

Primary # \_\_\_\_\_  
HR # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5D3

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3323 Euclid Avenue, 476-151-14

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; \_\_\_\_\_ 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.  
c. Address 3323 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-14-00; Islenair Unit #1, Block 1, Lot 14

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3323 Euclid Avenue was built in 1947 in the Minimal Traditional style and features a cross gable roof; composition shingles; clipped eaves; horizontal slat vents in the gable end; a stucco exterior; and a cement veneer designed to appear as flagstone. The entry, accessed via seven concrete steps, is set to the right under a roof projection supported by a square wood post. The entry door is set perpendicularly to the sidewalk. Fenestration consists of 2-over-2 double hung wood frame and sash windows and an 8-lite fixed wood frame window. Ornamental cement retaining walls designed to appear as flagstone have been added which are reversible. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1947 SD County Property Card

\* P7. Owner and Address:  
Tibbetts Michael H & Guillermina  
3323 Euclid Avenue  
San Diego CA 92105

\* P8. Recorded by: (Name, affiliation, address)  
City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

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

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3323 Euclid Avenue, 476-151-14

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: SF Residential

B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1947 per water and sewer records. Modifications include the replacement of the composition roof with a new composition roof and the use of decorative cement veneer. The house is in good condition and retains a good to fair degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown

b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego

Period of Significance 1945-1952

Property Type Residential

Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



ISLENAIR HISTORICAL DISTRICT

Primary # \_\_\_\_\_  
HR # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code SD3

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3329 Euclid Avenue, APN 476-151-13

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
c. Address 3329 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-13-00; Islenair Unit #1, Block 1, Lot 13

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3329 Euclid Avenue was built in 1946 in the Minimal Traditional style and features a multi-hipped roof; composition shingles; clipped eaves; and a stucco exterior. The entry, accessed via four concrete steps, is roughly centered on the façade and the entry door is set parallel to the sidewalk. Fenestration consists of 1-over-1 double hung aluminum and vinyl frame and sash windows and a single pane fixed vinyl frame window. A low cement block retaining wall has been added at the front property line. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1946 SD County Property Charac

\* P7. Owner and Address:

Croce Maris  
3329 Euclid Avenue  
San Diego CA 92105

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

City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3329 Euclid Avenue, APN 476-151-13

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: \_\_\_\_\_  
B3. Original Use: SF Residential B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1946 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the composition roof with a new composition roof and the replacement of the original wood frame and sash windows with aluminum and vinyl frame and sash windows. The house is in good condition and retains a good to fair degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego

Period of Significance 1945-1952 Property Type Residential Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



ISLENAIR HISTORICAL DISTRICT

Primary # \_\_\_\_\_  
HR # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code SD3

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3333 Euclid Avenue, 476-151-12

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3333 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-12-00; Islenair Unit #1, Block 1, Lot 12

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3333 Euclid Avenue was built in 1946 in the Minimal Traditional style and features a cross gable roof; composition shingles; clipped eaves; horizontal slat vents in the gable end; a stucco exterior; and a cement veneer designed to appear as stone. The entry, accessed via seven concrete steps, is set to the right under a roof projection supported by a square wood post. The entry door is set perpendicularly to the sidewalk. Fenestration consists of paired 4-lite casement wood frame and sash windows with aluminum hinges. Wrought iron security bars have been added to the doors and windows. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1946 SD County Property Charac

\* P7. Owner and Address:

Watson Mary  
3333 Euclid Avenue  
San Diego CA 92105

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

City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3333 Euclid Avenue, 476-151-12

B1. Historic Name: \_\_\_\_\_

B2. Common Name \_\_\_\_\_

B3. Original Use: SF Residential

B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1946 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the composition roof with a new composition roof and the use of decorative cement veneer. The house is in good condition and retains a good to fair degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown

b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego

Period of Significance 1945-1952

Property Type Residential

Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



ISLENAIR HISTORICAL DISTRICT  
CITY OF SAN DIEGO

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3345 Euclid Avenue, 476-151-11

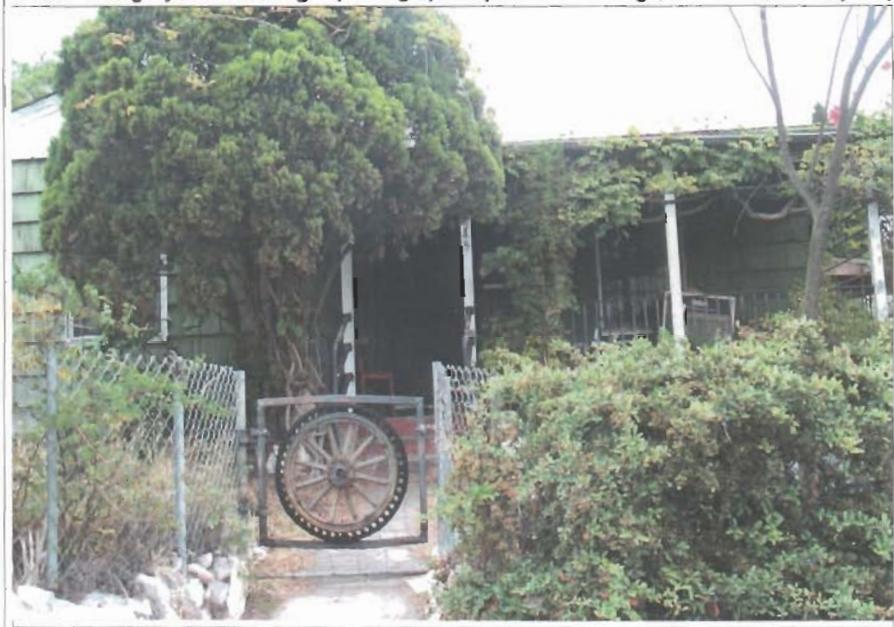
P1. Other Identifier: \_\_\_\_\_  
P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3345 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-11-00; Islenair Unit #1, Block 1, Lot 11

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3345 Euclid Avenue was built in 1948 in the **Minimal Traditional** style and features a **cross gable** roof; composition shingles; clipped eaves; vertical wood siding in the gable end; and a wood shingle exterior. The entry, accessed via seven concrete steps, is set to the right under a roof projection supported by a square wood post. The entry door is set perpendicularly to the sidewalk. Fenestration consists of paired 4-lite casement wood frame and sash windows with aluminum hinges. Wrought iron security bars have been added to the doors and windows. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)  
Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1948 SD County Property Charac  
\* P7. Owner and Address:  
Mercer Olen W & Barbara A  
2835 Camino Del Rio S #340  
San Diego CA 92108

\* P8. Recorded by: (Name, affiliation, address)  
City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3345 Euclid Avenue, 476-151-11

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: SF Residential

B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1948 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the composition roof with a new composition roof; the addition of wrought iron security bars; the addition of chain link fencing; and landscape overgrowth. The house is in good condition and retains a good degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown

b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego

Period of Significance 1945-1952

Property Type Residential

Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3405 Euclid Avenue, 476-151-10

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3405 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-10-00; Islenair Unit #1, Block 1, Lot 10

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3345 Euclid Avenue was built in 1949 in the Minimal Traditional style and features a low-pitch multi-hipped roof; composition shingles; clipped eaves; and a horizontal wood clapboard shingle exterior. The entry, accessed via five concrete steps, is generally centered under a roof projection supported by wrought iron brackets. The entry door is set parallel to the sidewalk. Fenestration consists of 2-over-2 wood frame and sash wood frame and sash windows. Aluminum awnings have been added above the windows. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1949 SD County Property Charac

\* P7. Owner and Address:

Keegan Gerald  
3405 Euclid Avenue  
San Diego CA 92105

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

City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3405 Euclid Avenue, 476-151-10

B1. Historic Name: \_\_\_\_\_  
B2. Common Name \_\_\_\_\_  
B3. Original Use: SF Residential B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1949 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the composition roof with a new composition roof; and the addition of aluminum awnings. The house is in fair condition and retains a good degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego  
Period of Significance 1945-1952 Property Type Residential Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



Primary # \_\_\_\_\_  
HR # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5D3

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3411 Euclid Avenue, APN 476-151-09

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3411 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-09; Islenair Unit #1 Block 1, Lot 9

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3411 Euclid Avenue was built in 1929 in the Spanish Eclectic style with Mission Revival elements and features a flat roof; shaped parapet walls; clay tile drain pipes; and a textured stucco exterior. The entry, accessed via five concrete steps, is centered on the façade under a front-facing gable projection with a clay tile roof and arched openings for access and ventilation. The entry door is set parallel to the sidewalk. Fenestration consists of fixed and casement aluminum frame and sash windows in the original arched window openings. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1929 SD County Property Charac

\* P7. Owner and Address:

Burni Ralph  
PO Box 120951  
San Diego CA 92112

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

City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3411 Euclid Avenue, APN 476-151-09

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: SF Residential

B4. Present Use: SF Residential

\* B5. Architectural Style: Spanish Eclectic/Mission Revival

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

The house was constructed in 1929 per San Diego County Assessor Property Characteristics. Modifications include the use of textured stucco; and the replacement of the wood frame windows with aluminum windows in the original openings. The house is in good condition and retains a good to fair degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown

b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego

Period of Significance 1927-1931

Property Type Residential

Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3419 Euclid Avenue, APN 476-151-08

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

\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3419 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-08; Islenair Unit #1, Block 1 Lot 8

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3419 Euclid Avenue was built in 1938 in the Art Moderne style and features a flat roof; drain pipes; and a smooth stucco exterior with rounded transitions between the bays and horizontal lines set into the stucco walls. The entry, accessed via four concrete steps, is roughly centered on the façade and recessed three feet into the facade. The entry door is set parallel to the sidewalk. Fenestration consists of 8-lite vinyl slider windows. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)

Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1938 SD County Property Charac

\* P7. Owner and Address:

Moreno Alex  
3419 Euclid Ave  
San Diego CA 92105

\* P8. Recorded by: (Name, affiliation, address)  
City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5B

\* Resource Name or #: 3419 Euclid Avenue, APN 476-151-08

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: \_\_\_\_\_  
B3. Original Use: SF Residential B4. Present Use: SF Residential

\* B5. Architectural Style: Art Moderne

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

The house was constructed in 1938 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the wood frame windows with vinyl windows in the original openings. The house is in good condition and retains a good to fair degree of integrity.

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

\* B8. Related Features:

A detached single car garage is located at the rear.

B9a. Architect: Unknown b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego  
Period of Significance 1935-1941 Property Type Residential Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



ISLENAIR HISTORICAL DISTRICT

Primary # \_\_\_\_\_  
HR # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code SD3

# PRIMARY RECORD

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

Page 1 of 2

\* Resource Name or #: 3443 Euclid Avenue, APN 476-151-05

P1. Other Identifier: \_\_\_\_\_  
\* P2. Location:  Not for Publication  Unrestricted a. County San Diego  
b. USGS 7.5' Quad \_\_\_\_\_ Date \_\_\_\_\_ T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 3443 Euclid Avenue City San Diego Zip 92105  
d. UTM: (Give more than one for large and/or linear feature) Zone \_\_\_\_\_, \_\_\_\_\_ mE/ \_\_\_\_\_ mN  
e. Other Locational Data: (e.g. parcel #, legal description, directions to resource, elevation, additional UTM's, etc. as app  
APN 476-151-05; Islenair Unit #1, Block 1 Lot 5

\* P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries.)  
The house at 3443 Euclid Avenue was built in 1945 in the Minimal Traditional style with Ranch influences and features a low-pitch hipped roof; composition shingles; overhanging eaves eaves; and a stucco exterior with brick veneer. The entry, accessed via four concrete steps, is roughly centered on the façade and recessed four feet into the façade. The entry door is set parallel to the sidewalk. Fenestration consists of single pane casement vinyl frame and sash windows. A fabric has been added above the focal window. The two-car garage is highly prominent and attached to the house flush with the main façade. Refer to BSOR Section B.6. for modifications and analysis of integrity.

\* P3b. Resource Attributes: (List attributes and codes) HP2 Single family property

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

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



P5b. Description of Photo: (View, date, etc.)  
Photo of the primary façade from the public right-of-way.

\* P6. Date Constructed/Age and Sources:  
 Prehistoric  Historic  Both

1945 SD County Property Charac

\* P7. Owner and Address:

Burks Vertez  
3443 Euclid Avenue  
San Diego CA 92105

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

City of San Diego Planning Staff  
202 C Street, MS 4A  
San Diego CA 92101

\* P9. Date Recorded: 1/17/2007

\* P10. Survey Type: (Describe)  
Intensive (Architectural)

\* P11. Report Citation: (Cite survey report/other sources or "none") \_\_\_\_\_

\* 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 2

\* NRHP Status Code 5D3

\* Resource Name or #: 3443 Euclid Avenue, APN 476-151-05

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: \_\_\_\_\_  
B3. Original Use: SF Residential B4. Present Use: SF Residential

\* B5. Architectural Style: Minimal Traditional

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

The house was constructed in 1945 per San Diego County Assessor Property Characteristics. Modifications include the replacement of the composition roof with a new composition roof; the use of brick veneer; the replacement of the original wood frame windows with vinyl windows; the replacement of the highly prominent garage door with an aluminum roll-up door; the addition of a fabric awning. The house is in good condition and retains a fair degree of integrity.

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

\* B8. Related Features:

B9a. Architect: Unknown b. Builder: Unknown

\* B10. Significance: Theme Early auto-oriented small house dev Area San Diego  
Period of Significance 1945-1951 Property Type \_\_\_\_\_ Applicable Criteria F

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

The neighborhood of Islenair is historically significant as a historic district under HRB Criterion A, as an intact and special element of San Diego's historical, social, economic, and architectural development, marking a new stage in the City of San Diego's expansion away from the city core and beyond the limits of natural topography as increases in mobility and population propelled the creation of new infrastructure and the use of new land to the east. Islenair is also historically significant under HRB Criterion C, as it embodies distinctive characteristics of Spanish Eclectic and Minimal Traditional styles of the "small house" and "minimum house" construction types during San Diego's development of Automobile Suburbs between 1927 and 1952.

The first period of development in Islenair (1927-1931) is reflective of both the small house movement of the 1920's and the immense popularity of Spanish Eclectic architecture. Construction progressed steadily during the first period of development before construction came to a halt with the onset of the Great Depression. The second period of development (1935-1941), reflects the work of the newly formed Federal Housing Authority (FHA) through the introduction of a new architectural style known as Minimal Traditional. The fading popularity of Spanish Eclectic homes is also seen during this period. The third period of development (1945-1952) reflects the continued popularity of the Minimal Traditional style in the wake of the housing shortage following WWII. By the end of the third period of development in 1952, Islenair was nearly built-out with only a few vacant lots remaining.

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

\* B12. References:

Refer to District Bibliography for References Used

B13. Remarks:

\* B14. Evaluator: City San Diego Planning Staff

Date of Evaluation: 1/17/2007

(This space reserved for official comments.)

(Sketch map with north arrow required)



ISLENAIR HISTORICAL DISTRICT  
CITY OF SAN DIEGO