements along County Line Road known collectively as the Multi-Modal Surface Transportation Enhancement Project. The City of Calimesa, as the lead agency for the project, required the study in compliance with the California Environmental Quality Act (CEQA; PRC §21000, et seq.). The purpose of the study is to provide the City with the necessary information and analysis to determine whether the two residences constitute "historical resources," as defined by CEQA, that may be impacted by the proposed project.

In order to accomplish this objective, CRM TECH reviewed the results of a recently completed historical/archaeological resources records search for the project, pursued historical background research on the subject properties, sought consultation with the Yucaipa Valley Historical Society, and carried out a field inspection of the buildings and their environs. The following report is a complete account of the methods, results, and final conclusion of the study. Personnel who participated in the study are named in the appropriate sections below, and their qualifications are provided in Appendix 1.

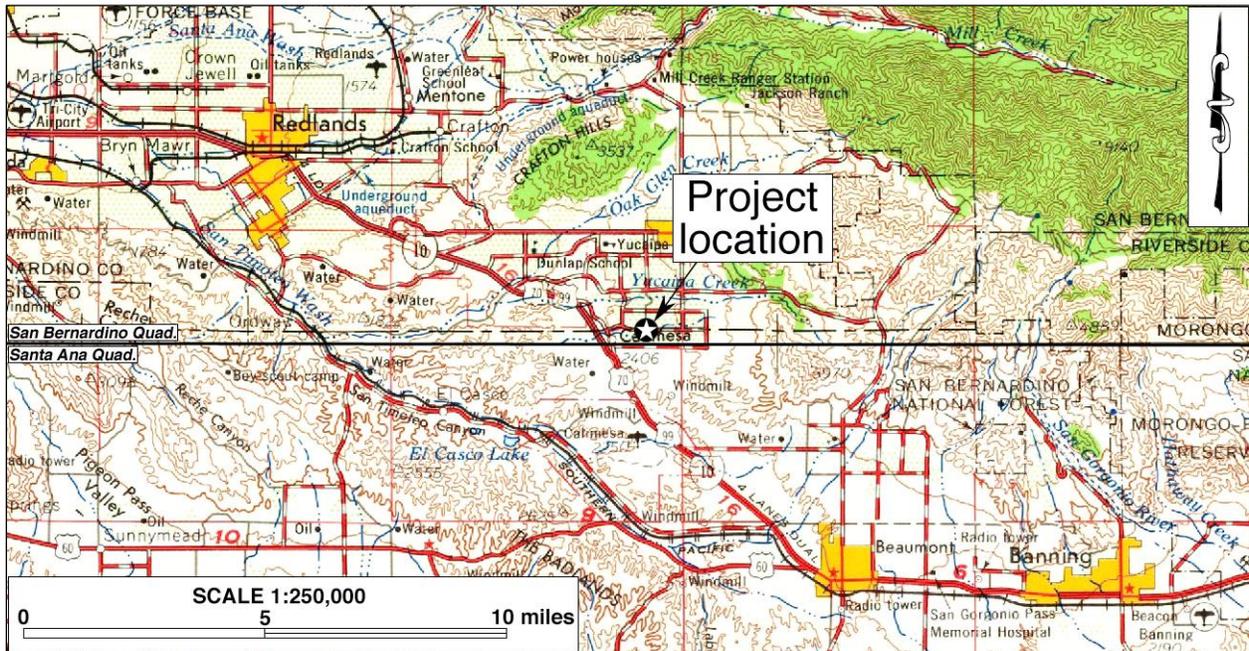


Figure 1. Project vicinity. (Based on USGS San Bernardino and Santa Ana, Calif., 30'x60' quadrangles [USGS 1969, 1979a])

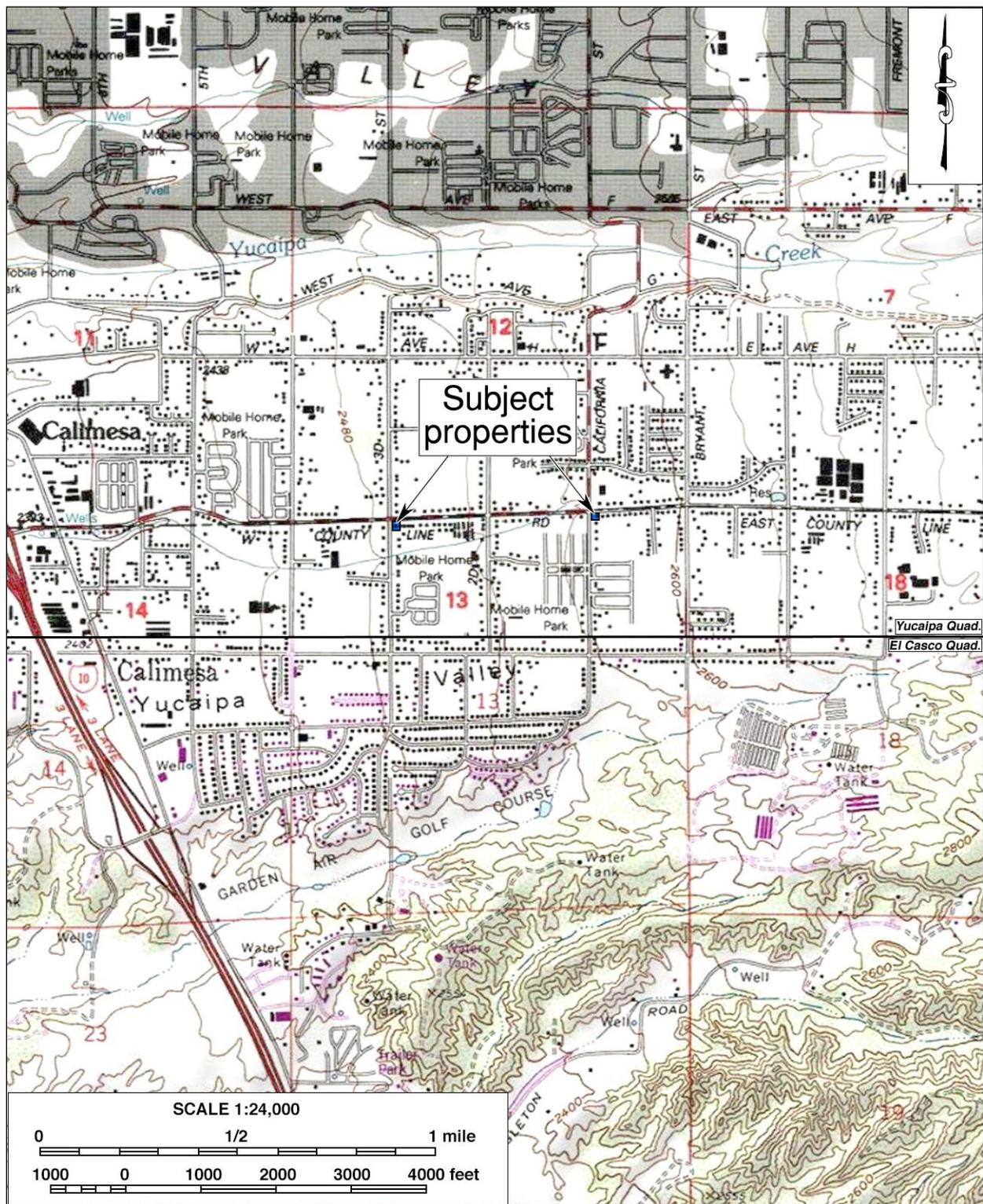


Figure 2. Locations of the subject properties. (Based on USGS Yucaipa and El Casco, Calif., 7.5' quadrangles [USGS 1979b; 1996])

HISTORICAL CONTEXT

The City of Calimesa occupies the southern portion of the Yucaipa Valley, which in turn comprises the eastern end of the San Bernardino Valley. The region received its first European visitors in 1772, when a small force of Spanish soldiers traveled through the San Bernardino Valley under the command of Pedro Fages, the comandante of Alta California (Beck and Haase 1974:15; Schuiling 1984:23). The name “San Bernardino” was bestowed on the region in the 1810s, when an *asistencia* to Mission San Gabriel and an associated mission rancho were established under that name in present-day Loma Linda (Lerch and Haenszel 1981).

In 1842, after secularization of the mission system, the Mexican authorities in Alta California granted Rancho San Bernardino, along with several adjacent former mission ranchos, to members of a prominent Los Angeles family, the Lugos. An adobe house built the following year by one of the grantees, Diego Sepulveda, became the earliest non-Indian settlement in the Yucaipa Valley (Schuiling 1984:38). As elsewhere in Alta California during the Spanish and Mexican periods, cattle raising was the primary economic activity on Rancho San Bernardino and other nearby land grants, often with the local Native American population providing the labor force (Lerch and Haenszel 1981). The subject properties were not included in any of the land grants and thus remained public land when Alta California was annexed by the United States in 1848.

After nine years of cattle raising on their vast domain, the Lugo family sold the entire rancho in 1851 to Amasa M. Lyman and Charles C. Rich, leaders of the Mormon colony that was to become today’s City of San Bernardino (Schuiling 1984:45). During the 1850s, the Yucaipa wing of the rancho and the former Sepulveda adobe were occupied by John Brown, Sr., an early non-Mormon pioneer, although he never acquired the property from the Mormon leaders (Archer 1976). In 1857, the Yucaipa property was purchased by James W. Waters, who developed it into one of southern California’s most prosperous stock ranches and grain farms (*ibid.*; Schuiling 1984:106).

James Waters sold the property to John C. Dunlap in 1869, and the Dunlap family continued the successful ranching and farming operations on the Yucaipa Ranch for the rest of the 19th century (Archer 1976; Schuiling 1984:106). In the early 20th century, following the death of John Dunlap and his wife, their heirs incorporated the Yucaipa Land and Water Company to subdivide the ranch into small farms (Archer 1976). For the next few decades, the Yucaipa Valley remained primarily an agricultural area where the local economy focused on a number of cash staples, from apples in the 1910s to peaches, plums, and cherries in the 1930s, followed by poultry after World War II (*ibid.*; Schuiling 1984:107).

In the southern portion of the Yucaipa Valley, the Calimesa area was initially named South Yucaipa or the South Bench and was known mainly for being a stop on a branch of the wagon road between the San Bernardino Valley and the San Gorgonio Pass (Gunther 1984:94; COC n.d.). In the 1910s, when the automobile highway network began to replace the wagon roads, the Yucaipa Valley route was selected for what would later become U.S. Highway 70/99 (and now Interstate 10) over the formerly preferred route in the San Timoteo Canyon, which provided a major boost to the growth of South Yucaipa (COC n.d.). In an effort to establish its own identity, South Yucaipa obtained a separate post office in 1929, and in the process adopted the new name of Calimesa, coined from “California” and “mesa,” through a local contest (*ibid.*; Gunther 1984:94).

The Calimesa Improvement Association was formed in 1939 and a community center was constructed (COC n.d.). Ten years later, the community organized a volunteer fire department (*ibid.*). The City of Calimesa was incorporated in 1990, one year after its sister community of Yucaipa in San Bernardino County, with a land base of some 15 square miles and has since grown to a total population of more than 8,000 (U.S. Census Bureau n.d.). Like other formerly agrarian communities in the San Bernardino Valley region, Calimesa's rapid growth in recent decades has been driven primarily by residential and commercial development in the ongoing suburban expansion (COC n.d.).

RESEARCH METHODS

RECORDS SEARCH

The records search on the surrounding area was previously completed for a due-diligence study for the Multi-Modal Surface Transportation Enhancement Project (Tang 2019). As the project lies along the boundary between Riverside County and San Bernardino County, the records search was conducted at both the Eastern Information Center (EIC) and the South Central Coastal Information Center (SCCIC) of the California Historical Resources Information System. The portion of the records search at the EIC was completed by CRM TECH archaeologist Nina Gallardo on May 2, 2019, and the portion at the SCCIC was completed by CRM TECH archaeologist Ben Kerridge, M.A., on May 9.

During the records search, Gallardo and Kerridge examined maps and records on file at the information centers for previously identified cultural resources and existing cultural resources reports within a one-mile radius of the project area. Previously identified cultural resources include properties designated as California Historical Landmarks, Points of Historical Interest, or Riverside/San Bernardino County Historical Landmarks as well as those listed in the National Register of Historic Places, the California Register of Historical Resources, or the California Historical Resources Inventory.

CONSULTATION WITH YVHS

On August 23, 2019, CRM TECH historian/architectural historian Terri Jacquemain contacted the Yucaipa Valley Historical Society (YVHS) by telephone and through the e-mail portal at the organization webpage (<http://www.yucaipahistory.org>). The purpose of the consultation was to inquire about supplementary information on the history of the subject properties and the potential historic value of the buildings to members of the YVHS and the community in general.

HISTORICAL RESEARCH

Historical background research for this study was conducted by Terri Jacquemain on the basis of the following sources:

- Published literature in local and regional history;
- Archival records of the County of Riverside, particularly real property tax assessment records and building safety records;

- U.S. General Land Office (GLO) land survey plat map dated 1880, available at the California Desert District of the U.S. Bureau of Land Management in Moreno Valley;
- U.S. Geological Survey (USGS) topographic maps dated 1901-1996, available at the Science Library of the University of California, Riverside;
- Aerial photographs taken in 1938-2018, available at the Nationwide Environmental Title Research (NETR) Online website (<https://www.historicaerials.com>) and through the Google Earth software;
- Google Street View photographs of the subject property from 2007-2019, available at the Google Maps website (<https://www.google.com/maps>);
- Various online genealogical databases.

FIELD INSPECTION

On August 19, 2019, Terri Jacquemain carried out the field inspection of the two buildings under evaluation and environs. To facilitate the proper documentation of the buildings and the assessment of their historic integrity, Jacquemain made detailed notations and preliminary photo-recording of the structural and architectural characteristics, notable features or details, and current conditions of each building. Jacquemain's observations and photo-recording formed the basis of the building description and historical integrity assessment presented in the sections below.

RESULTS AND FINDINGS

RECORDS SEARCH

According to EIC and SCCIC records, the residences at 295 West County Line Road and 907 South California Street had not been recorded or evaluated previously as a potential "historical resources," nor had any other cultural resources been identified on the subject properties or in the immediate vicinity. An archaeological monitoring program carried out in 2004 on the northwest corner of County Line Road and California Street encountered no cultural resources (Becker 2004), and no other previous studies have been reported to the EIC or the SCCIC nearby (see Tang 2019:4 for further information on the records search results).

CONSULTATION WITH YVHS

As stated above, verbal and written requests for comments were delivered to the YVHS on August 23, 2019. To date, no response has been received. Any forthcoming responses received after the completion of this report will be summarized and forwarded to the City of Calimesa under separate cover.

HISTORICAL RESEARCH

Historical sources consulted for this study demonstrate that no man-made features were known to be present on or near the subject properties in 1879 and that in 1898-1899 the forerunner of present-day California Street was the only notable feature nearby (GLO 1880; USGS 1901). By 1938, California Street was joined by County Line Road, 3rd Street, and a number of other roads that are in existence

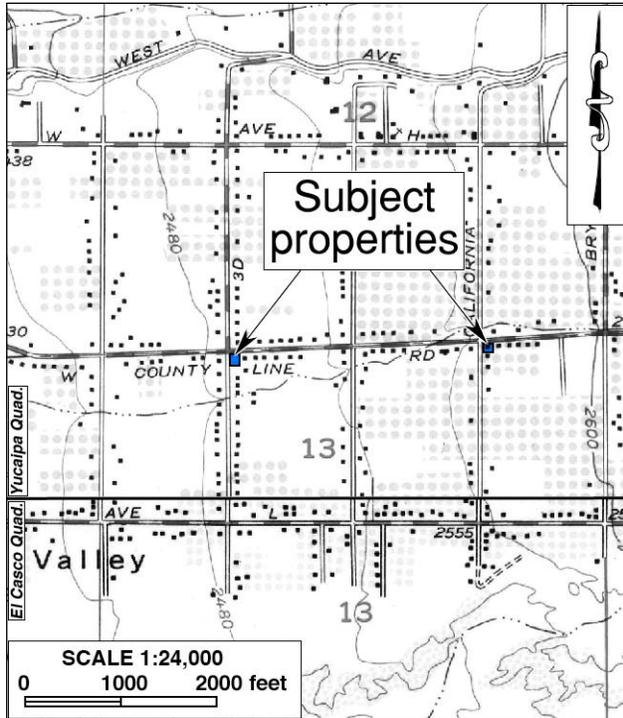


Figure 3. The project vicinity in 1951-1954. (Source: USGS 1953, 1954)

today, but both of the subject properties remained vacant and were evidently used as agricultural land (NETR Online 1938). By 1951-1954, the residence 907 South California Street was known to be extant (Fig. 3), followed by the one at 295 West County Line Road over the next few years (NETR Online 1959).

Archival records indicate that the residence at 907 South California Street was constructed around 1946, at the onset of the post-WWII boom, when the property was part of a larger parcel that would later be subdivided (County of Riverside 1937-1954). Records further indicate that the house underwent limited alterations in the 1960s, when L.H. or Helen Gervais was listed as the property owner, with a porch added to a “rear shop” in 1962 (County of Riverside 1962-1976). In more recent years, the house was extensively remodeled on the exterior, at least on the primary façade facing California Street to the west, resulting in a completely different appearance from 2007 to 2012 (Fig. 4). Most

notably, what appeared to be a prominent open veranda in 2007 had been replaced by a small balcony in 2012, and the front windows and doors had evidently been replaced, and the window configuration had been changed, at least on the upper level (Fig. 4).

The residence at 295 West County Line was built around 1958, when H.E Chillcot, Sr., and Martha R. Chillcot owned the parcel (County Assessor 1955-1959). Two years later, Forrest Forbes and Mary E. Forbes acquired the property, and it has remained in the Forbes family to the present time (County of Riverside 1960-1963; n.d.). Building permits issued for this address include those for enclosing a 6x20-foot porch and adding a 336-square-foot covered patio in 1966, enclosing the same patio in 1967, and building a 24x30-foot detached garage and an eight-foot-tall, two-sided sign for “Calimesa Printing” in 1976 (Riverside County 1962-1976).



Figure 4. Residence at 907 S. California Street in 2007 (left) and in 2012 (right). (Source: Google Maps 2007; 2012)

Oregon-born Forrest Dale Forbes (1907-1993) and Riverside native Mary Esther Forbes (née Allen; 1913-1991) lived in Riverside before moving to Calimesa (Ancestry.com n.d.). The only other information found about the Forbeses from available sources is that Forrest Forbes had worked as a missionary in 1940, when he was registered for military service (*ibid.*).

FIELD INSPECTION

During the field inspection, it was observed that the residence at 907 South California Street had been further altered since 2012 and now sports prominent exterior features that are completely modern in character, such as a covered balcony at the center of the primary façade (Fig. 5). Combining that with the stucco cladding in contrast to the wood board siding seen in 2007 (Fig. 4) and the window and door replacement, the house retains very little vestige of its original 1946 construction except the overall shape of the structure. Essentially modern in appearance and exhibiting no special architectural or aesthetic merit, this building no longer has sufficient historic integrity to relate to the historic period and does not demonstrate the potential to qualify as a “historical resource.” Therefore, it requires no further consideration during this study and was not formally recorded into the California Historical Resources Inventory.



Figure 5. Current appearance of the residence at 907 S. California Street (cf. Fig. 4), view to the east. (Photograph taken on August 19, 2019)

The residence at 295 West County Line Road has also been altered but retains a sufficient level of historical characteristics to warrant recordation into the inventory (see App. 2). This one-story, Ranch-style building of wood-frame construction faces County Line Road to the north and rests on a concrete slab foundation (Fig. 6). A partial-width lean-to added to the western end of the rear gives the building an L-shaped footprint. The exterior walls are clad with light grayish-blue stucco and fenestrated with aluminum-framed sliding and double-hang windows. The low-pitched side-gable roof is sheathed with gray composition shingles and ends in wide, open eaves with white fascia boards. At the western end of the main mass, an attached garage opens to 3rd Street on the west. Further details of the architectural description are presented in the site record forms attached to this report in Appendix 2.

MANAGEMENT CONSIDERATIONS

STATUTORY AND REGULATORY GUIDELINES

The objective of this study is to assist the City of Calimesa in determining whether the two residences at 295 West County Line Road and 907 South California Street meet the official definition of “historical resources,” as provided in the California Public Resources Code, in particular CEQA. According to PRC §5020.1(j), “‘historical resource’ includes, but is not limited to, any object, building, site, area, place, record, or manuscript which is historically or archaeologically significant, or is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California.”



Figure 6. Residence at 295 West County Line Road, view to the southeast. (Photograph taken on August 19, 2019)

More specifically, CEQA guidelines state that the term “historical resources” applies to any properties listed in or determined to be eligible for listing in the California Register of Historical Resources, included in a local register of historical resources, or determined to be historically significant by the lead agency (Title 14 CCR §15064.5(a)(1)-(3)). In other words, buildings, structures, sites, or districts that belong to one or more of the following three categories are to be considered “historical resources” for the purposes of CEQA compliance (160 Cal. App. 4th 1051):

- Mandatory historical resources: properties that are listed in or formally determined to be eligible for listing in the California Register of Historical Resources;
- Presumptive historical resources: properties that are designated in an officially established local register, recognized by local ordinance, resolution, or general plan, or identified in a local survey prepared in accordance with PRC §5024.1(g), unless determined not to be historically or culturally significant by the lead agency upon a preponderance of the evidence;
- Discretionary historical resources: properties that are determined to be historically significant in the lead agency’s discretion, independent of any decision to list or designate them in a national, state, or local register of historical resources.

Regarding the proper criteria of historic significance evaluation of potential “discretionary historical resources,” CEQA guidelines mandate that “generally a resource shall be considered by the lead agency to be ‘historically significant’ if the resource meets the criteria for listing on the California Register of Historical Resources” (Title 14 CCR §15064.5(a)(3)). A resource may be listed in the California Register if it meets any of the following criteria (PRC §5024.1(c)):

- (1) Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.
- (2) Is associated with the lives of persons important in our past.
- (3) 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.
- (4) Has yielded, or may be likely to yield, information important in prehistory or history.

BUILDING EVALUATION

In summary of the research results presented above, the older of the two residences, at 907 South California Street, was constructed around 1946 but has been completely altered on the exterior in recent years and is now essentially modern in appearance. As such, it no longer retains sufficient historic integrity to relate to its 1940s origin. Therefore, it is not considered a potential "historical resource" for CEQA-compliance purposes and requires no further consideration in this study.

The residence at 295 West County Line Road, built around 1958, exhibits a sufficient level of historical characteristics to be evaluated formally for historical significance. Since it has not been listed in the California Register of Historical Resources, formally determined eligible for such listing, or designated in a local register established by the City of Calimesa, the building does not meet the definition of a "historical resource" in the categories of "mandatory historical resources" and "presumptive historical resources," as outlined above. Therefore, it requires evaluation as a potential "discretionary historical resource" under the criteria for listing in the California Register.

The residence at 295 West County Line Road dates to the height of the post-WWII boom in residential development and urban/suburban expansion, which certainly can be considered a pattern of events that have left an important legacy in the history of the area, the state, and the entire nation. However, as one of the many similar residential properties developed in Calimesa, the Yucaipa Valley, and the San Bernardino Valley during that era, this building does not demonstrate a unique, important, or particularly close association with the pattern of events, nor is it known to be closely associated with any specific events or persons of recognized historic significance.

In terms of architectural and aesthetic merits, there is no evidence that the building represents the work of a prominent architect, designer, or builder. As a common specimen of the once-popular Ranch-style suburban residences, it is not an important or particularly remarkable example of its architectural style, property type, period, region, or method of construction, nor is it an epitome of any aesthetic ideal, design concept, or engineering feat. Since the post-WWII development in the area and the region is well documented in historical literature and contemporary materials, the building does not hold the promise for any important archaeological data for the study of that subject.

Based on these considerations, the present study concludes that the residence at 295 West County Line Road does not appear eligible for listing in the California Register of Historical Resources under any of the four criteria, and thus does not qualify as a "discretionary historical resource." In conclusion, neither of the two buildings under evaluation in this study meets the definition of a "historical resource," as provided in CEQA and associated regulations.

CONCLUSION AND RECOMMENDATIONS

CEQA establishes that “a project that may cause a substantial adverse change in the significance of a historical resource is a project that may have a significant effect on the environment” (PRC §21084.1). “Substantial adverse change,” according to PRC §5020.1(q), “means demolition, destruction, relocation, or alteration such that the significance of a historical resource would be impaired.” As stated above, this study has concluded that neither of the two residences at 295 West County Line Road and 907 South California Street constitute a “historical resource” under CEQA provisions. Therefore, pursuant to PRC §21084.1, CRM TECH presents the following recommendations to the City of Calimesa:

- The potential impacts of the proposed Multi-Modal Surface Transportation Enhancement Project may have on these buildings would not constitute “a substantial adverse change in the significance of a historical resource.”
- No further cultural resources investigation is recommended on either of these buildings.

REFERENCES

Ancestry.com

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COC (Chamber of Commerce, Calimesa)

n.d. The History of Calimesa. Pamphlet on file, Calimesa Chamber of Commerce.

County of Riverside

1937-1963 Real property tax assessment records, Book 15, Map 4. On file, Riverside County Archives, Riverside.

1962-1976 Building permit records for 295 West County Line Road and 907 California Street. On file, Riverside County Building and Safety Department, Riverside.

n.d. Real property information database. Available at the Riverside County Assessor’s Office, Riverside.

GLO (General Land Office, U.S. Department of the Interior)

1880 Plat Map: Township No. 2 South Range No. 2 West, SBBM; surveyed in 1879.

Google Earth

1995-2018 Aerial photographs of the project vicinity; taken in 1995, 1996, 2002, 2005, 2011, 2009, 2011, 2015, and 2018. Available through the Google Earth software.

Google Maps

2007-2016 Street View photographs of 907 South California Street; taken in November 2007 and March 2012. <https://www.google.com/maps/>.

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NETR Online

1938-2016 Aerial photographs of the subject property; taken in 1938, 1959, 1972, 1980, 1995, 2002, 2005, 2009, 2010, 2012, 2014, and 2016. <http://www.historicaerials.com/>.

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Tang, "Bai" Tom

2019 Historical/Archaeological Resources Records Search: Multi-Modal Surface Transportation Enhancement Project, Cities of Calimesa and Yucaipa, Riverside and San Bernardino Counties, California. Letter report prepared by CRM TECH, May 14.

U.S. Census Bureau

n.d. American Fact Finder. https://factfinder.census.gov/faces/nav/jsf/pages/community_facts.xhtml.

USGS (United States Geological Survey, U.S. Department of the Interior)

1901 Map: Redlands, Calif. (15', 1:62,500); surveyed in 1898-1899.

1953 Map: El Casco, Calif. (7.5', 1:24,000); aerial photographs taken in 1951.

1954 Map: Yucaipa, Calif. (7.5', 1:24,000); aerial photographs taken in 1952, field-checked in 1954.

1969 Map: San Bernardino, Calif. (1:250,000); 1958 edition revised.

1979a Map: Santa Ana, Calif. (1:250,000); 1959 edition revised.

1979b Map: El Casco, Calif. (7.5', 1:24,000); 1967 edition photorevised in 1976.

1996 Map: Yucaipa, Calif. (7.5', 1:24,000); 1954 edition photorevised in 1994.

**APPENDIX 1:
PERSONNEL QUALIFICATIONS**

**PRINCIPAL INVESTIGATOR/HISTORIAN/ARCHITECTURAL HISTORIAN
Bai “Tom” Tang, M.A.**

Education

- 1988-1993 Graduate Program in Public History/Historic Preservation, UC Riverside.
1987 M.A., American History, Yale University, New Haven, Connecticut.
1982 B.A., History, Northwestern University, Xi’an, China.
- 2000 “Introduction to Section 106 Review,” presented by the Advisory Council on Historic Preservation and the University of Nevada, Reno.
1994 “Assessing the Significance of Historic Archaeological Sites,” presented by the Historic Preservation Program, University of Nevada, Reno.

Professional Experience

- 2002- Principal Investigator, CRM TECH, Riverside/Colton, California.
1993-2002 Project Historian/Architectural Historian, CRM TECH, Riverside, California.
1993-1997 Project Historian, Greenwood and Associates, Pacific Palisades, California.
1991-1993 Project Historian, Archaeological Research Unit, UC Riverside.
1990 Intern Researcher, California State Office of Historic Preservation, Sacramento.
1990-1992 Teaching Assistant, History of Modern World, UC Riverside.
1988-1993 Research Assistant, American Social History, UC Riverside.
1985-1988 Research Assistant, Modern Chinese History, Yale University.
1985-1986 Teaching Assistant, Modern Chinese History, Yale University.
1982-1985 Lecturer, History, Xi’an Foreign Languages Institute, Xi’an, China.

Cultural Resources Management Reports

Preliminary Analyses and Recommendations Regarding California’s Cultural Resources Inventory System (With Special Reference to Condition 14 of NPS 1990 Program Review Report). California State Office of Historic Preservation working paper, Sacramento, September 1990.

Numerous cultural resources management reports with the Archaeological Research Unit, Greenwood and Associates, and CRM TECH, since October 1991.

PRINCIPAL INVESTIGATOR/ARCHAEOLOGIST
Michael Hogan, Ph.D., RPA*

Education

- 1991 Ph.D., Anthropology, University of California, Riverside.
1981 B.S., Anthropology, University of California, Riverside; with honors.
1980-1981 Education Abroad Program, Lima, Peru.
- 2002 Section 106—National Historic Preservation Act: Federal Law at the Local Level.
UCLA Extension Course #888.
- 2002 “Recognizing Historic Artifacts,” workshop presented by Richard Norwood,
Historical Archaeologist.
- 2002 “Wending Your Way through the Regulatory Maze,” symposium presented by the
Association of Environmental Professionals.
- 1992 “Southern California Ceramics Workshop,” presented by Jerry Schaefer.
1992 “Historic Artifact Workshop,” presented by Anne Duffield-Stoll.

Professional Experience

- 2002- Principal Investigator, CRM TECH, Riverside/Colton, California.
1999-2002 Project Archaeologist/Field Director, CRM TECH, Riverside.
1996-1998 Project Director and Ethnographer, Statistical Research, Inc., Redlands.
1992-1998 Assistant Research Anthropologist, University of California, Riverside
1992-1995 Project Director, Archaeological Research Unit, U. C. Riverside.
1993-1994 Adjunct Professor, Riverside Community College, Mt. San Jacinto College, U.C.
Riverside, Chapman University, and San Bernardino Valley College.
1991-1992 Crew Chief, Archaeological Research Unit, U. C. Riverside.
1984-1998 Archaeological Technician, Field Director, and Project Director for various southern
California cultural resources management firms.

Research Interests

Cultural Resource Management, Southern Californian Archaeology, Settlement and Exchange
Patterns, Specialization and Stratification, Culture Change, Native American Culture, Cultural
Diversity.

Cultural Resources Management Reports

Author and co-author of, contributor to, and principal investigator for numerous cultural resources
management study reports since 1986.

Memberships

* Register of Professional Archaeologists; Society for American Archaeology; Society for California
Archaeology; Pacific Coast Archaeological Society; Coachella Valley Archaeological Society.

PROJECT HISTORIAN/ARCHITECTURAL HISTORIAN
Terri Jacquemain, M.A.

Education

- 2004 M.A., Public History and Historic Resource Management, University of California, Riverside.
2002 B.S., Anthropology, University of California, Riverside.
2001 Archaeological Field School, University of California, Riverside.
1991 A.A., Riverside Community College, Norco Campus.

Professional Experience

- 2003- Historian/Architectural Historian/Report Writer, CRM TECH, Riverside/ Colton, California.
2002-2003 Teaching Assistant, Religious Studies Department, University of California, Riverside.
2002 Interim Public Information Officer, Cabazon Band of Mission Indians.
2000 Administrative Assistant, Native American Student Programs, University of California, Riverside.
1997-2000 Reporter, *Inland Valley Daily Bulletin*, Ontario, California.
1991-1997 Reporter, *The Press-Enterprise*, Riverside, California.

Membership

California Preservation Foundation.

PROJECT ARCHAEOLOGIST
Nina Gallardo, B.A.

Education

- 2004 B.A., Anthropology/Law and Society, University of California, Riverside.

Professional Experience

- 2004- Project Archaeologist, CRM TECH, Riverside/Colton, California.

Cultural Resources Management Reports

Co-author of and contributor to numerous cultural resources management reports since 2004.

PROJECT ARCHAEOLOGIST/REPORT WRITER
Ben Kerridge, M.A.

Education

- 2014 Archaeological Field School, Institute for Field Research, Kephallenia, Greece.
- 2010 M.A., Anthropology, California State University, Fullerton.
- 2009 Project Management Training, Project Management Institute/CH2M HILL, Santa Ana, California.
- 2004 B.A., Anthropology, California State University, Fullerton.

Professional Experience

- 2015- Project Archaeologist/Report Writer, CRM TECH, Colton, California.
- 2015 Teaching Assistant, Institute for Field Research, Kephallenia, Greece.
- 2009-2014 Publications Delivery Manager, CH2M HILL, Santa Ana, California.
- 2006-2009 Technical Publishing Specialist, CH2M HILL, Santa Ana, California.

Memberships

Society for California Archaeology; Pacific Coast Archaeological Society.

APPENDIX 2

**CALIFORNIA HISTORICAL RESOURCES INVENTORY
RECORD FORMS**

295 West County Line Road

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

Primary # _____
 HRI # _____
 Trinomial _____
 NRHP Status Code 6Z
 Other Listings _____
 Reviewer _____ Date _____

Review Code _____

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*Resource Name or # (Assigned by recorder) CRM TECH 3530-1H

- P1. Other Identifier:** 295 West County Line Road, Calimesa
- *P2. Location:** Not for Publication Unrestricted *a. County Riverside
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)
 *b. USGS 7.5' Quad Yucaipa, Calif. Date 1996
T2S; R2W; NW 1/4 of NW 1/4 of NE 1/4 of NW 1/4 of Sec 13 ; S.B. B.M.
 Elevation: Approximately 2,504 feet above mean sea level
- c. Address 295 West County Line Road City Calimesa Zip 92320
- d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 495,631 mE/ 3,762,607 mN
 UTM Derivation: USGS Quad GPS Google Earth
- e. Other Locational Data: (e.g., parcel #, directions to resource, etc., as appropriate) APN 410-041-001;
on the southeast corner of County Line Road and 3rd Street
- *P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries) This one-story, Ranch-style single-family residence of wood-frame construction rests on a concrete slab foundation and faces County Line Road to north. A partial-width lean-to added to the western end of the rear gives the building an L-shaped footprint. The exterior walls are clad with light grayish-blue stucco and fenestrated with aluminum-framed sliding and double-hang windows on the northern and western façades, which are visible from the public rights-of-way. The low-pitched side-gable roof is sheathed with gray composition shingles and ends in wide, open eaves with white fascia boards except on the rear addition, where the eave is boxed. (Continued on p. 3)
- *P3b. Resource Attributes:** (List attributes and codes) HP2: Single family property
- *P4. Resources Present:** Building Structure Object Site District Element of District
 Other (isolates, etc.) _____

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



P5b. Description of Photo: Photo taken on August 19, 2019; view to the southeast

- *P6. Date Constructed/Age of Sources:**
 Historic Prehistoric Both
Ca. 1958 (see Items B6 and B12 for details)
- *P7. Owner and Address:** Gordon Forbes, 295 West County Line Road, Calimesa, Ca 92320
- *P8. Recorded by** (Name, affiliation, and address): Terri Jacquemain, CRM TECH, 1016 East Cooley Drive, Suite A/B, Colton, CA 92324
- *P9. Date Recorded:** August 19, 2019
- *P10. Survey Type:** Historic-period building evaluation

***P11. Report Citation:** (Cite survey report and other sources, or enter "none.") Bai "Tom" Tang and Terri Jacquemain (2019): Historic-Period Building Evaluation Report: 295 W. County Line Road and 907 S. California Street, Assessor's Parcel Nos. 410-040-001 and 410-111-001, City of Calimesa, Riverside County, California

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

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 4

*NRHP Status Code 6Z

*Resource Name or # (Assigned by recorder) CRM TECH 3530-1H

B1. Historic Name: _____ B2. Common Name: _____
B3. Original Use: Residential B4. Present Use: Residential

*B5. Architectural Style: Ranch

*B6. Construction History: (Construction date, alterations, and date of alterations) Archival records indicate that this residence was built around 1958, when H.E Chillcot, Sr., and Martha R. Chillcot owned the parcel. Two years later, Forrest Forbes and Mary E. Forbes acquired the property, and it has remained in the Forbes family to the present time. Building permits issued for this address include those for enclosing a 6x20-foot porch and adding a 336-square-foot covered (Continued on p. 3)

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

*B8. Related Features: See Item P3a.

B9a. Architect: Unknown b. Builder: Unknown

*B10. Significance: Theme Post-WWII suburban residential development

Area Calimesa/Yucaipa Valley Period of Significance 1945-1970

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.) This dates to the height of the post-WWII boom in residential development and urban/suburban expansion, which certainly can be considered a pattern of events that have left an important legacy in the history of the area, the state, and the entire nation. However, as one of the many similar residential properties developed in Calimesa, the Yucaipa Valley, and the San Bernardino Valley during that era, this building does not (Continued on p. 3)

B11. Additional Resource Attributes: (List attributes and codes) HP4: Ancillary building; HP46: Walls/gates/fences

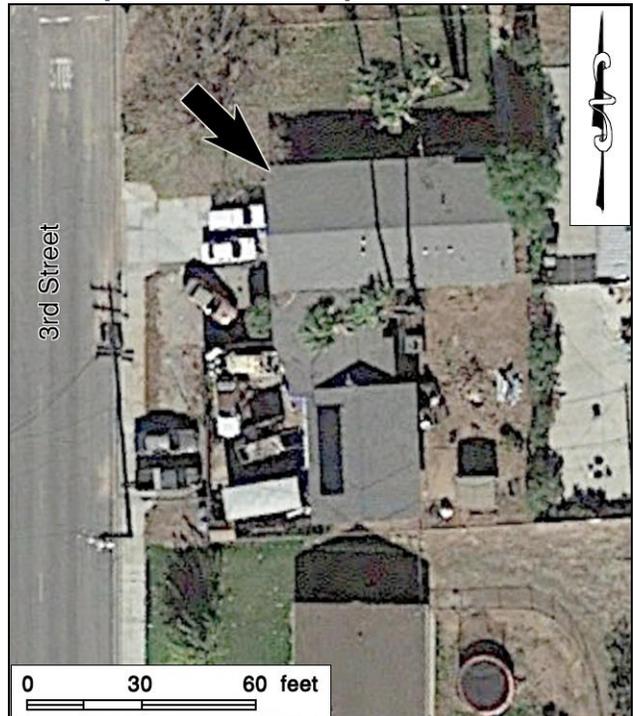
*B12. References: Riverside County real property tax assessment records and building safety records; genealogical databases at www.ancestry.com

B13. Remarks: _____

*B14. Evaluator: Terri Jacquemain

*Date of Evaluation: August 19, 2019

(Sketch Map with north arrow required.)



(This space reserved for official comments.)

Recorded by: Terri Jacquemain

*Date: August 19, 2019

Continuation Update

***P3a. Description (continued):** The eastern end of the primary façade is set back approximately two feet from the rest and sports a double-hung window. The main entrance is found slightly further to the west, filled with a paneled wood door with a fanlight. The entrance is accessed by a narrow concrete walkway leading west to the concrete-paved driveway. A large triparte window trimmed only with a narrow lugsill, set near the center, and a sliding window of similar character in the western portion complete the relatively plain façade.

At the western end of the main mass, an attached garage opens to 3rd Street on the west, and the opening is now filled with a three aluminum-framed sliding doors of light-weight composition wood, which are painted white and decorated with the outline of red boxes to simulate paneling. Adjacent to the garage opening to the south, a niche shelters two secondary entries. One of these opens to the west and accesses the main mass. It contains a weathered wood door with an upper glazing that is covered with plywood. The other, with a paneled wood door, opens to the north and accesses the rear addition.

A low planter with sparse shrubbery, placed at the foot of the front wall, accompanies the walkway from the main entrance to the garage opening. The building is in fair condition and appears to be occupied. The front yard is enclosed by a chain-link fence, and the side yard on the west, containing a detached garage, is secured by a dog-eared wood fence.

***B6. Construction History (continued):** patio in 1966, enclosing the same patio in 1967, and building a 24x30-foot detached garage and an eight-foot-tall, two-sided sign for "Calimesa Printing" in 1976.

Oregon-born Forrest Dale Forbes (1907-1993) and Riverside native Mary Esther Forbes (née Allen; 1913-1991) lived in Riverside before moving to Calimesa. The only other information found about the Forbeses from available sources is that Forrest Forbes had worked as a missionary in 1940, when he was registered for military service.

***B10. Significance: (continued):** demonstrate a unique, important, or particularly close association with the pattern of events, nor is it known to be closely associated with any specific events or persons of recognized historic significance.

In terms of architectural and aesthetic merits, there is no evidence that the building represents the work of a prominent architect, designer, or builder. As a common specimen of the once-popular Ranch-style suburban residences, it is not an important or particularly remarkable example of its architectural style, property type, period, region, or method of construction, nor is it an epitome of any aesthetic ideal, design concept, or engineering feat. Since the post-WWII development in the area and the region is well documented in historical literature and contemporary materials, the building does not hold the promise for any important archaeological data for the study of that subject.

Based on these considerations, the residence at 295 West County Line Road does not appear eligible for listing in the National Register of Historic Places or the California Register of Historical Resources.

*Map Name: Yucaipa and El Casco, Calif.

*Scale: 1:24,000

*Date of Map: 1979/1996

