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# Historical Resources Board

March 26, 2026

## Item 4: JAY AND EDITH KERLEY HOUSE

Alvin Lin, Associate Planner

 City Planning Department

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# Overview



## Location

- 4380 North Talmadge Drive

## Nomination

- Landmark Historic Preservation
- Reporting Finding
- **Designate under HRB Criterion C:**  
Exemplifies the Spanish Colonial Revival Style with Monterey Style Influences

## Staff Recommendation

- **Designate under HRB Criterion C:**  
Exemplifies the Spanish Colonial Revival Style

# Physical Setting



**Address:**

4380 North Talmadge Drive

**APN:**

465-332-07-00

**Community Planning Area:**

Kensington-Talmadge

**Neighborhood:**

Kensington

**Setting:**

Residential

# Building Information

- **Style:**  
Spanish Colonial Revival
- **Year Built:**  
1933
- **Architect:**  
Unknown
- **Builder:**  
William B. Watson



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# Character Defining Features

- Clay tile roof w/ rafter tails
- Stucco cladding
- Cantilevering wood balcony
- Accentuated entry with quoined surround
- Divided-lite focal window, French doors, and wood windows



# Alterations

- c.1940s second floor balcony door opening to window opening conversion
- 1950 garage extension
- 1954 Swimming Pool
- 1956 Pool Cabana
- 2022 non-in-kind muntin-less French doors replacements in existing openings
- 2022 in-kind window replacement and window rehabilitation
- 2022 remove garage extension and install new metal door
- 2022 side door at garage infilled, then restored 2024



# Designation Criterion

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## Nominated Designation Criteria

The property at 4380 North Talmadge Drive is nominated as a resource that embodies the distinctive characteristics of the Spanish Colonial Revival Style w/ Monterey Influence

- Low-pitched barrel tile roof
- Carved rafters and clay vents
- Irregular sand stucco cladding
- Cantilevered wood balcony
- Accentuated quoined entry
- Plank style wood front door
- Focal window w/ lintel and brackets
- Wooden divided-lite windows
- Wooden divided-lite French doors

# Designation Criterion

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## Integrity Analysis

**The property at 4380 North Talmadge Drive  
does retain integrity under HRB Criterion C**

- Integrity of design, material, and workmanship most important
- Modifications to the property do not significantly impair its ability to convey significance under HRB Criterion C

# Designation Criterion

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## Staff Recommendation

**Staff recommends designation of the property at 4380 North Talmadge Drive under HRB Criterion C for the Spanish Colonial Revival Style**

- The resource embodies the distinctive characteristics through the retention of character defining features of the Spanish Colonial Revival style and retains integrity from its 1933 period of significance. Specifically, the resource features a low-pitched mission half barrel tile roof, carved rafter tails, round clay tile attic vents, irregular sand stucco cladding, cantilevered wood balcony, accentuated quoined door surround, plank-style wood front door, decorative focal window with lintel and brackets, and wooden French doors and windows with divided lites.

# Staff Recommendation

Staff recommends that the HRB designate the property located at 4380 North Talmadge Drive as a historical resource with a period of significance of 1933 under HRB Criterion C.

The designation excludes the 1954 pool and the 1956 cabana constructed outside the period of significance.

