

Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California

Final
December 2019



Submitted to:

City of San Diego
Development Services Department
1222 1st Avenue
San Diego, California 92101

Prepared for:

SD Riverwalk, LLC
c/o Lynne Lyons
Hines
4747 Executive Drive, Suite 410
San Diego, California 92121

Prepared by:

Sarah Stringer-Bowsher, M.A., RPH
Senior Historian

Marilyn Norvell, M.A.
Architectural Historian

Shannon Davis, M.A., RPH
Senior Architectural Historian



2034 Corte Del Nogal
Carlsbad, California 92011
(760) 804-5757

ASM Project Number 29470
City of San Diego Project Number 581984

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ASM Affiliates, Inc.
2034 Corte del Nogal
Carlsbad, California 92011
(760) 804-5757

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EXECUTIVE SUMMARY

This report is an evaluation of Riverwalk Golf Course (Riverwalk) for eligibility for listing in the National Register of Historic Places (NRHP), California Register of Historical Resources (CRHR), City of San Diego Register of Designated Historical Resources (San Diego Register), and as a historical resource under the California Environmental Quality Act (CEQA). Riverwalk is located at 1150 Fashion Valley Road, San Diego, California. The report has been prepared in compliance with CEQA Guidelines Section 15064.5(a) and 15064.5(c) as well as the City of San Diego's Municipal Code prior to the redevelopment of Riverwalk. The results of this evaluation will assist the City of San Diego in determining whether Riverwalk is a historical resource that should be considered during redevelopment planning.

ASM Affiliates, Inc. (ASM) documented and evaluated Riverwalk. It consists of three nine-hole courses (now known as Mission, Presidio, and Friars). The original 1947 course was designed by Lawrence M. Hughes without a clubhouse, only a shack for drinks and sandwiches. The 1998 complete redesign by Ted G. Robinson, Sr. included a clubhouse. An intensive-level survey of the entire golf course was conducted on June 12, 2018. Archival research and a review of secondary sources was conducted and helped inform a complete history of the site.

Riverwalk is recommended not eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. ASM considered its eligibility under these criteria under the theme of Recreation as a potentially significant golf course in the history of golf in San Diego and California, within potential periods of significance of 1947-1968 and 1998-2018. Riverwalk is also recommended not eligible for the NRHP and CRHR under Criterion B/2 and the San Diego Register under Criterion B as no significant individuals were identified that have a strong association with the property. Riverwalk is also recommended not eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. Although Lawrence M. Hughes and Ted G. Robinson, Sr. are master architects, the original course had been completely redesigned by Robinson, Sr./Robinson, Jr. in 1998 and became a new course. Riverwalk is not the best representation of Robinson, Sr.'s work in San Diego County or Southern California. Finally, four buildings located within Riverwalk were individually evaluated (clubhouse, two maintenance sheds, and restroom). None of these meet any of the NRHP, CRHR, nor City criteria for eligibility for architectural significance, nor association with significant events or individuals. ASM recommends that Riverwalk and the four individually evaluated buildings within it are not eligible to the CRHR and the San Diego Register. As such, there are no historical resources with the potential for adverse impacts under CEQA.

1.0 INTRODUCTION

ASM Affiliates, Inc. (ASM) prepared this evaluation to determine the historical and architectural significance of the Riverwalk Golf Course at 1150 Fashion Valley Road, San Diego, San Diego County, California. Section 21084.1 of the California Environmental Quality Act (CEQA) defines a historical resource as any resource listed in, or eligible for listing in, the California Register of Historical Resources (CRHR). The Riverwalk Golf Course (Riverwalk) has not previously been evaluated, nor is it listed in the National Register of Historic Places (NRHP), the CRHR, or the San Diego Register of Designated Historical Resources (San Diego Register). This potential historical resource is also not a California Point of Historical Interest (CPHI) nor a California Historical Landmark (CHL).

1.1 REPORT ORGANIZATION

The report is organized according to City of San Diego Historic Resources Board Historical Resource Technical Report Guidelines and Requirements (City of San Diego 2009). In this report, the Riverwalk is evaluated for its eligibility for designation on the local, state, and national level as an individual resource and potential contributor to a historic district, in accordance with CEQA, NRHP, CRHR, and San Diego Register guidelines. This section of the report describes the project area and project personnel. Chapter 2 describes the project setting and location and the historical overview for the property. Chapter 3 addresses research and field methods and includes the architectural descriptions of the potential historical resources. Chapter 4 contains the applicable regulations and criteria for evaluation of resource significance, and the results of that evaluation. Chapter 5 presents the findings and conclusion, including a discussion of project impacts. The Appendices include building development documents (Appendix A), ownership and occupant information (Appendix B), maps (Appendix C), Department of Parks and Recreation (DPR) 523 site record forms (Appendix D), and preparers' qualifications (Appendix E).

1.2 PROJECT AREA

The Riverwalk Golf Course is located at 1150 Fashion Valley Road in San Diego, California (Figure 1). The Riverwalk Golf Course is located within the La Jolla and Point Loma USGS 7.5-minute series topographic maps (Figure 2). Figure 3 shows the aerial layout of the 27-hole golf course.

1.3 PROJECT PERSONNEL

ASM project personnel include Senior Historian Sarah Stringer-Bowsher, M.A., RPH; Architectural Historian Marilyn Novell, M.A., and Senior Architectural Historian Shannon Davis, M.A., RPH. ASM Senior Historian Sarah Stringer-Bowsher has 13 years of experience as a historian. She earned her M.A. through public history coursework in historic research methods, applied history, museology, and historic preservation. As the Senior Historian for ASM, Ms. Stringer-Bowsher focuses on developing historic contexts based on research as the essential foundation for historic site assessment. She has evaluated the historical significance of a variety of resources throughout the West. She is a California Registered Professional Historian. Ms. Stringer-Bowsher authored the report. Marilyn Novell has eight years of experience as an architectural historian. She earned an M.S. in the history of architecture with a concentration on cultural landscapes and urban geography, and has expanded her academic background to include preservation and architectural evaluation. Ms. Novell assisted with documenting the golf course. Shannon Davis has more than 20 years of professional experience, 10 years of which were spent with the cultural resources programs of the National Park Service (NPS) as a Historian with the NRHP and Historic Preservation Specialist with the NPS American Battlefield Protection and HABS programs. Ms. Davis specializes in historic preservation, history, and architectural history, and is a California Registered Professional Historian. As director, Ms. Davis provided peer review of the methodology, research, and

evaluation for the report and Sherri Andrews, J.D., M.A., RPA, edited the report. Zee Malas assisted with graphics. Suzanne Slade formatted the report. PanGIS created the images of the golf course with GIS data overlays.



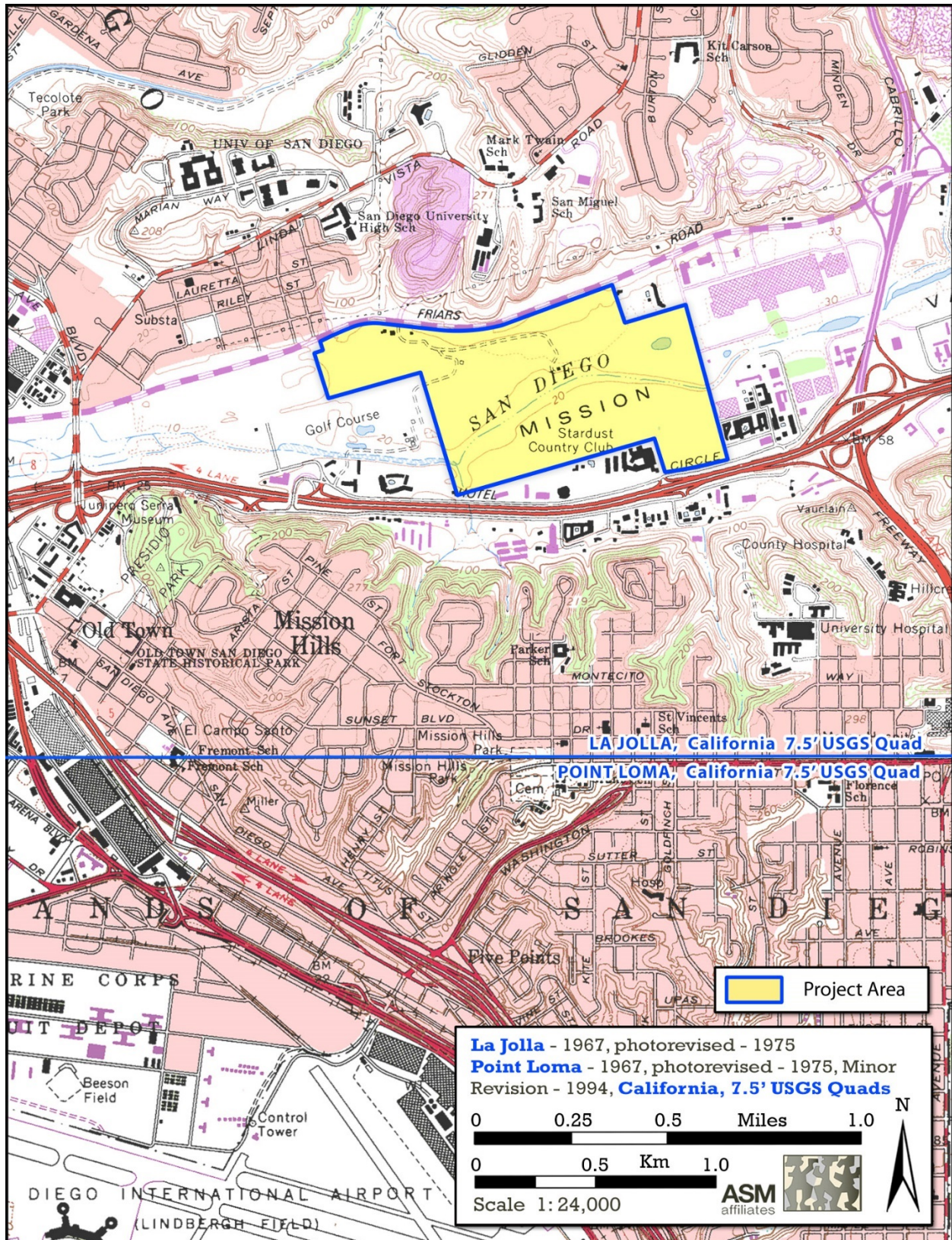


Figure 2. Location map.



Figure 3. Aerial of Project area showing location of 27 holes played as three sets of nine holes (Mission, Presidio, and Friars).

2.0 PROJECT SETTING

2.1 PHYSICAL PROJECT SETTING

Riverwalk lies within Mission Valley with Friars Road and the residences north of that road as the northern boundary, Fashion Valley Road as its eastern boundary, commercial build out bounding it to the west, and Interstate 8 as the southern boundary. The San Diego River and the San Diego Metropolitan Transit System (MTS) Green Line Trolley extend through the property. The golf course was constructed around the San Diego River and when it was reconstructed in 1998, the river was incorporated into the course play.

2.2 PROJECT DESCRIPTION

The Riverwalk project proposes an amendment to the existing Levi-Cushman Specific Plan to replace the 195-acre Riverwalk property with the Riverwalk Specific Plan and redevelop the existing golf course as a walkable, transit-centric, and modern live-work-play mixed-use neighborhood that features an expansive River Park along the San Diego River. The mix and quantity of land uses would change from what is approved in the existing Levi-Cushman Specific Plan to include 4,300 multi-family residential dwelling units; 152,000 square feet of commercial retail space; 1,000,000 square feet of office and non-retail commercial; approximately 95 acres of park, open space, and trails; adaptive reuse of the existing golf clubhouse into a community amenity; and a new Green Line Trolley stop within the development. Improvements to surrounding public infrastructure and roadways would be implemented as part of the Riverwalk project, including improvements to the Fashion Valley Road crossing of the San Diego River as a 10- to 15-year storm event crossing. The project would also include a habitat restoration effort on-site to create and/or enhance 25.16 acres of native habitats along the San Diego River, within and adjacent to the MHPA, and setting aside area for establishing a future wetland habitat mitigation bank.

The project would establish Irrevocable Offers of Dedication (IODs) for two Community Plan Circulation Element roadways envisioned in the Mission Valley Community Plan Update: future Riverwalk Street “J,” which would cross the San Diego River in a north-south direction; and future Riverwalk Street “U,” which would travel approximately east-west along the southern project site boundary and connect to future Street “J.” Street “J” would be an elevated roadway crossing the river valley. Per the City’s Planning Department, these roads are regional facilities with uncertain funding, design, and construction timing. While these improvements would not be constructed as part of the project, the project would grant the City IODs for the required rights-of-way to construct these roads in the future.

2.3 HISTORICAL OVERVIEW

2.3.1 Brief History of Golf and Golf Architecture in the United States

The history of golf is entwined with the history of golf course design. Golf began as a game established by and for the very wealthy who owned and designed their own courses. It was broadened to include the development of private clubs for elite members and as such the craft of course design evolved. Public courses became more common in the twentieth century and they opened up golf to all, requiring golf course designs to consider heavier traffic.

Despite the controversy as to when and where the game of golf started, it is collectively recognized that the modern game of golf matured along the coast of Scotland in the nineteenth century (Rowlinson 2010:12). Earliest courses developed as a response to the “size and shape of its setting” and the number of holes were dictated by the allowances in the topography. Early players could only drive the ball 160-180 yards since their balls were stuffed with feathers and simple clubs did not allow for greater distances (Rowlinson 2010:12). According to a consortium of golf history experts, “[e]arly courses were as different as the

linksland on which they were built, because golfers in those days would never have thought to change the landscape to fit the game” as today’s architects require (Rowlinson 2010:22). Course hazards were natural topographical hindrances such as water bodies, with bunkers developing over time. Wealthier golf clubs had begun maintaining courses by introducing “revetted bunker faces or wooden bulkhead” by the 1840s (Rowlinson 2010:12-13). Creating the standard 18-hole course likely developed from the first Open Championship in 1860 when it was decided that 36 holes would be played. Depending on the golf course at the time, that would have meant several times around the same course (Rowlinson 2010:13). Golf in the nineteenth century differed significantly from the twentieth century as interest in golf grew and golf course designs matured.

The strategic approach to golf course design dawned as the Golden Age of Golf when Charles Blair Macdonald designed the National Golf Links of America in 1911. The Golden Age is largely characterized as such for the quality and strategic design by golf architects as well as the number of courses. Golf courses grew from 750 in 1916 to 6,000 in 1930 (Rowlinson 2010:156). Prior to and following World War I, the booming economies in the world made the Golden Age of golf architecture possible. Advancements in technologies and capital to fund projects made it possible to develop “even on poor soils or poor sites that would require a great deal of construction, including tree clearing and rock removal. Greens were sculpted from the terrain and bunkers started to be used as prominent visual features, with each designer developing his own particular style” (Rowlinson 2010:14). In the United States, country clubs grew out of the opulence of the period and at a time when most golf architects or designers were amateur golf enthusiasts who had the financial resources to improve their clubs (Rowlinson 2010:14). Golf designers arranged courses to reward the skillful player with bunkers flanking either side of the fairways to force the player to drive toward their ideal spots on the fairway. However, second shots were often made more difficult with such a design, prompting those Golden Age designers to lessen the number of bunkers on the fairway giving way to strategic course designs. Players would be rewarded with multiple options to the tee from the fairway (Rowlinson 2010:21). Financial strain during the Great Depression single-handedly ended the Golden Age of Golf in the United States with only some work remaining through public funding on municipal courses (Rowlinson 2010:14).

Golf course construction was renewed following World War II when economies expanded and more finances could again support new projects (Rowlinson 2010:14). Overall, golf course design changed significantly, as “[a]fter the end of the Second World War, the business of golf-course architecture was essentially reinvented from scratch. A postwar housing boom and the growth of leisure time among the middle classes triggered demand for large numbers of new courses, for which there were only a handful of designers trained to meet the need” (Rowlinson 2010:15). Many of the post-World War II golf courses were for resorts or part of housing tracts (Rowlinson 2010:18). According to a member of the Phil Mickelson redesign team, Mike Angus, the 1950s were also “a time when many Public Municipal golf courses were built as *[sic]* the ‘Municipal golf course boom era’” (Angus 2014). Golf courses increasingly competed for market share in the post-war boom.

A golf industry developed and Robert Trent Jones, Sr., a Cornell-educated golf architect, was the first to market himself commercially spawning a new era of “signature designs” (Rowlinson 2010:18). As such, he has been credited with transforming the industry (Rowlinson 2010:156). Jones initiated a new trend for larger greens and longer courses made possible with motorized golf carts in the United States, as well as bolder courses with more sand and water (Rowlinson 2010:18). According to a consortium of golf history experts, “[i]t was, unfortunately, a design style that bequeathed little in the way of long-term greatness, with relatively few of that era’s top new courses rating among the continent’s best today” (Rowlinson 2010:18). In 1969, Harbour Town Golf Links, designed by Pete Dye and Jack Nicklaus, offered a more strategic design with Old World features such as railway sleeper, unmanicured rough and pot bunkers with shorter courses that placed less emphasis on power (Rowlinson 2010:157). That design prompted the splintering of the art form. Golf architects aligned themselves with different design outcomes for

championship-caliber courses, minimalist designs where the thrust of the course focused on incorporating the beauty of the property with less focus on championship difficulty, and others signified their designs with their own characteristics. Courses increasingly became identified by the course designers (Rowlinson 2010:18). Resort areas developed in places like Palm Springs in the Southwest and Myrtle Beach on the coastal Lowlands. Joining Pete Dye as preeminent designers developing in the post-1970s were Tom Fazio, Arthur Hill, and Robert Trent Jones's sons Rees Jones and Robert Jones, Jr. New takes on course design also came out of the player-architect with courses designed by Jack Nicklaus, Arnold Palmer, Gary Player, Tom Weiskopf, and Greg Norman, where the name of the designer became essential for marketing (Rowlinson 2010:157). Most recently golf design has tapered back to "classically natural designs" directed by designers Bill Coore and Ben Crenshaw, Tom Doak, and Gil Hanse" (Rowlinson 2010:157). In the past three decades, "golf has undergone a revolution, forced on it by the application of new materials and technology that have made it possible for the golf ball to be hit ever increasing and previously unthinkable distances" (Rowlinson 2010:9). As such, changes to golf courses are expected as natural in the life of a golf course. Most courses "throughout the world [have] been lengthened, many have been redesigned in a more substantial ways and some have been completely rebuilt, simply to avoid being overwhelmed by today's power play" (Rowlinson 2010:9).

2.3.2 Golf Course Architecture Design Principles

Golf draws players for different reasons from courses on prime natural locations with tees offering spectacular viewsheds to camaraderie and ease of play (Rowlinson 2010:21). Design goals focus on routing the course to "make the best use of natural features of the property," easy to walk, greens positioned nearby previous tee, variety of slopes (uphill, downhill, and sidehill), "frequent changes of direction in windy places," and variety of lengths and configurations (Rowlinson 2010:23). Elements of a designed golf course include intent of course (who should play the course), natural and man-made topography (contours and hills – uphill, downhill, sidehill), vegetation, natural and man-made hazards (bunkers, ponds, terrain), tees, fairways (length, width, and shape), and greens (tilt and shape). Many present-day courses focus less on golf play with greater consideration of the viewshed from nearby housing tracts (Rowlinson 2010:23). Greens and bunkers are "sculptured elements that separate the true craftsmen of the profession from the rest" (Rowlinson 2010:24). The tilt of the green and the size of the putting surface impact the approach of and on the green (Rowlinson 2010:24).

Changes to a golf course are a natural progression in the life of a course. According to a consortium of golf history experts, "[a] golf course is not a static piece of architecture but a living entity composed of grass, trees shrubs. It must be actively looked after in order to preserve its playing character. If maintenance is not entirely in harmony with the intent of the design, the character of the course will eventually alter" (Rowlinson 2010:28). Some examples are the impact mature trees have on how a hole plays, as well as the effects of daily maintenance of the greens and fairways changing the shape slightly. During the Great Depression, course modifications resulted from neglect as funds were often unavailable to maintain courses. Golfers' expectations of courses change over time and new equipment gives golfers the ability to drive balls farther requiring longer fairways (Rowlinson 2010:26). During the 1950s, fairway irrigation meant many clubs in the United States narrowed their fairways and used trees to take up space of unirrigated areas that had been part of the fairway (Rowlinson 2010:28). As clubs competed, many focused on updating their greens that meant recontouring the greens to alter the tilt to change the speed of the ball (Rowlinson 2010:29). Even the best courses are improved over time. According to a consortium of golf history experts, "[i]n years past, these efforts were aimed at renovating older courses; more recently, some clubs have recognized the merit of restoring lost features of the original design" (Rowlinson 2010:29).

2.3.3 A Brief History of Golf in Southern California and the Development of Riverwalk Golf Course

The first games of golf in California were played in Riverside (Riverside County) and Burlingame (San Francisco County) in the early 1890s; golf clubs for the elite soon followed with golf courses developing along the coast, such as Pebble Beach and Southern California (Rowlinson 2010:232-234). In San Diego, golf began in 1895 at the Balboa Park's three-hole golf course that grew to five courses at the cusp of the Great Depression. Balboa Park was also the first public course in San Diego (Chandler 2003:152). During the Golden Age of Golf, the sport "captured the country and nowhere was that more evident than in Southern California" (Southern California Golf Association 2013a). In only six years (between 1919 and 1925), the number of golf course clubs in southern California more than doubled (Southern California Golf Association 2013a). Some of the most famous Golden Age courses in Los Angeles are George Thomas's Riviera, North Course at the Los Angeles Country Club, and Bel-Air (Rowlinson 2010:234). Public courses were few but grew on account of public projects funded during the Great Depression (Southern California Golf Association 2013b). World War II production and ingenuity not only brought the United States out of the Great Depression, it spurred new economies and as such the post-World War II boom has been considered an "unparalleled period of golf course construction and another glorious era for Southern California amateur golfers" (Southern California Golf Association 2013b). The temperate climate in San Diego make it amenable for year-round play. In 2003, it was estimated that there were 100 private, public, and military courses in San Diego County alone (Chandler 2003:152).

In the 1950s, only 14 golf courses existed in San Diego County and Balboa Park was the only 18-hole golf course in the metropolitan area (San Diego Chamber of Commerce 1955). Torrey Pines Golf Course was the only newly constructed course of that decade (Table 1). San Diego golf courses began hosting the Professional Golfers' Association of America (PGA) Tour in 1952 and continued to host them annually. Beginning in 1968, the Torrey Pines Golf Course has hosted the PGA tour event (Farmers Insurance) every year (PGA 2012).

Table 1. Golf courses that existed in San Diego during the 1950s

Course Name	Architect	Year Built	Extant (Yes/No)	PGA Host Date
Balboa Park Municipal Golf Course	William P. Bell	1920/1930	Yes	
Bonita Golf Course	William F. Bell	1956/ moved in 1981	No	
Coronado Municipal Golf Course	Jack Daray/ revised William F. Bell	1957	Yes	
Circle-R Ranch Golf Course/ Castle Creek Country Club	Jack Daray	1948	Yes	
De Anza County Club	Lawrence Hughes	1958	Yes	
Flying Hills Golf Course	unknown	unknown	unknown	
Lakeside Golf Course/ Willowbrook Golf Course	unknown	unknown	Yes	
Mission Bay Golf Course	Ted Robinson, Sr.	1964	Yes	
Mission Valley Country Club/Stardust Country Club/ Riverwalk Golf Club	Lawrence M. Hughes/ Ted Robinson, Sr.	1947/ 1998	Yes	1955, 1957-1961 on Hughes-designed course
Oceanside-Carlsbad Country Club	unknown	unknown	unknown	
Rancho Santa Fe Golf Course	Max Behr	1929	Yes	1954
San Diego Country Club*	William Watson	1921	Yes	1952-1953
Torrey Pines Golf Course	William F. Bell	1957	Yes	1968-present
Singing Hills Golf Course/ Sycuan Golf Resort	William P. Bell and Cecil Hollingsworth/ Ted Robinson, Sr. redesign	1953 and 1967/1980	Yes	1956, as Singing Hills

Sources: Bonita Golf Course 2014, Castle Creek Country Club 2014, PGA 2014, Union Title-Trust Topics 1957, Wexler 2013

*Oldest in San Diego (Wexler 2013:189).

On April 12, 1947, the first Lawrence Hughes-designed course opened as the Mission Valley Golf Club without a club house, only a shack with drinks and sandwiches (San Diego Union 1982b). Backed by local professional golfer Fred Sherman and his family as well as professional golfer Johnny Dawson, they acquired the lease from the Levi and Cushman families to transform the mucky San Diego River valley into a golf course (Figures 4-5) (Reinman 1996). Construction began on the 18-hole golf course on February 12, 1946 (Figure 6) (San Diego Union 1982b). Nine more holes were added between 1955 and 1962 (San Diego Union 1982a). They kept the lease until 1956 when Harry Handlery of the nearby Handlery Hotel assumed it and began managing the golf course (Reinman 1996). Hughes designed the golf course similar to others of his time, a course that highlighted the natural terrain without much addition in terms of fill to reshape the area (Figures 7-8). As a valley, it was relatively flat with some natural undulation (Figure 9). At the time, it cost 50 cents to play nine holes but the golf course was not incredibly popular at first.



Figure 4. Mission Valley facing east with San Diego River in forefront. 1935.
Courtesy of the San Diego History Center.



Figure 5. Project area facing west. Circa 1958.
Courtesy of the San Diego History Center.



Figure 6. 1953 USDA aerial with overlays of the MTS Green Line, Friars Road, and Interstate 8.
Prepared by PanGIS.



Figure 7. Mission Bay Golf Course 1957. Shows the relatively flat terrain typical of courses in existence in the 1950s. Robinson, Sr., redesigned this course in 1964.
Courtesy of the San Diego History Center.



Figure 8. Singing Hills (1957), later known as Sycuan Golf Course. Robinson, Sr., redesigned this course in 1980.
Courtesy of the San Diego History Center.



Figure 9. Photograph taken November 11, 1961 shows Interstate 8, Town and Country Hotel, and the Stardust Country Club in the background. Note the relatively flat terrain, telephone poles, and sparse tree landscape.

Courtesy of the San Diego History Center.

By 1955, the PGA Tour had already been hosted two times at the San Diego Country Club and Rancho Santa Fe Golf Club before it moved to Mission Valley Golf Club. Gene Littler won his first San Diego Open at Rancho Santa Fe Golf Club and played at Mission Valley Golf Club in 1955, but Tommy Bolt won that year (Table 2; Figure 10). Others, such as Mike Souchak and Billy Casper, would make their marks on the golf course (Figures 11-12). It would host the tournament nine times until 1968 when Torrey Pines took it over. The Mission Valley Golf Club hosted the LGPA as the Mickey Wright Invitational in 1961 and 1962, when the course became Stardust Country Club (1961) and Tommy Jacobs won the title in a sudden death (Figures 13-15). It hosted the LGPA intermittently until 1993 (Reinman 1996). According to Harry Handlery's son Paul, they completed approximately \$500,000 in renovations around 1965 that included dredging the San Diego River, planting 500 trees along the fairways, and an unspecified partial redesign (San Diego Union 1982b). In 1976, Robinson, Sr. redesigned six of the holes on the course (Cornish and Whitten 1981:210). The Handlery-sponsored and Robinson, Sr. redesigns are evident when comparing the 1964 and 1980 aerials, yet the distinction between the two alterations is not known (Figures 16-17). Over the years, incremental changes were made, some of which appear to be in response to the San Diego River flooding (Figures 18-20) In September 1996, the par 288, 27-hole Stardust Country Club closed due to the Paseo del Rio¹ terminating the lease (Reinman 1996).

¹ The partnership consisted of the Levi and Cushman families and Chevron Land and Development, Co.

Table 2. Professionals at Mission Valley Golf Club/Stardust County Club

Year	Winner	Score	Tournament
1955	Tommy Bolt	274	Convair San Diego Open (PGA)
1957	Arnold Palmer	271	San Diego Open (PGA)
1959	Marty Furgol	274	San Diego Open (PGA)
1960	Mike Souchak	269	San Diego Open (PGA)
1961	Arnold Palmer	271	San Diego Open (PGA)
1962	Tommy Jacobs	277	San Diego Open (PGA)
1963	Gary Player	270	San Diego Open (PGA)
1965	Wes Ellis	267	San Diego Open (PGA)
1966	Billy Casper	268	San Diego Open (PGA)
1967	Bob Goalby	269	San Diego Open (PGA)
1961	Mickey Wright	290	Mickey Wright Invitational (PGA)
1962	Mickey Wright	286	Mickey Wright Invitational (PGA)
1993	Kris Monaphan	275	Kyocera Inamori Classic



Figure 10. Gene Littler at the San Diego Open hosted at Mission Valley Country Club on January 20, 1955. Tommy Bolt won the title that year.

Courtesy of the San Diego History Center.

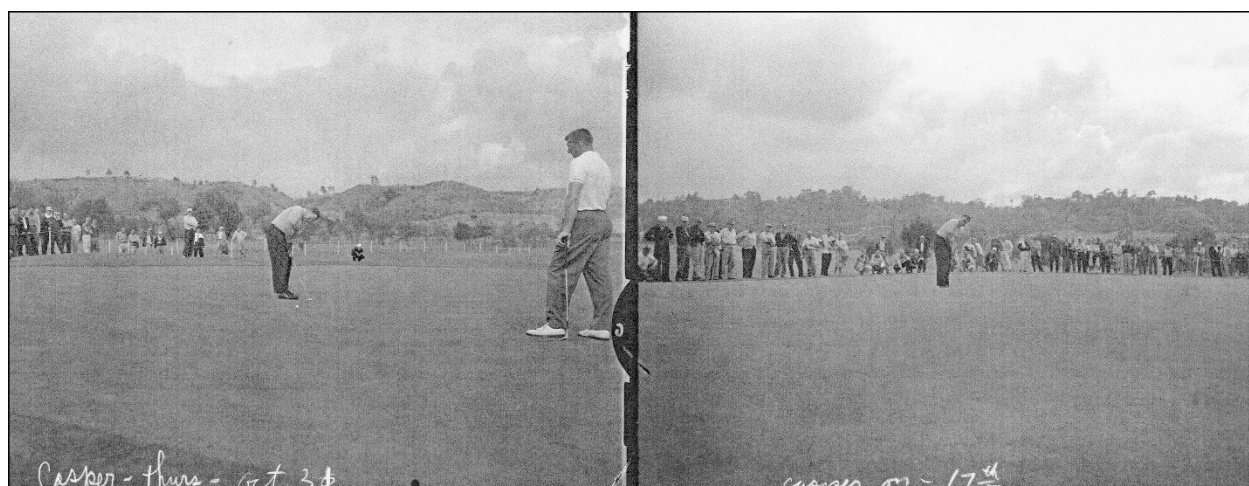


Figure 11. Billy Casper at the San Diego Open hosted at Mission Valley Country Club on October 31, 1957. Arnold Palmer won the title that year. Casper took the title in 1966.
Courtesy of the San Diego History Center.

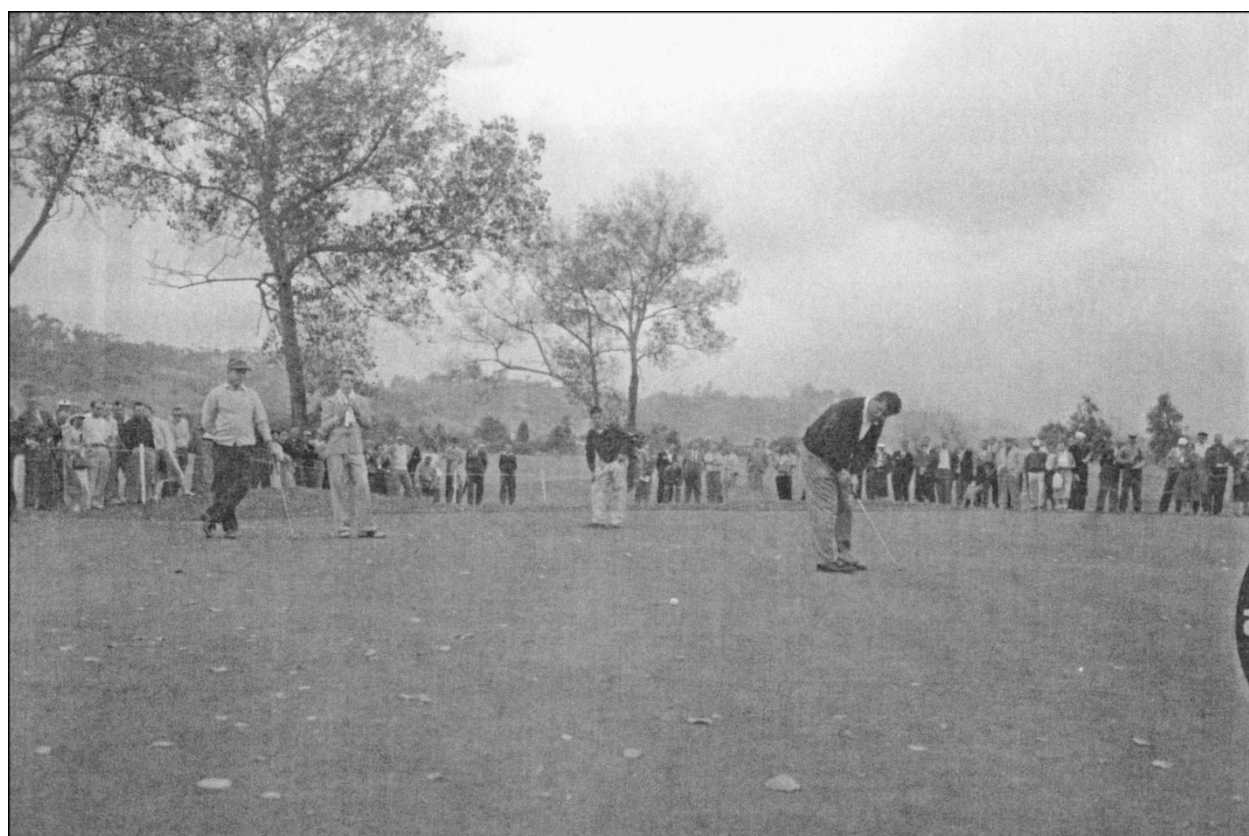


Figure 12. Mike Souchak at the San Diego Open, hosted at Mission Valley Country Club on November 4, 1957. Arnold Palmer won the title that year. Souchak took the title in 1960.
Courtesy of the San Diego History Center.

Jacobs Defeats Pott In Playoff For Crown



Birdie Putt On 19 Wins S.D. Open

BY HOWARD HAGEN

Tommy Jacobs, 26-year-old golfing product of Southern California courses, curled in a 14-foot birdie putt on the first extra hole at Stardust Country Club at dusk yesterday and beat luckless Johnny Pott in a "sudden death" playoff for the San Diego Open title.

They had tied at 277 for the 72 holes, one swing ahead of big George Bayer and veteran Art Wall, setting up the second straight playoff in this fixture of the Professional Golfers Association winter circuit. Arnold Palmer edged Canadian Al Balding on the same green last year.

WINS \$3,500

Slender Jacobs won \$3,500 of the \$25,000 purse while Pott, who was runnerup to champion Mike Souchak by a stroke here two years ago, claimed \$2,300.

On the extra hole, a par four measuring 347 yards, Pott, the 25-year-old Louisiana State graduate, drove first and slightly hooked his ball about 260 yards to the left edge of the fairway.

Jacobs drove a beauty straight down the middle but

Tommy Jacobs waves putter with glee after sinking 14-footer on first hole of sudden-death playoff with Johnny Pott of

Mississippi yesterday at Stardust Country Club. The shot clinched the San Diego Open championship and \$3,500 for Califor-

nian Jacobs who was rank outsider starting final round. Putt was good for a birdie three on the 347-yard hole.

—San Diego Union Photos by Dan Tichenchuk

Figure 13. Tommy Jacobs took the title in 1962. *San Diego Union*, January 15, 1962.



Figure 14. Insignia for the 1962 San Diego Open.
Courtesy of the San Diego History Center.

<div style="border: 1px solid black; padding: 5px; margin-bottom: 5px;">TOMMY JACOES</div> <div style="text-align: center;">CONTESTANT</div>	1962 SAN DIEGO PGA OPEN STARDUST COUNTRY CLUB JANUARY 10 THROUGH 14, 1962 OFFICIAL SCORE CARD	<div style="border: 1px solid black; padding: 5px; margin-bottom: 5px; font-size: 2em;">277</div> <div style="text-align: right;">DATE <u>1-14-62</u></div>
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HOLE	1	2	3	4	5	6	7	8	9	OUT	10	11	12	13	14	15	16	17	18	IN	TOTAL
YARDS	347	397	472	357	186	482	189	449	427	3306	493	375	164	424	399	510	449	398	207	3419	6725
PAR	4	4	4	4	3	5	3	4	4	35	5	4	3	4	4	5	4	4	3	36	71
	3	3	3	5	3	4	3	4	4	32	4	3	3	4	4	5	4	4	3	33	65

SCORER'S SIGNATURE <u>Tommy Bolt</u>	CONTESTANT SIGNATURE <u>T. Jacobs</u>
--------------------------------------	---------------------------------------

Figure 15. Official scorecard for the 1962 San Diego Open at Stardust Country Club.
Tommy Bolt, the 1955 winner, was one of the scorers.
Courtesy of the San Diego History Center.

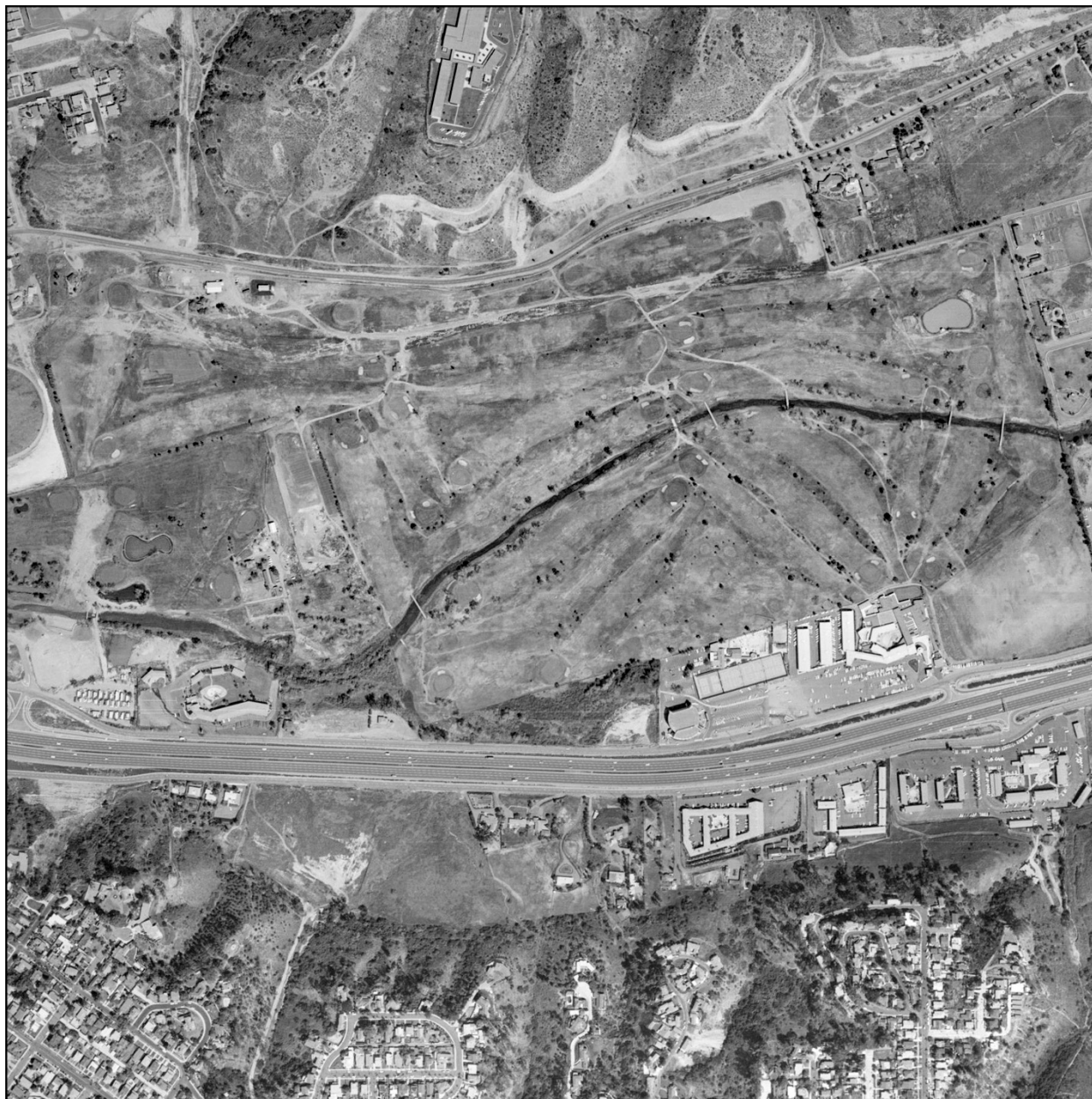


Figure 16. 1964 USDA aerial.
Courtesy of NETR.



Figure 17. 1980 USDA aerial.
Courtesy of NETR.



Figure 18. 1989 USDA aerial.
Courtesy of NETR.



Figure 19. 1994 USDA aerial.
Courtesy of NETR.

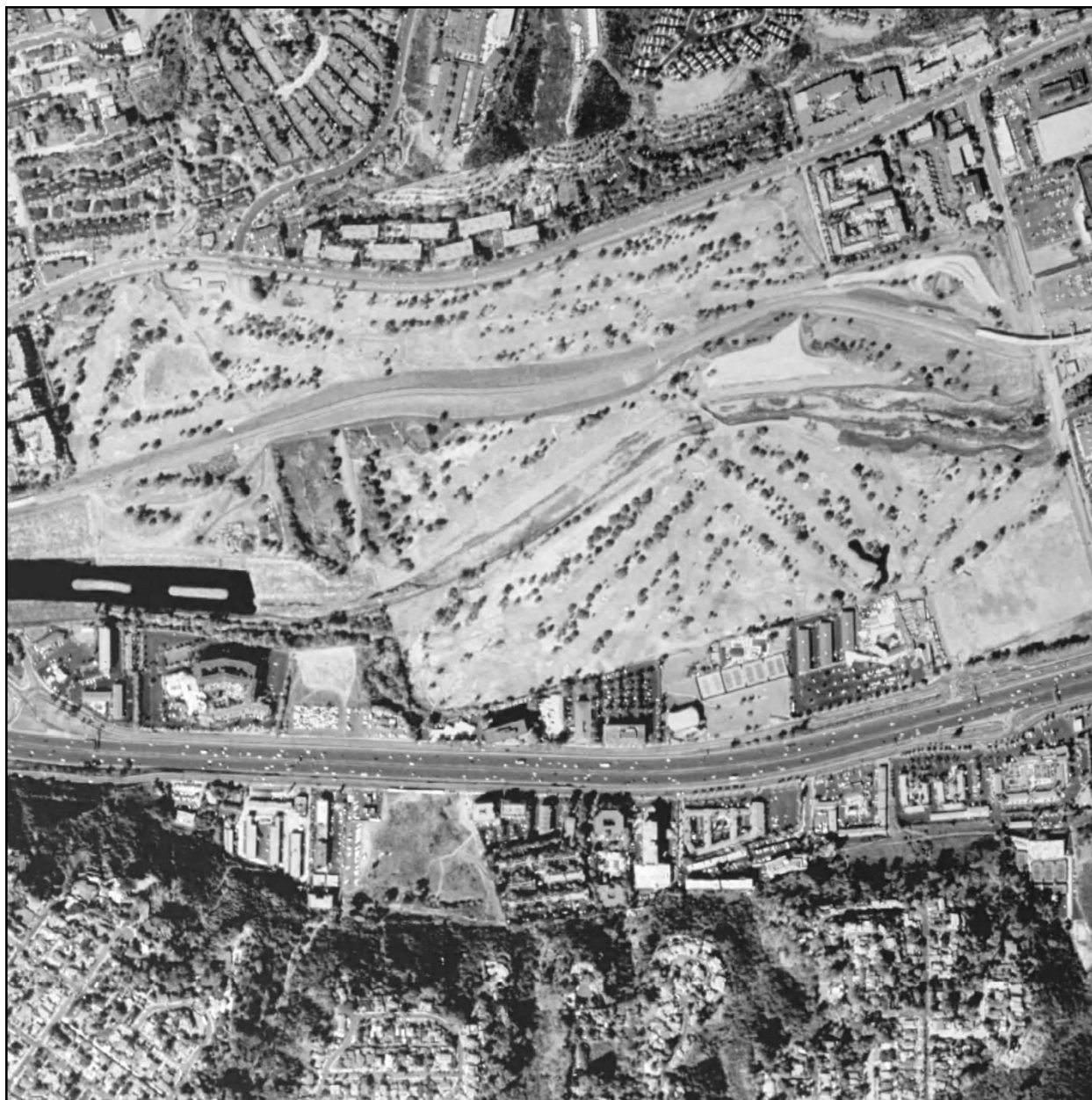


Figure 20. 1996 USDA aerial.
Courtesy of NETR.

When Riverwalk was completed in March 1998, it was not intended to be a flashy course and, by contemporary standards, is considered “basic” (Figures 21-23) (Wexler 2013:208). Yet the complete renovation and reconfiguration of the course from a Hughes golf course to a Robinson, Sr., golf course is clear (Figures 24-29). All three sets of nine holes are roughly of equal challenge with playful use of the San Diego River as well as man-made water features. The ninth hole on the Mission course is interesting for its incorporation of the river as part of the natural hazard. The Friars and Presidio courses are 6,627 yards, par 72 with a rating of 71.6 of 123 and Mission is 3,153 yards, par 72 with a rating of 35.4 of 128 (Wexler 2013:208). Fashioning undulating hills that guard the greens, creating aesthetic water features designed to challenge the seasoned players, utilizing the San Diego River as a natural hazard, working around the MTS Green Line, and squeezing 27 holes into 200 acres bounded by residential and commercial development reflects Robinson, Sr.’s urban planning abilities. Creating “natural” undulating hills in the flat Mission Valley and using water features to challenge all levels of golfers without frustrating a player is representative of Robinson, Sr.’s golf design style. Riverwalk has largely remained the same over time (see Figures 3, 21-23).



Figure 21. 2002 USDA aerial.
Courtesy of NETR.



Figure 22. A partial rendering created by Robinson Golf Design. Not dated, but presumed to be 1998. Note that the three courses were listed as River (Mission), Lake (Presidio), and Valley (Friars).
Courtesy of Riverwalk.

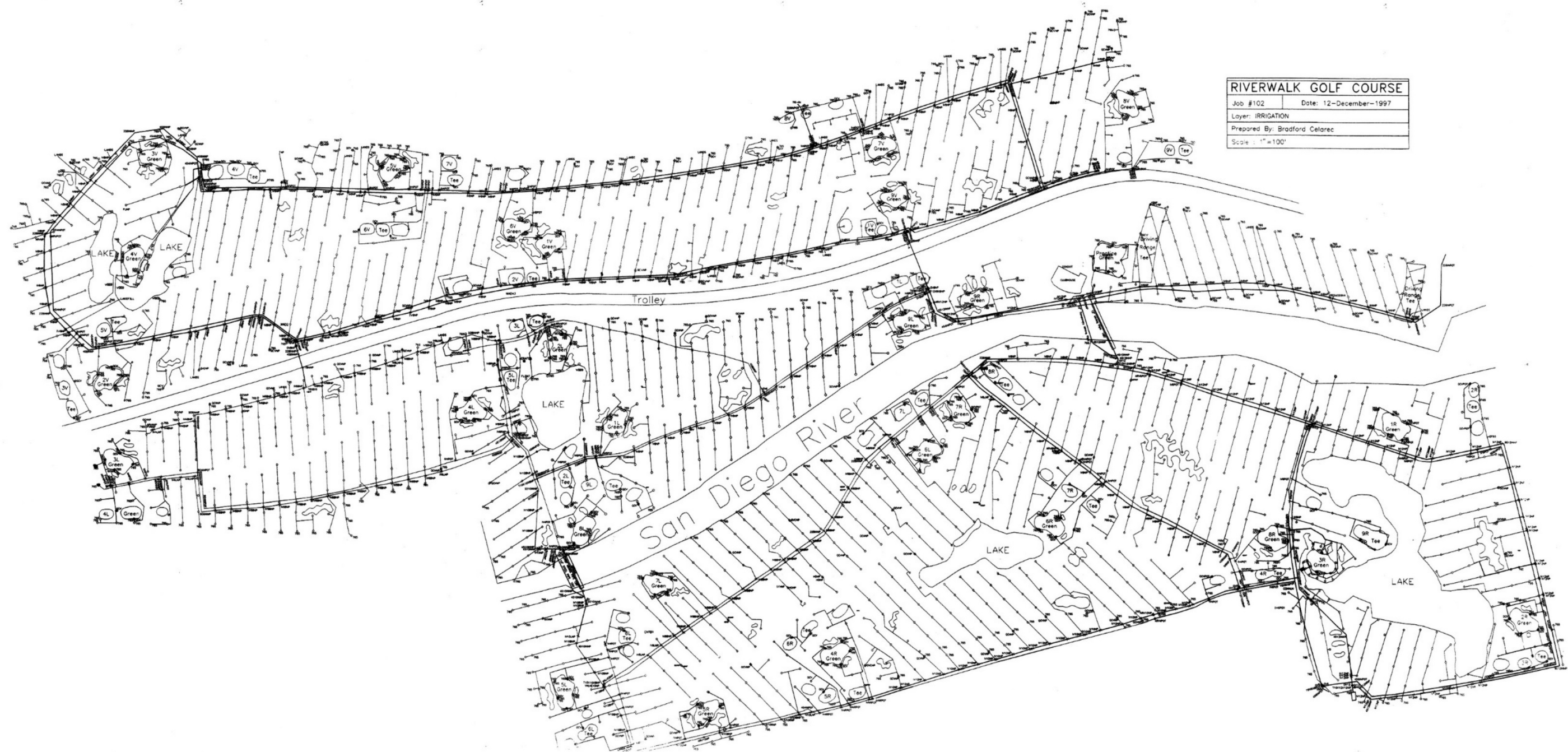


Figure 23. Irrigation layer of the design drawings. December 1998.
Courtesy of Riverwalk.

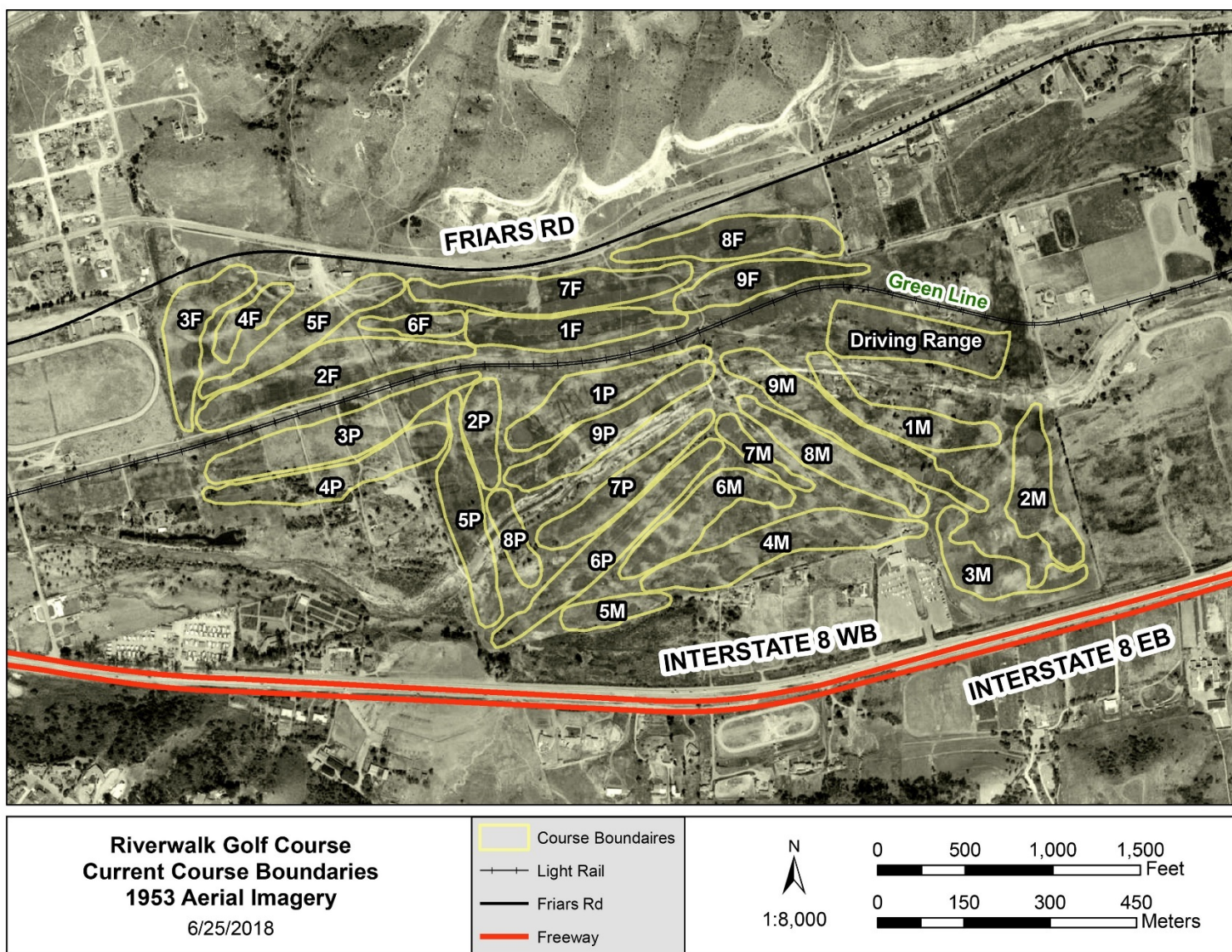


Figure 24. 1953 aerial with the current golf course holes overlaid.
 Courtesy of NETR and PanGIS.

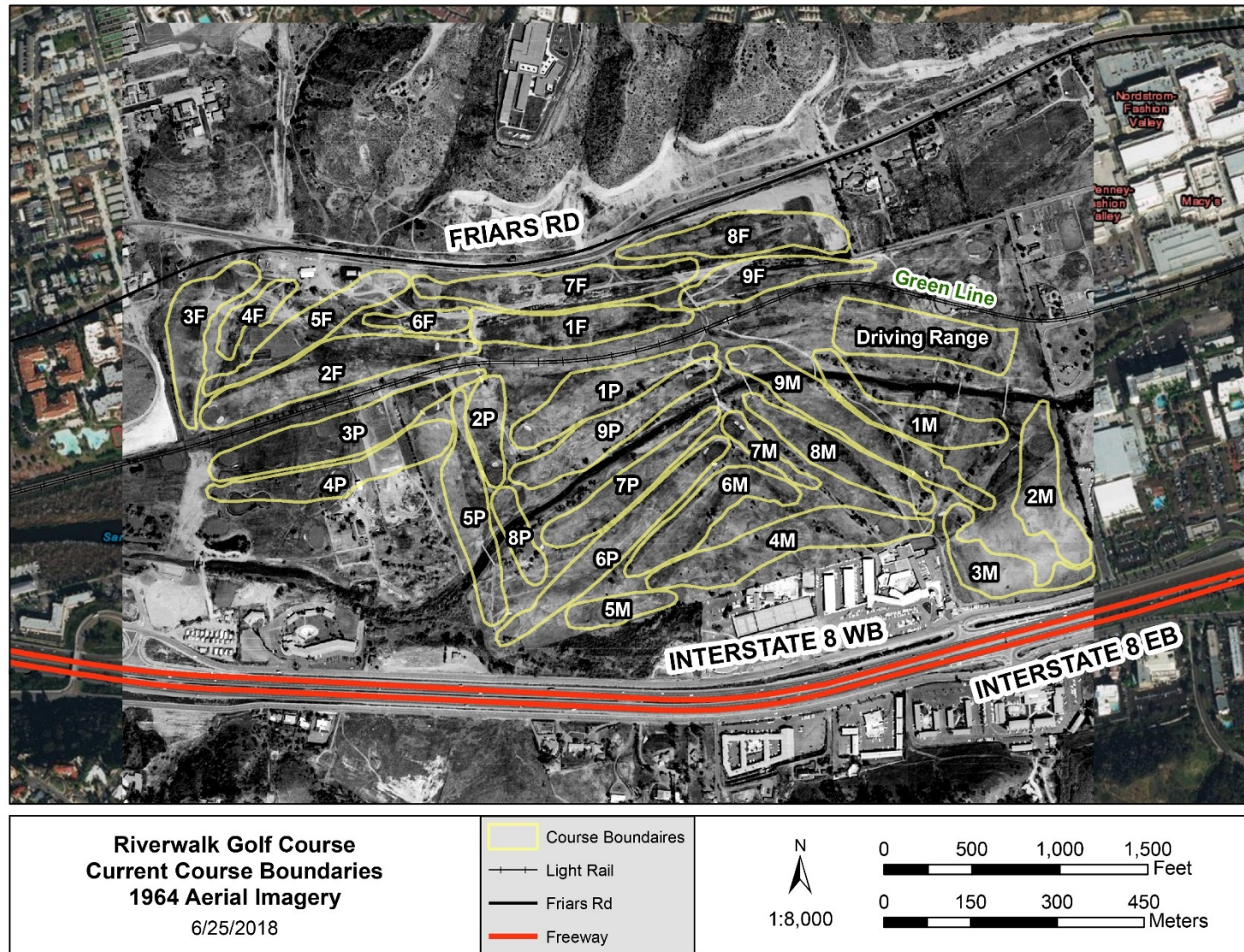


Figure 25. 1964 aerial with the current golf course holes overlaid.
 Courtesy of NETR and PanGIS.

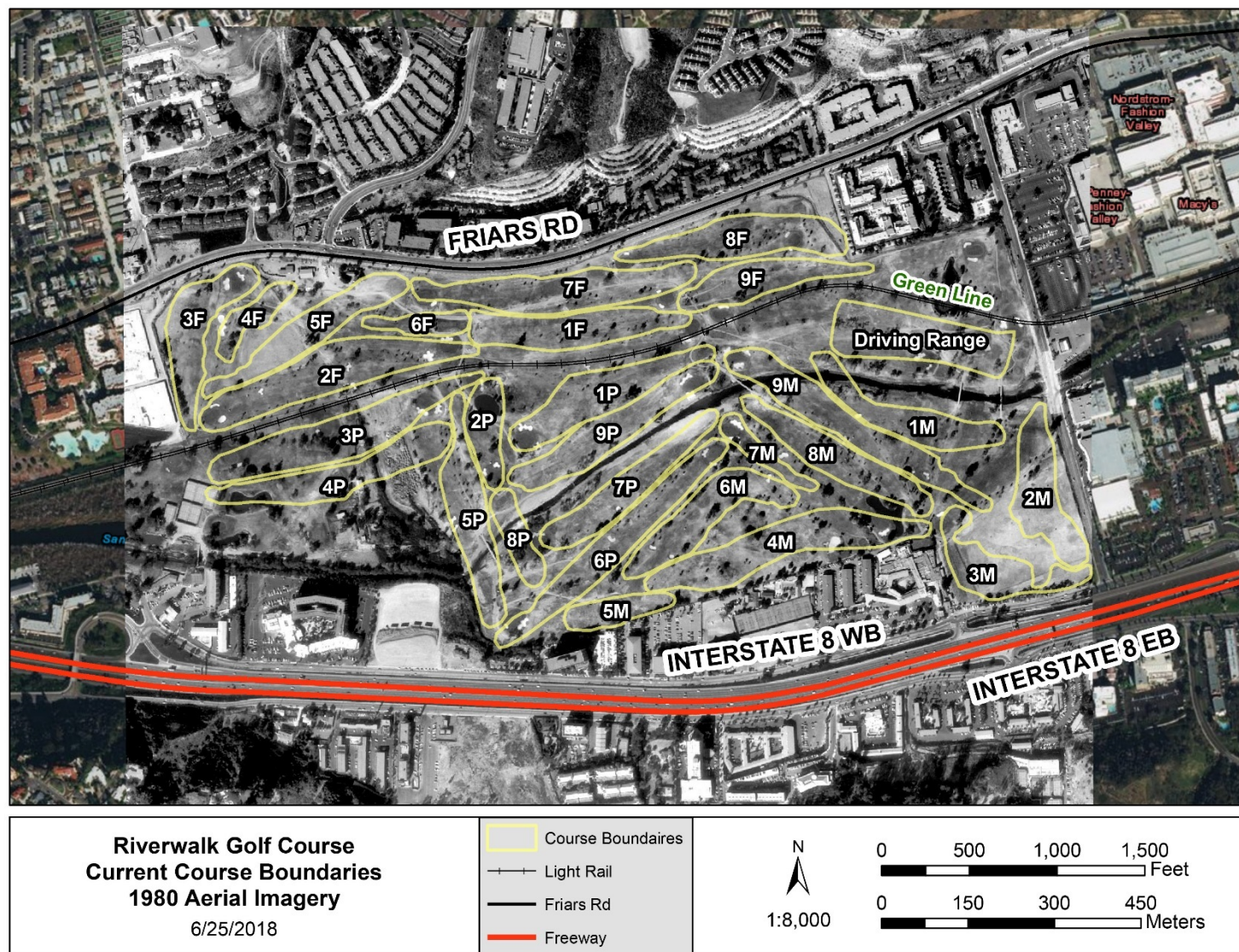


Figure 26. 1980 aerial with the current golf course holes overlaid.
 Courtesy of NETR and PanGIS.



Figure 27. 1989 aerial with the current golf course holes overlaid.
 Courtesy of NETR and PanGIS.

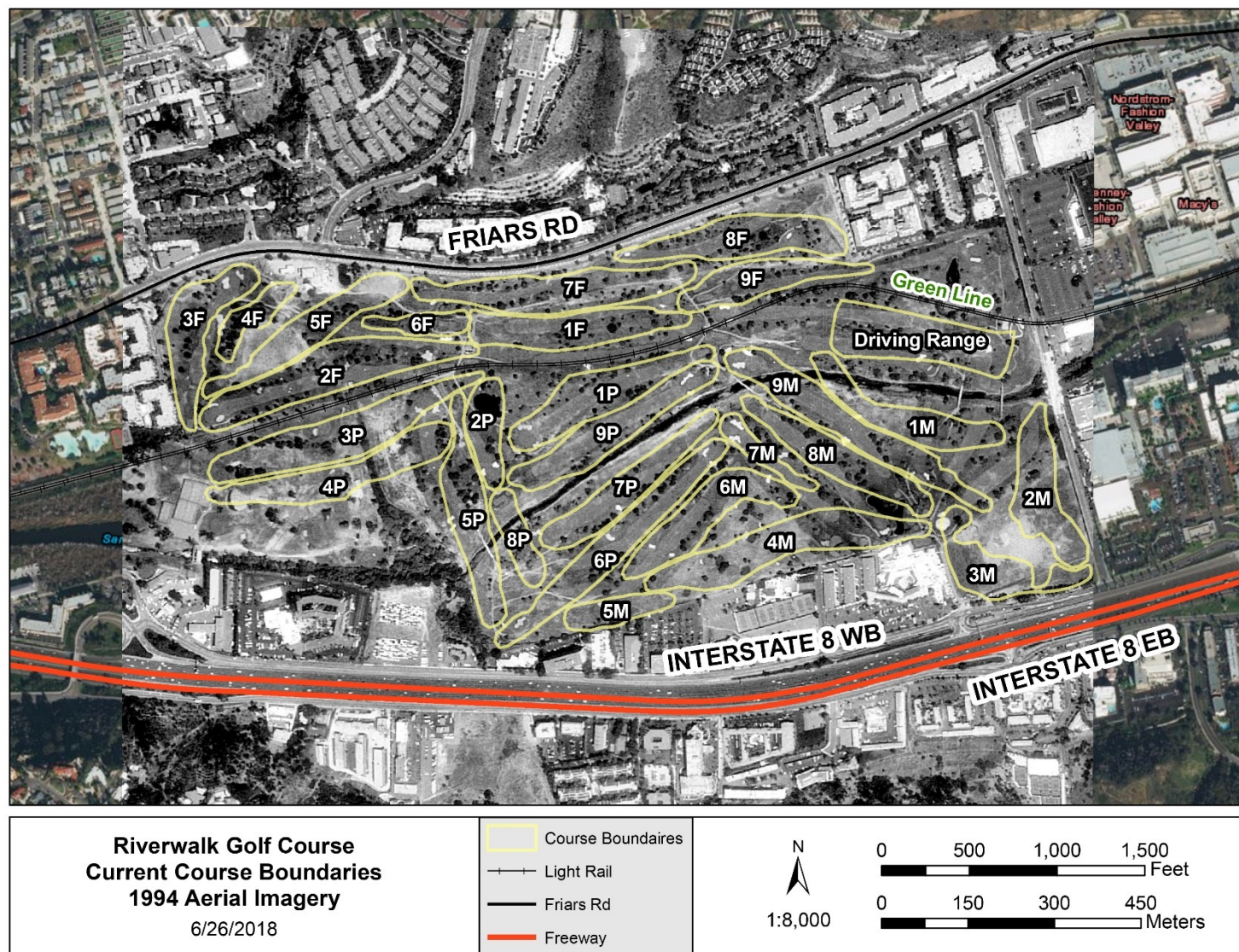


Figure 28. 1994 aerial with the current golf course holes overlaid.
 Courtesy of NETR and PanGIS.

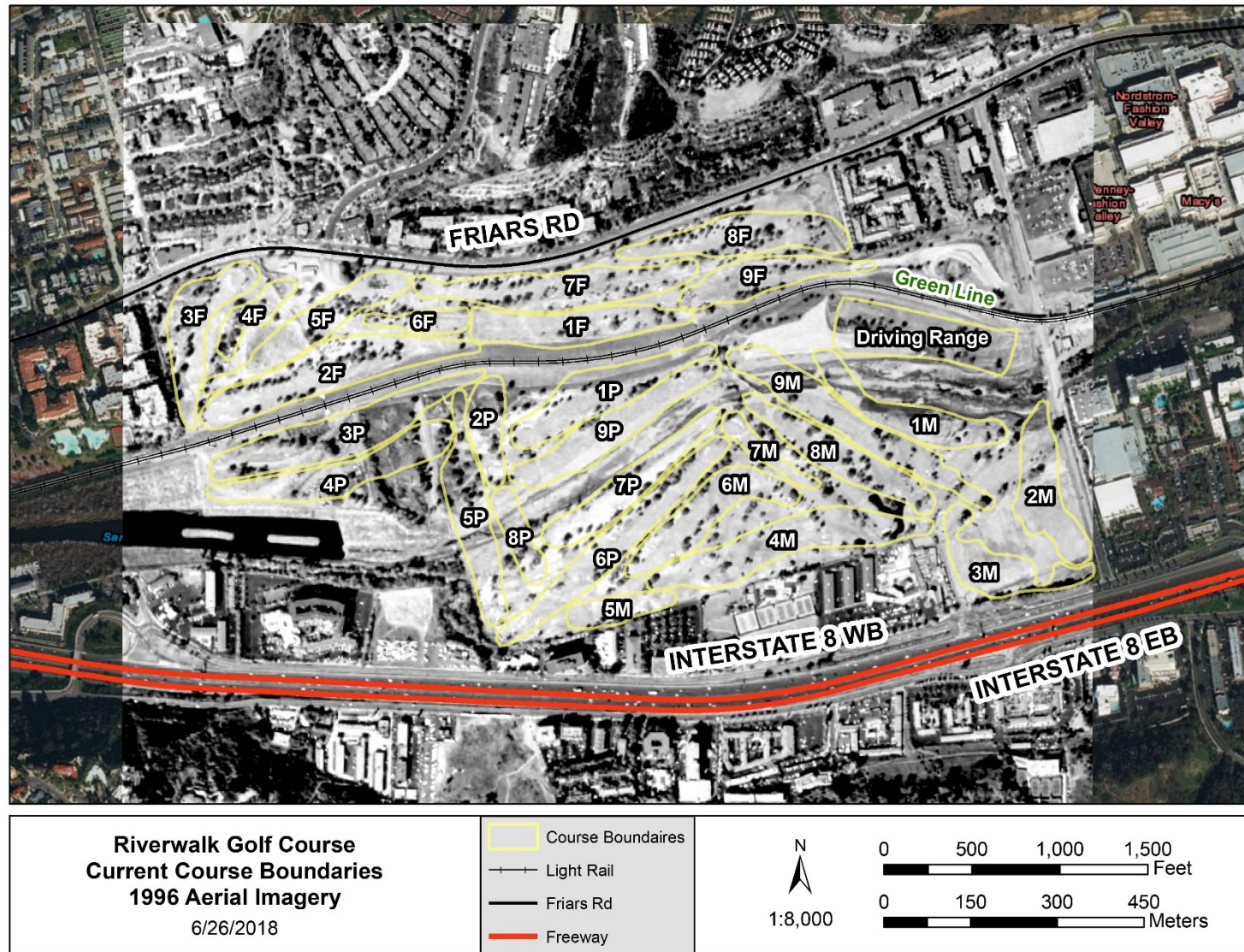


Figure 29. 1996 aerial with the current golf course holes overlaid.
Courtesy of NETR and PanGIS.

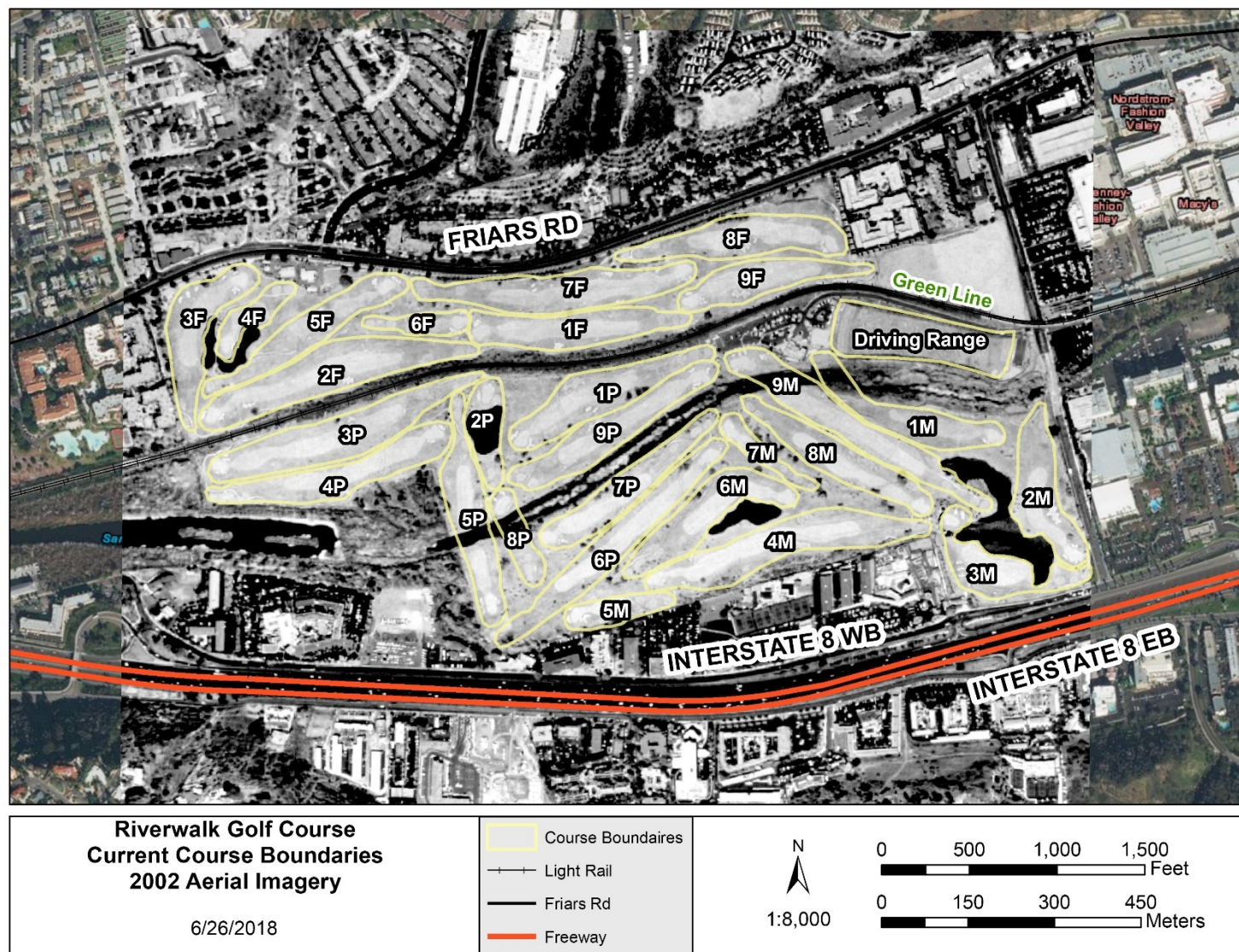


Figure 30. 2002 aerial with the current golf course holes overlaid.
Courtesy of NETR and PanGIS.

2.3.4 Golf Architects

Lawrence M. Hughes

Lawrence M. Hughes (1897-1975) is recognized as golf architecture royalty. He and his father had worked on constructing golf courses for the famed Scottish golf course architect, Donald Ross, during the first years of the Golden Age of Golf. Ross had been trained by Old Tom Morris, famed golf course architect whose mentor was Allan Robertson (Loomis 2015; Reinman 1996; Wexler 2013:10). *Sports Illustrated* ranked Allan Robertson the first of six master golf course architects from which the best golf course designers evolved, including Old Tom Morris (Shipnuck 2002).

Hughes studied under Ross and worked on the Boardmoor Golf Course with his father, Henry T., and brother, Larry. As teenagers, he and Larry worked on the course prior to entering the Army during World War I. When he returned home, he continued working for Ross and helped complete the Holston Hills Country Club in Knoxville, Tennessee. While he managed a garage in Denver, Colorado, during the Depression and did some side work on golf courses, it was not until after World War II that Hughes received his first golf course design opportunity as a full-time architect. Golfer and entrepreneur Johnny Dawson solicited him to transform land with underground aquifers into a golf course, and Mission Valley Country Club was his first project. His most notable golf courses that still remain are in La Quinta Country Club in Indian Wells (Eldorado Country Club was redesigned by Tom Fazio) and Club de Golf Mexico in Mexico City (Wexler 2013:10). His brothers Frank and Henry assisted as well as Harry Rainville. Both Henry Hughes and Harry Rainville later became notable golf course designers in their own right. Table 3 shows the golf courses Hughes designed with much of his work represented in southern California and Mexico.

Table 3. Lawrence M. Hughes Golf Courses
(Southern California courses in bold.)

Course Name*	City	State/ Country	Year Built
Scottsdale Country Club	Scottsdale	AZ	1954
Antelope Hills Golf Course	Prescott	AZ	1956
Paradise Valley Country Club	Scottsdale	AZ	1957
Century Country Club/Orange Tree Country Club	Scottsdale	AZ	1958
Pinewood Country Club	Flagstaff	AZ	1958
London Bridge Golf Course	Lake Havasu City	AZ	1970
Mission Valley Country Club/Stardust Country Club/Riverwalk	San Diego	CA	1947
Thunderbird Country Club	Rancho Mirage	CA	1951
Marine Corps Golf Course	Nebo	CA	1952
Clock Country Club/Candlewood Country Club	Whittier	CA	1954
Barbara Worth Golf Course/Imperial Golf and Country Club (redesign)	El Centro	CA	1955
Eldorado Country Club	Indian Wells	CA	1957
Marin Golf Course	Novato	CA	1957
De Anza Country Club	Borrego Springs	CA	1958
Las Posas Country Club	Camarillo	CA	1958
Santa Barbara Golf Club	Santa Barbara	CA	1958
Palm Springs Country Club	Palm Springs	CA	1958

Course Name*	City	State/ Country	Year Built
La Quinta Country Club	La Quinta	CA	1959
Green River Golf Club	Corona	CA	1959
Palm Springs Ranch Golf Club	Palm Springs	CA	1960
Round Hill Golf and Country Club	Alamo	CA	1960
Santa Ana Canyon Country Club	Santa Ana	CA	1960
La Canada-Flintridge Country Club	La Canada	CA	1962
Desert Winds Golf Course	Twentynine Palms	CA	1962
Roadrunner Dunes Golf Course	Twentynine Palms	CA	1964
Indio Municipal Golf Course	Indio	CA	1964
Borrego Springs Country Club (9 holes)	Borrego Springs	CA	1964
Pepper Tree Golf Course/Corona National Golf Course	Corona	CA	1964
Road Runner Dunes Municipal	Twentynine Palms	CA	1964
Club Campestre de Hermosillo (9 holes)		Mexico	
San Isidro Golf Club		Mexico	
Club de Golf La Hacienda		Mexico	
Club de Golf Bellavista		Mexico	
Club de Golf Los Encinos		Mexico	
Club de Golf Rancho Viejo		Mexico	
Hacienda Cocoyoc		Mexico	
Club Campestre Monterrey with Bredemus		Mexico	
Club de Golf Provincia Juriquilla		Mexico	
Santiago Country Club		Mexico	
Club de Golf en Las Nubes		Mexico	
Las Canadas Country Club		Mexico	
Club de Golf La Hacienda		Mexico	
Club de Golf Mexico (27 holes)	San Buenaventura	Mexico	1949
Valle Alto Golf Club	Monterrey	Mexico	1955
Mexicali Golf and Country Club	Mexicali	Mexico	1960
Club de Golf Santa Anita	Guadalajara	Mexico	1969
El Cid Golf and Country Club (second 9 holes)	Mazatlan	Mexico	1971
Bosques De San Isidro Golf Course	Guadalajara	Mexico	1973
Club de Golf Acozac	Mexico City	Mexico	1973
Chiluca Golf Course		Mexico	1974
Guadalajara Country Club (redesign)	Guadalajara	Mexico	1974
Country Club Jurica	Queretaro	Mexico	1975
Club Santiago	Manzanillo	Mexico	1975
El Campestre/ Club Campestre Chiluca	Chiluca	Mexico	1975
Desert Inn and Country Club	Las Vegas	NV	1952

Course Name*	City	State/ Country	Year Built
Reno Country Club	Reno	NV	1958
Tomahawk Lake Country Club (9 holes)	Deadwood	SD	1930s
Coronado Golf and Country Club	El Paso	TX	1961

Sources: Cornish and Whitten 1982, Wexler 2013, and Mexico Golf Course Directory available at http://www.golfinmexico.net/golf_guides/dir.pdf. Accessed June 27, 2018.

Ted Robinson, Sr.

Ted Robinson, Sr. (1923-2008) earned a master's degree from University of Southern California in urban planning and landscape architecture. Following graduation, he applied his advanced studies to the booming field of residential development during the 1950s (Wexler 2013:288). He started his own firm in 1954 and began adding golf courses to those residential developments in the early 1960s (ASGCA 1984; Wexler 2013:188). His father, an avid golfer, had introduced him to the sport, but it was not until the 1970s that he began focusing on golf course design largely in California, Mexico, and the Pacific. He was a one-man operation until his son, Ted Robinson, Jr., joined him in 1991. According to the American Society of Golf Course Architects' (ASGCA) communication with Ted Robinson, Sr., "[h]e was able to handle the large volume of work because he developed working relationships with developers, builders and suppliers (particularly those producing waterscapes) who understood his style and were able to translate his plans into aesthetically-pleasing layouts. The fact that he burned the midnight oil constantly and hopped on a lot of red-eye flights certainly contributed to the impressiveness of his solo efforts" (ASGCA 1984). Robinson, Sr.'s urban planning background and the upswing in golf courses designed as part of residential communities provided him a particular edge. Robinson completed almost 170 courses throughout the world, but was most prolific in California, especially Palm Springs (Fullmer 1998).

When Ted Robinson presided over the 38th Annual Meeting of the ASGCA at Indian Wells, California, in February 1984, he had designed more courses in the area than any other golf course architect. By then, he was dubbed "The King of Waterscapes" and had designed his newest course, The Lakes (1983), that had 21 lakes and waterfalls on each of the 27 holes (ASGCA 1984). It is a championship golf course with Scottish-style bunkers on 380 acres in Palm Desert with a 50,000-square-ft. clubhouse (The Lakes Country Club 2018). Robinson, Sr. became the ASGCA president in 1984-85 (Figure 30).

When he first started out, his competition was David Rainville and Lawrence Hughes. Similar to Hughes, he also knew Johnny Dawson who lived in the desert and was credited with the first golf course, Thunderbird Country Club. Dawson helped Robinson get his first golf course projects in the Palm Springs area that had grown to 23 by 1998, which was four times more than anyone else at the time (Fullmer 1998).

The Lakes is rated two diamonds in *The Southern California Golf Guide*, which is roughly the same rating as Riverwalk (a half diamond was added for its association with Hughes) (Wexler 2013:108-109). In the greater Palm Springs area where Hughes and Robinson, Sr. completed the bulk of their work, *The Southern California Golf Guide* generally ranks Hughes-designed courses higher at three diamonds and two or fewer diamonds for Robinson, Sr. Thunderbird Country Club in Rancho Mirage was originally designed by Lawrence Hughes and Johnny Dawson, and renovated in 1987 by Ted Robinson, Sr. whose redesign was spatially limited given the residential development. It was also given two and a half diamonds for its association with history as the first residential golf development in the area and as an early Hollywood hot spot (Wexler 2013:119).

In *The Southern California Golf Guide*, Riverwalk is ranked two and a half diamonds out of five as a “stronger facility offering flashes of notable design or history” and it is given that ranking for the pros that played the Hughes-designed course. A five-diamond course is considered “one of the game’s absolute elite. A must-see” (Wexler 2013:3, 288). Robinson, Sr.’s playable courses are well represented around southern California with most of them located in the greater Palm Springs area. There are 10 courses in San Diego County (Table 4). His earliest course in San Diego County was Stoneridge (1962) in Poway, which closed in November 2017 (Jones 2017). Oaks North Golf Course in Rancho Bernardo remains open and is the only other 27-hole golf course designed by Robinson, Sr. in the county. It has executive length courses. *The Southern California Golf Guide* ranks it as at one and a half diamonds. San Vicente Inn and Country Club in Ramona does not have the same size and challenge of other courses. Although it is not “mundane,” it may be overshadowed by Barona Creek Golf Club (Wexler 2013:198). Mission Bay Golf Club is given one diamond, Vista Valley Country Club is ranked two diamonds, Bernardo Heights Country Club, and Fairbanks Ranch Country Club (nine holes added in 2003 that prompted some resequencing) is two and a half solid diamonds, and East Lake Country Club is two diamonds (Wexler 2023:186, 191, 215). Golf Professional Fred Arcaina at the San Vicente Inn and Country Club in Ramona has played both his course and Riverwalk and said they are similar in style (Arcaina 2018). *The San Diego Business Journal* ranked San Vicente Inn and Country Club number three of 20 courses in San Diego County in 1986 (San Diego Business Journal 1986). Local golf members ranked their favorite large private championship golf courses in the county and of the 12 ranked, Stardust Country Club ranked 2 behind La Costa Resort and Spa, Fairbanks Ranch Country Club was ranked at 8, and Stoneridge Country Club (now closed) was ranked 12. Of the 13 largest public and semi-private golf courses in the ranking, San Vicente Inn and golf Club ranked 11 (San Diego Business Journal 1993).

Table 4. Ted Robinson, Sr.’s Southern California Courses
(*San Diego County courses in bold*)

Course Name	City	Year Built
Desert Aire Golf Course	Palmdale	1960
StoneRidge Country Club	Poway	1962
Braemar Country Club (East)	Tarzana	1963
Braemar Country Club (West)	Tarzana	1963
Indian Wells Country Club	Indian Wells	1963
Mission Bay Golf Club (redesign)	San Diego	1964
Village Country Club	Lompoc	1964
BlackLake Golf Resort	Nipomo	1965
Seven Lakes Country Club	Palm Springs	1965
Lindero Country Club	Agoura Hills	1967
Westlake Village Golf Course	Westlake Village	1967
Canyon Lake Country Club	Canyon Lake	1968
Old Ranch Golf Course	Seal Beach	1968
Porter Valley Country Club	Northridge	1968
Marrakesh Country Club	Palm Desert	1969
Rolling Hills Country Club	Rolling Hills Estates	1969
Temecula Creek Inn (27 holes)	Temecula	1969
Camarillo Springs Golf Course	Camarillo	1970

Course Name	City	Year Built
Date Palm Country Club	Cathedral City	1971
Mission Lakes Country Club	Desert Hot Springs	1971
Oaks North Golf Course (27 holes)	San Diego	1971
San Vicente Inn and Country Club	Ramona	1971
Casta del Sol Golf Course	Mission Viejo	1972
Oak Tree Country Club	Tehachapi	1972
Palm Desert Greens Country Club	Palm Desert	1972
Sunrise Country Club	Rancho Mirage	1974
Sunset Hills Country Club	Thousand Oaks	1974
Mountain Meadows Golf and Country Club	Pomoma	1975
Mountaingate Country Club	Los Angeles	1975
Navy Golf Course (added 9 holes)	Cypress	1975
North Ranch Country Club	Westlake Village	1975
Ironwood Country Club (North)	Palm Desert	1977
Iron-Wood Nine Golf Course	Cerritos	1977
Rancho Las Palmas Resort and Spa (27 holes)	Rancho Mirage	1977
Ironwood Country Club (South, redesign)	Palm Desert	1978
Vista Valley Country Club	Vista	1978
Desert Horizons Country Club	Indian Wells	1979
Chaparral Country Club	Palm Desert	1980
Monterey Country Club (27 holes)	Palm Desert	1980
Mountaingate Country Club (added third 9 holes)	Los Angeles	1980
Singing Hills/Sycuan Golf Resort (36-hole redesign)	El Cajon	1980
Simi Hills Golf Course	Simi Valley	1981
Bernardo Heights Country Club	San Diego	1983
The Lakes Country Club	Palm Desert	1983
Fairbanks Ranch Country Club	Rancho Santa Fe	1984
Palm Valley Country Club	Palm Desert	1985
Palm Valley Country Club (Executive)	Palm Desert	1985
Wood Ranch Golf Course	Simi Valley	1985
Palm Royale Country Club	La Quinta	1986
Thunderbird Country Club (redesign)	Rancho Mirage	1986
Desert Springs Resort and Spa (Palm)	Palm Desert	1987
Desert Springs Resort and Spa (Valley)	Palm Desert	1987
Menifee Lakes Country Club (Lakes)	Menifee	1989
Menifee Lakes Country Club (Palms)	Menifee	1989
Tustin Ranch Golf Course	Tustin	1989
Eastlake Country Club	Chula Vista	1991

Course Name	City	Year Built
Tijeras Creek Golf Course	Rancho Santa Margarita	1991
Temeku Hills Golf and Country Club	Temecula	1992
Twin Oaks Golf Course	San Marcos	1993
Tahquitz Creek Golf Resort	Palm Springs	1995
Los Coyotes Country Club (redesign 9)	Buena Park	1998
Riverwalk Golf Course	San Diego	1998
Rancho Vista Golf Course	Palmdale	2000
Robinson Ranch Golf Course (Mountain) with Ted Robinson, Jr.	South Clarita	2000
Robinson Ranch Golf Course (Valley) with Ted Robinson, Jr.	South Clarita	2000
Sierra Lakes Golf Course	Fontana	2000
Old Ranch Golf Course (redesign)	Seal Beach	2001
Golf Course at Glen Ivey	Corona	2002

In major publications, Robinson, Sr.'s courses are not well ranked, but that may be attributable to his style of design which was overall not intended for championship play but enjoyability. Most of his courses were all-players courses and not aimed at the professional. Ted Robinson, Sr. summed up his design philosophy: "The easiest thing in the world is to build a golf course where no one can break 100 but that's not the object of the game. The object of the game is to present a challenge to the golfers...where they turn around and want to play again." For a time, Robinson, Sr. got caught up in the trend toward creating the most challenging golf courses, but overall his were largely known for their playability. He designed courses that could generate revenue, which is why he liked using water. When polled, people said their favorite holes incorporated water features. He designed his courses with flexibility for wider play and courses that people enjoyed. They are aesthetically pleasing and look tougher than they are with course difficulty largely dictated by the needs of the client. He singled out Fairbanks Ranch in San Diego County as one of his courses with tough holes. In his designs, he did not place hazards and bunkers at 160 yards like some other designers, but further on in the course to challenge the more seasoned golfers and not frustrate higher handicap players (Fullmer 1998).

In San Diego County, there are four golf courses that have 27 holes: Steele Canyon Golf Club (Gary Player), Balboa Park (1915), Riverwalk (Ted Robinson, Sr.), and Oaks North Golf Course (Ted Robinson, Sr.) (San Diego Tourism Authority 2018b). Locally, players like Riverwalk though Oaks North and many other of his courses receive higher praise from largely non-professional golfers. San Diego Tourism Authority recognized Robinson as a world-renowned golf architect and stated, "Robinson Golf, Inc. is well known for pioneering the integration of waterscapes into golf course design, and Riverwalk Golf Course is a prime example. A must-play urban golf course, located centrally in San Diego's Mission Valley, Robinson, [Sr./]Jr. transformed the former flat course into a challenging experience with undulating fairways highlighting the neighboring San Diego River as its prominent feature. Water comes into play on 13 of the 27 holes, with a spectacular waterfall surrounding the green of the signature hole" (San Diego Tourism Authority 2018a). According to the San Diego Golf Reservations (2008), there are more than 80 golf courses in San Diego County. Within the top 20 ranked courses in San Diego County, Ted Robinson Sr.'s courses are well represented, including: Riverwalk, Twin Oaks, Eastlake, and Sycuan (redesign) (San Diego Golf Reservations 2018). In 1998, Robinson's 1980 redesigned Willow Glen at Singing Hills was awarded the Jemsek Award for Golf Course Excellence² (National Golf Course Owners Association 2018). Sycuan

² The National Golf Course Owners Association awards the Jemsek Award for Golf Course Excellence for the "world's top golf courses, which are widely known for superior quality, having hosted major amateur and professional

was originally designed by William P. Bell and Cecil Hollingsworth with Bell originally designing Willow Glen (1953), and Robinson redesigned all three in 1980 after the flood (Wexler 2013:199).

According to the ASGCA, “Robinson was particularly proud of Sahalee [Redmond, Washington 1969], which has been ranked in the top 100 courses for years, because it was done on a very tight budget with many of the investors helping with cleanup and construction; Lakewood Hiratsuka in Japan [1975], where he found construction equipment tearing up the land without any plan, forcing him to come up with a routing plan within hours and then modeling the holes in sandboxes because there was no translator available!; Robinson Ranch [Santa Clarita 2002] in his native California, a course bearing his name that was the first 36-hole complex to become an Audubon Silver Sanctuary; Fairbanks Ranch [Rancho Santa Fe, California 1984], which was designed so that it could also serve as a site for the 1984 Olympic Equestrian Endurance Event; and Lakewood Tamioka in Japan [1996], an extremely mountainous site that required moving seven million yards of dirt, “unquestionably my highest achievement as an architect” (ASGCA 2018).

When questioned, Ted Robinson, Jr. remembered that his father was “proud of the fact the project [Riverwalk] worked out exactly as it was intended” given the constraints placed on the property with the incoming MTS Green Line and the San Diego River. To accommodate the new trolley line, the Robinsons had to realign and reduce the Stardust Country Club to three nine-hole courses. According to Ted Robinson, Jr., “The river was a very large influence on the plan as the project was designed to accept an overflow during a major storm event. The greens and bunkers were set at elevations which would keep them out of harms way while the rest of the area was underwater. There was also a fairly extensive drainage system built into the project so the water would retreat quickly as the river returned to a normal flow. As it happened, the system received its first test only months after it was finished. The news reports all showed the course underwater at the height of the rains, but could find no sign of it two days later.” The MTS constructed the trolley line, berm, and the two tunnels that provide access between the Presidio and the Friars course (Robinson 2018).

Ted Robinson, Jr. remembered that his father designed courses throughout southern California for playability and did not have any particular favorites. Ted Robinson, Jr. did not recall a particular hole that “stood out” as unique or profound at Riverwalk (Robinson 2018). As previously mentioned, Ted Robinson, Sr. had long been dubbed “The King of Waterscapes” and Riverwalk is another example of that signature styling. He has at least 11 golf course designs or redesigns in San Diego County alone. He designed three courses in San Diego County in the 1990s, near the end of his career (Figure 31). Eastlake (1991) and Twin Oaks (1993) remain and are typically more highly favored by today’s golfers than Riverwalk. From a brief historical aerial assessment, it appears that they also may have good to high integrity of design.

tournaments and for being venues to which golfers travel from far and wide. Jemsek Award winners are industry greats that represent to the golfing and non-golfing public the pinnacle of achievement as outstanding venues.”

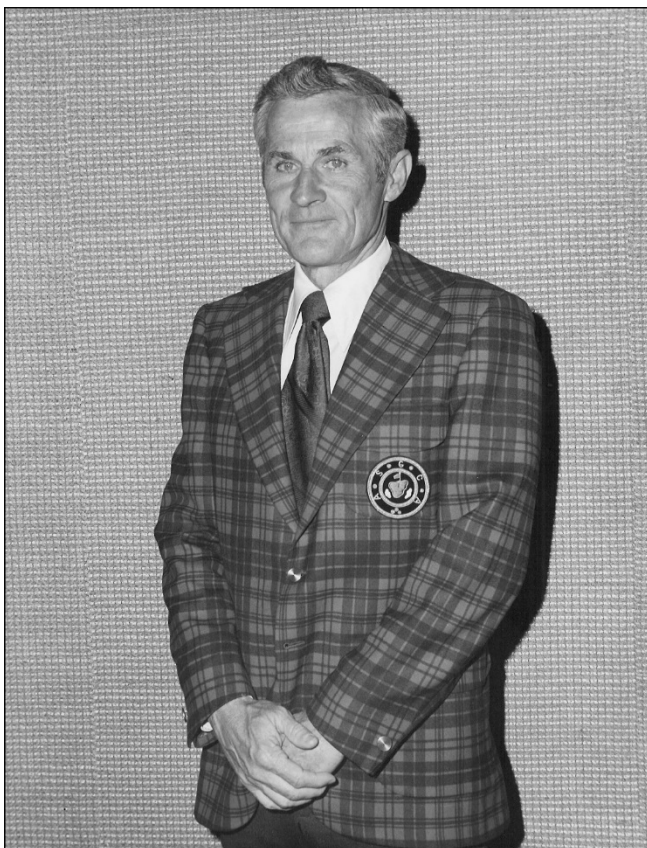


Figure 31. ASGCA photograph of Ted Robinson, Sr., in Pebble Beach. March 1976.
Courtesy of the ASGCA.

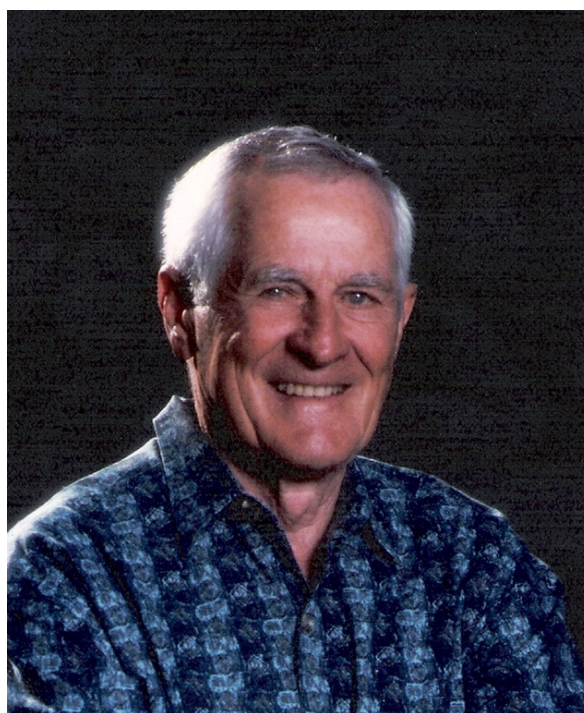


Figure 32. ASGCA photograph of Ted Robinson, Sr.
No date.
Courtesy of the ASGCA.

3.0 METHODS AND RESULTS

3.1 ARCHIVAL RESEARCH

As no original or as-built drawings were available for the 1947 Hughes-designed course, ASM used historical aerials and oblique aerials to assess the terrain of the course and changes made prior to the redesign. ASM also hired PanGIS to overlay the extant course shapes onto historic aerials from 1953, 1964, 1980, 1989, 1994, 1994, and 2002 to confirm that the 1998 Robinson, Sr./Jr. effort was a complete redesign (United States Department of Agriculture 1953, 1964, 1980, 1989, 1994, 1996, 2002). ASM was provided irrigation layer drawings for the 1998 Robinson, Sr./Jr. redesign. ASM attempted to acquire the building records at the San Diego County Assessor's Office in Kearny Mesa. Research was also conducted at San Diego State University, San Diego History Center, other repositories, and both newspaper and golf magazine articles. ASM contacted the ASGCA for information on Ted Robinson, Sr. and contacted his son, Ted Robinson, Jr.

ASM conducted archival research to develop a national, state, and regional golf context; national, state, and regional golf course architectural design context; brief history of the development of the courses and changes made to the courses; and portfolios for Lawrence M. Hughes and Ted Robinson, Sr. (see Chapter 2). ASM's Senior Historian Sarah Stringer-Bowsher gathered pertinent documents relating to the contexts, biographies, and history of the courses. ASM did not gather Building Permits, Chain of Title, and water/sewer connection dates since the golf course had operated under a leased agreement with the Levi and Cushman families (Paseo del Rio cooperative) and Handlery Hotels, Inc. since 1956 when Harry Handlery assumed the lease until the lease was terminated in September 1996 (Reinman 1996).

3.2 FIELD SURVEY

ASM conducted a historic resource field survey on June 12, 2018, to document the Riverwalk. The intensive-level field survey was conducted via golf cart and on foot by ASM's Senior Historian Sarah Stringer-Bowsher and Architectural Historian Marilyn Novell. To document the property and its setting, ASM traveled the course as players do, on an electric golf cart. Multiple photographs were taken during the survey of the golf course including the grounds, holes, landscape features, viewshed, pump lift stations, two tunnels, concrete cart foot paths, and buildings including club house, two maintenance sheds, and small restroom buildings. Layout, flow, playability, condition, landscape architecture features (tees, fairways, rough, greens, bunkers, and hazards), and historical integrity were noted. In order to determine if the Riverwalk might be a historic district, particular attention was paid to the similarities and differences between the three courses, as well as the relationship and age of the extant buildings. DPR record forms were prepared to document this field survey and are provided in Appendix D.

3.3 DESCRIPTION OF SURVEYED RESOURCES

Riverwalk is a 27-hole golf course on 200 acres, which was completely redesigned by Ted Robinson, Sr./Jr. in 1998. Riverwalk includes a clubhouse, two maintenance sheds, and ancillary supporting buildings including restroom buildings, two bridges, two MTS-constructed tunnels through the MTS berm for Friars course access, pump/lift stations, and a driving range. It is located at 1150 Fashion Valley Road in the Mission Valley of San Diego, California. Riverwalk lies within in the Mission Valley with Friars Road and residences north of that road as the northern boundary, Fashion Valley Road as its eastern boundary, commercial buildings to the west, and I-8 as the southern boundary. The San Diego River and MTS Green Line Trolley extend through the property. The golf course was constructed around the San Diego River and when it was reconstructed in 1998, the river was incorporated into the course play.

Riverwalk is a golf course with 27 holes strategically squeezed into an urban setting with undulating hills that partner with bunkers to guard tees against seasoned golfers. The spatial organization of this designed landscape is delineated by tree lines, paved pathways, water features, subtle curvatures of the topography, as well as mowing patterns with variation in the height to which grass is cut. A variety of non-native tree and plant species, such as Jacaranda, Sycamore, Yucca, Pines, Reeds, and River Willows, are present and incrementally placed for ambience and as hazards. Holes are defined by their layout, flow, length, width, tees, greens, bunkers, and hazards (such as trees and water features). Recreational activity and use is centered on the holes of the course, as well as the clubhouse and driving range. The setting and viewshed vary slightly on each of the three courses, but they all have the same design style. Aesthetically, the Mission course is the most appealing of the three courses. Mission utilizes the natural hazard of the San Diego River on the ninth hole and has multiple water features, including a signature waterfall. Some of the bunkers even mimic the river (Figures 33-41). Presidio largely plays toward the Presidio on the hill. A major resodding project was taking place on one of the holes at the time of the assessment (Figures 42-49). Friars is bordered by the MTS Green Line and Friars Road, which makes it feel like an urban course. Some of the holes were heavily trafficked by golf carts creating some large spaces without turf (Figures 50-56). The relationship and association of each of the holes to one another and the nuances of each of the holes are illustrated in Figure 3.

A clubhouse on the property has not been historically associated with the Mission Valley Country Club or Stardust Country Club. The present clubhouse was constructed as part of the 1998 Robinson, Sr./Jr. redesign as Riverwalk (Figure 57-61). The clubhouse is approached from a tree-lined round-about for drop-offs and pick-ups, with a single mature tree surrounded by plantings at the center. At the primary façade the northeast-facing clubhouse appears as a modest single-story, flat-roofed building shaded by trees and covered in ivy. The primary entrance is set back into the façade and is marked by an extension of the parapet above and a canvas canopy bearing the name and logo of the golf club. The building has an irregular plan that is generally rectangular with extensions at the northeast façade. The roof is flat with public areas higher and utility areas lower. The clubhouse is clad in smooth plaster or stucco, and windows are irregularly spaced with fixed glazing and sheltered by canopies. The course slopes away toward the river to the south, with the main level of the clubhouse at the level of the parking lot and a second utility level below. An outdoor deck with tubular metal railings spans the southwest façade. At the northwest façade is a shaded patio, an entrance to the restaurant, and a walk-up serving window for a snack bar.

At the interior of the clubhouse is a foyer with the pro shop on the left and restrooms and kitchen facilities on the right. Floors in areas that were accessible at the time of survey are carpeted. At the back of the building are a bar and restaurant, with expansive windows overlooking the golf course.

Two maintenance sheds exist near the fourth hole on Friars Road. A 1996 newspaper article references two barns that existed on Friars Road as part of the original course. However, historic aerials show the maintenance shed to the east possibly in the 1940s and certainly by 1953. The maintenance shed on the west is not shown in 1964, but is on the site in 1966 (San Diego History Center ca. 1940s; United States Department of Agriculture 1953, 1964, 1980). The two buildings are located within an unpaved fenced area on the north side of the golf course. A gate on Friars Road provides access. The address on the fence is 5905 Friars Road.

The west building has a generally rectangular plan with a slightly sloping gabled roof covered in sheet composition. At the ridgeline is a clerestory structure clad in vertical board, also capped with a slightly sloping gable. A moderately deep wood fascia edges the roofs. The exterior is clad in horizontal wood board. A flat shelter with wood supports and wood brackets extends the length of the south façade. A similar, smaller shelter extends from the west façade. A third shelter is on the north façade, formed by a cutaway into the main plan of the building. The roof of the shelter is a grid covered in translucent material, and the area is surrounded by a metal fence. Fenestration consists of a corrugated metal roll-up bay door

centered on the east façade, a single door on the north façade, a small, high window or vent under the eaves at the north façade, and vents in the clerestory structure. Under the shelters and clustered near the building is a variety of wheeled machinery, including large front loaders and golf carts.

The east building is generally rectangular in plan with several small additions. The exterior walls and slightly gabled roof are clad in corrugated metal. Flat shelters extend from the north and south facades, constructed of wood supports and brackets. A bay door is located on each façade. Two small windows are covered with security bars. At the west façade is a small gabled-roof wing that sits lower than the main part of the building. A door and a window are located on the west façade, and another window is on the south façade, all with plain board surrounds. Bins filled with sand and soil are located just north of the building, and it appears the building is used for ground maintenance.

The driving range is dual directional with tees located just off Fashion Valley Road where players drive golf balls northwest toward the clubhouse. Players can also drive golf balls from just outside the clubhouse southeast toward Fashion Valley Road (Figure 67). Small bathroom shacks are incrementally placed throughout the courses and are typically camouflaged with ivy (Figure 68). Several pump/lift stations and irrigation features are located throughout the facility as well as TORO irrigation boxes (Figures 69-70). The age of the pump/lift stations are unknown (see Figure 23 for the irrigation layout). There are two main bridges and several concrete golf cart foot bridges (Figure 71). Two tunnels created by the MTS for the Green Line trolley pass through the MTS Green Line berm to provide access to and from the Presidio and Friars courses (Figure 72).



Figure 33. Ninth hole on Mission with a dogleg left across the San Diego River. Photograph taken facing northwest.



Figure 34. Third hole on Mission course. Photograph taken facing northwest.



Figure 35. Eighth-hole bunker on Mission course. Photograph taken facing southeast.



Figure 36. First hole on Mission course. Photograph taken facing east.



Figure 37. Fourth hole on Mission course showing the undulating hills and bunker defending the green. Photograph taken facing west.



Figure 38. Green on the fifth hole on Mission course illustrating hills and bunker defending the green.
Photograph taken facing southwest.



Figure 39. Seventh hole on Mission course. Hills defending the green.
Photograph taken facing northeast.



Figure 40. Sixth hole on Mission course illustrating the choices players can take depending on their skill level. Most advanced golfers might choose to play across the water. Photograph taken facing northeast.



Figure 41. Eighth hole on the Mission course showing the long fairway. Photograph taken facing southeast.



Figure 42. First hole on the Presidio course showing the topography. Photograph taken facing southwest from the berm located south of the tee.



Figure 43. First hole on the Presidio course illustrating a typical hole. Photograph taken facing southwest.



Figure 44. Second hole on the Presidio course featuring water.
Photograph taken facing west.



Figure 45. Second hole on the Presidio course with water abutting bunker.
Photograph taken facing northwest.



Figure 46. Fifth hole on Presidio golf course. Photograph taken facing northwest.



Figure 47. Eighth hole on Presidio golf course. Photograph taken facing northwest.



Figure 48. Eighth hole on Presidio golf course showing the willows in the San Diego River and the bunkers guarding the hole. Photograph taken facing northwest from seventh hole on Presidio course.



Figure 49. Eighth hole on Presidio golf course. Photograph taken facing northwest.



Figure 50. Second hole on Friars golf course. Photograph taken facing north.



Figure 51. Fourth hole on Friars. Photograph taken facing southwest.



Figure 52. Fourth hole on Friars. Photograph taken facing south.



Figure 53. Fifth hole on Friars. Photograph taken facing northeast.



Figure 54. Seven hole on Friars. Photograph taken facing southeast.



Figure 55. Eighth hole on Friars. Photograph taken facing southeast.



Figure 56. Ninth hole on Friars. Photograph taken facing west.



Figure 57. The parking lot abuts the northwestern side of the club house, creating easy access.
Photograph taken facing southeast.



Figure 58. A round-about provides quick drop off access to the club house.
Photograph taken facing southeast.



Figure 59. Front entrance with logo on canopy. Photograph taken facing southeast.



Figure 60. Access to golf carts is on the eastern portion of the building where the first of two major bridges provides a beautiful backdrop. Photograph taken facing southeast.



Figure 61. Clubhouse. Photograph taken facing northwest.



Figure 62. The west shed, showing two attached shelters. Photograph taken facing northeast.



Figure 63. The west shed, showing the shelter spanning the south façade and the clerestory section. Photograph taken facing northwest.



Figure 64. The east shed, showing the gable-roofed wing. Photograph taken facing northwest.



Figure 65. The east shed. Photograph taken facing southwest.



Figure 66. The east shed, showing the west facade. Photograph taken facing east.



Figure 67. Driving range near the club house side. Photograph taken facing southeast.



Figure 68. Example of an ivy-camouflaged restroom on the ninth hole of the Mission course. Photograph taken facing east.



Figure 69. A pump/lift station near the first hole of the Mission course. Photograph taken facing west.



Figure 70. Example of TORO irrigation boxes on the fourth hole of the Presidio course.
Photograph taken facing west.



Figure 71. An example of a concrete golf cart foot bridge on the fourth hole of the Friars course.
Photograph taken facing southwest.



Figure 72. Tunnel located at the end of Presidio 9. Photograph taken facing north.

4.0 SIGNIFICANCE EVALUATIONS

This historic evaluation was carried out in compliance with CEQA and the City of San Diego's Municipal Code. Districts, sites, buildings, structures, and objects are assigned significance based on their exceptional value or quality illustrating or interpreting the heritage of San Diego, California, or the United States in history, architecture, archaeology, engineering, and culture. A number of criteria are used in assessing resource importance. The TPGC has been evaluated for potential eligibility to the NRHP, CRHR, San Diego Register of Designated Historical Resources, and as a CEQA historical resource. Compliance with CEQA requires consideration of impacts to cultural resources as historical resources or those resources potentially eligible for listing on the CRHR. The procedures for assessing archaeological and historical resources are addressed in CEQA Guidelines Section 15064.5(a) and 15064.5(c).

In evaluating the TPGC, ASM considered a number of factors relevant to making a recommendation of eligibility including:

- the history of the golf course's construction and use;
- the golf course's association with important people or events;
- whether the components of the golf course are the work of a master architect, craftsman, artist, or landscaper;
- whether the golf course is representative of a particular style or method of construction;
- whether the golf course has undergone structural alterations over the years and the extent to which such alterations have compromised its historical integrity; and the current condition of the property.

4.1 NATIONAL REGISTER OF HISTORIC PLACES SIGNIFICANCE CRITERIA

Authorized by the National Historic Preservation Act of 1966, the National Park Service's NRHP is part of a national program to coordinate and support public and private efforts to identify, evaluate, and protect America's historic and archeological resources. The NRHP is the official list of the nation's historic places worthy of preservation. The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association and

- A. that are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. that are associated with the lives of persons significant in our past; or
- C. that embody distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. that have yielded, or may be likely to yield, information important in prehistory or history.

Ordinarily cemeteries, birthplaces, or graves of historical figures, properties owned by religious institutions or used for religious purposes, structures that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past 50 years are not considered eligible for the NRHP. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

- a. a religious property deriving primary significance from architectural or artistic distinction or historical importance; or
- b. a building or structure removed from its original location but which is significant primarily for architectural value, or which is the surviving structure most importantly associated with a historic person or event; or
- c. a birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building directly associated with his productive life; or
- d. a cemetery which derives its primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events; or
- e. a reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived; or
- f. a property primarily commemorative in intent, if design, age, tradition, or symbolic value has invested it with its own exceptional significance; or
- g. a property achieving significance within the past 50 years if it is of exceptional importance.

4.2 CALIFORNIA ENVIRONMENTAL QUALITY ACT SIGNIFICANCE CRITERIA

CEQA requires that all private and public activities not specifically exempted be evaluated against the potential for environmental damage, including effects to historical resources. Historical resources are recognized as part of the environment under CEQA. It defines historical resources as “any object, building, structure, site, area, or place which is historically significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California,” as cited in Division I, Public Resources Code (PRC), Section 5021.1[b].

Lead agencies have a responsibility to evaluate historical resources against the CRHR criteria prior to making a finding as to a proposed Project’s impacts to historical resources. Mitigation of adverse impacts is required if the proposed Project will cause substantial adverse change to a historical resource. Substantial adverse change includes demolition, destruction, relocation, or alteration such that the significance of an historical resource would be impaired. While demolition and destruction are fairly obvious significant impacts, it is more difficult to assess when change, alteration, or relocation crosses the threshold of substantial adverse change. The CEQA Guidelines provide that a Project that demolishes or alters those physical characteristics of an historical resource that convey its historical significance (i.e., its character-defining features) can be considered to materially impair the resource’s significance. The CRHR is used in the consideration of historical resources relative to significance for purposes of CEQA. The CRHR includes resources listed in, or formally determined eligible for listing in, the NRHP, as well as some California State Landmarks and Points of Historical Interest. Properties of local significance that have been designated under a local preservation ordinance (local landmarks or landmark districts), or that have been identified in a local historical resources inventory, may be eligible for listing in the CRHR and are presumed to be significant resources for purposes of CEQA unless a preponderance of evidence indicates otherwise.

Generally, a resource shall be considered by the lead agency to be a “historical resource” if it:

1. Is listed in, or determined to be eligible by the State Historical Resources Commission, for listing in the California Register of Historical Resources (PRC Section 5024.1, Title 14 CCR, Section 4850 et seq.).
2. Is included in a local register of historical resources, or is identified as significant in an historical resource survey meeting the requirements Section 5024.1(g) of the PRC.

3. Is a building or structure determined to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California.

4.3 CALIFORNIA REGISTER OF HISTORICAL RESOURCES SIGNIFICANCE CRITERIA

The CRHR program encourages public recognition and protection of resources of architectural, historical, archeological, and cultural significance, identifies historical resources for state and local planning purposes, determines eligibility for state historic preservation grant funding and affords certain protections under CEQA. The criteria established for eligibility for the CRHR are directly comparable to the NRHP criteria.

In order to be eligible for listing in the CRHR, a resource must satisfy at least one of the following four criteria:

1. It is associated with events that have made a significant contribution to the broad patterns of local or regional history or the cultural heritage of California or the United States.
2. It is associated with the lives of persons important to local, California, or national history.
3. It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values.
4. It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.

Historical resources eligible for listing in the CRHR must meet at least one of the criteria of significance described above and retain enough of their historic character or appearance to be recognizable as historical resources and to convey the reasons for their significance. For the purposes of eligibility for CRHR, 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” (Office of Historic Preservation 2001). Additionally, sufficient time must have passed to obtain a scholarly perspective on the events or individuals associated with the resource. A resource less than fifty years old may be considered for listing in the CRHR if it can be demonstrated that sufficient time has passed to understand its historical importance.

4.4 CITY OF SAN DIEGO HISTORICAL SITES

Chapters 11, 12, and 14 of the City of San Diego’s Municipal Code established the Historical Resources Board to administer the City’s historical preservation program (City of San Diego 2008). The municipal code also establishes criteria by which landmarks and historic districts can be locally designated. In order to be eligible for designation on the San Diego Register by the Historical Resources Board, an improvement, building, structure, sign, interior element and fixture, feature, site, place, district, area, or object must satisfy at least one of the following criteria:

- A. Exemplifies or reflects special elements of the City’s, a community’s or a neighborhood’s historical, archaeological, cultural, social, economic, political, aesthetic, engineering, landscaping or architectural development.
- B. Is identified with persons or events significant in local, state or national history.
- C. Embodies distinctive characteristics of a style, type, period or method of construction or is a valuable example of the use of indigenous materials or craftsmanship.
- D. Is representative of the notable work of a master builder, designer, architect, engineer, landscape architect, interior designer, artist or craftsman.

- E. Is listed or has been determined eligible by the National Park Service for listing on the National Register of Historic Places or is listed or has been determined eligible by the State Historical Preservation Office for listing on the State Register of Historical Resources.
- F. Is a finite group of resources related to one another in a clearly distinguishable way or is a geographically definable area or neighborhood containing improvements which have a special character, historical interest or aesthetic value or which represent one or more architectural periods or styles in the history and development of the City.

4.5 INTEGRITY

In order to be eligible for listing in the NRHP, CRHR, or San Diego Register, a property must retain sufficient integrity to convey its significance. The NRHP publication *How to Apply the National Register Criteria for Evaluation*, National Register Bulletin 15, establishes how to evaluate the integrity of a property: “Integrity is the ability of a property to convey its significance” (National Park Service, National Register of Historic Places 1998). The evaluation of integrity must be grounded in an understanding of a property’s physical features and how they relate to the concept of integrity. Determining which of these aspects are most important to a property requires knowing why, where, and when a property is significant. To retain historic integrity, a property must possess several, and usually most, aspects of integrity:

1. **Location** is the place where the historic property was constructed or the place where the historic event occurred.
2. **Design** is the combination of elements that create the form, plan, space, structure, and style of a property.
3. **Setting** is the physical environment of a historic property, and refers to the character of the site and the relationship to surrounding features and open space. Setting often refers to the basic physical conditions under which a property was built and the functions it was intended to serve. These features can be either natural or manmade, including vegetation, paths, fences, and relationships between other features or open space.
4. **Materials** are the physical elements that were combined or deposited during a particular period or time, and in a particular pattern or configuration to form a historic property.
5. **Workmanship** is the physical evidence of crafts of a particular culture or people during any given period of history or prehistory, and can be applied to the property as a whole, or to individual components.
6. **Feeling** is a property’s expression of the aesthetic or historic sense of a particular period of time. It results from the presence of physical features that, when taken together, convey the property’s historic character.
7. **Association** is the direct link between the important historic event or person and a historic property.

4.6 EVALUATION

4.6.1 District Evaluation

Riverwalk Golf Course is recommended not eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A for the theme of Recreation as a potentially significant golf course in the history of golf in San Diego and California. ASM considered two potential periods of significance: 1947-1968 when it was a championship golf course and 1998 to the present. California had already become a recognized leader for golf as a recreational pastime prior to and following the Golden Age of Golf. Golf courses boomed in the wake of the post-World War II economy and California arguably took the lead.

Mission Valley Golf Course was golf course master architect Lawrence Hughes' first golf course and it became the PGA course for San Diego County in the mid-1950s. The period of significance is 1947, when it was constructed, until 1968, when Torrey Pines Golf Course began hosting the PGA Tour. When the course was redesigned in 1998, it became completely unrecognizable as a Hughes course and is now solely a Ted Robinson, Sr./Jr. design. As such, the golf course no longer retains integrity to that potential period of significance. The eastern maintenance shed near the fourth hole on the Friars course is not individually eligible since there is no longer an association with the Hughes-designed course. The shed may have been constructed prior to the golf course, but even so, the association with farming or the Levi family have been completely removed, and it is not a unique building type. ASM also considered the possibility of a potential period of significance of 1998, when it was redesigned/reconstructed, until 2018. The 27-hole golf course, driving range, and clubhouse remains operational with the expectation for phased closure of those components. Currently, some of the holes are in poor condition, some of which are being repaired. Because this potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, Riverwalk is not an exceptionally significant golf course within San Diego and southern California during that period. Better examples in San Diego County include San Vicente Golf Resort and Singing Hills/Sycuan Golf Course and The Lakes in Palm Desert. Additionally, not enough time has passed to understand Riverwalk's historical importance.

Riverwalk is not recommended eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B as it does not have any associations with any one significant historical figure. Although many famous national, state, and local golfers have played the course, none of them have a strong enough association to Riverwalk to support eligibility under this criterion.

Riverwalk is recommended not eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. Riverwalk is the work of a master architect, Lawrence Hughes, who designed courses in southern California and Riverwalk was his first course. However, when the course was redesigned in 1998 it became completely unrecognizable as a Hughes course and is now solely a Ted Robinson, Sr./Jr. design. While Ted Robinson, Sr. is a master architect, it is not recommended eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. Riverwalk is not the best representation of his work. Although it was near the end of his career and the last of his designs in San Diego County, there are currently other golf courses he designed in San Diego County during the 1990s, including Eastlake and Twin Oaks (see Table 3). Both courses are well respected by players even if they are not highly ranked otherwise. It is not the best example of Robinson, Sr.'s work in San Diego County or more broadly in southern California where he was a prolific golf course designer. As such, under the application of NRHP Criterion Consideration G, Riverwalk is not an exceptionally significant golf course. Additionally, under CRHR guidelines not enough time has passed to understand Riverwalk's historical importance.

Riverwalk is recommended not eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. Additionally, ASM has conducted separate archaeological investigation for this property (Becker and Daniels 2018).

Riverwalk is recommended not eligible for the San Diego Register under Criterion E, as it not been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR.

Riverwalk is recommended not eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

4.6.2 Individual Evaluations

ASM individually evaluated the four buildings within the Project area/Riverwalk Golf Course: the clubhouse, two maintenance sheds (east and west), and a restroom building.

Clubhouse

The clubhouse is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for the second of the two potential periods of significance (defined in the district evaluation above): 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance.

The building is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B.

The clubhouse is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The clubhouse was constructed in 1998, and as such, NRHP Criterion Consideration G, must be applied to its individually evaluation. The clubhouse is not an exceptionally architecturally significant building. Although the City may request that a re-evaluation of this building be conducted at a later time, it is not anticipated that it will be considered to be architecturally significant during the course of the Project. Additionally, under CRHR guidelines not enough time has passed to understand the clubhouse's historical importance, but it is not anticipated that enough time will have passed by the end of the Project either.

The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research.

The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR.

The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

Maintenance shed (east)

The maintenance shed (east) is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for either of the two potential periods of significance (defined in the district evaluation above): 1947-1968 and 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The maintenance shed (east) is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The maintenance shed (east) is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

Maintenance shed (west)

The maintenance shed (west) is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for either of the two potential periods of significance (defined in the district evaluation above): 1947-1968 and 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The maintenance shed (west) is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The maintenance shed (west) is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

Restroom Building

The restroom building is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for the second of the two potential periods of significance (defined in the district evaluation above): 1998-present. Because that second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance.

The restroom building is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B.

The restroom is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The construction date of the restroom is unknown, but is believed to be about the same time period as the clubhouse (1998), and as such, NRHP Criterion Consideration G, must be applied to its individual evaluation. The restroom is not an exceptionally architecturally significant building. Although the City may request that a re-evaluation of this building be conducted at a later time, it is not anticipated that it will be considered to be architecturally significant during the course of the Project. Additionally, under CRHR guidelines not enough time has passed to understand the restroom's historical importance, but it is not anticipated that enough time will have passed by the end of the Project either.

The restroom building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research.

The restroom building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR.

The restroom building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

5.0 FINDINGS AND CONCLUSIONS

After documentation and evaluation of Riverwalk, and careful consideration of its ability to reflect the historic contexts with which it is associated, Riverwalk, and the four buildings individually evaluated, are recommended not eligible for two potential periods of significance of 1947-1968 and 1998-2018 under the themes of Recreation and Architecture for NRHP Criteria A and C, CRHR Criteria 1 and 3, and San Diego Register Criteria A, C, and D.

As Riverwalk and the four individually evaluated buildings are recommended not eligible for the CRHR, they should not be considered historical resources for the purposes of CEQA compliance.

5.1 IMPACTS DISCUSSION

The proposed renovations are detailed in section 2.2 Project Description. CEQA Guidelines Section 15064.5(b)(1) defines a substantial adverse change as one that would materially impair the significance of an historical resource. According to Section 15064.5 (2)(C) “the significance of an historical resource is materially impaired when a project demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its eligibility for inclusion in the CRHR as determined by a lead agency for purposes of CEQA.” ASM recommends that Riverwalk and the four individually evaluated building are not eligible to the CRHR and the San Diego Register. As such, there are no historical resources with the potential for adverse impacts under CEQA.

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APPENDICES

APPENDIX A
Building Development Information

The property has been operated as a golf course since 1947 on land that has been leased from the Levi and Cushman families. While ASM attempted to gather building records (see letter from the San Diego County Assessor's Office), no records exist for this property.

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COUNTY OF SAN DIEGO

ERNEST J. DRONENBURG JR.
ASSESSOR/RECORDER/COUNTY CLERK

www.sdarcc.com



ASSESSOR'S OFFICE

1600 PACIFIC HIGHWAY, SUITE 103
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1600 PACIFIC HIGHWAY, SUITE 260
P.O. BOX 121750, SAN DIEGO, CA 92112-1750
(619) 237-0502 • FAX (619) 557-4155

July 2, 2018

RE: APN 437-240-03-00, 437-240-26-00, 437-240-28-00, 436-611-06-00,
436-611-29-00, 436-611-30-00, 436-650-14-00

To Whom It May Concern,

The Assessor's office has searched their paper and electronic depositories and has been unable to locate the Assessor's Building Record for the above referenced property. In 1997 this office scanned all building records and the subject's records were absent from that electronic file as well.

It is possible that the records you are seeking have been missing for at least 20 years.

I apologize for any inconvenience this may have caused you. If you would like for the Assessor's office to recreate the building record based on 2017 characteristics please contact Colleen Young, Appraiser, at 858-505-6122.

Sincerely,

Alex Duarte
Assistant Division Chief
Assessment Services

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APPENDIX B
Ownership and Occupant Information

The property has been operated as a golf course on leased land since 1947. Backed by local professional golfer Fred Sherman and his family as well as professional golfer Johnny Dawson, securing the lease from the Levi and Cushman families allowed them the opportunity to transform the mucky San Diego River valley into a golf course (Reinman 1996). Construction began on the 18-hole golf course on February 12, 1946 (San Diego Union 1982b). On April 12, 1947, the first Lawrence Hughes-designed course opened as the Mission Valley Golf Club without a club house, only a shack with drinks and sandwiches (San Diego Union 1982b). Nine more holes were added between 1955 and 1962 (San Diego Union 1982a). They kept the lease until 1956 when Harry Handlery of the nearby Handlery Hotel assumed it and began managing the golf course (Reinman 1996). Given that the property has been operated as a golf course since April 12, 1947 up to the present day, ASM did not procure a chain of title for this property.

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APPENDIX C

Maps

The property has been operated as a golf course since 1947 on land that has been leased. Therefore, aerials have provided the most succinct records of land use and change over time.

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APPENDIX D
DPR Forms

State of California — The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
DISTRICT RECORD

Primary # _____
HRI # _____
Trinomial _____
NRHP Status Code 6Z

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*Resource Name or #: Riverwalk Golf Course

D1. Historic Name: Mission Valley Country Club and Stardust Country Club

D2. Common Name: Riverwalk

*D3. Detailed Description: (Describe overall coherence of the district, its setting, visual characteristics, and minor features. List all elements of district.)

Riverwalk is a 27-hole golf course, comprising approximately 200 acres that was originally designed by golf course architect Lawrence M. Hughes and constructed in 1947. It was completely redesigned by Ted G. Robinson, Sr. and Ted G. Robinson, Jr. in 1998. Riverwalk includes a clubhouse, and ancillary supporting buildings including two maintenance buildings, restroom buildings, pump/lift stations, irrigation, driving range, bridges, and concrete cart foot paths.

*D4. Boundary Description: (Describe limits of district and attach map showing boundary and district elements.)

Riverwalk is located at 1150 Fashion Valley Road in La Jolla, California. Riverwalk lies within in the Mission Valley with Friars Road as the northern boundary, Fashion Valley Road as its eastern boundary, commercial build out at its western boundary, and the Interstate 8 is the southern boundary.

*D5. Boundary Justification:

The boundary of the course is the golf course, which is shown on the page 2.

D6. Significance: Theme Recreation and Landscape Area Riverwalk, City of San Diego
Architecture

Period of Significance 1947-1968 and 1998-2018

Applicable Criteria NR: A and C; CR: 1 and 3; City of San Diego Register: A, C, D

Riverwalk Golf Course is recommended not eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A for the theme of Recreation as a potentially significant golf course in the history of golf in San Diego and California. ASM considered two potential periods of significance: 1947-1968 when it was a championship golf course and 1998 to the present. California had already become a recognized leader for golf as a recreational pastime prior to and following the Golden Age of Golf. Golf courses boomed in the wake of the post-World War II economy and California arguably took the lead. Mission Valley Golf Course was golf course master architect Lawrence Hughes' first golf course and it became the PGA course for San Diego County in the mid-1950s. The period of significance is 1947, when it was constructed, until 1968, when Torrey Pines Golf Course began hosting the PGA Tour. When the course was redesigned in 1998, it became completely unrecognizable as a Hughes course and is now solely a Ted Robinson, Sr./Jr. design. As such, the golf course no longer retains integrity to that potential period of significance. The eastern maintenance shed near the fourth hole on the Friars course is not individually eligible since there is no longer an association with the Hughes-designed course. The shed may have been constructed prior to the golf course, but even so, the association with farming or the Levi family have been completely removed, and it is not a unique building type. ASM also considered the possibility of a potential period of significance of 1998, when it was redesigned/reconstructed, until 2018, when the golf course was still operational but defunct due to plans to remove the golf course. Because this potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, Riverwalk is not an exceptionally significant golf course within San Diego and southern California during that period. Better examples in San Diego County include San Vicente Golf Resort and Singing Hills/Sycuan Golf Course and The Lakes in Palm Desert. Additionally, not enough time has passed to understand Riverwalk's historical importance.

Riverwalk is recommended not eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. Riverwalk is the work of a master architect, Lawrence Hughes, who designed courses in southern California and Riverwalk was his first course. However, when the course was redesigned in 1998 it became completely unrecognizable as a Hughes course and is now solely a Ted Robinson, Sr./Jr. design. While Ted Robinson, Sr. is a master architect, it is not recommended eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. Riverwalk is not the best representation of his work. Although it was near the end of his career and the last of his designs in San Diego County, there are currently other golf courses he designed in San Diego County during the 1990s, including Eastlake and Twin Oaks (see Table 3). Both courses are well respected by players even if they are not highly ranked otherwise. It is not the best example of Robinson, Sr.'s work in San Diego County or more broadly in southern California where he was a prolific golf course designer. As such, under the application of NRHP Criterion Consideration G, Riverwalk is not an exceptionally significant golf course. Additionally, under CRHR guidelines not enough time has passed to understand Riverwalk's historical importance.

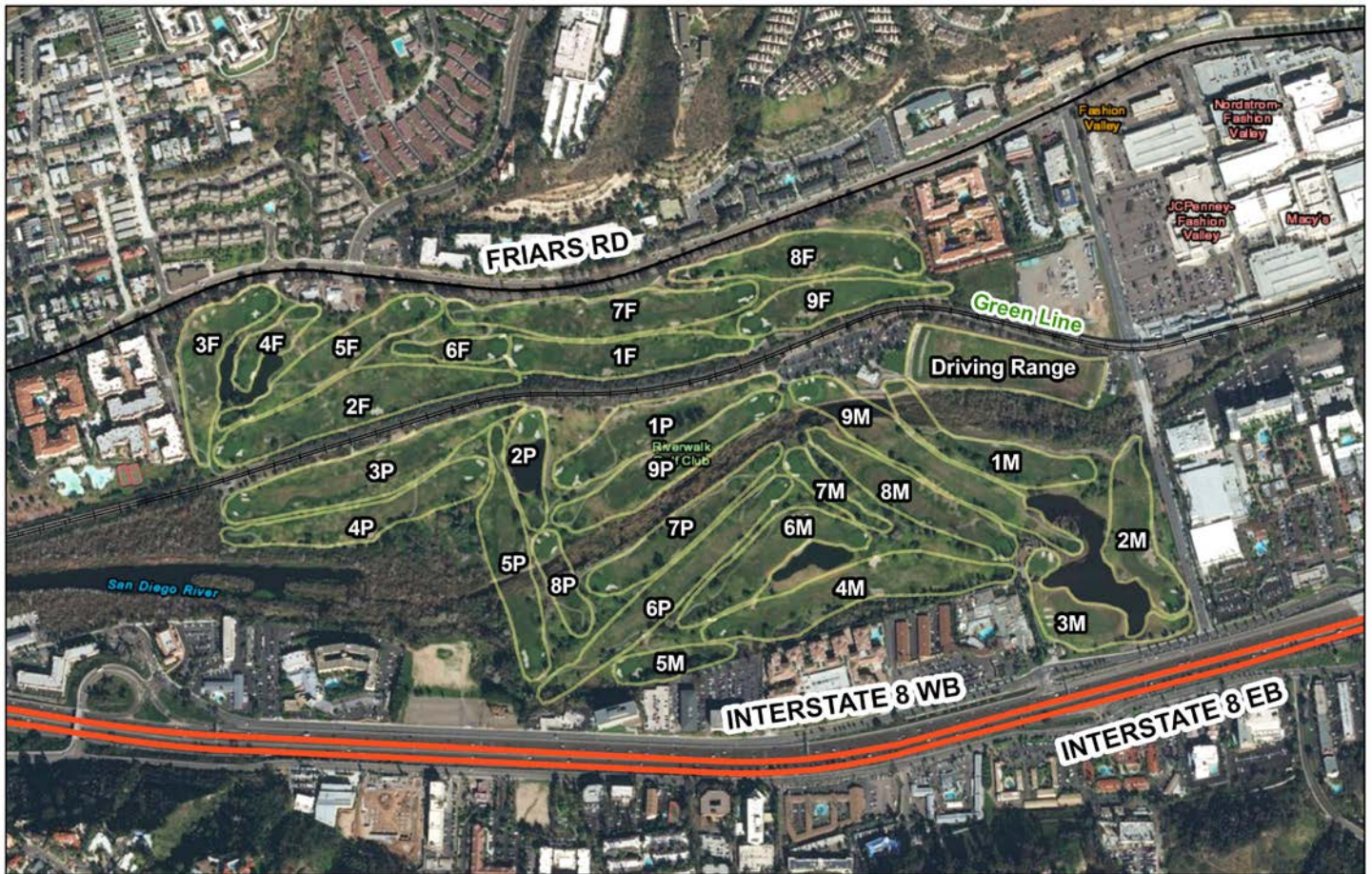
D7. References (Give full citations including the names and addresses of any informants, where possible.):

See references listed in: Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

*D8. Evaluator: Sarah Stringer-Bowsher Date: June 12, 2018

Affiliation and Address: ASM Affiliates, Inc., 2034 Corte del Nogal, Carlsbad, CA 92011



**Riverwalk Golf Course
Current Course Boundaries**

6/25/2018

- Course Boundaries
- Light Rail
 - Friars Rd
 - Freeway

N
1:8,000

0 500 1,000 1,500 Feet
0 150 300 450 Meters

Primary # _____

HRI # _____

Trinomial _____

Page 3 of 13

*Resource Name or # (Assigned by recorder)

Riverwalk Golf Course

Recorded by: Sarah Stringer-Bowsher and Marilyn Norvell

Date: June 12, 2018

☒ Continuation ☐ Update



Image 1. View of the Mission course, facing southwest.



Image 2. View of the ninth hole on the Mission course, facing northwest.

Page 4 of 13
Recorded by: Sarah Stringer-Bowsher and Marilyn Norvell

***Resource Name or # (Assigned by recorder)**

Riverwalk Golf Course

Date: June 12, 2018

☒ Continuation ☐ Update

***D3. Description (cont'd from page 1)**

Riverwalk is a 27-hole golf course on 200 acres, which was completely redesigned by Ted Robinson, Sr./Jr. in 1998. Riverwalk includes a clubhouse, two maintenance sheds, and ancillary supporting buildings including restroom buildings, two bridges, two MTS-constructed tunnels through the MTS berm for Friars course access, pump/lift stations, and a driving range. It is located at 1150 Fashion Valley Road in the Mission Valley of San Diego, California. Riverwalk lies within in the Mission Valley with Friars Road and residences north of that road as the northern boundary, Fashion Valley Road as its eastern boundary, commercial buildings to the west, and I-8 as the southern boundary. The San Diego River and MTS Green Line Trolley extend through the property. The golf course was constructed around the San Diego River and when it was reconstructed in 1998, the river was incorporated into the course play.

Riverwalk is a golf course with 27 holes strategically squeezed into an urban setting with undulating hills that partner with bunkers to guard tees against seasoned golfers. The spatial organization of this designed landscape is delineated by tree lines, paved pathways, water features, subtle curvatures of the topography, as well as mowing patterns with variation in the height to which grass is cut. A variety of non-native tree and plant species, such as Jacaranda, Sycamore, Yucca, Pines, Reeds, and River Willows, are present and incrementally placed for ambience and as hazards. Holes are defined by their layout, flow, length, width, tees, greens, bunkers, and hazards (such as trees and water features). Recreational activity and use is centered on the holes of the course, as well as the clubhouse and driving range. The setting and viewshed vary slightly on each of the three courses, but they all have the same design style. Aesthetically, the Mission course is the most appealing of the three courses. Mission utilizes the natural hazard of the San Diego River on the ninth hole and has multiple water features, including a signature waterfall. Some of the bunkers even mimic the river. Presidio largely plays toward the Presidio on the hill. A major resodding project was taking place on one of the holes at the time of the assessment. Friars is bordered by the MTS Green Line and Friars Road, which makes it feel like an urban course. Some of the holes were heavily trafficked by golf carts creating some large spaces without turf.

A clubhouse on the property has not been historically associated with the Mission Valley Country Club or Stardust Country Club. The present clubhouse was constructed as part of the 1998 Robinson, Sr./Jr. redesign as Riverwalk. The clubhouse is approached from a tree-lined round-about for drop-offs and pick-ups, with a single mature tree surrounded by plantings at the center. At the primary façade the northeast-facing clubhouse appears as a modest single-story, flat-roofed building shaded by trees and covered in ivy. The primary entrance is set back into the façade and is marked by an extension of the parapet above and a canvas canopy bearing the name and logo of the golf club. The building has an irregular plan that is generally rectangular with extensions at the northeast façade. The roof is flat with public areas higher and utility areas lower. The clubhouse is clad in smooth plaster or stucco, and windows are irregularly spaced with fixed glazing and sheltered by canopies. The course slopes away toward the river to the south, with the main level of the clubhouse at the level of the parking lot and a second utility level below. An outdoor deck with tubular metal railings spans the southwest façade. At the northwest façade is a shaded patio, an entrance to the restaurant, and a walk-up serving window for a snack bar.

At the interior of the clubhouse is a foyer with the pro shop on the left and restrooms and kitchen facilities on the right. Floors in areas that were accessible at the time of survey are carpeted. At the back of the building are a bar and restaurant, with expansive windows overlooking the golf course.

The west building has a generally rectangular plan with a slightly sloping gabled roof covered in sheet composition. At the ridgeline is a clerestory structure clad in vertical board, also capped with a slightly sloping gable. A moderately deep wood fascia edges the roofs. The exterior is clad in horizontal wood board. A flat shelter with wood supports and wood brackets extends the length of the south façade. A similar, smaller shelter extends from the west façade. A third shelter is on the north façade, formed by a cutaway into the main plan of the building. The roof of the shelter is a grid covered in translucent material, and the area is surrounded by a metal fence. Fenestration consists of a corrugated metal roll-up bay door centered on the east façade, a single door on the north façade, a small, high window or vent under the eaves at the north façade, and vents in the clerestory structure. Under the shelters and clustered near the building is a variety of wheeled machinery, including large front loaders and golf carts.

The east building is generally rectangular in plan with several small additions. The exterior walls and slightly gabled roof are clad in corrugated metal. Flat shelters extend from the north and south facades, constructed of wood supports and brackets. A bay door is located on each façade. Two small windows are covered with security bars. At the west façade is a small gabled-roof wing that sits lower than the main part of the building. A door and a window are located on the west façade, and another window is on the south façade, all with plain board surrounds. Bins filled with sand and soil are located just north of the building, and it appears the building is used for ground maintenance.

The driving range is dual directional with tees located just off Fashion Valley Road where players drive golf balls northwest toward the clubhouse. Players can also drive golf balls from just outside the clubhouse southeast toward Fashion Valley Road. Small bathroom shacks are incrementally placed throughout the courses and are typically camouflaged with ivy. Several pump/lift stations and irrigation features are located throughout the facility as well as TORO irrigation boxes. The age of the pump/lift stations are unknown. There are two main bridges and several concrete golf cart foot bridges. Two tunnels created by the MTS for the Green Line trolley pass through the MTS Green Line berm to provide access to and from the Presidio and Friars courses.

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 5 of 13

Resource Name or #: Riverwalk: Golf Course Holes and Features

P1. Other Identifier:

P2. Location: ☒ Not for Publication ☐ Unrestricted

a. **County:** San Diego

b. **USGS 7.5' Quad** La Jolla and Point Loma **Date** 1967/1975; 1967/1994 **T** 16S; **R** 3W; **of** unsectioned Pueblo Lands of San Diego; San Bernardino B.M.

c. **Address** 1150 Fashion Valley Road **City** San Diego **Zip** 92108

d. **UTM:** NAD 83 Zone 11 S 483619 mE/ 3625223mN

e. **Other Locational Data:** 1150 Fashion Valley Road, San Diego, California 92108

P3a. Description: Riverwalk is a golf course with 27 holes strategically squeezed into an urban setting with undulating hills that partner with bunkers to guard tees against seasoned golfers. The spatial organization of this designed landscape is delineated by tree lines, paved pathways, water features, subtle curvatures of the topography, as well as mowing patterns with variation in the height to which grass is cut. A variety of non-native tree and plant species, such as Jacaranda, Sycamore, Yucca, Pines, Reeds, and River Willows, are present and incrementally placed for ambience and as hazards. Holes are defined by their layout, flow, length, width, tees, greens, bunkers, and hazards (such as trees and water features). The course was completed in 1947 by Lawrence M. Hughes and completely redesigned by Ted Robinson, Sr., Jr. in 1998.

P3b. Resource Attributes: HP29. Landscape Architecture / HP30. Golf Course

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

P5a. Photograph or Drawing:



P5b. Description of Photo: Sixth hole on Mission course shows water hazard and bunkers as well as fairway. Photograph facing northeast

P6. Date Constructed/Age and Source:

☒ Historic ☐ Prehistoric ☐ Both

P7. Owner and Address:

SD Riverwalk, LLC
4747 Executive Drive, Suite 410
San Diego, California 92121

P8. Recorded by:

Sarah Stringer-Bowsher and Marilyn Norvell
ASM Affiliates, Inc.
2034 Corte Del Nogal,
Carlsbad, CA 92011

P9. Date Recorded:

June 12, 2018

P10. Survey Type: Intensive Pedestrian

P11. Report Citation:

Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

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

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

Primary # _____
HRI # _____
Trinomial _____
NRHP Status Code 6Z

Other Listings _____
Review Code _____ Reviewer _____ Date _____

Page 6 of 13

Resource Name or #: Riverwalk Golf Course Clubhouse

P1. Other Identifier:

P2. Location: ☒ Not for Publication ☐ Unrestricted

a. County: San Diego

b. USGS 7.5' Quad La Jolla and Point Loma Date 1967/1975; 1967/1994 T 16S; R 3W; of unsectioned Pueblo Lands of San Diego; San Bernardino B.M.

c. Address 1150 Fashion Valley Road City San Diego Zip 92108

d. UTM: NAD 83 Zone 11 S 483619 mE / 3625223mN

e. Other Locational Data: 1150 Fashion Valley Road, San Diego, California 92108

P3a. Description: A clubhouse on the property has not been historically associated with the Mission Valley Country Club or Stardust Country Club. The present clubhouse was constructed as part of the 1998 Robinson, Sr./Jr. redesign as Riverwalk. The clubhouse is approached from a tree-lined round-about for drop-offs and pick-ups, with a single mature tree surrounded by plantings at the center. At the primary façade the northeast-facing clubhouse appears as a modest single-story, flat-roofed building shaded by trees and covered in ivy. The primary entrance is set back into the façade and is marked by an extension of the parapet above and a canvas canopy bearing the name and logo of the golf club. The building has an irregular plan that is generally rectangular with extensions at the northeast façade. The roof is flat with public areas higher and utility areas lower. The clubhouse is clad in smooth plaster or stucco, and windows are irregularly spaced with fixed glazing and sheltered by canopies. The course slopes away toward the river to the south, with the main level of the clubhouse at the level of the parking lot and a second utility level below. An outdoor deck with tubular metal railings spans the southwest façade. At the northwest façade is a shaded patio, an entrance to the restaurant, and a walk-up serving window for a snack bar.

At the interior of the clubhouse is a foyer with the pro shop on the left and restrooms and kitchen facilities on the right. Floors in areas that were accessible at the time of survey are carpeted. At the back of the building are a bar and restaurant, with expansive windows overlooking the golf course.

P3b. Resource Attributes: HP6. Commercial Building

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

P5a. Photograph or Drawing:



P5b. Description of Photo: Clubhouse facing northwest.

P6. Date Constructed/Age and Source:

☒ Historic ☐ Prehistoric ☐ Both

P7. Owner and Address:

SD Riverwalk, LLC
4747 Executive Drive, Suite 410
San Diego, California 92121

P8. Recorded by:

Sarah Stringer-Bowsher and Marilyn Norvell
ASM Affiliates, Inc.
2034 Corte Del Nogal,
Carlsbad, CA 92011

P9. Date Recorded:

June 12, 2018

P10. Survey Type: Intensive Pedestrian

P11. Report Citation:

Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

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):

BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # _____

HRI # _____

Page 2 of 4

*NRHP Status Code 6Z

*Resource Name or # (Assigned by recorder) Riverwalk Golf Course, Clubhouse

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: recreation

B4. Present Use: recreation

*B5. Architectural Style: Undefined (too recent to identify stylistic movement)

*B6. Construction History: (Construction date, alterations, and date of alterations) Circa 1998

*B7. Moved? ☒ No ☐ Yes ☐ Unknown

Date: _____ Original Location: _____

*B8. Related Features: _____

B9a. Architect: unknown

b. Builder: unknown

*B10. Significance: Theme Recreation and Architecture

Area: _____

Period of Significance: 1998-present, 1998

Property
Type: _____

Other: recreation

Applicable
Criteria: _____

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

The clubhouse is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for the second of the two potential periods of significance (defined in the district evaluation above): 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The building is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The clubhouse is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The clubhouse was constructed in 1998, and as such, NRHP Criterion Consideration G, must be applied to its individually evaluation. The clubhouse is not an exceptionally architecturally significant building. Although the City may request that a re-evaluation of this building be conducted at a later time, it is not anticipated that it will be considered to be architecturally significant during the course of the Project. Additionally, under CRHR guidelines not enough time has passed to understand the clubhouse's historical importance, but it is not anticipated that enough time will have passed by the end of the Project either. The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

(continued on page _____)

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

*B12. References: See references in Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road

B13. Remarks: None.

*B14. Evaluator: Sarah Stringer Bowsher, Marilyn Novell, and Shannon Davis

*Date of Evaluation: October 29, 2018

(This space is reserved for official comments)

Sketch Map with north arrow required.



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 7 of 13

Resource Name or #: Riverwalk Golf Course, maintenance shed (east)

P1. Other Identifier:

P2. Location: ☒ Not for Publication ☐ Unrestricted

a. County: San Diego

b. USGS 7.5' Quad La Jolla and Point Loma Date 1967/1975; 1967/1994 T 16S; R 3W; of unsectioned Pueblo Lands of San Diego; San Bernardino B.M.

c. Address 1150 Fashion Valley Road City San Diego Zip 92108

d. UTM: NAD 83 Zone 11 S 483619 mE/ 3625223mN

e. Other Locational Data: 1150 Fashion Valley Road, San Diego, California 92108

P3a. Description: The east building is generally rectangular in plan with several small additions. The exterior walls and slightly gabled roof are clad in corrugated metal. Flat shelters extend from the north and south facades, constructed of wood supports and brackets. A bay door is located on each façade. Two small windows are covered with security bars. At the west façade is a small gabled-roof wing that sits lower than the main part of the building. A door and a window are located on the west façade, and another window is on the south façade, all with plain board surrounds. Bins filled with sand and soil are located just north of the building, and it appears the building is used for ground maintenance.

P3b. Resource Attributes: HP4. Ancillary Building

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

P5a. Photograph or Drawing:



P5b. Description of Photo: The east shed. Photograph facing southwest.

P6. Date Constructed/Age and Source:

☒ Historic ☐ Prehistoric ☐ Both

P7. Owner and Address:

SD Riverwalk, LLC
4747 Executive Drive, Suite 410
San Diego, California 92121

P8. Recorded by:

Sarah Stringer-Bowsher and Marilyn Norvell
ASM Affiliates, Inc.
2034 Corte Del Nogal,
Carlsbad, CA 92011

P9. Date Recorded:

June 12, 2018

P10. Survey Type: Intensive Pedestrian

P11. Report Citation:

Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

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):

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 4

*NRHP Status Code 6Z

*Resource Name or # (Assigned by recorder) Riverwalk Golf Course, maintenance shed (east)

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: maintenance

B4. Present Use: maintenance

*B5. Architectural Style: vernacular

*B6. Construction History: (Construction date, alterations, and date of alterations) Circa 1950

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

*B8. Related Features: _____

B9a. Architect: unknown

b. Builder: unknown

*B10. Significance: Theme Recreation and Architecture

Area: _____

Period of Significance: 1947-1968 and 1998-present, 1950

Property
Type:

Other:
Shed

Utility

Applicable
Criteria:

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

The maintenance shed (east) is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for either of the two potential periods of significance (defined in the district evaluation above): 1947-1968 and 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The maintenance shed (east) is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The maintenance shed (east) is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

(continued on page _____)

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

*B12. References: See references in *Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California*, prepared by ASM October 2018

B13. Remarks: None.

*B14. Evaluator: Sarah Stringer Bowsher, Marilyn Novell, and Shannon Davis

*Date of Evaluation: October 29, 2018

(This space is reserved for official comments)

Sketch Map with north arrow required.



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 _____

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Resource Name or #: Riverwalk Golf Course, maintenance shed (west)

P1. Other Identifier:

P2. Location: ☒ Not for Publication ☐ Unrestricted

a. County: San Diego

b. USGS 7.5' Quad La Jolla and Point Loma Date 1967/1975; 1967/1994 T 16S; R 3W; of unsectioned Pueblo Lands of San Diego; San Bernardino B.M.

c. Address 1150 Fashion Valley Road City San Diego Zip 92108

d. UTM: NAD 83 Zone 11 S 483619 mE / 3625223mN

e. Other Locational Data: 1150 Fashion Valley Road, San Diego, California 92108

P3a. **Description:** The west building has a generally rectangular plan with a slightly sloping gabled roof covered in sheet composition. At the ridgeline is a clerestory structure clad in vertical board, also capped with a slightly sloping gable. A moderately deep wood fascia edges the roofs. The exterior is clad in horizontal wood board. A flat shelter with wood supports and wood brackets extends the length of the south façade. A similar, smaller shelter extends from the west façade. A third shelter is on the north façade, formed by a cutaway into the main plan of the building. The roof of the shelter is a grid covered in translucent material, and the area is surrounded by a metal fence. Fenestration consists of a corrugated metal roll-up bay door centered on the east façade, a single door on the north façade, a small, high window or vent under the eaves at the north façade, and vents in the clerestory structure. Under the shelters and clustered near the building is a variety of wheeled machinery, including large front loaders and golf carts.

P3b. **Resource Attributes:** HP4. Ancillary Building

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

P5a. **Photograph or Drawing:**



P5b. **Description of Photo:** The west shed, showing the shelter spanning the south façade and the clerestory section. Photograph facing northwest.

P6. **Date Constructed/Age and Source:**

☒ Historic ☐ Prehistoric ☐ Both

P7. **Owner and Address:**

SD Riverwalk, LLC
4747 Executive Drive, Suite 410
San Diego, California 92121

P8. **Recorded by:**

Sarah Stringer-Bowsher and Marilyn Norvell
ASM Affiliates, Inc.
2034 Corte Del Nogal,
Carlsbad, CA 92011

P9. **Date Recorded:**

June 12, 2018

P10. **Survey Type:** Intensive Pedestrian

P11. **Report Citation:**

Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

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):

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 4

*NRHP Status Code 6Z

*Resource Name or # (Assigned by recorder) Riverwalk Golf Course, maintenance shed (west)

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: maintenance

B4. Present Use: maintenance

*B5. Architectural Style: vernacular

*B6. Construction History: (Construction date, alterations, and date of alterations) Circa 1965

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

*B8. Related Features: _____

B9a. Architect: unknown b. Builder: unknown

*B10. Significance: Theme Recreation and Architecture Area: _____

Period of Significance: 1947-1968 and 1998-present, 1965 Property Type: _____ Other: _____ Utility _____ Applicable Criteria: _____

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

The maintenance shed (west) is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for either of the two potential periods of significance (defined in the district evaluation above): 1947-1968 and 1998-present. Because the second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The maintenance shed (west) is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The maintenance shed (west) is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

(continued on page _____)

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

*B12. References: See references in *Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California*, prepared by ASM October 2018

B13. Remarks: None.

*B14. Evaluator: Sarah Stringer Bowsher, Marilyn Novell, and Shannon Davis

*Date of Evaluation: October 29, 2018

(This space is reserved for official comments)

Sketch Map with north arrow required.



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 _____

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Resource Name or #: Riverwalk Golf Course, restroom (Mission hole 9), facing east

P1. Other Identifier:

P2. Location: ☒ Not for Publication ☐ Unrestricted

a. County: San Diego

b. USGS 7.5' Quad La Jolla and Point Loma Date 1967/1975; 1967/1994 T 16S; R 3W; of unsectioned Pueblo Lands of San Diego; San Bernardino B.M.

c. Address 1150 Fashion Valley Road City San Diego Zip 92108

d. UTM: NAD 83 Zone 11 S 483619 mE / 3625223mN

e. Other Locational Data: 1150 Fashion Valley Road, San Diego, California 92108

P3a. Description: Small rectangular bathroom shacks with single pitched roofs are incrementally placed throughout the courses and are typically camouflaged with ivy

P3b. Resource Attributes: HP4. Ancillary Building

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

P5a. Photograph or Drawing:



P5b. Description of Photo: Example of an ivy camouflaged restroom on the ninth hole of the Mission course, facing east

P6. Date Constructed/Age and Source:

☒ Historic ☐ Prehistoric ☐ Both

P7. Owner and Address:

SD Riverwalk, LLC
4747 Executive Drive, Suite 410
San Diego, California 92121

P8. Recorded by:

Sarah Stringer-Bowsher and Marilyn Novell
ASM Affiliates, Inc.
2034 Corte Del Nogal,
Carlsbad, CA 92011

P9. Date Recorded:

June 12, 2018

P10. Survey Type: Intensive Pedestrian

P11. Report Citation:

Stringer-Bowsher, Sarah, Marilyn Norvell, and Shannon Davis

2018 Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road San Diego, California.

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):

BUILDING, STRUCTURE, AND OBJECT RECORD

Page 2 of 4

*NRHP Status Code 6Z

*Resource Name or # (Assigned by recorder) Riverwalk Golf Course, restroom building

B1. Historic Name: _____

B2. Common Name: _____

B3. Original Use: restroom

B4. Present Use: restroom

*B5. Architectural Style: Undefined (too recent to identify stylistic movement)

*B6. Construction History: (Construction date, alterations, and date of alterations) Circa 1998

*B7. Moved? ☒ No ☐ Yes ☐ Unknown

Date: _____ Original Location: _____

*B8. Related Features: _____

B9a. Architect: unknown

b. Builder: unknown

*B10. Significance: Theme Recreation and Architecture

Area: _____

Period of Significance: 1998-present, 1998

Property
Type: _____

Other: Restroom

Utility Applicable
Criteria:

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

The restroom building is not individually eligible for the NRHP and CRHR under Criterion A/1 and the San Diego Register under Criterion A. It is not a good individual representation of the theme of Recreation for the second of the two potential periods of significance (defined in the district evaluation above): 1998-present. Because that second potential period of significance falls within a period less than 50 years old, ASM applied NRHP Criterion Consideration G and CRHR guidelines that sufficient time has passed for proper scholarly perspective. However, it is not exceptionally significant within San Diego and southern California during that period. Additionally, not enough time has passed to understand its individual historical importance. The restroom building is not known to have any associations with any a significant historical figure and therefore are not recommended individually eligible for the NRHP and CRHR under Criterion B/2 and San Diego Register Criterion B. The restroom is not recommended individually eligible for the NRHP and CRHR under Criterion C/3 and San Diego Register Criteria C and D. It is not a good example of an architectural style or property type, nor does it appear to be the work of a master architect. The construction date of the restroom is unknown, but is believed to be about the same time period as the clubhouse (1998), and as such, NRHP Criterion Consideration G, must be applied to its individual evaluation. The restroom is not an exceptionally architecturally significant building. Although the City may request that a re-evaluation of this building be conducted at a later time, it is not anticipated that it will be considered to be architecturally significant during the course of the Project. Additionally, under CRHR guidelines not enough time has passed to understand the restroom's historical importance, but it is not anticipated that enough time will have passed by the end of the Project either. The restroom building is not recommended individually eligible under NRHP and CRHR Criterion D/4. It does not have the potential to provide information about history or prehistory that is not available through historic research. The restroom building is not recommended individually eligible for the San Diego Register under Criterion E, as none have been previously listed or officially determined eligible by the National Park Service for listing in the NRHP or CRHR. The restroom building is not recommended individually eligible for the San Diego Register under Criterion F, as it is not a finite group of resources related to one another in a clearly distinguishable way and in a geographically definable area which have historical interest.

(continued on page _____)

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

*B12. References: See references in *Historical Resources Technical Report for Riverwalk Golf Course 1150 Fashion Valley Road*

B13. Remarks: None.

*B14. Evaluator: Sarah Stringer Bowsher, Marilyn Novell, and Shannon Davis

*Date of Evaluation: October 29, 2018

(This space is reserved for official comments)

Sketch Map with north arrow required.



APPENDIX E
Preparers' Qualifications

Sarah Stringer-Bowsher, M.A., RPH

Senior Historian

Total Years of Experience: 9

Education:

M.A. 2007/History/ Public History Program/Arizona State University, Tempe
B.A. 2000/History/University of Arizona, Tucson

Registrations

2009 Register of Professional Historians, No. 602, California Council for the
Promotion of History (CCPH)

Professional Profile:

Ms. Stringer-Bowsher has nine years of professional experience as a historian. She earned her M.A. through public history course work in historical research methods, applied history, museology, and historic preservation. Ms. Stringer-Bowsher's thesis was an original case study of Arizona's first female Civil Engineer who worked as a sanitarian at the state laboratory and was also a director of the women's projects of the Works Progress Administration during the Great Depression. Ms. Stringer-Bowsher's thesis, now archived at the Arizona State Library, required research at local, state, and national repositories, including extensive research at the National Archives and Records Administration in College Park, Maryland. Ms. Stringer-Bowsher's professional duties have included land use histories and heritage projects for a water and power company in Arizona, archival research in small and large repositories, and numerous papers and reports written for various private and public clients. Each deliverable required that she create or implement a project design, collect pertinent primary and secondary sources, and analyze and synthesize the information into a client-appropriate product. As the Senior Historian for ASM, Ms. Stringer-Bowsher focuses on developing research-based historic contexts, which is the essential foundation for both architectural history and historical archeology site assessments and evaluations. In addition to creating local, project-specific histories and historic contexts, Ms. Stringer-Bowsher prepares land use histories for a multitude of applications including ESA Phase I site assessment reports and cultural resource site assessments. Ms. Stringer-Bowsher also prepares historic resource evaluations of buildings, structures, and objects in compliance with CEQA, NEPA, Section 106, and local registers.

Selected Project Experience:

Comprehensive Interpretive Plan for Naval Air Station North Island at Naval Base Coronado, San Diego, CA

Senior Historian:

CLIENT: NAVFAC Southwest

Managed an installation-specific Comprehensive Interpretive Plan (CIP). In conjunction with an Integrated Cultural Resources Management Plan (ICRMP), this project is a methodical blueprint for incorporating history into NBC's future, effectively helping the Command improve overall management of the property, its resources, community and future. The plan will assist with ensuring better compliance with Section 106 and 110 of the NHPA. Made recommendations on a comprehensive approach to interpreting the base that included recommendations for a visitors' center and historical liaison to lead tours. Completed historic research in the preparation of historic walking tours for two National Register Districts that included GIS-based mapping and location-based photos for narration stops, and recommended interpretation sign location and stops with themes and subthemes that has now been implemented by the installation. Cost: \$45,998.40

Old Town San Diego State Historic Park Archaeological Research Design and Mitigation and Monitoring Plan, San Diego, CA

Senior Historian

CLIENT: CA State Parks

Updated a historical context study, with statement of significance for the former potentially eligible Caltrans Complex. Included mitigation and monitoring language necessary for CEQA review, historical documentation, photographic documentation and preparation of a final report. The monitoring plan was necessary for implementation of mitigation measures to reduce the environmental impacts associated with the proposed removal of the potentially eligible historical building.

Historical Context, Archaeological Research Design, and Mitigation Monitoring and Discovery Plan for the River Station, Los Angeles State Historical Park, Los Angeles, CA

Senior Historian

CLIENT: California State Parks

Completed research on the Southern Pacific Railroad Station in Los Angeles and synthesized historical data, drawings, photographs, etc. into historical contexts for the Zanja Madre, the establishment of the Southern Pacific Railroad's Los Angeles Division, San Fernando Street Depot: 1875-1882, River Station Depot: 1883-1888, River Station Yard: 1889-1923, and River Station Yard: 1923-1960. Information provided was meant to inform archeological monitoring and potentially be utilized for future interpretation of the park.

Cultural Resources Study for the San Marcos Highlands Project, San Diego County, CA

Senior Historian

CLIENT: Sophia Mitchell & Associates

Completed research on the potential homestead property as well as an earthen dam and reservoir. Prepared a historical evaluation of the dam and reservoir in compliance with CEQA for its potential listing in the CRHR.

Historic Resources Evaluation Report for American Legion Post 282, San Diego County, CA

Senior Historian

CLIENT: Dudek

Completed research for the property that considered other social clubs that served the community, a general historical context, and data on the building. Since the building was constructed in 1947, its potential for historical significance was evaluated in compliance with CEQA and local historic preservation requirements.

Historic Resource Evaluation for Industrial Buildings at 12423 Whittier Blvd., Los Angeles County, CA

Senior Historian

CLIENT: Warmington Residential

Conducted a site visit, photographed the extant buildings and surrounding area, conducted research, and prepared a city-appropriate context on manufacturing from the 1950s-1970s. Since the buildings were constructed in 1953, their potential for historical significance was evaluated in compliance with CEQA and local historic preservation requirements.

Historical Resources Survey Report for the Imperial Beach Library, San Diego County, CA

Senior Historian

CLIENT: Dudek

Conducted research for the property and the building's historical context. Since the building was constructed in 1967, its potential for historical significance was evaluated in compliance with CEQA and local historic preservation requirements.

Historical Resources Letter Report for Building 1200 at Hoover High School, San Diego County, CA
Senior Historian

CLIENT: BRG Consulting

Conducted research for the property with specific attention to architectural data and the building's potential construction with the Works Progress Administration (WPA). Since the building was constructed in 1938, its potential for historical significance was evaluated in compliance with CEQA and local historic preservation requirements.

Historical Resource Reconnaissance Survey in support of Grantville EIR, San Diego County, CA
Senior Historian

CLIENT: BRG Consulting

Identified potential historic resources as a requirement for the preparation of the EIR, in compliance with California Environmental Quality Act (CEQA). As ASM's Senior Historian, conducted research and prepared the historic context statement for the city-wide survey of the Grantville area.

Cultural and Historical Resource Survey and Evaluation Report for the Valley Center-Pauma Unified School District EIR, San Diego County, CA
Senior Historian

CLIENT: KLR Planning

Supported the archeological survey and evaluation by preparing a land use history of the property. Particular attention was paid to research on an early homesteader and the potential existence of an early adobe on the property as well as the use of the property by the California Department of Fire (CDF) and the Civilian Conservation Corps (CCC) in the 1930s.

Historic Resource Evaluation for the Ecke Ranch Administration Building, San Diego County, CA
Senior Historian

CLIENT: KLR Planning

Conducted a preliminary survey for the property owner, Leichtag Foundation, for determining whether or not this building was historically significant and/or eligible for historic designation, in advance of making a decision about the future use and/or development of the property.

Archeological Initial Assessment for the Property at 860 W. E Street, San Diego County, CA
Senior Historian

CLIENT: Sophia Mitchell & Associates

Conducted preliminary research, prepared a brief historical context, and co-authored the report prepared in compliance with the City of San Diego's Initial Evaluating, Testing, and Monitoring requirements.

Cultural and Historical Resources Existing Conditions and Evaluation Report for the Pacific Surfliner Carlsbad Village Double-track Project, San Diego County, CA
Senior Historian

CLIENT: BRG Consulting

Prepared the historic resource evaluation and assessment of indirect effects report. The study made recommendations for any additional work needed for Section 106 compliance. As ASM's Senior Historian, conducted research, and prepared the historic context that considered community development, including the significance of the railroad.

Historical Resources Technical Report for 4307 Third Street, San Diego County, CA
Senior Historian

CLIENT: Dudek

Conducted research and prepared the historical context for Historical Resources Technical Report (HRTR) prepared for the the Hillcrest Receiving Home. Since the building was constructed in 1962, its potential for historical significance was evaluated in compliance with CEQA.

Class III Cultural Resources Survey for the East Columbia Basin Irrigation District East Low Canal Lind Coulee Siphon No.1 to Scooteney Wasteway Project, Adams and Grant counties, WA
Senior Historian

CLIENT: ECBID

Prepared the survey and evaluation in compliance with Section 106 of the NRHP and the Washington State Department of Archaeology and Historic Preservation (DAHP). As ASM's Senior Historian, conducted research, prepared the historic context, and evaluated historic features associated with the project including bridges and waters structures.

Historic American Landscapes Survey, Arden: Helena Modjeska Historic House and Gardens, Orange County, CA
Senior Historian

CLIENT: Orange County Parks

Conducted research and prepared the history of the property for consideration of the national contest for HALS completed for women's historical sites.

Addendum to the Class III Cultural Resources Survey for the East Columbia Basin Irrigation District Proposed Expansion of the East Low Canal, Adams and Grant counties, WA
Senior Historian

CLIENT: ECBID

Prepared the survey and evaluation of 850 ft. of the Lind Coulee in compliance with Section 106 of the NRHP and the Washington State Department of Archaeology and Historic Preservation (DAHP). As ASM's Senior Historian, conducted research, prepared the historic context, and evaluated historic features associated with the project.

Highway 80 website for the Bureau of Land Management, San Diego County, CA
Senior Historian

CLIENT: San Diego Gas and Electric

Prepared the text and graphics for the Highway 80 website based on the research completed and historic context written by Stringer-Bowsher for the National Register of Historic Places Nomination.

Historic American Engineering Report Documentation, Kern County, CA
Senior Historian

CLIENT: Edwards Air Force Base

Collected pertinent documents and historic photos primarily at various offices at the EAFB including civil engineering and the Jet Propulsion Laboratory (JPL). Authored some of Part I, and all of Part III and Part IV.

Cultural Resource Survey for the Metrolink CTO-31 Project, Los Angeles County, CA
Senior Historian

CLIENT: HDR Engineering

Conducted research and prepared brief context on the Southern Pacific Railroad operations in Northridge.

Cultural Resources Study for the Lindley Tank Replacement Project, San Diego County, CA
Senior Historian

CLIENT: Helix Environmental

Completed a site assessment, conducted research, and evaluated the 1951 water tank and system in Escondido for in compliance with Section 106 and CEQA.

Archaeological Survey and Evaluation for the Tierra del Sol LLC Project, San Diego County, CA
Senior Historian

CLIENT: Dudek

Conducted research on two extant buildings including gathering land patent file information from the National Archives and Records Administration in College Park, Maryland. Prepared both a local and site-specific context for the greater Campo area and the land use of the property. Worked with one of ASM's

architectural historians on the evaluation of the two extant homestead buildings, one 1930s and the other circa early 1940s.

Archaeological Evaluation for the Rugged Solar Project, San Diego County, CA

Senior Historian

CLIENT: Dudek

Conducted research on the extant building including gathering land patent file information from the National Archives and Records Administration in College Park, Maryland. Prepared both a local and site-specific context for the greater Campo area and the land use of the property. Worked with one of ASM's architectural historians on the evaluation of the extant homestead building that consisted of two nineteenth century buildings that were interconnected and utilized as one building.

Historic Resources Survey Chula Vista, San Diego County, CA

Senior Historian

CLIENT: City of Chula Vista

Conducted limited research, per the scope, and prepared a city-wide context that focused on the project area. The context considered agricultural development, city incorporation, industrial and military development, and commercial expansion that replaced agriculture as a primary economy. Limited research, per the scope, was also conducted on potentially eligible buildings and their potential association with significant persons in the community.

Cultural Resources Survey for the 2012/2013 Construction Season of the East Columbia Basin Irrigation District Water SMART Grant Project, Adams, Franklin, and Grant counties, WA

Senior Historian

CLIENT: USDI Bureau of Reclamation

Researched and evaluated laterals associated with the NRHP-eligible East Low Canal and the Potholes East Canal of the Columbia Basin Project (CBP). Research included gathering primary documents on file with the BOR and the ECBID, and secondary materials available in universities and other repositories. The historic context prepared considered the regional significance of the CBP and evaluated the laterals for their eligibility to the NRHP based on that context and familiarity with water projects throughout the west.

National Register of Historic Places Nomination for Highway 80 in California, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric Company

Prepared a historic context that considered the national, state, and local significance of Highway 80 that originally stretched from the Pacific to the Atlantic, from San Diego, California to Savannah, Georgia. The historic context considers the national and state road movements, construction methods, and social and political changes that impacted the highway over time from the late nineteenth century of the Good Roads movement to the incoming federal freeway system funded by the 1956 Federal Aid Highway Act.

Archaeological Survey Report for the Stoneridge Preserve, San Diego County, CA

Senior Historian

CLIENT: County of San Diego Department of Parks and Recreation

Conducted research and prepared a local context and land use history of the Preserve. The context considered settlement, mining, transportation corridors, and general development. The land use history specifically considered the changes to the Preserve over time from settlement to the present day.

Archaeological Survey Report for the Potrero-Mason Property, San Diego County, CA

Senior Historian

CLIENT: County of San Diego Department of Parks and Recreation

Conducted research and prepared a local context and land use history of the Preserve. The context considered settlement, mining, transportation corridors, and general development. The land use history specifically considered the changes to the Preserve over time from settlement to the present day.

Archaeological Survey Report for the Hagey and Sycamore South Properties, Additions to the Sycamore Canyon and Goodan Ranch Preserves, San Diego County, CA
Senior Historian

CLIENT: County of San Diego Department of Parks and Recreation

Conducted research and prepared a local context and land use history of the Preserve. The context considered settlement, mining, transportation corridors, and general development. The land use history specifically considered the changes to the Preserve over time from settlement to the present day.

Historic Resources Evaluation Report, San Diego County, CA

Senior Historian

CLIENT: County of San Diego Department of Parks and Recreation

Conducted research on the land owners and land use of the property over time. Research focused on dairy development in the local area and on the property.

Cultural Resource Survey Report for the Recht Property, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric Company

Researched and prepared a land use history of the parcel.

Summary Report for the Historical Resources Evaluation of Oak Ridge Ranch Parcels for the Sunrise Powerlink Phase I ESA, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric Company

Researched and prepared a land use history of the parcels.

Historical Resource Evaluation Report for the Jeff Valley Parcels, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric Company

Researched and prepared a land use history of the parcels.

Historical Resources Evaluation Report for Rancho Lilac, San Diego County, CA

Senior Historian

Conducted all necessary research regarding the development of Rancho Lilac from early settlement of the area, potential mining, the schools and post office to the various occupants and uses of the Rancho Lilac over time.

Historic Resource Evaluation Report for the Pine Valley Bath House, San Diego County, CA

Senior Historian

CLIENT: RBF Consulting

Conducted all research for a 1920s-era bath house originally part of a larger resort complex of historic Highway 80 in Pine Valley.

Historic Resources Evaluation of a Mining Site, Riverside County, CA

Senior Historian

CLIENT: Southern California Edison

Worked collaboratively with ASM's Architectural Historian in evaluating the historical significance of a 1942-era small mine for its eligibility to the NRHP and CRHR. Research conducted focused on creating a context of mining in the region, the identification of the type of mining potentially conducted on the site, and considered potentially significant local persons associated with the site.

Palomar Gateway District Specific Plan Cultural Resources Report, San Diego County, CA

Senior Historian

CLIENT: Atkins

Completed a brief context and land use history of the project area to show changes over time.

Cultural Resource Evaluation Report for Alternative 1C and 6, Sorrento to Miramar Curve Straightening and Double Track Project, San Diego County, CA

Senior Historian

CLIENT: David Evans and Associates

Conducted preliminary research on the Pierre Bovet adobe and prepared a brief site-specific context for the property.

Historic Resource Evaluation Report for the Santa Ysabel Barn, San Diego County, CA

Senior Historian

CLIENT: PMC

Conducted research on a nineteenth century barn at local repositories.

Historic Context of Ranching in Northeastern Nevada for Projects in Long Canyon, Elko County, NV

Senior Historian

CLIENT: Newmont Mining Corporation

Conducted research on and prepared a context for ranching in northeastern Nevada in the nineteenth and twentieth century. Additional research interests for the project included Chinese immigrants and a site-specific context.

Evaluation of SDI-13,077H and Data Recovery at SDI-13,078 for the Rhodes Crossing Project, San Diego County, CA

Senior Historian

CLIENT: RBF Consulting

Conducted research for a local and site-specific contexts. Resources gathered included land patent file records from the National Archives and Records Administration in College Park, Maryland; a chain of title; and other primary and secondary sources, as appropriate.

Inventory and Preliminary Evaluations of Archeological and Historical Resources within Selected PSNERP Project Areas, Whatcom, Skagit, Snohomish counties, WA

Senior Historian

CLIENT: U.S. Fish and Wildlife Service (FWS) Puget Sound

Researched and analyzed agricultural dikes for their potential eligibility to the NRHP and the WA Heritage Register.

Inventory, Evaluation and Analysis of Impacts on Historic Resources on Private Lands Within the Area of Potential Effect of the Campo Verde Solar Project, Imperial County, CA

Senior Historian

CLIENT: KP Environmental

Researched the development of the area and created an area-specific context for the evaluation of resources and potential associations with historical events, trends, and individuals.

Historical Evaluation of the Hamlet Parcel, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric (SDG&E)

Researched and prepared a land use history of the parcel.

First San Diego Aqueduct Evaluation, San Diego County, CA

Senior Historian

CLIENT: San Diego Gas & Electric (SDG&E)

Researched and prepared the context and evaluation for the First San Diego Aqueduct, which supplied the first dependable and consistent water supply to San Diego County and facilitated post-World War II growth.

Camp Pendleton Historic Context Study, San Diego County, CA**Senior Historian****CLIENT: NAVFAC Southwest, MCB Camp Pendleton**

Shaped a master context that will be used as the base pre-installation context from 1769 to 1942. Three historical time periods (Spanish, Mexican, and American) were developed with specific attention to three important themes on the base: transportation (trails, roads, and railroads), settlement (camps, squatters, ranch house, estancia), and land use (fishing, ranching, farming). Archival research answered questions posed by management. This context will aid future compliance projects for Sections 106 and 110 of the NHPA.

Camp Pendleton Survey and Evaluation of El Camino Real, San Diego County, CA**Senior Historian****CLIENT: NAVFAC Southwest, MCB Camp Pendleton**

Created a context for "El Camino Real" showing its evolution and changes through three historical time periods (Spanish, Mexican, and American). Archival research yielded maps, insights through diaries, and other documentary materials.

Phase I Cultural Resource Survey for Furby-North Property for County of San Diego Department of Parks and Recreation, San Diego County, CA**Senior Historian****CLIENT: TAIC**

Prepared a site-appropriate historic context for the property. The historic context provided a snapshot of the general development in the area.

Cultural and Historical Resources Survey and Evaluation Report for the San Luis Rey Indian Water Rights Settlement Agreement, San Diego County, CA**Senior Historian****CLIENT: Atkins**

Wrote the context of water development in the Escondido area and the role the Escondido Canal played in local development. Evaluated two segments of the canal, one of which included the Rincon Penstock, constructed circa 1915.

Cultural Resources Study for the Rodriguez Solar Project, King County, CA**Senior Historian****CLIENT: Iberdrola Renewables**

Prepared a brief historic context of water development in the area.

Cultural Resources Survey and Historic Assessment of the Escondido Canal Undergrounding Project, San Diego County, CA**Senior Historian****CLIENT: Atkins**

Prepared a site-specific historic context and evaluated the Escondido Canal and Rincon Penstock for their eligibility to the CRHR and NRHP.

Cultural Resources Assessment of the Puget Sound Nearshore Ecosystem Restoration Project, WA**Senior Historian and Project Manager****CLIENT: U.S. Fish and Wildlife Service**

Prepared the stand-alone historic context for agricultural levee development in the Puget Sound during the late nineteenth and early twentieth centuries and developed criterion for evaluating such resources to the NRHP.

Cultural Resource Assessment at Marine Corps Logistics Base (MCLB), San Bernardino County, CA

Senior Historian

CLIENT: NAVFAC Southwest

Prepared a site-appropriate historic context for two water features by answering specific questions posed by the base regarding potential eligibility. This context explained the development of the Minneola Canal/Daggett Ditch, which confirmed that the two water features were not associated with that historic water system.

Phase I Cultural Resource Survey for Escondido Creek Properties for County of San Diego Department of Parks and Recreation, Dudek, Escondido, San Diego County, California, 2011. As Senior Historian, prepared a site-appropriate historic context for properties near Harmony Grove. The historic context provided a snapshot of the general development in the area.

Phase I Cultural Resource Survey of an Additional 100 Acres for Pascoe and Helix-Lambron Parcels for County of San Diego Department of Parks and Recreation, San Diego County, CA

Senior Historian

CLIENT: Dudek

Prepared a site-appropriate historic context for properties near Del Dios. The historic context provided a snapshot of the general development in the area.

Phase I Cultural Resource Survey for San Luis Rey River Park for County of San Diego Department of Parks and Recreation, San Diego County, CA

Senior Historian

CLIENT: Dudek

Prepared a site-appropriate historic context for properties near Bonsall. The historic context provided a snapshot of the general development in the area.

Historic Context of China Lake Propulsion Laboratories, San Bernardino County, CA

Author

CLIENT: Epsilon Systems Solutions

Prepared a historic context of China Lake Propulsion Laboratories (CLPL), comprised of two operational areas historically known as China Lake Pilot Plant (CLPP) and Salt Well Pilot Plant (SWPP). These plants first produced propellants and explosives during World War II, and then, during the Cold War, advanced them and began a new focus on propulsion systems and explosives applications.

Class III Intensive Cultural Resources Inventory near Mountain Pass, San Bernardino County, CA

Senior Historian

CLIENT: Ecology and Environment, Inc. (E&E)

Prepared a brief historical narrative on the Desert Antimony Mine.

DET. Corona Historic Resources Survey, Evaluation, and Update, Riverside County, CA

Senior Historian

CLIENT: NAVFAC Southwest, NWS Seal Beach

Prepared three historic contexts for three periods of significance that included a 1920s resort period, a 1940s-1950s Naval hospital period, and a Cold War period, and prepared a land use history to explain the general development of the property and reuse trends. The report focused on the Cold War period because potential historic resources from that time had not been evaluated. The report discussed the national trends for missile development; the Navy's role in research, development, testing, and evaluation (RDT&E); and how the installation contributed to RDT&E during the Cold War period.

Sunrise Survey and Evaluation for Indirect Impacts to the Sunrise Powerlink Project, Imperial and San Diego counties, CA

Project Historian

CLIENT: SDG&E

Prepared a broad historic context for portions of San Diego County that would be potentially impacted by visual effects of the planned power line. Prepared resource-specific contexts for identified historic resources that could be affected by the project. This portion of the power line project stretches from Plaster City in Imperial County to Beeler Canyon in Poway.

Historic Documentation Package Wullenweber Antenna Array (AN/FRD 10) and Building 1, San Diego County, CA

Project Historian and Author

CLIENT: NAVFAC Southwest

, 2008-2010. As Project Historian and author, prepared the historical documentation package for the Navy's antenna array at Naval Radio Receiving Facility (NRRF), Imperial Beach as mitigation for its demolition. Historic documentation package included creating a HAER-based document and broadening an existing historic context for the Cold War era technology with appropriate historic photographs and drawings.

Herrmann Hall Maintenance Plan, Monterey County, CA

Project Historian

CLIENT: NAVFAC Southwest

Prepared a brief historic context for a historically significant building, Herrmann Hall, located on the campus of the Naval Postgraduate School.

Simon Open-Space Preserve Historic Research Project, San Diego, CA

Project Historian

CLIENT: Dudek for County of San Diego Parks and Recreation

Prepared a historic research report based on the client's need to interpret the county preserve. Themes researched included: early ranchos, ranching, farming, mining, and general development of the San Diego Country Estates. Offered recommendations for interpreting the site based on the historic evidence.

Evaluation of a Southern California Edison (SCE) 33kV Transmission Line, San Bernardino County, CA

Project Historian

CLIENT: TEC, Inc.

Prepared an evaluation of the 33kV transmission line for eligibility to the National Register of Historic Places (Section 106) and the California Register of Historical Resources (CEQA).

Cultural Resource Survey, Los Angeles County, CA

Project Historian

CLIENT: Harvey Meyerhoff Group

Prepared a brief context of the United Concrete Pipe Corporation and its use of the industrial site, as requested.

Yuima Historic Road Evaluation, Atkins, San Diego County, California, 2009. As Project Historian and author, prepared an evaluation of a road associated with Stewart Mine within the Pauma/Yuima Indian Reservation for eligibility to the National Register of Historic Places (Section 106) and the California Register of Historic Resources (CEQA).

Twentynine Palms Historic Resources Context, San Bernardino County, CA

Project Historian and Co-Author

CLIENT: MCAGCC Twentynine Palms

Prepared segment of a Historic Resources Context on settlement in the project area and provided oversight on the preparation of the military segment.

Yuma Main Canal and Yuma Valley Railroad HAER, Yuma County, AZ**Project Historian****CLIENT: Principle Engineering Group, Inc.**

Prepared document based on Level II HAER documentation standards for a portion of the Yuma Main Canal and the Yuma Valley Railroad that would be impacted by a proposed bikeway project. Bureau of Reclamation required the mitigation document and provided a final review because both the canal and the railroad had originally been created and owned by the agency.

Historic Resources Survey and Evaluation of Naval Security Group Activity Skaggs Island, Sonoma County, CA**Cultural Resources Field Supervisor and Research Director****CLIENT: NAVFAC Southwest**

Charged with researching the historic context of the installation as well as the buildings, structures, and objects for a survey and evaluation of Cold War-era usage. Co-authored the report and created the historic Cold War-era context for Skaggs Island.

Preserving a Record of the Coachella Canal: Documents Data Recovery for the Concrete-Lined Reach between Siphon 32 and Lake, Riverside County, CA**Project Historian****CLIENT: Coachella Valley Water District and USDI Bureau of Reclamation**

Co-authored HAER-level report for data recovery for the final reaches of the 123-mile Coachella Canal and its unique underground piped irrigation system. Co-author of the HAER-level report details the construction phases of the project, including specifications, description of unique features, construction, building materials, and responsible contractors.

Colorado River Programmatic Agreement, Yuma County, AZ**Project Historian****CLIENT: USDI Bureau of Reclamation**

Researching the histories of various Reclamation-managed projects on the Colorado River in support of establishing a Programmatic Agreement for maintaining historical resources. Preparing historical contexts and gathering research materials.

Documenting the Colorado River Front Work and Levee System (CRFWLS): A Historic Context and Inventory, Yuma County, AZ**Project Historian and Primary Author****CLIENT: USDI Bureau of Reclamation**

Prepared documentation of the protective works system of the Lower Colorado River stretching nearly 253 miles. This protective works program includes levees, channel stabilization, settling basins, inlet and outlet works, maintenance roads, improved backwater areas for fish and wildlife and recreation, drainage and pumping plants, a reservoir and dam, and other smaller features. Gathered pertinent literature and primary sources for a historical context and explanation of the system, and conducted an aerial photographic inventory of the features of the CRFWLS.

O'Neill Ditch Historic Evaluation, Proposed Santa Margarita River Conjunctive Use Project (SMRCUP), San Diego County, CA**Project Historian****CLIENT: NAVFAC Southwest, MCB Camp Pendleton**

Responded to an urgent research request and evaluated the historic integrity of an 1883-era ditch associated with the Santa Margarita Ranch.

San Marcos Elementary School and Mary Young Connor Hall Historic Context and Eligibility, San Diego County, CA
Project Historian

CLIENT: Helix Environmental

Conducted research for the elementary school designed by a master architect and the WPA-constructed Mary Young Connor Hall building as potentially eligible historic resources. Co-authored the report that included creating separate, but associated, historic contexts for the elementary school and the WPA building, and assessed the significance of the WPA building based on the historic context.

San Ysidro Land Point of Entry (LPOE) Historic Context Study, San Diego County, CA
Project Historian

CLIENT: Helix Environmental

Researched 12 buildings near the border surrounding the San Ysidro LPOE and crafted a concise historic context for evaluation of the buildings.

Gheen and Martin Reservoirs Historic Evaluation, Proposed Santa Margarita River Conjunctive Use Project (SMR CUP), San Diego County, CA
Project Historian

CLIENT: NAVFAC Southwest, MCB Camp Pendleton

Responded to a research request on the historicity of Gheen and Martin reservoirs as part of the Fallbrook Public Utility District's water operations. Authored a response pertaining to the Martin Reservoir as a possible WPA-era reservoir built between 1939 and 1943, respectively.

Yokohl Ranch Historic Evaluation, Tulare County, CA
Project Historian

CLIENT: Atkins

Extended previous research efforts and focused on land settlement and mining by gathering historical documentation through Land Patent Files obtained from the National Archives and Records Administration (NARA) in College Park, Maryland, and in local libraries, the historical society, and the Tulare County Assessor and Recorder's Offices. Co-author of the final report.

Palmdale Ditch Historic Context Study, Los Angeles County, CA
Project Historian

CLIENT: P&D Consultants

Conducted research at the Palmdale Water District office and local repositories. Crafted a historical context of the ditch for a letter report.

Green Beach Historic Context Study, San Diego County, CA
Project Historian

CLIENT: NAVFAC Southwest, MCB Camp Pendleton

Created a historic context of the construction of two bridges built during the 1920s, one was a Santa Fe Railway bridge and the other was a bridge built as part of a Highway 101 project. Co-author of the historic evaluation report.

Poway Site Land Use History, San Diego County, CA
Project Historian

CLIENT: NAVFAC Southwest, MCB Camp Pendleton

Researched the land use of a parcel in Poway, California to determine when known foundations may have been constructed on the land. Authored a section of the report detailing findings.

Caretaker's Residence HABS, Yuma County, AZ
Project Historian

CLIENT: USDI Bureau of Reclamation

Visited the site, crafted the historic context, and updated the information made available in the DPR 523. Co-author of the HABS report.

111 Calexico Place Historic Resource Inventory and Evaluation, Imperial County, CA

Project Historian and Co-Author

CLIENT: City of Calexico

Assessed the possible impacts of a new bridge and the expansion of an existing bridge to the Central Main and Dogwood canals.

Johnson Valley Historic Evaluation, San Bernardino County, CA

Project Historian and Author

CLIENT: MCAGCC Twentynine Palms

Researched the history of mining in a large expanse near 29 Palms, specifically in the Johnson Valley area. Gathered information from various sources such as the Register of Mines and Minerals for San Bernardino County and bulletins, reports, and journals produced by the California Journal of Mines and Geology and the California State Mining Bureau/Division of Mines. Created historical context for mining in this segment of the Western Mojave Desert.

Edwards Phase I Cultural Resources Survey of 2,500 Acres and Phase II Evaluation of Selected Archaeological Sites, Kern and Los Angeles counties, CA

Project Historian

CLIENT: JT3

Authored segments of site forms regarding homesteads. Research focused on Land Patent Files obtained from the National Archives and Records Administration (NARA) in College Park, Maryland. Additional supporting research may also be necessary.

Edwards Phase I Cultural Resources Survey of 8,100 Acres, EAFB, Kern and Los Angeles counties, CA

Project Historian

CLIENT: JT3

Authored segments of site forms regarding homesteads. Research focused on Land Patent Files obtained from the National Archives and Records Administration (NARA) in College Park, Maryland.

Sweetwater Union High School District Cultural Resources Inventory and Assessment, San Diego County, CA

Project Historian

CLIENT: National City

Authored the historic context for the developing Sweetwater Union High School District in National City and Chula Vista. Conducted limited research on specific school buildings selected for alterations or demolition.

Land Use Study for the San Mateo Agricultural Fields, San Diego County, CA

Project Historian

CLIENT: NAVFAC Southwest, MCB Camp Pendleton

Researched the land use history of a portion of Camp Pendleton. Research determined when land use changed from cattle ranching to agricultural production and determined the possibility of San Diegan Japanese leasing a portion of Camp Pendleton land for agricultural production. Conducted surveys of literature, current and historic maps, and other primary and secondary materials. Authored the historical context.

Sonny Bono Salton Sea National Wildlife Refuge and Coachella Valley National Wildlife Refuge Historic Overview, Riverside County, CA

Project Historian

CLIENT: San Diego Wildlife Refuge Complex

Conducted research for an introductory history of the Coachella Valley, the Salton Sea, and the two National Refuges. Authored introductory history section.

Historic Context Study for the North County Transit District Eight Bridges Project, San Diego County, CA

Project Historian

CLIENT: BRG Consulting

Researched the historical context of transportation development prior to the United States' entrance into World War II and the early 1940s to explain the interaction of the 8 bridges with war-prompted changes and other pertinent historical changes in the general vicinity. Responsible for the historical context section of the report.

Evaluation of 17 Sites at MCAS Miramar, San Diego County, CA

Project Historian

CLIENT: MCAS Miramar

Researched the settlement of the area in an effort to determine the significance of several structures on the property. Conducted surveys of literature, current and historic maps, land patent files, and other primary and secondary materials. Authored historic context section of the report.

Historic Context Study for the Bridge 207.6 Project, San Diego County, CA

Project Historian

CLIENT: BRG Consulting for North County Transit Department

Researched the historical context of transportation development prior to the United States' entrance into World War II and identified whether or not a bridge in the project area was essential to early military mobilization in the 1940s. Authored the historical context section of the report.

Historic Context Study for the Madison Street Bridge Project, Coachella Canal Evaluation, Clark County, NV

Associate Historian

CLIENT: USDI Bureau of Reclamation

Researched the history of Coachella Valley. The architectural historian evaluated the structure and the Associate Historian provided the historical context and the research materials. Authored Coachella Valley portion of the report.

Historic Evaluation for the Padre Dam, San Diego County, CA

Associate Historian

CLIENT: Padre Dam Municipal Water District

Researched the land use of the area to understand local development by using readily-available historical documents, including maps. Findings in the field indicated the possibility of a historic structure and prompted the research conducted. Provided information on the dates of possible construction for the Senior Archaeologist to determine the site's eligibility. Authored a portion of the report.

Historic Context Study for the Yokohl Ranch Project, Tulare County, CA

Associate Historian

CLIENT: Atkins

Conducted an initial research phase for an introductory survey of 36,000 acres in the greater Yokohl Valley area in Tulare County. Collected appropriate materials to formulate a background history of the settlement patterns of the Yokohl Valley area in connection with the surrounding towns. Authored the historical section of the preliminary report.

Historical Survey for the Mohave Mine Project, Maricopa County, AZ

Associate Historian

CLIENT: Fisher Sand and Gravel

Conducted a brief survey of resources for previous mining operations within an initial survey of 80 acres. Located initial information on the unknown mine in a timely resource search.

Yaqui Pass/Viking Farm Project Assessment, San Diego County, CA**Associate Historian****CLIENT: BRG Consulting for the San Diego County Department of Planning and Land Use**

Participated in the initial assessment of lands near Yaqui Pass by researching the early land use after the preliminary survey in the Anza Borrego State Park indicated possible early 1900s settlement. Researched the general history of the area, found historical information on previous owners, and retrieved land patent file information from the NARA in Washington, D.C. Authored a portion of the historical section of the report based on findings.

Brochures for San Diego Family Housing, San Diego County, CA**Associate Historian****CLIENT: San Diego Military Family Housing, LLC**

Assisted with deliverables in facilitating appropriate use of Naval housing facilities according to the established Programmatic Agreement for private operation and maintenance. Assisted the architectural historian in fashioning informational brochures for the occupants of the housing facilities detailing the history of the facility, responsibilities of SDFH and the occupants, and information outlining the NHPA as it applies to SDFH and the occupants of its facilities.

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Marilyn Novell, M.S.

Architectural Historian

Total Years of Experience: 8

Education:

M.S. 2010/History of Architecture and Urbanism, University of California, Berkeley
B.A. 2008/American Studies, concentration in Cultural Landscapes, University of California, Berkeley

Professional Profile:

Ms. Novell has more than eight years of professional and academic experience in historic preservation, cultural resources documentation, and architectural history and meets the Secretary of the Interior's Professional Qualification Standards for Architectural History and History.

She has worked on historic and cultural resource assessments for projects throughout Los Angeles County and in Berkeley, Palm Springs, Sanger, Bakersfield, Coalinga, and the Klamath River basin in California. She contributed to the City of Los Angeles Historic Resources Survey project (SurveyLA), both in the City Office of Historic Resources and for consultant firms conducting the survey for the City. Ms. Novell has experience in developing historical and cultural resources reports and in evaluating properties under federal, state, and local criteria, including National Register of Historic Places (NRHP), Section 106, California Register of Historical Resources (CRHR), and California Environmental Quality Act (CEQA) compliance.

Ms. Novell's professional background includes management and contributions to projects concentrating on the evaluation of historic properties and districts. She served as project manager for open-end historic preservation services for the City of Long Beach and served as the assistant project manager for the historic context for the Los Angeles Unified School District, which received preservation awards from the California Preservation Foundation and the L.A. Conservancy. Her responsibilities included conducting background research, writing summary reports, contributing to intensive-level surveys of 55 post-war LAUSD campuses, and compiling evaluations and significance statements for California Department of Parks and Recreation (DPR) historic resources forms.

Selected Project Experience:

Ontario International Airport Historic Context Statement and Survey, San Bernardino County, CA Architectural Historian

CLIENT: City of Ontario, California

Prepared a historic context statement for the Ontario International Airport, informed by extensive background research and an intensive-level survey. Developed themes, contexts, registration requirements, and character-defining features for identification of a range of property types, from World War II aircraft hangars to Cold War-era administration buildings. Assisted in conducting interviews for oral histories with individuals associated with the airport and preparation of a short video reviewing the history, findings, and stories gathered for the project.

City of Monrovia Historic Context Statement, Los Angeles County, CA Architectural Historian

CLIENT: City of Monrovia

Prepared a historic context statement for the City of Monrovia, based on reconnaissance-level surveys of the city to identify and define potential historic districts within the City. Work included development of themes and identification of associated property types, character-defining features, and registration requirements for historic districts comprising late 19th-century to early 20th-century residential properties,

commercial districts, ethnic enclaves, and institutional properties. Work included participation in public outreach and meetings with City personnel.

Technical Reports for the Evaluation of Historic Properties, Mojave National Preserve, San Bernardino County, CA

Architectural Historian

CLIENT: Mojave National Preserve

Conducted intensive-level surveys and prepared Determinations of Eligibility for historic properties in Mojave National Preserve. Most of these properties are remote abandoned mining-associated cabins accessed only from ungraded roads in rugged environments that have never been assessed.

Section 106 Evaluations, Los Angeles County, CA

Architectural Historian

CLIENT: City of Los Angeles

On-call historic resources services for the City of Los Angeles, primarily related to historic properties affected by use of community development block grants, including programs to provide housing and shelter for homeless populations.

Loch Crane Survey, San Diego County, CA

Architectural Historian

CLIENT: Helix Caltrans

Participated in preparation of a Historic Resources Survey of the Works of Architect Loch Crane in the City of San Diego. Conducted a reconnaissance-level survey of 34 buildings and prepared DPR forms for the evaluation of each property.

Supplemental Historic Resources Evaluation Report for Roosevelt Senior High School, Los Angeles County, CA

Architectural Historian

CLIENT: Impact Sciences

Reviewed previous evaluations of the Roosevelt Senior High School campus and prepared a Supplemental HRER addressing Criteria A/1 and B/2 for its association with the Chicano Civil Rights Movement in 1968 and Sal Castro, a teacher who was a leader in the movement. Defined a historic district comprising all the extant buildings on campus at the time of student protests that spread through schools in East L.A.

Secretary of the Interior's Standards Review for Los Angeles Unified School District Campuses, Los Angeles County, CA

Architectural Historian

CLIENT: Parsons

Project-level reviews for proposed renovations to six LAUSD campuses in compliance with Americans with Disabilities Act (ADA). The campuses are known historical resources pursuant to the California Environmental Quality Act (CEQA). Renovations were to comply with the *Los Angeles Unified School District Design Guidelines*. Campuses reviewed were Chatsworth High School, Madison Middle School, Marina Del Rey Middle School, Narbonne High School, 10th Street Elementary School, and Dodson Middle School.

HABS Documentation for Anacapa Island Light Station, Channel Islands National Park, Ventura County, CA

Architectural Historian

CLIENT: National Park Service

Surveyed the Anacapa Island Light Station Historic District on East Anacapa Island to record the derrick system that is used to lift goods and personnel from sea level to the bluff where the light station is located. Documentation was prepared in advance of replacement of the derrick system, parts of which are contributors to the existing historic district.

Historic Resources Evaluation Report for the Beckman Instruments Administration Building, Los Angeles County, CA
Architectural Historian

CLIENT: BonTerra Psomas

Reviewed previous evaluations including a National Register nomination and prepared an evaluation report of the building at 4300 North Harbor Boulevard, a Mid-Century Modern building constructed as the headquarters for Beckman Instruments, a large scientific instrument research and manufacturing facility. Character-defining features were identified, and direct and indirect impacts were addressed in advance of development of the adjacent land on the parcel.

Historic Resource Evaluation Report for Woodcrest Park, Orange County, CA
Architectural Historian

CLIENT: Parks and Recreation Department, City of Fullerton

Prepared an evaluation of a city-owned and -operated park in compliance with Section 106 review in advance of renovation of the park.

Impacts Assessment Report for Subdivision of Sepulveda Unitarian Universalist Society Sanctuary ("The Onion") Property, Los Angeles County, CA
Architectural Historian

CLIENT: Jag Narayan

Prepared an impacts assessment report of a proposed project to subdivide the parcel occupied the Sepulveda Unitarian Universalist Society Sanctuary (known as "The Onion") at 9550 N. Haskell, which is a designated City of Los Angeles Historic Cultural Monument (#975). The report, which focused on impacts to the viewshed to and from the HCM, was prepared pursuant to CEQA prior to the City's permitting process for the proposed project.

Mt. San Antonio College Cultural Resources Evaluation Report, Los Angeles County, CA
Architectural Historian

CLIENT: Mt. San Antonio College

Assisted in the preparation of a cultural resources evaluation report as part of a Supplemental EIR for the 2015 Facilities Master Plan Update and Physical Education Projects. The report was prepared to record and assess historic resources within the school's proposed project area, and to assess potential direct and indirect visual impacts to the Mt. SAC Historic District. Work included intensive pedestrian-level survey of potentially significant historic buildings on campus, as well as the Wildlife Sanctuary. The report was prepared to ensure the proposed projects are in compliance with CEQA and Secretary of the Interior's Standards.

Historic Resource Assessment Report for the Rossmore Avenue Apartments, Los Angeles County, CA
Architectural Historian

CLIENT: etco Homes, Inc.

Evaluated three 1948 French Revival-style apartment buildings at 535-553 N. Rossmore Avenue in the Hancock Park neighborhood of Los Angeles to determine their historic significance. The three buildings are located within the original boundaries of the Hancock Park Historic Preservation Overlay Zone (HPOZ), a City of Los Angeles-defined zoning district intended to preserve the historic nature of areas within the City. The evaluation included preparation of California DPR forms.

Historic Resource Evaluation Report for 427 Santa Clara Avenue, Los Angeles. Los Angeles County, CA
Architectural Historian

CLIENT: Huron Drive LLC

Evaluated a 1912 bungalow located in the Venice area of Los Angeles for CEQA compliance of a proposed project. Conducted a site visit and background research. Prepared documentation for determination of historic significance under NRHP, CRHR, City of Los Angeles Historic Cultural Monument and under contexts and themes defined by SurveyLA.

Los Angeles County Landmark Evaluation Report: The Doumakes House, Los Angeles County, CA
Architectural Historian

CLIENT: County of Los Angeles

Prepared a historic evaluation report of a house at 4918 Angeles Vista Boulevard for submission to the County of Los Angeles as part of the County's first application for landmark status. The evaluation considered NRHP, CRHR, and local criteria for significance of a 1928 Spanish Colonial Revival house in the View Park neighborhood of Los Angeles County. Conducted a site visit and background research and prepared the evaluation report, finding the house significant under Criteria A and C.

Historic Resource Evaluation Memo for the Bakersfield High School Water Tower, Kern County, CA
Architectural Historian

CLIENT: Kern High School District

Evaluated a 1933 water tower on the campus of Bakersfield High School in advance of planned relocation of the tower to an off-site location. The tower was evaluated for its eligibility for listing as an individual resource in the CRHR and as a potential contributor to a historic district comprising the campus.

Historic Resources Evaluation Report, Department of Conservation Division of Oil and Gas Office, Fresno County, CA
Architectural Historian

CLIENT: California Department of General Services

Evaluated the regional office of the State Mining Bureau Division of Oil and Gas in the City of Coalinga, in advance of the proposed sales of the property. The 1918 building was evaluated for its eligibility as a historic resource in compliance with CEQA. Conducted a site visit and background research, and prepared documentation summarizing findings.

Cultural Resources Evaluation Report for Point Loma High School Whole Site Modernization, San Diego County, CA
Architectural Historian

CLIENT: San Diego Unified School District

Prepared a historic evaluation report for eleven buildings on the Point Loma High School campus in advanced of modernization projects. Efforts included a site visit, photographic documentation of the buildings, and archival research. The evaluation included preparation of California DPR forms.

Historic Resources Evaluation Report for Foshay Learning Center, Los Angeles County, CA
Architectural Historian

CLIENT: Impact Sciences

Surveyed, researched, documented, and evaluated Foshay Learning Center, a Los Angeles Unified School District Campus located in the South Los Angeles Community Plan Area. Core campus was constructed in the 1920s, one of the rare remaining pre-1933 Long Beach earthquake Los Angeles Unified School District (LAUSD) campuses, with buildings added in the 1960s. The evaluation was required in preparation for a project proposing the demolition of several campus buildings and construction of new buildings and landscaping. A historic district was identified and defined, and contributors were identified and recorded according to the LAUSD Historic Context Statement, 1870 to 1969, and LAUSD design guidelines. The project was evaluated for compliance with CEQA.

HRER for the Verde School Bridge Replacement Project, Imperial County, CA
Architectural Historian

CLIENT: Panorama Environmental, Inc.

In order to comply with Caltrans responsibilities under CEQA, CRHR and the NHPA, ASM completed an HRER in advance of a project proposed by the Imperial County Public Works Department to replace the Verde School Road Bridge. Conducted archival research to identify resources potentially eligible for the NRHP and CRHR. A final report was prepared following Caltrans guidelines as specified in the agency's SER, Volume 2, Cultural Resources.

Historic Resources Evaluation Report for Academy Road Widening Project, Fresno County, CA
Architectural Historian

CLIENT: Petra Resource Management

Surveyed, researched, documented, and evaluated properties adjacent to Academy Avenue, located in Sanger, California, in the County of Fresno, in preparation for a Caltrans road widening project. Services involved completing a cultural resources inventory of the project area. Evaluated in compliance with requirements of Section 106 of the National Historic Preservation Act (NHPA) and Caltrans guidelines as specified in the agency's Standard Environmental Reference (SER), Volume 2, Cultural Resources.

Lanterman Developmental Center, Los Angeles County, CA

Architectural Historian

CLIENT: Petra Resource Management

Surveyed and contributed to preparation of a revised Historic Resources Assessment Report (HRAR), based on a prior report prepared by Heritage Architecture. On-site intensive pedestrian survey included photographic documentation of more than 100 buildings (exteriors and public interior spaces) and taking detailed field notes. Work included preparation of California DPR forms for historic district and individual eligibility.

Historic Resources Evaluation for Pedestrian Safety Improvement Project for Colorado Boulevard and Fair Oaks Intersection, Los Angeles County, CA

Architectural Historian

CLIENT: City of Pasadena

Reviewed historic resources adjacent to a proposed Caltrans project in the Old Pasadena Historic District to improve pedestrian safety at the intersection of Colorado and Fair Oaks by creating curb bulb-outs and relocating street lights. Prepared documentation in the form of a Historic Resources Standards Evaluation Report and presented the project to the City of Pasadena Design Commission to ensure compliance with Secretary of the Interior's Standards and Section 106 for a project involving federal funds.

Cultural Resources Evaluation Reports for the Panattoni Logistics Centers IV and V Project Area, San Bernardino County, CA

Architectural Historian

CLIENT: Kimley-Horn and Associates

Prepared a cultural resources study as part of an addendum to the Renaissance Specific Plan. The study was conducted in advance of development of the parcels and included both historic and archaeological history surveys. The work was done in compliance with CEQA and included evaluation of two buildings for potential eligibility for listing in the CRHR.

Mountain Meadows Golf Course Historic Resources Evaluation, Los Angeles County, CA

Architectural Historian

CLIENT: County of Los Angeles

Conducted research, field survey, and historic evaluation of the Los Angeles County-owned Mountain Meadows Golf Course for CEQA compliance of a project to improve the Club House and Pro Shop. Included on-site intensive pedestrian survey, research, and preparation of an assessment report.

Wilshire Country Club Historic Resources Evaluation, Los Angeles County, CA

Architectural Historian

CLIENT: County of Los Angeles

Conducted research, field survey, and historic evaluation of the Wilshire Country Club located in Hancock Park, in the City of Los Angeles, for CEQA compliance of a project by the County of Los Angeles to improve drainage through the privately owned country club property. Included on-site intensive pedestrian survey, research, and preparation of an assessment report.

Knollwood Country Club and Golf Course, Los Angeles County, CA**Architectural Historian****CLIENT: County of Los Angeles**

Conducted research, field survey, and historic evaluation of the Los Angeles County-owned Knollwood Country Club for CEQA compliance of a project to replace the golf cart barn, which had been destroyed by fire. Included on-site intensive pedestrian survey, research, and preparation of an assessment report.

Historic Structures Report and Design Reviews, Sierra Madre, Los Angeles County, CA**Architectural Historian****CLIENT: Cett Corporation**

Prepared a Historic Structures Report for two nineteenth-century agricultural buildings at the Stonegate residential development. Work consisted of intensive pedestrian survey and on-site photographic documentation of the Carter Barn and the Macomber Cabin, properties that were constructed by pioneer settlers to the San Gabriel Valley. Proposed residential development for each of 21 parcels of the subdivision were reviewed for compliance with Secretary of the Interior's Standards.

Review of Vibration Monitoring Plan for Los Angeles Metro construction at Walt Disney Concert Hall, Los Angeles County, CA**Architectural Historian****CLIENT: AECOM**

Reviewed the Vibration Monitoring Plan for the Regional Connector Transit Corridor Project as a means of avoiding impacts to 12 historic structures, as well as the Walt Disney Concert Hall and REDCAT theater. Although the Walt Disney Concert Hall and REDCAT are not historic buildings, they were treated as such in the Environmental Impact Statement/Environmental Impact Report (EIS/EIR) in acknowledgment of their significance and were included in the review.

177 Colorado Boulevard Fountain Historic Resource Assessment, Los Angeles County, CA**Architectural Historian****CLIENT: Arroyo Colorado LLC**

Prepared a historic resource evaluation of a fountain designed as an integral element of the Pacific Bell Telephone complex at 177 E. Colorado Boulevard constructed 1971-1974. The complex is made up of a corporate office tower, parking structure, and landscaping including two plazas, requiring that the fountain be evaluated in the context of the complex and not as an individual element. The evaluation was conducted in advance of a project to demolish the Howard E. Troller-designed fountain in order to develop the plaza in compliance with CEQA. Conducted background research and site reconnaissance, and prepared an evaluation report and DPR forms.

Palm Springs Spa Hotel Historic Properties Inventory Report, Riverside County, CA**Architectural Historian****CLIENT: Agua Caliente Band of Cahuilla Indians**

Documented and evaluated the Palm Springs Spa Hotel, a mid-century modern spa and hotel complex built on the site of the original Palm Springs hot mineral spring on lands owned by the Agua Caliente Band of Cahuilla Indians. The evaluation included development of a site-specific historic context statement, in-depth research and documentation of the property, and HABS-like photographic recordation.

Los Angeles Unified School District Historic Context Statement and Survey, Los Angeles County, CA**Architectural Historian****CLIENT: LAUSD Office of Environmental Health and Safety**

Served as assistant project manager for the historic context for the Los Angeles Unified School District, which recently received preservation awards from the California Preservation Foundation and the L.A. Conservancy. Responsibilities included conducting background research, writing summary reports, contributing to intensive-level surveys of 56 post-war LAUSD campuses, and compiling evaluations and significance statements for California DPR forms for CEQA compliance.

Highlander Elementary School Historic Resources Evaluation, Los Angeles County, CA**Architectural Historian****CLIENT: LAUSD Office of Environmental Health and Safety**

Conducted an intensive-level survey and prepared a historic resources evaluation for Highlander Elementary School, a postwar LAUSD campus located in the San Fernando Valley, in advance of demolition of the campus.

Historic Designed Gardens of Pasadena Historic Context, Los Angeles County, CA**Architectural Historian****CLIENT: City of Pasadena**

Researched and wrote portions of historic context and contributed to the creation of National Register Multiple Property Documentation for Historic Designed Gardens in Pasadena, 1873-1975. Contexts developed include Gardens of Health and Pleasure: Early Resorts and Estate Gardens in Pasadena, 1873-1929; Bring the Outside Inside and the Inside Outside: Residential Garden Design in Pasadena, 1905-1968; Non-Residential Gardens in Pasadena, 1913-1989; and Municipal Parks and Recreational Facilities in Pasadena, 1902-1975. The historic context statement includes biographies of landscape architects known to have worked in the City of Pasadena during the periods of significance and documentation of both residential and non-residential properties.

SurveyLA, Los Angeles County, CA**Preservation Intern****CLIENT: City of Los Angeles**

Contributed to writing the Historic Context Statement, significance statements, and survey reports for the Los Angeles Historic Resource Survey Project (SurveyLA), a citywide, multi-year initiative partially funded by the J.Paul Getty Trust with guidance from the Getty Conservation Institute, to survey more than 800,000 parcels in the City of Los Angeles. Conducted field surveys of two Community Plan Areas (CPA) within the City of Los Angeles: the West Los Angeles CPA and the South Los Angeles CPA.

Application for Landmark Status for the University Young Women's Christian Association, Alameda County, CA**Architectural Historian****CLIENT: Berkeley Architectural Heritage Association**

Prepared a successful application for presentation to the City of Berkeley Landmarks Preservation Commission for landmark status of the University YWCA building. Designed by master architect Joseph Esherick, the building is a merging of two Bay Area architectural traditions: Arts and Crafts that thrived in the late nineteenth and early twentieth centuries, and Bay Area Modern, a form of Mid-Century Modernism particular to the region.

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Shannon Davis, M.A., RPH

Architectural Historian/Historian

Total Years of Experience: 20

Education:

M.A. 1998/Historic Preservation/George Washington University, Washington, D.C.
B.A. 1993/American History/University of Southern California, Los Angeles (Cum laude with honors)

Registrations

2011 Register of Professional Historians (No. 613)

Professional Profile:

Ms. Davis has 20 years of experience in the field of historic preservation. She has an MA in Historic Preservation/American Studies from George Washington University, where she wrote her master's thesis on the architectural history of drive-in theaters, and a B.A. in American History from the University of Southern California. As an Architectural Historian at ASM, Ms. Davis has documented and evaluated numerous cultural resources for California Environmental Quality Act (CEQA) and National Register of Historic Places (NRHP) compliance including Historic Structures Reports (HSRs), Historic American Building Surveys (HABS), and NRHP evaluations and nominations. Recent projects include a comprehensive city-wide survey of Chula Vista; successfully listing a property in the California Register of Historical Resources (CRHR); preparing NRHP nominations for a historic highway and a historic residential district; developing the historic context of Los Angeles military history for Survey LA; and preparing planning documents for several California Naval bases.

Before joining ASM, Ms. Davis worked for the National Trust for Historic Preservation as their west-coast representative for heritage tourism. Much of Ms. Davis's professional experience is with the cultural resources programs of the National Park Service (NPS). For eight years she worked for the NRHP as an Historian. She also worked as a Historic Preservation Specialist and Project Manager for three other NPS programs: American Battlefield Protection Program, NPS History Program and HABS/HAER/HALS/CRGIS. Ms. Davis has experience with the operational requirements of a historic site, through her position as Assistant Site Manager of the 1812 Federal home of Supreme Court Justice Gabriel Duvall. Additionally, Ms. Davis served for several years as Chair of a local preservation advocacy group, the Arlington Heritage Alliance, and was one of the founders of the national non-profit Recent Past Preservation Network.

Selected Project Experience:

Ontario International Airport Historic Context Statement and Survey, San Bernardino County, CA **Project Manager/Architectural Historian**

CLIENT: City of Ontario, California

Conducted an intensive-level survey and completed documentation for numerous buildings and structures within the Ontario International Airport. Prepared a historic context statement for the Ontario International Airport, informed by extensive background research and an intensive-level survey. Developed themes, contexts, registration requirements, and character-defining features for identification of a range of property types, from World War II aircraft hangars to Cold War-era administration buildings. Conducted interviews for oral histories with individuals associated with the airport and preparation of a short video reviewing the history, findings, and stories gathered for the project. Oversaw the production of a 10-minute video documentary.

City of Monrovia Historic Context Statement, Los Angeles County, CA**Architectural Historian****CLIENT: City of Monrovia**

Prepared a historic context statement for the City of Monrovia, based on reconnaissance-level surveys of the city to identify and define potential historic districts within the City. Work included development of themes and identification of associated property types, character-defining features, and registration requirements for historic districts comprising late 19th-century to early 20th-century residential properties, commercial districts, ethnic enclaves, and institutional properties. Organized public outreach and meetings with City personnel.

University of Nevada, Reno, Historic Neighborhoods Historic Context Statement, Washoe County, NV**Architectural Historian****CLIENT: City of Reno**

As part of a Certified Local Government (CLG) grant, the City of Reno retained ASM Affiliates, Inc., to prepare a historic context statement for the neighborhoods surrounding the University of Nevada, Reno (UNR). City of Reno staff and the City of Reno Historical Resources Commission were interested in obtaining knowledge of the historical context of the area surrounding UNR, particularly with respect to growth patterns of the surrounding neighborhoods, how that pattern impacted the current neighborhood structure, and how UNR's historic and continued growth has influenced the development of the surrounding neighborhoods. ASM conducted a reconnaissance survey of 1,759 parcels and identified four historic districts that could potentially be eligible to the NRHP. Responsible for all project management tasks, including coordination between City of Reno and Nevada SHPO, and preparing the historic context statement.

Los Angeles County Landmark Evaluation Report: The Doumakes House, 4918 Angeles Vista Boulevard, View Park, California**Project Manager and Senior Architectural Historian****CLIENT: Los Angeles County Department of Regional Planning**

Prepared landmark evaluation report for Doumakes House as the first Los Angeles County Register of Landmarks under the new County Historic Preservation Ordinance. Prepared under our on-call contact as the Planning Department's historic preservation consultants. The Doumakes House is single family residence built in 1928, eligible because of its association with the Doumakes family and as a good example of a typical Spanish Colonial Revival single family residence.

HRER for 880 Stone Canyon, Los Angeles County, CA**Project Manager****CLIENT: City of Los Angeles Office Historic Preservation**

Surveyed, documented, and evaluated 1936 single-family residence built in the Hollywood Regency style by architect Douglas Honnold for screenwriter Stanley Rauh. Evaluated within the City of Los Angeles's Survey LA historic context statements for Residential Development and Suburbanization, 1850-1980 and Architecture and Engineering, 1850-1980, with the theme/subtheme of the Hollywood Regency, 1850-1980. Conducted in compliance with CEQA by request of the City of Los Angeles's Office of Historic Resources.

Historic Resources Evaluation Report for the Beckman Instruments Administration Building, Fullerton, Orange County, CA, 2016**Project Manager and Senior Architectural Historian****CLIENT: BonTerra Psomas**

Prepared evaluation and impact assessments report for development project with the potential to impact the Beckman Instruments Administration Building, a Mid-Century Modern building constructed as the headquarters for, a large scientific instrument research and manufacturing facility. Reviewed the pending National Register nomination, conducted site visit, and assessed direct and indirect impacts. Conducted in compliance with CEQA for the City of Fullerton as the Lead Agency.

Impacts Assessment Report for Subdivision of Sepulveda Unitarian Universalist Society Sanctuary ("The Onion") Property, North Hills, Los Angeles County, 2016

Project Manager and Senior Architectural Historian

CLIENT: Jag Narayan

Prepared impacts assessment report for parcel subdivision of Sepulveda Unitarian Universalist Society Sanctuary (known as "The Onion") at 9550 N. Haskell, designated City of Los Angeles Historic Cultural Monument (#975). The report, which focused on viewshed impacts to and from the HCM, was prepared pursuant to CEQA at request of LA Office of Historic Resources.

Mt. San Antonio College Cultural Resources Evaluation Report, Walnut, Los Angeles County, CA, 2016

Project Manager and Senior Architectural Historian

CLIENT: Mt. San Antonio College

Prepared cultural resources evaluation report for Supplemental EIR for the 2015 Facilities Master Plan Update and Physical Education Projects. The report evaluated more than 20 historic resources within the school's proposed project area, and to assess potential direct and indirect visual impacts to the Mt. SAC Historic District. Work included intensive pedestrian-level survey of potentially significant historic buildings on campus, as well as the Wildlife Sanctuary, and archival research. Report prepared in compliance with CEQA.

Historic Resource Assessment Report for the Rossmore Avenue Apartments, Los Angeles, Los Angeles County, CA, 2016

Project Manager and Senior Architectural Historian

CLIENT: etco Homes, Inc.

Evaluated three 1948 French Revival-style apartment buildings at 535-553 N. Rossmore Avenue in the Hancock Park neighborhood of Los Angeles to determine their historic significance. The three buildings are located within the original boundaries of the Hancock Park Historic Preservation Overlay Zone (HPOZ), a City of Los Angeles-defined zoning district intended to preserve the historic nature of areas within the City. The evaluation included preparation of California DPR forms.

Historic Resource Evaluation Report for 427 Santa Clara Avenue, Los Angeles. Los Angeles County, CA, 2016

Project Manager and Senior Architectural Historian

CLIENT: Huron Drive LLC

Evaluated a 1912 bungalow located in the Venice area of Los Angeles for CEQA compliance of a proposed project. Conducted a site visit and background research. Prepared documentation for determination of historic significance under NRHP, CRHR, City of Los Angeles Historic Cultural Monument and under contexts and themes defined by SurveyLA. Work was done in compliance with CEQA at request of LA Office of Historic Resources.

HRER for James A. Foshay Learning Center, Los Angeles County, CA

Senior Architectural Historian

CLIENT: Impact Sciences and Los Angeles Unified School District

Completed an HRER for possible eligibility for the CRHR under eligibility criteria established by the LAUSD Historic Context Statement based on closely followed parallel criteria established for NRHP and CRHR significance. Conducted archival research for property information, including the architect, chain of title and history of the property as well as a records search at the local information center (IC). An intensive field survey was then undertaken including photographic documentation of the interior and exterior of the building to document the resources and its setting.

Historic Resource Evaluation Report for 420 Drake Circle, Sacramento, Sacramento County, CA

Project Manager

CLIENT: Kimley-Horn & Associates, Inc.

Completed a Historic Resource Evaluation Report (HRER) for a commercial building in Sacramento prior to proposed renovations. The purpose was to evaluate whether or not the proposed project would affect

any identified historic properties within the APE and was completed per Section 106 of the NHPA. Evaluated the historical and architectural significance of the building for eligibility to the NRHP and the CRHR as well as a contributor to a potential early 20th century residential historic district.

Evaluation of Bakersfield High School Water Tower, Bakersfield, Kern County, California

Architectural Historian

CLIENT: Lozano Smith, Attorneys at Law

Project Manager for an intensive-level survey to document the water tower, and a reconnaissance-level survey of the high school to assess the 1933 water tower. Prepared a Historical Resources Evaluation and California Department of Parks and Recreation (DPR) 523 A and B forms to evaluate the structure's eligibility for listing in the CRHR. Recommended that Water Tower as individually eligible for CRHR under Criterion 1 as a visual landmark representing the history and development of Bakersfield High School

Lanterman Developmental Center, Pomona, Los Angeles County, CA, 2016

Project Manager and Senior Architectural Historian

CLIENT: Petra Resource Management

Prepared Historic Resources Assessment Report (HRAR) for Lanterman Developmental Center—a state mental developmental center—to clarify NRHP and CRHR eligibility, develop historic context statement, period of significance, and contributing resources. On-site intensive pedestrian survey included photographic documentation of more than 100 buildings (exteriors and public interior spaces). Work included preparation of California DPR forms for historic district and individual eligibility. Prepared under PRC 5024 compliance for transfer of state property, for CA Dept. of General Services, with SHPO concurrence.

Historic Resources Evaluation Report for Academy Road Widening Project, Sanger, Fresno County, CA, 2016

Senior Architectural Historian

CLIENT: Petra Resource Management

Conducted a historic study to address road widening and reconstruction of Academy Avenue in Sanger. Performed intensive field survey and archival research to develop sufficient historic overview and site-specific histories. Made recommendations of eligibility for listing in the NRHP and CRHR for potentially historic buildings in the APE. Evaluated in compliance with requirements of Section 106 of the National Historic Preservation Act (NHPA), CEQA, and Caltrans guidelines as specified in the agency's Standard Environmental Reference (SER), Volume 2, Cultural Resources.

Maintenance Manual for Milpitas Ranch House/Hacienda, Fort Hunter Liggett, Jolon, Monterey County, CA, 2014

Project Manager and Senior Architectural Historian

CLIENT: Gulf South Research Corp.

Updated maintenance manual for 1930 ranch house designed by noted architect Julia Morgan for newspaper tycoon William Randolph Hearst, concurrent with her design of nearby Hearst's Castle. Conducted site inspection with US Army Corps of Engineers Historic Architect. Prepared manual targeted at maintenance staff audience, included background history of the property, assessment of current conditions, and specific guidance on what needs attention, how to preserve the building, where to acquire replacement materials, and recommended future restoration projects. Manual included quick reference guide to maintenance do's and don'ts, annual checklist, and list of character-defining features with links to online Flickr photo gallery of all such features and inappropriate alterations. Plan developed in accordance with the *Secretary of the Interior's Standards for the Treatment of Historic Properties* in support of Section 106 and 110 of the National Historic Preservation Act (NHPA) for Army's Fort Hunter Liggett cultural resources staff, stewards of this NRHP listed-resource.

Inventory and NRHP Evaluation of 17 Potential Historic Resources, Fort Hunter Liggett, Jolon, Monterey County, CA, 2014

Project Manager and Senior Architectural Historian

CLIENT: Gulf South Research Corp.

Surveyed, documented, and evaluated a 17 built environment of early Fort Hunter Liggett. Resources included training facilities and cantonment and infrastructure features built between 1941 and 1951. Researched and developed appropriate historic context. Evaluated within the contexts of Military History (1942-1945) and WWII Army property types. Conducted in compliance with Section 106 and 110/NHPA.

Peer Review of CRHR and NRHP Evaluation of Caltrans District 11 Headquarters, Old Town San Diego, San Diego County, CA, 2014

Senior Architectural Historian

CLIENT: California Department of State Parks

Reviewed prior evaluation for Caltrans district office complex (1947-1967) and concurred with determination of eligibility (as concurred on by SHPO) as a good example of a "Modernist" office building in the local San Diego area, and the best-designed Caltrans district office complex of that period. Preparing peer review letter, assessment of impacts, and proposing mitigation measures for proposed redevelopment of the property.

Bayshore Bikeway Project HPSR, ASR and FNAE, San Diego County, CA

Senior Architectural Historian

CLIENT: San Diego Association of Governments

In accordance with Caltrans Section 106 PA and CEQA, prepared HPSR and FNAE for bikeway project with the potential to impact the Western Salt Company Salt Works (WSCSW) Historic District. ASM recommended a FNAE without Standard Conditions as none of the character defining features of historic district would be adversely affected as a result of the proposed project activities. Reports prepared following updated Caltrans SER, Volume 2, Cultural Resources.

Historic Resources Report for Two Buildings at Hoover High School, San Diego, San Diego County, CA, 2014

Project Manager and Senior Architectural Historian

CLIENT: BRG Consulting for San Diego Unified School District

Surveyed, documented, and evaluated two mid-20th century buildings at Hoover High School: a Spanish Colonial Revival 1938-1942 classroom building and 1942-1970s Art Deco/Modern auditorium, built by master architects Kistner and Curtis. Evaluated within the local contexts of education, economics, social history, and architecture. Conducted in compliance with CEQA.

HRER for Vista/Highgrove Substation, Grand Terrace, San Bernardino County, CA, 2014

Senior Architectural Historian

CLIENT: Southern California Edison

Surveyed, documented, and evaluated a mid-20th century vernacular electrical substation complex constructed in 1945. Researched local historic context. Evaluated within the contexts of mid-twentieth century development of Grand Terrace or San Bernardino County and architecture. Conducted in compliance with CEQA.

Verizon St. Clair Wireless Telecommunications Tower FCC 620 Form, Los Angeles, Los Angeles County, California, 2014

Project Manager and Senior Architectural Historian

CLIENT: Aarcher, Inc.

Surveyed urban project APE to assess direct and indirect impacts from construction of new wireless telecommunications tower. Completed FCC Form 620 in compliance with Section 106 and the *Nationwide Programmatic Agreement for Review of Effects on Historic Properties for Certain Undertakings Approved by the Federal Communications Commission (FCC), September 2004*. Prepared public notice, consulted with local government, tribes, and interested parties. Submitted 620 form electronically through FCC's website, and facilitated consultation on project with CA SHPO.

Verizon Wireless Telecommunications Tower Smart Forms, Los Angeles County, California, 2014
Project Manager and Senior Architectural Historian
CLIENT: Aarcher, Inc.

Conducted records searches and initial assessment of age of resources that could require assessment of impacts for three Verizon wireless telecommunciatons tower sites. Conducted in compliance with Section 106 and the *Nationwide Programmatic Agreement for Review of Effects on Historic Properties for Certain Undertakings Approved by the Federal Communications Commission (FCC)*, September 2004.

HABS Documentation and Interpretive Signage, Marron-Hayes Adobes Historic District, Carlsbad, San Diego County, CA, 2014

Project Manager and Senior Architectural Historian
CLIENT: Corky McMillin Companies

Conducted official HABS Level II documentation for the Marron-Hayes Adobes Historic District, and coordinated submission with the HABS National Park Service headquarters office. Prepared outline history, large format photography, and sketch drawings. Developed content for interpretive signage including narrative text and historic photographs. Conducted in compliance with CEQA and Section 106 of the NHPA.

LARICS Communications Tower FCC 620 Form Compliance, Los Angeles County, California, 2014
Project Manager and Senior Architectural Historian

CLIENT: UltraSystems Environmental

Surveyed 863 NRHP eligible historic resources to assess direct and indirect impacts from construction of new Los Angeles Regional Interoperable Communications System Authority (LARICS) communication towers at more than 150 locations in Los Angeles County over a period of 6 months. Completed portions of FCC Form 620 for each project and resource in compliance with the Section 106 and the *Nationwide Programmatic Agreement for Review of Effects on Historic Properties for Certain Undertakings Approved by the Federal Communications Commission (FCC)*, September 2004.

HRER for Grove Street Bible Church, Pomona, Los Angeles County, CA
Project Manager and Senior Architectural Historian, 2014

CLIENT: Warmington Residential

Surveyed, documented, and evaluated a Mid-Century Modern church constructed in 1961. Researched and developed local historic context. Evaluated within the contexts of mid-twentieth century development of Pomona and architecture. Conducted in compliance with CEQA.

Historic Resources Evaluation Report (HRER) for Imperial Beach Library, San Diego County, CA
Project Manager and Senior Architectural Historian

CLIENT: Dudek

Surveyed, documented, and evaluated a Mid-Century Modern library constructed in 1967. Evaluated the building within the contexts of community development, government services, and Modern architecture. Report to be prepared in accordance with CEQA.

Integrated Cultural Resource Management Plan (ICRMP) for Marine Corps Base Camp Pendleton, San Diego County, CA

Senior Architectural Historian
CLIENT: NAVFAC Southwest

Compiled ICRMP in collaboration with installation staff. Worked with Marine Corp to establish cultural resource and preservation goals and objectives. Synthesized previous studies to develop an update to the installation's comprehensive planning document.

Peer Review of Chula Vista Sears Evaluation, San Diego County, CA
Project Manager and Senior Architectural Historian

CLIENT: City of Chula Vista

Reviewed evaluation and recommendation of ineligibility for 1966 commercial building that ASM had previously recommended eligible. Provided additional support for our original recommendation and testimony to the Chula Vista Historic Preservation Commission and City Council.

Impacts Assessment for Construction of Lemon St. Parking Garage, Orange County, CA
Project Manager and Senior Architectural Historian
CLIENT: HDR Engineering, Inc.

Assessed and evaluated direct and indirect impacts on the construction of a parking garage on the Old Towne Orange and Plaza historic districts for three project alternatives in support of an Mitigated Negative Declaration. Participated in SHPO consultation process. Conducted in compliance with Section 106 of the NHPA, NEPA, CEQA, and Federal Highway Administration's (FHWA) Section 4(f) regulations.

Historic Resources Evaluation for Ecke Ranch Office Building, San Diego County, CA
Project Manager and Senior Architectural Historian
CLIENT: Leichtag Foundation

Surveyed, documented, and evaluated former office building of the Ecke Ranch, Evaluated the building as a contributor to potential Ecke Ranch Historic District for its associations with development of Encinitas, the agricultural industry, and its association with significant individuals Paul Ecke, Sr. and Paul Ecke, Jr.

Cultural and Historical Resources Existing Conditions and Evaluation Report for the Pacific Surfliner Carlsbad Village Double-Track Project, San Diego County, CA
Senior Architectural Historian
CLIENT: BRG Consulting, Inc.

Conducted an intensive field survey and evaluation of more than 60 potential historic resources, including residential, commercial, and transportation property types. Considered direct and indirect impacts from railroad improvements on eligible historic resources and recommended mitigation for adverse impacts. Conducted in compliance with Section 106 of the NHPA and NEPA.

Historic Resources Technical Report (HRTR) for Hillside Receiving Home, San Diego County, CA
Project Manager and Senior Architectural Historian
CLIENT: Dudek

Surveyed, documented, and evaluated a government residential facility for children, consisting of two Mid-Century Modern buildings constructed in 1955 and 1963. Evaluated within the contexts of San Diego County Public Welfare services and Modern architecture. Report prepared in accordance with CEQA.

Impacts Assessment for Renovation of AMK Ranch Historic District, Teton County, WY
Project Manager and Senior Architectural Historian
CLIENT: University of Wyoming and Walsh Environmental

Assessed and evaluated direct and indirect impacts on the historic AMK Ranch Historic District for three project alternatives for their renovation and expansion, in support of an Environmental Assessment (EA). Conducted on-site survey with National Park Service's Cultural Resources Specialist to identify potential areas of impact. Coordinating consultation with the Wyoming State Historic Preservation Office (SHPO).

Historic American Landscape Survey (HALS) Documentation for Arden, Helena Modjeska Historic House and Gardens, Orange County, CA
Project Manager and Senior Architectural Historian
CLIENT: Orange County Parks and Recreation

Documented 14.4-acre gardens and residential complex of Madame Helena Modjeska, famous late 19th-century Shakespearean actresses. Arden was Modjeska's primary residence from 1888 until 1905. Field survey included detailed field notes and digital photography. Prepared HALS Short Form. Landscape features include gardens with exotic and native plant species, cobble flowerbed garden borders, a well, fountains, pool/plunge, rock monument, meadow of grasses and native wildflowers, Santiago Creek and its associated wetland, and surrounding oak woodlands.

Henderson Historic Preservation Plan, Clark County, NV
Project Manager and Senior Architectural Historian
CLIENT: City of Henderson

Conducted community outreach and codified the steps needed to develop a Historic Preservation Plan for the City of Henderson. Worked with City staff, public officials, and members of the public to discuss the

city's historic and cultural resources and foster community engagement/interest in the historic preservation process. Conducted a citywide reconnaissance survey of all buildings constructed prior to 1970. Made recommendations for the next steps in the Historic Preservation Plan process, and then through a subsequent contract developed the Historic Preservation Plan for the City, which was adopted by the City Council. Identified prioritized areas in the city for future intensive survey to identify historic resources.

Maintenance Plan for Naval Postgraduate Engineering Historic District, Monterey County, CA

Project Manager

CLIENT: NAVFAC Southwest

Facilitated and oversaw the condition assessment of five mid-century educational buildings and make prioritized recommendations for their on-going maintenance, in accordance with the *Secretary of the Interior's Standards for the Treatment of Historic Properties*. Developed in partnership with historic architects and structural engineers. Prepared in support of Section 106 and 110 of the National Historic Preservation Act (NHPA).

HRER for St. Martha's Episcopal Church, Dove Residence, and Day School, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: Warmington Residential

Surveyed, documented, and evaluated a Mid-Century Modern church complex, school, and Ranch house constructed between 1954 and 1965. Researched and developed local historic context. Evaluated within the contexts of mid-twentieth century development of West Covina and architecture. Conducted in compliance with CEQA.

Eligibility Consultation, Orange County, CA

Project Manager and Senior Architectural Historian

CLIENT: Sempra Utilities

Provided guidance to TRC and SDG&E on their consultation with the California State Historic Preservation Office (SHPO) regarding the eligibility of the Capistrano Utility Building. Helped draft a consultation letter to the SHPO, and recommended that the draft National Register of Historic Places (NRHP) nomination did not support an argument of eligibility.

ICRMP for Marine Corps Mountain Warfare Training Center, Mono County, CA

Project Manager and Senior Architectural Historian

CLIENT: NAVFAC Southwest

Compiled ICRMP in collaboration with installation staff. Worked with Marine Corp to establish cultural resource and preservation goals and objectives. Synthesized previous studies to develop one comprehensive planning document for installation that had not heretofore had any preservation management plan.

HRER, Historical Resources Compliance Report (HRCR), and Treatment Plan for the Rancho Lilac Historic District, San Diego County, CA

Senior Architectural Historian

CLIENT: Caltrans

Evaluated the eligibility of 27 built environment resources for the NRHP and as California Historic Landmarks prior to transfer of ownership. Recommended an eligible historic district with three periods of significance: the pioneer homesteading period (1880s-1900), early community and ranching period (1900-1945), and Irving Salomon's association with the property (1945 to 1966). Also prepared Treatment Plan recommending protective easements and covenants to ensure preservation of the district after transfer of ownership. Recommended *Rehabilitation* as the appropriate treatment standard and adherence to the Secretary of the Interior's (SOI) *Standards for the Treatment of Historic Properties*. Project conducted to comply with Public Resources Code (PRC) 5024.

Visual Impacts Assessment on the Marron-Hayes Adobes Historic District for the Quarry Creek Master Plan Environmental Impact Report, San Diego County, CA

Senior Architectural Historian

CLIENT: Corky McMillin Companies

Conducted a visual impacts assessment of the impacts of a housing development project on the Marron-Hayes Adobes Historic District, eligible for the NRHP. Recommended mitigation measures to address adverse indirect visual impact. Attended and testified at series of local planning commission and city council meetings. Conducted in compliance with CEQA and Section 106/NHPA.

Palomar Gateway District Specific Plan Cultural Resources Report, San Diego County, CA

Senior Architectural Historian

CLIENT: Atkins

Conducted constraints level analysis of Palomar Gateway project area in support of an EIR for a proposed Specific Plan. Identified 12 potential historic resources and provided constraint-level analysis of potential impacts on resources that were likely to be historically significant.

HRER for Garfield Reservoir, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: Helix Environmental Planning, Inc.

Surveyed, documented, and evaluated public water storage reservoir constructed in 1924. Evaluated within the contexts of community planning and development and architecture. Conducted in compliance with CEQA and NHPA.

Cultural Resources Survey for the Metrolink CTO-31 Project, Los Angeles County, CA

Senior Architectural Historian

CLIENT: HDR Engineering

Conducted windshield survey to identify potential historic resources within the project area, to provide baseline data for preliminary assessment of adverse impacts in compliance with NHPA and NEPA.

Historic American Engineering Record (HAER) Documentation for Jet Propulsion Lab (JPL) Facility, Kern County, CA

Project Manager and Senior Architectural Historian

CLIENT: Edwards Air Force Base

Documented mid-twentieth century aeronautics testing facility through field documentation, review of architectural plans, and archival research. Facilitated recommendations for documentation with west-coast NPS regional staff. Provided HAER Level II and Level III documentation for 40 buildings and structures, including archival photographic documentation, outline and short-form historical reports, and hand-drawn sketch plans or reproduction of architectural plans and drawings.

Citywide Historic Resources Survey, San Diego County, CA

Senior Architectural Historian

CLIENT: City of Chula Vista

Conducted a reconnaissance survey of more than 12,000 parcels and intensive survey of more the 350 parcels, based on a historic context developed as part of the project for the City of Chula Vista. Solicited public input on and presented findings of the survey in a series of public meetings. Made recommendations of local, state, and national eligibility. In addition to a final survey report, prepared a comprehensive survey database as well as web-based interactive photograph and maps.

NRHP Nomination and Historic American Building Survey (HABS) Documentation for Berylwood Historic District, Ventura County, CA

Project Manager and Senior Architectural Historian

CLIENT: San Diego Military Family Housing

Documented, researched, and reevaluated the 10-acre Berylwood Historic District to prepare an amended NHRP nomination and new HABS documentation of the district that included the 1912 Myron Hunt designed mansion built for prominent local developer and U.S. Senator, Thomas Bard, a second home built 1910-

1925 for son and local businessman Richard Bard, as well as supporting structures and the cultural landscape associated with the estate. Developed and presented keynote address for centennial celebration of the construction of the house.

NRHP Nomination for U.S. Highway 80 in California, San Diego and Imperial counties, CA

Senior Architectural Historian

CLIENT: San Diego Gas & Electric

Evaluated the 186 –mile California segment of U.S. Highway 80, one of the earliest all-weather coast-to-coast highways in the United States. Developed NRHP nomination and supporting materials. Recommended an eligible historic district with contributing constructed during the period of significance (1926-1964) that include 42 bridges and culverts and 186 miles of the road from San Diego to Yuma (both current and abandoned segments of the road).

HABS, HRCR, and FAE for Sorrento Valley Industrial Park, San Diego County, CA

Senior Architectural Historian

CLIENT: Caltrans

Prepared Caltrans specific compliance for the proposed demolition of the Sorrento Valley Industrial Park Historic District. Summarized identification efforts and resources eligible for the NRHP, identified the effect of the project upon those resources, and prepared mitigation plan in compliance with CEQA and Public Resources Code (PRC) §5024. Prepared HABS Level II documentation (Caltrans Heritage documentation equivalent) as well as Finding of Adverse Effect (FAE) per Caltrans format.

Military Context for Survey Los Angeles, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: City of Los Angeles Office of Historic Preservation

Prepared pro-bono historic context statement for military history of Los Angeles in support of ongoing citywide-survey, Survey LA.

Evaluation of Banning Mine, Riverside County, CA

Senior Architectural Historian

CLIENT: Southern California Edison Company

Researched, documented, and evaluated a 1940s mine. Evaluated within the contexts of community planning and development, industry, or engineering. Conducted in compliance with CEQA.

HRTR for Padre Trail Inn, San Diego County, CA

Project Manager and Senior Architectural Historian

CLIENT: HELIX Environmental

Surveyed, documented, and evaluated a 1965 motel. Evaluated within the contexts of the tourism industry in San Diego and architecture. Report prepared in accordance with CEQA.

HRER for Fenton Dairy Houses and Office, San Diego County, CA

Project Manager and Senior Architectural Historian

CLIENT: Dudek

Surveyed, documented, and evaluated four workers' houses and one office constructed between 1940 and 1945. Evaluated within the contexts of settlement and agriculture/ranching. Conducted in compliance with CEQA.

Historic Resource Analysis for Five Buildings at Mount San Antonio College, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: Mount San Antonio College

Surveyed, documented, and evaluated five recreational college buildings constructed between 1958 and 1972. Evaluated as contributors to a potential historic district within the contexts of education and architecture. Conducted in compliance with CEQA.

HRER for 8048-8050-8052 Comstock Avenue in Whittier, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: City of Whittier

Surveyed, documented, and evaluated two residential buildings constructed between 1927 and 1929. Evaluated within the contexts of Community Planning and Development, Whittier Thrives in the Early Twentieth Century, Whittier in the 1920s, Oil Industry in Whittier, and architecture. Conducted in compliance with CEQA.

ICRMP for Detachment Fallbrook, San Diego County, CA

Project Manager and Senior Architectural Historian

CLIENT: NAVFAC Southwest

Compiled ICRMP in collaboration with installation staff. Advised client on recommended content, synthesized sections, and prepared three iterations of the plan, incorporating comments from client.

Impacts Assessment for the SDG&E East County Substation Project, San Diego County, CA

Senior Architectural Historian

CLIENT: Sunrise Powerlink

Analyzed potential for adverse effects from proposed SDG&E East County Substation Project. Provided recommendations for NRHP and CRHR eligibility for an approximate 14-mile (mi.) segment of Old Highway 80 within the APE, determined in consultation with BLM. Conducted in compliance with NHPA and CEQA.

Highway 80 Interpretive Signage Recommendations for the SDG&E East County Substation Project, San Diego County, CA

Senior Architectural Historian

CLIENT: Sunrise Powerlink

Surveyed historic Highway 80 to make recommendations for placement of interpretive signs. Recommendations for signs were made based on integrity of Highway 80 at specific locations, character of specific sections of the highway, and demarkation at regular intervals. a Conducted in compliance with NHPA and CEQA.

Advanced Summary Report for the Historical Resources Evaluation of Hamlet Parcel for the Sunrise Powerlink Phase I ESA, San Diego County, CA

Senior Architectural Historian

CLIENT: San Diego Gas & Electric

Conducted an on-site survey and provided summary report of five buildings within project area that were 45 years old and older. Conducted in compliance with CEQA to be incorporated into the Environmental Site Assessment (ESA).

Inventory, Evaluation and Analysis of Effects on Historic Resources for the Campo Verde Solar Project, Imperial County, CA

Senior Architectural Historian

CLIENT: KP Environmental, LLC

Conducted intensive survey within a 1,990 acre project area for proposed solar field and transmission line in Imperial County. Documented and evaluated 20 potential historic resources and analyzed the effects of the project on those resources recommended as historically significant.

Historic Structure Report (HSR) for Building 1133 (1st Marine Corps Division Headquarters), MCB Camp Pendleton, San Diego County, CA

Senior Architectural Historian

CLIENT: NAVFAC Southwest

Prepared HSR to evaluate and assess the architectural and structural state of Building 1133 to establish guidelines and priorities for maintenance and rehabilitation activities. Conducted in compliance with Sections 106 and 110 of the National Historic Preservation Act (NHPA).

HSR for Building 51811 (San Onofre Beach Club), San Diego County, CA**Senior Architectural Historian****CLIENT: NAVFAC Southwest, MCB Camp Pendleton**

Prepared HSR to evaluate and assess the architectural and structural state of Building 1133 to establish guidelines and priorities for maintenance and rehabilitation activities. Conducted in compliance with Sections 106 and 110.

HABS Documentation for the Cienega Elementary School, Los Angeles County, CA**Project Manager and Senior Architectural Historian****CLIENT: PMC World**

Documented 1923 elementary school, with features of the Classical Revival and Spanish Colonial Revival styles. Field survey included sketch plan, detailed field notes, and archival research. Documentation prepared to HABS Level II standards.

HRER for Collier Park, San Diego County, CA**Project Manager and Senior Architectural Historian****CLIENT: Atkins**

Surveyed, documented, and evaluated 7.7-acre park, portions of which were established in 1910. Report prepared in accordance with CEQA and Section 106 of NHPA prior to the park's redevelopment.

Built Environment Assessment for Gregory Canyon Landfill Project, San Diego County, CA**Senior Architectural Historian****CLIENT: PCR Services**

Surveyed, documented, and evaluated two dairy complexes and associated buildings, of which one complex was recommended eligible. Report prepared in accordance with CEQA and Section 106 of the NHPA prior to the parcel's redevelopment.

Treatment Plan for 918 Discovery Street, San Diego County, CA**Senior Architectural Historian****CLIENT: City of San Marcos**

Surveyed, documented, and evaluated residential building prior to its proposed relocation. Made recommendations for project preparation and execution, and future rehabilitation of the building with specific treatment recommendations for the building's character-defining features.

HRER for the California Valley Solar Ranch Project, San Luis Obispo County, CA**Senior Architectural Historian****CLIENT: Ecology and Environment**

Consulted on and edited evaluation of a four-mi. segment of Highway 58, and two gypsum strip mines for a solar project in the California Valley for Sunpower.

HRER for 6940 Otay Mesa Road, Rabago Otay Technical Business Park, San Diego County, CA**Senior Architectural Historian****CLIENT: RBF Consulting**

Documented and evaluated mid-20th-century farmstead including ranch house and barns for eligibility for NRHP, CRHR, San Diego County Local Register of Historical Resources, and the County of San Diego Resource Protection Ordinance (RPO) in accordance with CEQA.

Impacts Assessment for SDG&E East County Substation Project, San Diego County, CA**Senior Architectural Historian****CLIENT: Insignia Environmental**

Consulted on and edited an evaluation and visual impacts assessment of a 13-mi. segment of historic Old Highway 80. Insignia Environmental requested this assessment for their powerline project in east San Diego County.

Inventory, Evaluation, and Analysis of Effects on Historic Built-Environment Properties, Imperial County, CA

Senior Architectural Historian

CLIENT: LS Power Development

Evaluated 16 resources within a solar project area in Imperial County and assessed the effects of the project on those resources recommended as historically significant.

Inventory, Evaluation and Analysis of Effects on Historic Built Environment Properties for the Imperial Solar Energy Center West and South Projects, Imperial County, CA

Senior Architectural Historian

CLIENT: LightSource, LLC

Surveyed, documented, and evaluated resources within a solar project area in Imperial County and analyzed the effects of the project on those resources recommended as historically significant for CSolar Development, LLC.

Documenting the Colorado River Front Work and Levee System (CRFWLS): A Historic Context and Inventory, San Bernadino, Riverside, and Imperial counties, CA and Yuma, La Paz, and Mojave counties, AZ

Historical Consultant

Consulted on, reviewed, and edited, report providing context for and documenting the CRFWLS.

HSR, Maravilla Handball Court and Market, LA Conservancy, Los Angeles County, CA

Project Manager and Senior Architectural Historian

CLIENT: LA Conservancy

Surveyed, evaluated, researched, and prepared HSR and California Register of Historical Resources (CRHR) nomination for a 1928 handball court and associated commercial and residential building as a pro-bono project for Los Angeles Conservancy. Evaluated for eligibility for CRHR and NRHP. Property was successfully designated on CRHR in 2012. Report prepared to assist with preservation efforts for neighborhood recreation and community center.

Section 106 Review and Recommendations, San Diego County, CA

Senior Architectural Historian

CLIENT: San Diego Military Family Housing

Annual review of multiple undertakings within historic districts at California Naval and Marine Corp Bases. Prepare determinations of effect, in conformance with several Programmatic Agreements (Pas) between the military, CA SHPO, and Advisory Council on Historic Preservation, governing undertakings at the specific military installation as well as *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

Convair Lagoon Alternative Analysis of Historic Resources, San Diego County, CA

Senior Architectural Historian

CLIENT: Atkins

Consulted on, reviewed, and edited evaluation of seaplane ramp and pier located in a lagoon formerly owned by the now defunct aircraft manufacturer Convair in the San Diego Bay. Atkins requested a historic built environment study for the proposed demolition of both structures for future redevelopment project.

ICRMP for MCAS Miramar, San Diego County, CA

Senior Architectural Historian

CLIENT: NAVFAC Southwest

Addressed comments and finalized ICRMP for base facilities.

Historic Context and Eligibility Criteria for Puget Sound Dikes, Multiple Counties in Puget Sound, WA**Senior Architectural Historian****CLIENT: U.S. Fish and Wildlife Service**

Assisted with research to develop historic context for late-nineteenth- and early-twentieth-century dikes that contributed to the agricultural development of the Puget Sound region of northwestern Washington. Developed NRHP eligibility criteria as a management tool for USFWS for future compliance with Section 106 of the NHPA.

HRER for Fort Yuma Healthcare Center, Imperial County, CA**Senior Architectural Historian****CLIENT: HKM Dowd**

Surveyed, evaluated, and edited report for nine buildings on the 1.9 acres at Fort Yuma. Field survey included consultation with Quechan tribe. HSR prepared in support of an Environmental Assessment (EA) for potential demolition, including one contributing building to the Yuma Crossing National Historic Landmark (NHL) historic district.

Due Diligence Report for the Renovation of the Imperial Beach Library, San Diego County, CA**Architectural Historian****CLIENT: RBF Consulting**

Evaluated the potential for historical significance of the subject property by conducting a constraints analysis to provide baseline information on the architect of record, date of construction, and potential eligibility to the CRHR.

Cultural Resources Survey for 203 E. Olive St., San Diego County, CA**Architectural Historian****CLIENT: The Planning Center**

Evaluated and prepared survey report for one-acre parcel with three agricultural buildings, including 1898 farm house. In compliance with CEQA, each building was evaluated for eligibility for the NRHP, CRHR, and as a CEQA historic resource.

Cold War Historic Context for NAWS China Lake, San Bernardino County, CA**Architectural Historian****CLIENT: Epsilon Systems Solutions**

Consulted on and edited historic context (1943-1989) prepared for updated inventory and evaluation of two historic districts listed in the NRHP. Context developed for one of the most significant World War II and Cold War research, development, testing, and evaluation facilities in the country.

HABS Documentation for the American Legion Hall, San Diego County, CA**Architectural Historian****CLIENT: City of Vista**

Documented art deco American Legion Hall to HABS Level III standards. Field survey included photography, sketch plan, detailed field notes, and archival research. Edited survey report, including historical and architectural information prepared to HABS Level II standards.

HSR for Palomar College, San Diego County, CA**Architectural Historian****CLIENT: Palomar College**

Consulted on and reviewed HSR for seven buildings at Palomar College. In compliance with CEQA, each building was evaluated for eligibility for the NRHP, CRHR, and as a CEQA historic resource.

Survey Eligibility and Update of NRHP Eligibility of 73 Buildings at Naval Weapons Station Seal Beach, Detachment Corona, Riverside County, CA

Field Director

CLIENT: NAVFAC Southwest

Surveyed 247 acre site to assess NRHP eligibility of 73 buildings, structures, and landscape features, within careful consideration of the site as a cultural landscape. Authored evaluation report, considering potential national, state, and local significance for three distinct periods of significance from 1927 to 1989.

Tenth Avenue Marine Terminal Historical Assessment, San Diego County, CA

Architectural Historian

CLIENT: Atkins

Evaluated mid-twentieth century maritime industrial buildings that served as transit sheds and warehouses. Conducted research and fieldwork to determine the buildings' architectural significance and eligibility for the CRHR.

Historic Building Maintenance Plan, Herrmann Hall (Building 220), Naval Postgraduate School, Monterey County, CA

Architectural Historian

CLIENT: NAVFAC Southwest

Assisted with preparation of maintenance plan for late nineteenth-century Spanish Mediterranean Revival-style former hotel building.

ICRMP for Naval Base San Diego, San Diego County, CA

Architectural Historian

CLIENT: NAVFAC Southwest

Prepared ICRMP for base facilities including Naval Station San Diego, Mission George Recreational Center, and Broadway Complex. Advised client on recommended content, conducted interviews, reviewed and synthesized previous cultural resource studies, and wrote three iterations of the plan, incorporating comments from client.

ICRMP for Naval Base Coronado, San Diego County, CA

Architectural Historian

CLIENT: NAVFAC Southwest

Prepared ICRMP for base facilities including NAS North Island, Naval Amphibious Base Coronado, Naval Radio Receiving Facility, Outlying Landing Field Imperial Beach, and Special Warfare Mountain Training Center La Posta. Advised client on recommended content, conducted interviews, reviewed and synthesized previous cultural resource studies, and wrote three iterations of the plan, incorporating comments from client.

ICRMP for Naval Base Ventura County, Ventura County, CA

Architectural Historian

CLIENT: NAVFAC Southwest

Assisted with preparation of final drafts of ICRMP for base facilities including NAS Point Mugu, CBC Port Hueneme, Laguna Peak, Catalina Heights housing area, and the Camarillo Airport. Prepared three iterations of the plan, incorporating comments from client.

2345 S. Gaffey Historic Resources Report, 2345 Gaffey Avenue, Los Angeles County, CA

Architectural Historian

CLIENT: LLC/Netarq Design Group

Assisted with the preparation of a report to private property owner for CEQA compliance. Conducted research and prepared written report detailing the building's architectural significance and eligibility for the NRHP, CRHR, Los Angeles Historic-Cultural Monument, and a Historic Preservation Overlay Zone.

National Trust for Historic Preservation

Heritage Travel, National Trust for Historic Preservation, Los Angeles, California, 2008-2009. As Senior Account Executive, worked with west-coast communities and destinations to improve their marketing efforts to heritage and cultural travelers through new website, Gozaic.com. Working from Los Angeles office, participated in developing and executing marketing strategies both for the company and our clients. Represented company at professional conferences. Utilized Salesforce database to ensure timely communication with clients.

American Battlefield Protection Program, National Park Service

NPS Grants Administration, National Park Service Headquarters, 2007-2008. As Historic Preservation Specialist, evaluated applications, monitored projects, coordinated reporting and organized workshops for grant recipients for \$1.5 million annual grant program. Reviewed deliverables such as NRHP nominations, easements, cultural resource inventories and management plans.

Section 106 Review, National Park Service Headquarters, 2007-2008. As Historic Preservation Specialist, reviewed projects potentially effecting historic battlefields for which the American Battlefield Protection party was a consulting party. Prepared comments to consultants evaluating projects and their potential effects on historic resources, and made recommendations for mitigation of projects adversely effecting historic battlefields.

Update of Civil War Sites Advisory Commission Report on the Nation's Civil War Battlefields, National Park Service Headquarters, 2007-2008. Conducted onsite evaluation and boundary determinations for Civil War battlefields in Charleston, South Carolina, and Leesburg, Virginia. Coordinated national survey of preservation activities at 384 Civil War battlefields for report to Congress. Identified changes in condition and threats, as well as preservation opportunities.

National Park Service History Program and HABS/HAER/HALS/CRGIS

HABS/HAER/HALS/CRGIS Online Publications, National Park Service Headquarters, 2006-2007. As Project Manager, redesigned navigation, content and design of HABS/HAER/HALS/CRGIS website and NPS History Program website. Created online publications for NPS History including Abraham Lincoln web feature, Teaching with Historic Places Lesson Plan on lighthouses, and Maritime Resources of Massachusetts travel itinerary.

Maritime Heritage Program, National Park Service Headquarters, 2006-2007. As Historian, maintained national inventory of historic lighthouses and ships for Maritime Heritage Program. Reviewed applications for the transfer of federally-owned historic light stations, under the National Historic Lighthouse Preservation Act of 2000.

National Park Service Cultural Resources Web Team, 1999-2008. As Team Member, assessed popularity and usability of web materials, and established guidance to achieve increased visibility. Served on subcommittee for website redesign, participated in focus group and usability testing.

National Register of Historic Places, National Park Service

Consultation on Review of National Register of Historic Places and National Historic Landmark Nominations, 1998-2006. As Historian, contributed to peer review of multiple nominations. Edited NHL nomination for Ryman Auditorium, Nashville, Tennessee. Wrote comments for return of Spud Drive-in Theater nomination, Driggs, Idaho to SHPO. Developed presentation for national conference: "America at Play: Documenting and Evaluating Recreational Resources with the National Register of Historic Places."

Public Outreach for NRHP, 1998-2006. As Historian, contributed to publication of printed and online materials to increase awareness of and understanding of NRHP. Provided guidance on listing properties,

benefits of listing, and pertinent laws and regulations. Assisted with development of public workshops, production of brochures, bulletins, power point presentations and exhibits. Assisted with the final editing and printing of two NRHP bulletins: "Telling the Stories Planning Effective Interpretive Programs for Properties Listed in the National Register of Historic Places" and "Historic Residential Suburbs: Guidelines for Evaluation and Documentation for the National Register of Historic Places." Helped monitor the reprinting of several other NR technical bulletins, which provide standards and guidelines for evaluating historic properties.

Discover our Shared Heritage Travel Itineraries, 1998-2006. As Historian and Team Leader, coordinated the production of 38 travel itineraries developed in partnership with state and local governments, and private organizations. Each travel itinerary was created to highlight historic sites listed in the NRHP, increase awareness of the diverse and representative historic places across the United States, encourage heritage tourism, and provide a valuable educational resource. Managed project development and supervised team members, evaluated new proposals, established work plans, coordinated launch and press releases, researched, wrote and edited historical descriptions, essays and program talking points, created graphics, web pages and PowerPoint presentations.

Development of Thematic Features, NRHP, National Park Service Headquarters, 1999-2006. As Historian, designed, researched and wrote content for periodic thematic features, highlighting the diversity of historic sites listed in the NRHP. Themes included African American History, Asian Pacific Heritage, Hispanic Heritage, Women's History, American Indian Heritage, Preservation Month, Veterans Day, National Park Week, and Family History Month.

Arlington Heritage Alliance

Chair and Board Member of Arlington Heritage Alliance, Arlington, Virginia, 2000-2008. As Chair, determined and guided the initiatives of local historic preservation non-profit organization. Developed projects and publications to broaden local preservation constituency. Developed and facilitated numerous small and large meetings of preservation constituents, including community-wide preservation planning committee. Represented organization at public meetings and in communication with local and national elected officials. Evaluated local development and preservation plans. Developed "My Historic House" program to encourage sensitive renovations and additions. Judged Arlington Historic Preservation Design Awards.

Recent Past Preservation Network

Founder, Recent Past Preservation Network, 2000-2006. As one of the founders, and inaugural Board Member, of a new national preservation non-profit, guided the organization's direction and initiatives, helped develop short- and long-term goals and objectives. Developed and facilitated annual membership meetings. Worked with legal council to file incorporation paperwork and secured 501(c)3 status with the IRS. As Treasurer, prepared and monitored five-year projected budget, filed annual reports, and analyzed fiscal feasibility of proposed projects.

Marietta Manor, Prince George's County, Maryland

Building Restoration, 1996. As Assistant Site Manager, contributed to final stages of restoration of the 1812 Federal home of Supreme Court Justice Gabriel Duvall. Developed and helped implement an interior paint plan based on paint analysis.

Museum Operations, 1996. As Assistant Site Manager, lead interpretative tours for school groups and the general public. Assisted with event planning for on-site programs and the County's Tri-centennial Celebration.

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