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#### **4. IMPACTS ANALYSIS AND IDENTIFICATION OF APPROPRIATE MITIGATION MEASURES**

##### **4.1. IMPACTS ANALYSIS**

The proposed New Yolo Branch Library Building Project requires the demolition of the existing Yolo Branch Library. This action would constitute a substantial adverse change because the historical resource would be materially impaired, as defined in CEQA Guidelines Section 15064.5(b)(1)-(2), and the proposed project would destroy the property's ability to convey significance under the CRHR.

##### **4.2. IDENTIFICATION OF APPROPRIATE MITIGATION MEASURES**

As part of compliance under CEQA Guidelines Section 15064.5(b)(4), YCL is required to identify feasible measures to mitigate and lessen the significant adverse changes associated with the project. As the project calls for the demolition of the building, there is no means to fully mitigate the impacts, but measures can be taken that would lessen the impacts.

CEQA Guidelines state that mitigation measures must be fully enforceable through permit conditions, agreements, or other legally binding instruments. Additionally, there needs to be a connection between mitigation measures and legitimate government interests, and the mitigation measures must be "roughly proportional" to the impacts of the project.<sup>6</sup> The CEQA Guidelines do not prescribe what mitigation measures may be appropriate, but they do provide some parameters regarding the adequacy of such measures. In the case of historical resources, documentation of the resource by way of historic narrative, photographs, or architectural drawings, as mitigation for the effects of demolition, will not mitigate the effects to a point where no significant effect on the environment would occur.<sup>7</sup> Archival documentation, however, is usually considered a mitigation measure that helps lessen impacts.

The following proposed mitigation measures are intended to address the CEQA provisions in relation to the historical significance of the Yolo Branch Library. The proposed measures also take into account their relative appropriateness in relationship to the project impacts upon the library. The recommended measures include a baseline treatment for all contributing elements of the property that includes 1) recordation and documentation under the Historic American Building Survey (HABS) Standards, 2) interpretation of the building addressing the importance of the Carnegie Library program, architect W.H. Weeks, and Craftsman architecture, and 3) design of the new building to incorporate salvaged and/or replication of character-defining features of the existing building.

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<sup>6</sup> CEQA Guidelines Section 15126.4(a)(4)

<sup>7</sup> CEQA Guidelines Section 15126.4(b)(1)-(2)

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#### 4.2.1. Mitigation Measure 1: Documentation

Documentation and recordation of the existing library building must precede any construction, demolition, or removal activities. This mitigation measure shall be undertaken by a qualified historian / architectural historian (under the Secretary of the Interior's Professional Qualification Standards).<sup>8</sup> It is recommended that the documentation follow the standards of the National Park Service's (NPS) HABS Historical Report Guidelines, as such standards will ensure the appropriate level of written and photographic recordation of the property's significant historic context and character-defining features. Use of HABS documentation guidelines is a standard method for preparing photographic and historic narrative documentation of historical resources for the purposes of project mitigation. The documentation of the former Yolo Branch Library should approximate HABS Level II documentation and include: a) select existing drawings, if available, that would be photographed; b) photographs following the NPS photo policy, of exterior and interior views, along with historic views, if available; and c) written data providing history and description of the property.<sup>9</sup>

YCL would retain the documentation for public benefit and copies of the documentation would be disseminated to interested parties identified during project approval process, particularly all relevant historical organizations. **Table 1** includes a list of proposed recipients; however, recipients need not be limited to those listed. The HABS documentation also could be made available via the YCL website. The proposed documentation is intended for public dissemination and not intended to be reviewed by NPS or transmitted to the Library of Congress and therefore would not be a full-definition HABS dataset.

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<sup>8</sup> Secretary of the Interior's Professional Qualification Standards are defined in 36 CFR Part 61, available online at: [http://www.nps.gov/history/local-law/arch\\_stnds\\_9.htm](http://www.nps.gov/history/local-law/arch_stnds_9.htm).

<sup>9</sup> NPS Heritage Documentation Programs website has the most recent editions of the Secretary of the Interior's Standards and Guidelines for Architectural and Engineering Documentation. See: <http://www.nps.gov/history/hdp/standards/index.htm>. Also, Secretary of the Interior's Standards and Guidelines for Architectural and Engineering Documentation: HABS/HAER Standards, originally published in the Federal Register, Vol. 48, No. 190, (Thursday, September 29, 1983), 44730-44734; and Historic American Buildings Survey/Historic American Engineering Record Cultural Resources Program National Park Service U.S. Department of the Interior Washington, D.C. 20013-7127 1990.

**Table 2: Proposed List of Interested Parties for Documentation Dissemination**

<b>Proposed List of Interested Parties for HABS Dataset Dissemination</b>	
Yolo County Archive	History San Jose
Yolo County Library	University of California Environmental Design Archives
Woodland Public Library	Oakland History Room – Oakland Public Library
California State Library – History Room	San Francisco Public Library
California Historical Society	National Trust for Historic Preservation—Western Office

Production of this mitigation would serve to document the significant physical characteristics of the property, including Craftsman details of the William H. Weeks designed building. Images should capture the character-defining features including the placement and location of the building upon its parcel, the compact mass and intersecting roofline, the porch with its square supports and flat arches upon a low wall, the asymmetrically divided windows and their decorative hoods, faux half-timbered gable ends, and the deep eaves and exposed rafter tails. Inside elements include the fireplace, built-in shelving, and cove ceiling.

Such documentation would be valuable to those studying the work of William H. Weeks, who was a prolific architect with known works in 152 communities, mainly in northern California. To produce such a volume of work he maintained multiple offices through his career. Because of the distribution of his work, no one facility has become a repository for documents related to his work. The above listed repositories cover local interest, several communities with multiple examples of his work, and statewide repositories for architectural documentation. Inclusion of documentation of the Yolo Branch Library at these repositories would allow researchers interested in his work access to the material for additional scholarship on Weeks and his work. Such documents allow researchers to compare his works and develop a better understanding of the body of his work and evolution of his designs.

Research for the HABS report would be partially based on the NRHP nomination prepared in 1989 and accepted in 1990. While the nomination lacked a discussion of the character-defining features, the document closely examines the process behind the funding of the building. Additional research may provide more information about the hiring of Weeks for the design of the building and the requirements for the building. Research to further develop Week's involvement with the design may be located in county and library records, local newspapers, and other materials about William H. Weeks. This research would be necessary to develop the context for the architecture of the building.

This HABS report is intended to be the basis for interpretation in additional mitigation measures. The drawings, photographs, and written historical and contextual data in the report will provide the foundation for developing an appropriate interpretation for the library.

#### 4.2.2. Mitigation Measure 2: Interpretation

Interpretation is the second most common mitigation measure for historical resources. Interpretation is the process of bringing historical events, processes, and designs to the public and engaging the public with the past. It provides meaning to the past and explains why a person, place, or event was important. Historic buildings provide information to the public about the history of a place, and as communities remake their environment they remove some clues about the past while introducing new features and growth. Interpretive activities help retain some of the past experience while allowing for new growth.

Interpretation can take many forms, but always relies upon documentation and facts. Documentation, such as that developed for the previous mitigation, will provide important needed information. Additional information could be developed from an oral history program involving the community and library staff. Such a program could gather useful information regarding the community's view of the library and its historical role in the community. This information can be useful in linking the historic building to people and their knowledge and history.

Presentation of information through signage, panels, or exhibits is the main means of interpretation to the general public. Signage installed outside the new library should provide information about the historic library, including its status as a Carnegie Library, its date of construction, and name of the architect who designed the building. A historic photograph or image would further enhance the signage. Inside the building, a multi-panel exhibition, for example, could tell the story of the library. Appropriate themes for the panels would include the Carnegie library program, the growth of the library in Yolo and its importance in education and civic development, and William H. Weeks and his design. Panels should be enhanced by graphic materials including photographs and possibly even salvaged materials. Text images and any selected materials should be determined prior to demolition to allow for salvage and photography in support of the exhibit panels. Interpretation is also possible through programming, brochures, booklets, and other written materials.

The YCL will need to determine the feasible methods for interpreting the Yolo Branch Library reflecting both the building's history and the needs and desires of the community. Guidance for developing themes and materials for interpretation is available from several sources. These

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include the National Register Bulletin: *Telling the Stories: Planning Effective Interpretive Programs for Properties Listed in the National Register of Historic Places and Great Tours!*<sup>10</sup>

Like documentation, interpretation is meant to inform the public about the past. Interpretation explains not just the “what,” but the “why” of history. Through interpretation of the past, people can learn and understand the impact of past events and values upon their lives today and are informed of the choices before them.

#### 4.2.3. Mitigation Measure 3: Design

The historic library’s significance is partially reliant on its architecture and design. As a design by William H. Weeks, it conveys information about period architecture and the Craftsman style as employed by a prominent northern California architect. Transfer and retention of key design features is feasible and can be a part of the mitigation package.

Several levels of incorporating design elements are possible: salvage, replication, and reinterpretation. Salvage involves the retention of actual materials from the original building and incorporating them into the new building. Salvage of materials and artifacts can also be used to bolster previously discussed interpretive exhibits. Replication is the copying of historic elements in new materials similar to that of the original. This recreates the original elements in fresh materials, replacing materials damaged beyond salvage. Reinterpretation involves using new materials to create features similar to those found on the original building, but such features are not exact replicas. These items may be produced in different material, or in different sizes to better accommodate the new building. Features selected for these treatments should relate to the building’s significance and its Craftsman architecture.

Generally, salvage is best for individual features that show distinct materials and workmanship. These features may be difficult to replicate using modern materials and techniques. Salvage is also appropriate for discrete features separable from the whole of the building. Reinterpretation will best suit items that are integrated into the building fabric, or where the amount needed is in excess of the possible salvaged materials. For example, the fireplace and window sashes are distinct items and may be separated from the building itself making them suitable for salvage. The extant trim-work and roof rafters, however, are incorporated into the building and would be difficult to salvage. Plus, the size and scale of those latter items are unlikely to be sufficient for the new building. Documentation of these features through drawings or small sections and reinterpretation based upon that documentation is better suited to these features. Salvage may

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<sup>10</sup> Ron Thompson and Marilyn Harper, *Telling the Stories: Planning Effective Interpretive Programs for Properties Listed in the National Register of Historic Places* (National Park Service, National Register History and Education, 2000); Barbara Abramoff Levy, Sandra Mackenzie Lloyd and Susan Porter Schreiber, *Great Tours!* (Walnut Creek: Alta Mira Press, 2011).

also be a part of the interpretive mitigation. Hardware and fixtures may be suitable exhibit pieces for interpretive exhibit. It would also be appropriate to provide some signage in the new building regarding the reuse or reinterpretation of materials from the historic building.

Design of the new building and selection of items for salvage or replication should consider both the aesthetics of Craftsman architecture, but also the philosophy and ethos behind the architectural style. Craftsman style developed as a reaction to the rapid industrialization of the second half of the nineteenth century. The style greatly relied upon showcasing the simple workmanship that went into items and the marks that left upon the materials. Natural materials and an intersection between the outdoors and indoors marked the ethos of the style. Physically, wood was a common material, along with stone, brick and metal. Handcrafted tiles, simple carving and an emphasis on joints were common aesthetic representations. The style also altered the architectural model of base, column, and capital to create a very tall base, narrow column, and capital as seen on the interior walls.

Current designs have relied, in part, upon reinterpretation of features. Features for reinterpretation were based upon the character-defining features and the feeling of the library as defined in community meetings. The new design has incorporated several of the character defining features of the original building. These are not in-kind replication of features, but an incorporation of design elements in new materials. Based upon the current design, the new design uses a low single-story volume with intersecting gable roofs. The building is clad in modern clapboard siding and uses asymmetrically divided windows with hoods. The eave will be left open with exposed rafter tails, simplified brackets will support the gables which will have faux half-timbering. Plans also call for the incorporation of a fireplace. Incorporation of these features provides a generalized, modernized version of the Craftsman aesthetic.

Currently the plans do not call for any salvaged materials. Salvaged materials can provide a sense of age and an actual artifact from the past. Salvaging materials takes advanced planning and is frequently limited to unique items rather than ubiquitous building materials. If not incorporated into the design of the new building, items may be selected to assist with the interpretation of the library and its history.

Plans for salvage need to be made in advance of demolition. Architectural elements to be included should embody the Craftsman style. The salvage plans should detail the following:

- What is to be salvaged for reuse.
- How and when in the process the salvage will occur.
- Who is responsible for the salvage.
- Where salvaged material will be stored during construction.
- When and how the salvaged items will be installed in the new building and by whom.

Salvage and reinterpretation plans would be complete prior to any demolition or dismantlement of the building. Proper salvage and reinterpretation plans would prevent any materials from being destroyed or removed prior to salvage and insure enough materials are available to document items. The *Secretary of the Interior's Standards for the Treatment of Historic Properties* (SOIS) guides the treatment of full buildings, but also provides a philosophical guide for the treatment of architectural materials. Accompanying guidance for specific materials is available in the *Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings*.<sup>11</sup> The guidelines provide useful information regarding specific materials and building systems such as windows, porches, and interiors.

Guidance from the SOIS should also be taken into consideration in the design process. As the original building is to be demolished and the new building is not intended to be a reproduction, the SOIS are not specifically applicable. However, the guidance regarding additions to historic buildings provides a framework upon which the new building has been, and can be, designed. This guidance indicates that new construction should not be a replication of the historic building, but discernable from the original. The design should be sympathetic to the original in massing, size, scale and design. Often repeating materials and the proportions of the original provides a harmonious balance. Recognizing key elements and repeating them in the new construction is also an element of the SOIS. As salvaged and reinterpreted items are incorporated into the new design, care should be taken to have salvaged items discernable from the new construction surrounding it. This could include signage that provides information about the use of historic materials in the new building.<sup>12</sup>

The design of the building in harmony with the original would allow the library to remain a portion of the historic community surrounding it, while providing full modern library services. Salvage of materials and installation within the new building would allow continued interaction with the past. Selection of salvaged materials would bring elements of the Craftsman style to the new building.

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<sup>11</sup> Anne E. Grimmer, *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings* (Washington, D.C.: US Department of the Interior, Technical Preservation Services, 2017).

<sup>12</sup> Grimmer, *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings*, 26.

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## 5. CONCLUSION

YCL's New Yolo Branch Library Building Project proposes to replace the Yolo Branch Library, which will constitute a substantial adverse change on the existing historic Yolo Branch Library. The existing branch library is listed in the NRHP and CRHR, and it is a historical resource for the purposes of CEQA. The library is the only historical resource that will be impacted by the project. The adjoining property (141842<sup>nd</sup> Street) that will be used for the project is not a historical resource.

Measures presented in this report are proposed to help lessen the impacts of the project. The suggested measures included herein are documentation of the existing building, interpretation of the building, and integration of features from the historic building into the design for the new building.

## **6. PREPARERS' QUALIFICATIONS**

JRP Partner Christopher McMorris (M.S., Historic Preservation, Columbia University) oversaw and contributed to this Historical Resource Report. Mr. McMorris has 19 years of experience and specializes in conducting historic resource studies for compliance with Section 106 of the National Historic Preservation Act and CEQA, as well as other historic preservation projects. He has served as a lead historian, principal investigator, and project manager on projects for federal, state, and local government as well as for engineering/environmental consulting firms. Many of these projects have involved inventory and evaluation of historic resources under the criteria for the NRHP / CRHR, along with analysis of effects projects may have on historic properties and measures to mitigate those effects. Mr. McMorris' experience also includes documentation of historic properties under the HABS and Historic American Engineering Record (HAER) programs. Based on his level of education and experience, Mr. McMorris meets and exceeds the United States Secretary of the Interior's Professional Qualification Standards under History and Architectural History (as defined in 36 CFR Part 61).

JRP Architectural Historian Cheryl Brookshear (M.S., Historic Preservation, University of Pennsylvania) contributed to this report. Ms. Brookshear has eleven years of experience in public history and historic preservation, conducting a wide variety of historical research, field work, and cultural resource management projects for compliance with Section 106 and CEQA. Her experience includes inventory and evaluation, effects and impacts analysis, conditions assessments and analysis, as well as intensive site documentation and recordation efforts. Ms. Brookshear also meets and exceeds the United States Secretary of the Interior's Professional Qualification Standards under History and Architectural History (as defined in 36 CFR Part 61).

## 7. BIBLIOGRAPHY

California Resources Agency. *California Environmental Quality Act*. Reprinted by Association of Environmental Professionals, Palm Desert, California 2012.

Curtis, John Obed. *Moving Historic Buildings*. US Department of the Interior and International Association of Structural Movers, 1975 (reprinted 1991).

Kortum, Lucy. *NRHP Nomination Yolo Branch Library*, National Park Service, NRHP, 1990.

Thompson, Ron and Marilyn Harper. *Telling the Stories: Planning Effective Interpretive Programs for Properties Listed in the National Register*. National Park Service, National Register History and Education, 2000.

Weeks, Kay D. and Anne E. Grimmer. *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings*. Washington, D.C.: U.S. Dept. of the Interior, National Park Service, Heritage Preservation Services, 1995.

### Internet Sources

National Park Service. *Secretary of the Interior's Standards for Architectural and Engineering Documentation*. <http://www.nps.gov/history/hdp/standards/index.htm>. Accessed January 2012.

## **Appendix A**

DPR 523 form for  
14184 2nd Street

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 #: (Assigned by recorder) 14184 2<sup>nd</sup> Street

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

\*P2. Location: ☐ Not for Publication ☒ Unrestricted \*a. County: Yolo

and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Woodland Date 1981 T ; R ; ☐ of ☐ of Sec ; B.M.

c. Address 14184 2<sup>nd</sup> Street City Yolo Zip 95697

d. UTM: Zone , mE/ mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, decimal degrees, etc., as appropriate)

Assessor Parcel Number 025-401-012

\*P3a.Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This 1,157-square foot residence has an irregular floor plan consisting of a rectangular cross gable main portion and a shed roof porch and carport addition on the north side. The single-family residence is clad in wood board-and-batten siding and composition shingle roofing. The front third of the house sits upon brick piers, and the rear sits on poured concrete piers. The side gabled façade is symmetrical with two one-over-one replacement vinyl windows on either side of a replacement door. A porch approximately a half the width of the façade is centered. The porch has been rebuilt with free floating concrete steps leading up to the porch. Simple square posts support the framing for a shed roof over the porch. Windows on each end of the front section have been removed and the openings filled. (See Continuation Sheet.)

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



\*P3b. Resource Attributes: (List attributes and codes) HP2 (Single Family Residence)

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

P5b. Description of Photo: (view, date, accession #) Residence, camera facing northwest, Nov. 9, 2017

\*P6. Date Constructed/Age and Source: ☒ Historic ☐ Prehistoric  
☐ Both  
ca. 1878 / Deeds

\*P7. Owner and Address:  
Pedro and Oralia Juarez  
7840 Rock Creek Way  
Sacramento, CA 95824-4352

\*P8. Recorded by: (Name, affiliation, and address)  
Cheryl Brookshear  
JRP Historical Consulting, LLC  
2850 Spafford St  
Davis, CA 95618

\*P9. Date Recorded: Nov. 9, 2017

\*P10. Survey Type: (Describe)  
Intensive

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

JRP Historical Consulting, LLC, "Historical Resource Report for New Yolo Branch Library Building Project," Yolo County, CA, prepared for Yolo County Library, 2018.

\*Attachments: ☐ NONE ☐ Location 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):

DPR 523A (9/2013)

\*Required information

State of California – The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
BUILDING, STRUCTURE, AND OBJECT RECORD

Primary # \_\_\_\_\_  
HRI# \_\_\_\_\_

\*Resource Name or # (Assigned by recorder) 14184 2<sup>nd</sup> Street  
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\*NRHP Status Code 6Z

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

\*B5. Architectural Style: Side Gable Vernacular

B6. Construction History: (Construction date, alterations, and date of alterations) The front portion of this residence may include elements of a residence estimated to have been built 1878 on the site. Between 1912 and 1930 the rear part of the residence was removed and replaced with the existing. The side entry and carport and residing, based on ownership, was likely done in the 1950s-1960s. Replacement vinyl windows are likely from the early 2000s.

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

\*B8. Related Features:

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme Residential Development Area Yolo  
Period of Significance n/a Property Type Residential Applicable Criteria n/a

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

The property at 14184 2nd Street in Yolo does not meet the criteria for listing in the National Register of Historic Places (NRHP) or the California Register of Historical Resources (CRHR). This property has been evaluated in accordance with Section 15064.5(a)(2)-(3) of the California Environmental Quality Act (CEQA) Guidelines, using the criteria outlined in Section 5024.1 of the California Public Resources Code, and is not a historical resource for the purposes of CEQA.

#### Historic Context

The small single-family residence at 14184 2<sup>nd</sup> Street is located in the unincorporated community of Yolo north of Woodland along Cache Creek. Cache Creek was named by exploring fur trappers who cached supplies along it during the 1840s. Spanish explorers had made little inroads to inland California, and it was not until 1843 that the Mexican government granted the area to Thomas Hardy as the Rancho Rio de Jesus Maria. This was one of five ranchos granted in Yolo county that year. Hardy raised cattle on the rancho and made few permanent improvements before he died in 1849, and the rancho was sold at auction. (See Continuation Sheet.)

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

\*B12. References: Tom Gregory, *History of Yolo County, California* (Los Angeles: Historic Record Company, 1913); De Pue & Company, *The Illustrated Atlas and History of Yolo County California* (San Francisco: De Pue & Company, 1879); Joann L. Larkey and Shipley Walters, *Yolo County Land of Changing Patterns* (Northridge, CA: Windsor Publications, Inc., 1987); Sanborn Map Company, *Yolo California* (New York: Sanborn Map Company 1889, 1891, 1897, 1912, and 1930; US Census Bureau records; Yolo County Recorder records; *Woodland Daily Democrat*; and see B10 footnotes.

B13. Remarks:

\*B14. Evaluator: Cheryl Brookshear

\*Date of Evaluation: November 2017

(This space reserved for official comments.)



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\*Resource Name or # (Assigned by recorder) 18148 2<sup>nd</sup> Street

\*Recorded by Cheryl Brookshear \*Date November 9, 2018

☒ Continuation ☐ Update

### **P3a. Description (Continued):**

The rear section of the residence sits at a right angle to the façade. The wider rear roof has a lower pitch than the front section. **(Photograph 2)** The one-over-one vinyl, double hung windows are irregularly placed. A shed roofed side entrance and car port have been added off the northwest corner **(Photograph 3)**. The side entry begins behind the front section of the residence and runs along the side of the rear portion of the residence projecting five to six feet. The entry is clad in the same materials as the residence and has two wide windows of the same type as the rest of the house. The carport of covered deck extends further out from the entry. Supported on wood posts the carport is sided with multiple types of materials including lattice-work and drywall sides and what appears to be a metal roof.

### **B10. Significance (Continued):**

James M. Harbin purchased the rancho and successfully defended it through the Public Land Commission that adjudicated the patenting of Spanish and Mexican Ranchos after the United States acquired California. As with many who defended their ranchos, the process bankrupted Habrin, and the rancho became the property of James Ben Ali Haggin and Lloyd Tevis, who came to own large portions of the state. Arrival of American settlers became a flood of immigrants to northern California once gold was found in the Sierra Nevada. Most just passed through the Sacramento and San Joaquin Valleys on their way to the gold fields. The greatest opportunity for long term gains, however, came in establishing businesses that served the needs of the miners. Yolo is located on Cache Creek at a crossing on the early trail from Benicia to Colusa and the gold fields. Thomas Cochran settled at the crossing in 1849. He was joined by A. Griffith that winter, and the two pioneers supplied basic shelter and meals to travelers heading to the northern gold fields. Griffin remained as the crossing acquired a mixture of buildings over the next several years. In 1855 Griffith, in partnership with J.H. Hutton, filed a town plat and continued development of the community. The plat named the community Cacheville for its location, eliminating the previous names of Cochran's Crossing and Hutton's. Hutton established a ranch in the vicinity and engaged in stock ranching. Additional farmers settled in the vicinity and the community developed a variety of services and businesses to support them.<sup>1</sup>

A great boon to the community was the location of the County seat in Cacheville in 1857. The community grew, including the first newspaper in the county, the *Yolo Democrat*, a church, a cemetery, a mix of businesses catering to the agricultural growth, and county offices. The township with Cacheville as its center had a population of 1, 995 in 1860. However, that year was also the end of the boom for Cacheville, as the county seat was moved back to Washington (now West Sacramento).<sup>2</sup>

Goods and services for the surrounding agricultural settlement would become the mainstay for Cacheville through the 1860s. During the 1860s and 1870s the county experienced extensive agricultural growth as the land was taken up in farms and stock raising began to give way to grain production. Wheat and barley were the two large crops. As the 1870s came to a close, farmers also began to experiment with irrigated crops and orchards.<sup>3</sup>

The arrival of railroads through the 1860s and 1870s reshaped Yolo County. The California Pacific Railroad ran from Vallejo to Sacramento in 1869 where it met the new transcontinental Central Pacific Railroad. California Pacific continued building north to Marysville the following year. This growth sealed the fate of Cacheville as the line traversed Woodland and Knights Landing attracting growth to those communities and bypassing Cacheville.<sup>4</sup>

As more rail roads were constructed, Cacheville received a reprieve. The Northern Railway line between Woodland and Red Bluff would pass just southwest of the community beginning 1875. The surrounding area had grown agriculturally,

<sup>1</sup> Tom Gregory, *History of Yolo County, California* (Los Angeles: Historic Record Company, 1913) 51; De Pue & Company, *The Illustrated Atlas and History of Yolo County California* (San Francisco: De Pue & Company, 1879) 75; Joann L. Larkey and Shipley Walters, *Yolo County Land of Changing Patterns* (Northridge, CA: Windsor Publications, Inc., 1987) 33.

<sup>2</sup> De Pue, *The Illustrated Atlas and History of Yolo County California*, 75; Larkey and Walters, *Yolo County Land of Changing Patterns*, 33.

<sup>3</sup> Larkey and Walters, *Yolo County Land of Changing Patterns*, 37-34.

<sup>4</sup> Larkey and Walters, *Yolo County Land of Changing Patterns*, 46-47.

\*Recorded by Cheryl Brookshear \*Date November 9, 2018

☒ Continuation ☐ Update

and with the arrival of the railroad, the community began building again. A town hall, IOOF hall, and church were added to the community between 1875 and 1891 augmenting the existing schoolhouse and church building. In addition, 400 acres on the opposite shore of Cache Creek was purchased by the Yolo Orchard Company. The fruit grower and dryer planted the acres with vineyards and several varieties of fruits and nuts. The community itself included shops, hotel, post office, and the Yolo Mills. Growth was slow but steady, the key change that the railroad brought was a final change to the community's name. The post office had always been known as "Yolo," despite the more descriptive geographical names used for the community. The railroad also used "Yolo" for the name of the depot, and to prevent misunderstandings, the community adopted the name.<sup>5</sup>

The arrival of the railroad aided the diversification of agriculture that would be the mainstay of the community through the twentieth century. Yolo County's agriculture remained diverse. Other areas remained a mix of irrigated and non-irrigated crops, orchards, and stock operations. Immediately following World War I the area experienced a period of general growth because of the disruption of agriculture in Europe. This ended with the outbreak of hoof and mouth disease in 1924 and its accompanying quarantine on agricultural exports from California. As the decades progressed, the shops once densely massed along Front Street including the original town hall declined and were removed. Additional homes were added to the western lots and the community began to move more towards the railroad tracks and the new warehouses there. The Grain Mill closed by 1912 removing agricultural processing from the community.<sup>6</sup>

The depression of the 1930s was tempered by the arrival to the area of Spreckles Sugar Company, which constructed a sugar beet processing facility southeast of Yolo beyond the Yolo Orchard Company. World War II offered increased prices for agricultural goods. Following the war additional housing was constructed in Yolo partially filling undeveloped lots and replacing earlier buildings. Improved roads and traveling conditions, however, prevented the return of commercial businesses.

The small residence at 14184 2<sup>nd</sup> Street sits on Block 8 of the original town plat of 1855. This block was the only one not divided into smaller lots. While the reason for leaving the block undivided is not known, public squares and locations for civic buildings were sometimes included on such plats. By 1875 the block had been divided into four quarters. The earliest known owner was Claude Burke who arrived in Cacheville by 1870 and owned the southeast corner of the block. Working as a store clerk, he and his wife owned \$1,000 of real estate. He was appointed the postmaster for Yolo in 1883. In 1887 he sold this property to Charles Brower. Brower had arrived in Cacheville by 1882 when he married Mary "Mollie" Hatcher. Records provide several occupations for Brower – miller, painter, and laborer. While industrious, frequent career changes resulted in little long-term impact from his efforts. It should be noted that among his careers was a carpenter and contractor. At this time tax records indicate that the small residence consisting of the front portion and a cross gable section approximately half the length of the front set at a right angle, was assessed at \$200 with another \$150 for the lot.<sup>7</sup>

During what appears to be one of Brower's transitions, he sold the property to R. W. Woodard in 1901. The sale for \$600 included the full southeastern corner of the block and all improvements with the condition that it was subject to a lien for state and municipal taxes for 1901. Roy Wellington Woodard was part of a well-known pioneering Yolo family. The family claimed to be heirs of Hardy and the Rancho Rio Maria Jesus, but their case had been rejected. His uncle George Woodward was known for breeding horses and had a ranch outside of Yolo. William Woodward, Roy's father was also

<sup>5</sup> Larkey and Shipley Walters, *Yolo County Land of Changing Patterns*, 47-48; De Pue, *The Illustrated Atlas and History of Yolo County California*, 75; Sanborn Map Company, *Yolo California* (New York: Sanborn Map Company 1889, 1891, 1897, 1912).

<sup>6</sup> Sanborn Map Company, *Yolo, California* (New York: Sanborn Map Company, 1897, 1912, 1930); Larkey and Walters, *Yolo County Land of Changing Patterns*, 48, 77-81.

<sup>7</sup> Yolo County Recorder, *Cacheville Town Plat*, 1855, Map Book 1, 37; US Census Bureau, Manuscript Population Census 1870, California, Yolo County, Cache Creek Township, 70; Yolo County Recorder, Deed Claude Burke to Charles Brower, September 10, 1887, Deed Book 42, 205; California Voter Registers, Yolo County, 1886, 1888, accessed via ancestry.com; US Census Bureau, Manuscript Population Census 1900, California, Yolo County, Cacheville, enumeration district 195, sheet 4; "Brower, Former Yoloan, Succumbs," *Woodland Daily Democrat*, November 8, 1925 page 5; Sanborn Map Company, *Yolo, California* (New York: Sanborn Map Company, 1889); Yolo County Assessor, Assessment Book A 1900, 173, Yolo County Archives, Woodland, California.

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\*Resource Name or # (Assigned by recorder) 18148 2<sup>nd</sup> Street

\*Recorded by Cheryl Brookshear \*Date November 9, 2018

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involved in farming. Roy and his family had been renting a house in Yolo when Brower chose to sell. The Woodard household consisted of Roy, his wife Mamie and three daughters and were later joined by a son. Roy Woodard was respected in the community serving as the constable, and housing firefighting equipment at his shop. He worked on his parents' farm helping his mother manage after his father's death and as a blacksmith. During the 1920s his wife moved to the more active community of Woodland. Roy continued to live in Yolo with his divorced daughter Totabelle Jenks and her four children.<sup>8</sup>

During the time the Woodards occupied the home it underwent significant alterations. Between 1912 and 1930, a date estimated at 1920 by the county assessor, the rear of the house was completely rebuilt creating the current cross gable configuration. The concrete footings and stair to the porch were likely added at this time. The size of the lot was reduced in 1917 when the southern 67 feet was separated and was sold to W.L. Morris; this lot now contains the Yolo Branch Library.<sup>9</sup>

Roy Woodward died on November 6, 1945 and his estate including the currently configured lot and residence on Block 8 was transferred. During the settlement of probate the lot in Yolo was set aside for Roy's wife Mamie. While she had been living in Woodland, the home in Yolo was hers alone and the remaining estate divided between her and her children. In 1952 following her grandson Burdette Jenks' marriage, she sold the property to him and his wife. This remained their home while Jenks worked as a troubleshooter with Pacific Gas and Electric. This period from 1952 until 1967 is the likely period for the addition of the side entrance and carport, along with the residing of the house. The couple moved to Woodland in 1967, apparently renting out the residence. They sold the home out of the family in 2003 just before his death. The replacement windows are of the correct vintage to be from the new owners.<sup>10</sup>

### Evaluation

This property is not eligible under NRHP Criterion A or CRHR Criterion 1 because it does not have important associations with significant historic events. This residence was constructed during a period of modest growth in Yolo following the arrival of the railroad. Significant growth had occurred earlier with the location of the county seat in the community between 1857 and 1860, and by the 1870s the community was a modest center for the surrounding agricultural development. Alterations to the property over time reflect changing occupants and their needs for expanding the residence.

This property is not significant under NRHP Criterion B or CRHR Criterion 2 because it is not associated with the lives of persons important to history. Claude Burke and Charles Brower were typical residents working as laborers and in various general services. Roy Woodward was well respected in the community serving as the constable and descended from an early Yolo area family. However, there is no evidence that his activities made a significant impact on the community or that he played an important role in history. Likewise, his grandson Burdette Jenks, led a productive life

<sup>8</sup> Yolo County Recorder, Deed Charles F. Brower to R.W. Woodard, Deed Book 60, 23; Gregory, *History of Yolo County, California*, 629; US Census Bureau, Manuscript Population Census, California, Yolo County, Cacheville, enumeration district 164, 20; US Census Bureau, Manuscript Population Census 1900, California, Yolo County, Cacheville, enumeration district 195, sheet 4; US Census Bureau, Manuscript Population Census 1910, California, Yolo County, Cacheville, enumeration district 175, sheet 11A; US Census Bureau, Manuscript Population Census 1920, California, Yolo County, Cacheville, enumeration district 220, sheet 6A; US Census Bureau, Manuscript Population Census 1930, California, Yolo County, Cacheville, enumeration district 2, sheet 3A; [brief], *Woodland Daily Democrat*, November 21, 1905, 2; "The Stroller: Melvin Millsap," *Woodland Daily Democrat*, April 10, 1929, 1; "File Final Papers for New Hotel Wednesday," *Woodland Daily Democrat*, November 1, 1927, 1; "Norton Issues List of Yolo Fire Stations," *Woodland Daily Democrat*, May 14, 1927, 2; G. Laurence Meier, "Seek Man Familiar with Surroundings as Yolo Attacker," *Woodland Daily Democrat*, December 19, 1927.

<sup>9</sup> Sanborn Map Company, *Yolo, California* (New York: Sanborn Map Company, 1912 and 1912 revised 1930); Yolo County Recorder, Deed R.W. Woodard to W.L. Morris, November 6, 1917, Deed Book 93, 274.

<sup>10</sup> Yolo County Recorder, Estate of Roy W. Woodward Deceased, December 30, 1946, Official Records 253, 350; Yolo County Recorder, Deed Mamie I Woodard to Burdette and Ella Jenks, September 2, 1952, Deed Book 373, 346; "Burdette Jenks," *Woodland Daily Democrat*, May 12, 2003.

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and was active in community organizations, but did not have a significant role in local, state, or national history.

Under NRHP Criterion C or CRHR Criterion 3, this property is not an important example of a type, period, or method of construction. This simple side gable building exhibits no distinct architectural style. As a vernacular building it uses the nationwide hall & parlor format with additions across the rear to result in a more massed plan design. The building was significantly altered in the 1920s to completely rebuild and reconfigure the rear portion of the house. This remodeling did not add any stylistic ornament or features, nor alter the building's design in an important manner. It is not the work of a master designer, nor does it embody high artistic value, factors that might imbue it with significance under these criteria.

This residence is not significant under NRHP Criterion D or CRHR Criterion 4 as a source (or likely source) of important information regarding history. It does not appear to have any likelihood of yielding important information about historic construction materials or technologies. Also, the property's land use, the layout of the extant built environment resources, and the relationship the buildings have with their surroundings are typical for Yolo properties of the period and do not appear to provide important information within the broader economic, social, and cultural setting of the region during its historic-period occupation.

In addition to lacking significance the building also lacks historic integrity. The rear portion of the house was rebuilt between 1912 and 1930 with an estimated date of the 1920s. This altered the original design, materials, and workmanship. Since that time additional changes including replacement windows, siding, and porch have rendered the integrity of design, materials, and workmanship to that period non-existent. The combination of the two periods of renovation have also affected the feeling and association of the building. The building does retain integrity of location, and setting, but those alone are unable to convey any significance the building may have.

The community of Yolo dates back to the earliest days of mass Euro-American settlement of California. A previous evaluation in 1986 by Kathleen Les of Les-Thomas Associates proposed a Town of Yolo district consisting of 13 buildings scattered on First Street and Second Street. These buildings appeared significant as a complete and intact collection of pioneer-era buildings rare within the county. No particular criteria were applied nor was it stated if the collection was eligible for the NRHP or CRHR. Not all buildings included in this evaluation were included in the Office of Historic Preservation Historic Property Data File, and determination regarding this possible district is unknown. Since 1986 three of the 13 buildings were demolished and a fourth building has been heavily altered. The property at 14184 2<sup>nd</sup> Street was not among the 13 properties identified as part of the possible historic district. Furthermore, regardless of the status of this district, the residence at 14184 2<sup>nd</sup> Street would not contribute to the district as it no longer retains integrity to the early years of Yolo.

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\*Recorded by Cheryl Brookshear

\*Date November 9, 2018

☒ Continuation ☐ Update

**Photographs:**



Photograph 2. Rear portion of the residence, camera facing northeast.



Photograph 3. Side entry and carport, camera facing southwest.

## **Appendix B**

National Register Nomination Form  
Yolo Branch Library

United States Department of the Interior  
National Park ServiceNational Register of Historic Places  
Registration FormNATIONAL  
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

**1. Name of Property**

historic name Yolo Branch Library  
other names/site number Yolo Carnegie Library

**2. Location**

street & number 200 Sacramento St. n/a ☐ not for publication  
city, town Yolo n/a ☐ vicinity  
state California code CA county Yolo code 113 zip code 95697

**3. Classification**

## Ownership of Property

- ☐ private  
☒ public-local  
☐ public-State  
☐ public-Federal

## Category of Property

- ☒ building(s)  
☐ district  
☐ site  
☐ structure  
☐ object

## Number of Resources within Property

Contributing	Noncontributing
<u>1</u>	<u>      </u> buildings
<u>      </u>	<u>      </u> sites
<u>      </u>	<u>      </u> structures
<u>      </u>	<u>      </u> objects
<u>1</u>	<u>0</u> Total

Name of related multiple property listing:  
California Carnegie Libraries

Number of contributing resources previously  
listed in the National Register 0

**4. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  
☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the  
National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.  
In my opinion, this property ☒ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Anthony Qualtieri  
Signature of certifying official

10/22/90  
Date

State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. ☐ See continuation sheet.

Signature of commenting or other official

Date

State or Federal agency and bureau

**5. National Park Service Certification**

I, hereby, certify that this property is:

- ☒ entered in the National Register.  
☐ See continuation sheet.  
☐ determined eligible for the National  
Register. ☐ See continuation sheet.  
☐ determined not eligible for the  
National Register.

- ☐ removed from the National Register.  
☐ other, (explain:) \_\_\_\_\_

for  
Signature of the Keeper

12/10/90  
Date of Action

**6. Function or Use**

Historic Functions (enter categories from instructions)

EDUCATION/library

Current Functions (enter categories from instructions)

EDUCATION/library

**7. Description**Architectural Classification  
(enter categories from instructions)

Bungalow/Craftsman

Materials (enter categories from instructions)

foundation Concrete

walls Wood

roof Asphalt

other Stucco

Describe present and historic physical appearance.

## 8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

☐ nationally ☐ statewide ☒ locally

Applicable National Register Criteria ☒ A ☐ B ☒ C ☐ D

Criteria Considerations (Exceptions) ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Areas of Significance (enter categories from instructions)

Social History

Architecture

Period of Significance

1918-1921

Significant Dates

1918

Cultural Affiliation

n/a

Significant Person

n/a

Architect/Builder

Weeks, William H.

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

## 9. Major Bibliographical References

Previous documentation on file (NPS):

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # \_\_\_\_\_
- ☐ recorded by Historic American Engineering Record # \_\_\_\_\_

☒ See continuation sheet

Primary location of additional data:

- ☐ State historic preservation office
- ☐ Other State agency
- ☐ Federal agency
- ☒ Local government
- ☐ University
- ☒ Other

Specify repository:

California Carnegie Survey

## 10. Geographical Data

Acreage of property Less than one acre

UTM References

A 10 603780 4287640  
Zone Easting Northing

C         

B           
Zone Easting Northing

D         

☐ See continuation sheet

Verbal Boundary Description

AP # 25-400-13, located at the northwest corner of Sacramento and Second streets, City of Yolo.

☐ See continuation sheet

Boundary Justification

The boundary includes the entire city lot that has historically been associated with the property.

☐ See continuation sheet

## 11. Form Prepared By

name/title Lucy Kortum date 11/89 (rev. 4/90)

organization (Sonoma State University) telephone 707/762-6219

street & number 180 Ely Rd. state CA zip code 94954

city or town Petaluma

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY

Section number 7 Page 1

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The Yolo Carnegie Library building is a small frame bungalow with Craftsman detailing. Clad in narrow shiplap, one story over a low foundation, the building consists of two wings joined in an L-shape. Each wing is under a low gable roof and, within the "L," the small entrance portico is under an extension of the side gable roof which is supported by square posts on top of a low porch wall. The building is painted a cream color with brown trim, and the roof is gray asphalt. Generous paired windows, an outside chimney indicating the fireplace within, and tall, well-established trees which surround it, contribute to the appearance of a classic California bungalow, except for the small sign under the front-facing gable: "Yolo County Public" in small letters above the much larger "Library." One of the last Carnegie libraries funded, and designed by noted Carnegie architect W.H. Weeks, the building was constructed for \$3400 in 1918. An outside air conditioner is the only addition to the building, and the integrity of style as reflected in its Craftsman detailing has been maintained.

The building is set well back from the street, with the shorter stem of the "L" on the left and facing the street, the longer stem parallel to the street. Within the "L," the small entrance portico under its low sloping roof is emphasized by paired slim square wooden columns, with central detailing, which rest on the enclosed porch wall and support the roof. Within may be seen two doors, one into the smaller left wing and the other into the center of the building. They are of solid oak framed glass, each flanked by narrow glass panes. To the right beyond the covered portico is an uncovered porch which extends almost the length of the side wing, and is reached by low, wide stairs.

In the gable end of the left wing, below the "Library" sign, and on the side of the right wing, are paired windows, one large pane below and the upper portion divided vertically into three. All are simply wood framed. On the side gable end there is an outside chimney of stucco, which projects through the extended overhang of the gable roof. Roof overhangs are trimmed with simple bargeboard, with brackets at the gable peak and below. Similar brackets are repeated at the portico roof, which is framed in at the side.

The interior of the building is essentially unchanged, though functions have altered somewhat as more library space was needed. The right wing, with fireplace, was the original reading room with shelves for books. The smaller left wing is now also used for library purposes; its own door from the portico is a reminder of its original function as a community meeting room. The main door from the portico enters a small central area connected by an arched entrance to the general reading room; it was separated from the community room by a sliding door. A small projection across part of the rear of the building provides additional space for office, rest rooms, and closets. Windows in the rear of the building, and those above the fireplace, replicate the careful attention to detail that characterizes the building.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY

Section number 7 Page 2

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The building is unaltered since it was built in 1918, except for the addition of an air conditioner, visible next to the chimney. It is in need of painting but is otherwise well cared for, and the integrity of its style has been maintained. In addition to the tall well-established cedar and olive trees, the small lot is generously planted with and pyracantha and other shrubs. The building is an important visual and social contributor to the small area that is downtown Yolo.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY

Section number 8 Page 1

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Yolo's Craftsman cottage Carnegie building was designed by W.H. Weeks, more widely known for his many "Greek temple" Carnegies. It is one of only four California Carnegies constructed of wood and which incorporate some elements of the "Craftsman" style; three are extant. Yolo County pioneered county library service even before the passage of California county library legislation, and a branch in the town of Yolo was among the county's first. When Carnegie funds were to be available to construct a permanent building for just one branch, the town of Yolo was again selected, both because of the dilapidated state of its current location and because it served a large rural constituency. The grant of \$3000 was offered September 14, 1917. Citizens raised funds to purchase the land, and the Board of Supervisors guaranteed tax support. The library opened December 1, 1918 and continues to serve the library needs of the Yolo area.

The town that would become Yolo was located at a natural ford across Cache Creek on the road from Benicia to Colusa, and was called Cacheville even though its post office, established in 1853, was known as "Yolo." Cacheville was the largest town in Yolo County during the time it served as its second county seat; Broderick was the first, from 1851-1857 and again, after Cacheville, from 1860-1862. Next the county seat moved to Yolo City (soon to become Woodland) where enterprising citizens were developing a thriving town based on irrigation, specialty crops, the 1864 arrival of the California Pacific railroad, and construction of a bridge across Cache Creek. Six years later, when Cacheville became a stop on the Northern Railroad (Central Pacific) route between Woodland to Red Bluff, it changed its name to Yolo so that the station name would match the post office name. The surrounding rural area had developed into extensive orchards, and the rural population of 250 served by the new town of Yolo equalled that of the town itself.

As late as 1910, Woodland was the only incorporated city in Yolo County. Its first library dated from 1874, the year of its incorporation. In 1903 Carnegie granted \$10,000 for a library building in Woodland, which was completed in 1905. In that year Woodland established a policy permitting rural residents to use the Woodland City Library free of charge. In 1910 the county board of supervisors contracted with Woodland to provide library service to the rural areas of the county, and in 1915 Carnegie provided an additional \$12,000 to enlarge the Woodland Library to accommodate this responsibility. Eventually forty-eight distribution points were established in elementary and high schools, and small branches were established in twenty-two towns, utilizing such sites as post offices and store fronts. Generally no rent was paid.

The first library in the town of Yolo dates from the county branch established in 1910 by the Woodland Library, among the first under the contract with the Yolo County Board of Supervisors. This pioneer grass-roots rural library service was acknowledged by library organizer Harriet Eddy, who herself travelled all over California for the State Library in its effort to establish county libraries. The Yolo branch included a reading room and was located "next to Borach's Store." Letters in the library files indicates that a permanent site was sought

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY

Section number 8 Page 2

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as early as 1914. In 1917 the Yolo branch, for which Woodland paid \$5 a month, was in a "small frame building in very bad repair" and served a population of 1500.

Yolo County Library files contain copies of correspondence between Yolo County Librarian Eleanor Hitt and James Bertram of the Carnegie Corporation, beginning January 30, 1917, and extending through April 1, 1918. The first items are resolutions from the Board of Supervisors, documenting the request of \$5000 each for branch library buildings in the towns of Broderick and Yolo. Hitt sent a cover letter and also provided county maps showing towns and population distribution. In the ensuing correspondence, some twenty letters and resolutions, Bertram explained in much more detail than was his usual custom the rationale for his decisions. In her responses, Eleanor Hitt is equally frank and forthright about Yolo County's position.

Responding to Hitt's initial request, Bertram noted that 1900 and 1910 census figures showed a stable population for Yolo County, and doubted the population projection "that the county is practically doubling its population during this decade." He also requested a list of all Yolo towns with a population of over 1000 in 1910, and questioned the choice of Broderick and Yolo, both "at one end of the county."

Hitt cited Board of Trade figures as basis for her estimate that Yolo County's 1910 population of 13,926 would grow to 18,000 by 1917, and called Bertram's attention to the fact that Woodland was the only city in Yolo County with a 1910 population above 1000, the rest of the communities being supported by their outlying agricultural population. She named four communities in other parts of the county where branch buildings should soon be built, and calculated that at \$5000 for each of them, Yolo County taxpayers would have to pay just over 38 cents to generate the amount required to maintain them at the rate required by Carnegie policy.

In an unusual three page response, dated March 9, 1917, Bertram carefully reviewed the Carnegie policy, especially in regard to city/county relationships, and reiterated his faith in actual census figures. According to his calculations, it was not Woodland but Yolo County that already had been the recipient of \$22,000 of Carnegie funds, and "according to our usual [population] standards, everything being equal," Yolo County with its present actual population might be eligible for \$25,000 to \$30,000. He further stated that "Beaus\* California has county library systems it cannot get from this Corporation more favorable appropriations than other sections of the country." He closed by suggesting that she wait until at least the publication of the 1920 census "giving Federal authority for the population in each instance."

*\*Note that "beaus" in the above sentence is an example of the simplified spelling used by Carnegie and Bertram. Other examples appear in subsequent passages quoted.*

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Continuation Sheet

YOLO BRANCH LIBRARY; CARNEGIE LIBRARY

Section number 8 Page 3

Hitt responded that Miss Steffens of the California State Library, who had recently met with Bertram, had conveyed Bertram's policy that the maximum that the Corporation would provide a city, county, or town, was an amount so calculated that the required annual maintenance tax of one-tenth of the grant amount, would not exceed fifty cents per capita. She added that "you are entirely mistaken in our attitude if you think that because of its county library system, California expects more favorable appropriations or consideration. . . than other sections of the country. We are merely trying to meet the growing library needs of our people with whatever means we can legitimately employ." Also, Hitt was "curious to know" why they were not informed immediately after their January 30 application that they were not eligible for branch library funding; "I would have thought that so important a condition would have been made clear in the first place."

Bertram disclaimed Miss Steffens fifty cent figure ("I never sought to give Miss Steffens this understanding. . .") and then relented somewhat. "The tone of your letter is one of 'dissatisfied resignation' as if there is apparently no prospect of getting anything [underlining Bertram's]. I did not say so in my letter. . . Suppose you select the most urgent community or district and make a plea on its behalf for one building. . . The 1920 Federal Census is not far off. . . for use in considering further the needs of Yolo County."

Hitt chose Yolo, based on the condition of its present building, and added that she was sure the supervisors would "gladly accept a smaller amount if the Carnegie Corporation regards \$5000 as too large a sum of money for a library building that serves a population of about 1500 people (in the town and the surrounding country)." But Bertram questioned the choice of Yolo: "[I do] not wish to argue with you because you are on the ground and therefore know the circumstances intimately. . . [but Yolo is]. . . relatively close to the present building -- only four and a half miles from it." Hitt reconsidered but did not relent because "Yolo is among the largest in point of circulation of books although it is the most inadequately housed." She noted that Yolo was used by those in the surrounding rural area between Yolo and Woodland (which apparently no longer provided free library use to people outside of the city) and that the community itself had the greater interest in obtaining a library. Bertram next wondered whether "If we concede that library facilities should be provided at Yolo," it couldn't be built for \$2500 or \$3000; Hitt, after citing increased building and furnishing costs, said that she was "sure that we would gladly accept whatever amount the Carnegie Corporation might consider sufficient and would do our utmost to use it to the best advantage."

All of these exchanges took place between the end of January and mid-June, 1917. On June 18 Bertram wrote that the application would be considered at the next Carnegie Corporation meeting which "will probably not be held for some time to come." The offer of \$3000 was mailed September 14, 1917. The few remaining Bertram/Hitt letters were concerned with

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CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY  
Section number 8 Page 4

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transmittal of pledges and resolutions and arrangements for payment. Citizen interest was verified when they raised by subscription the \$300 cost of the lot. The total building cost was \$3400, with an additional \$1034 provided by Yolo County for furnishings.

The Yolo Branch Library has not generally been attributed to any architect. However Betty Lewis of Watsonville, in her extensive research into the work of William H. Weeks, located a references in California Libraries Quarterly News Items: in January 1918, that plans for the Yolo building were being drawn by W.H. Weeks; in July 1919, that W.H. Weeks was the architect. Further substantiation of Weeks as architect is the almost exact similarity of the Yolo building to the Santa Cruz East Side Library, designed by Weeks and completed September, 1921, also with a \$3000 Carnegie grant, and now no longer standing. More recently and conclusively, the Yolo County Archives/Records Center reports possession of six pages of blueprints and seventeen pages of specifications for the construction of the building (Maps & Blueprints #223), with Weeks' signature.

The building opened December 1, 1918 and was dedicated in January 1919 in ceremonies planned by Yolo Farm Bureau Center members. Today the Yolo Branch Library continues to serve the people of the area.

United States Department of the Interior  
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CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY

Section number 9 Page 1

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Bobinski, George S. Carnegie Libraries: Their History and Impact on American Public Library Development. Chicago: American Library Association, 1969.

Eddy, Harriet G. County Free Library Organizing in California, 1909-1918. Berkeley: Committee on California Library History, Bibliography, and Archives of the California Library Association, 1955.

Larkey, Joann and Shipley Walters. Yolo County: Land of Changing Patterns. Windsor Publications Inc., 1987.

Van Slyck, Abigail A. "Free to All: California Libraries and the Transformation of American Culture, 1886-1917." Ph.D. diss., University of California at Berkeley, 1989.

California Carnegie Library survey form: Lois Nash, Chairman, Yolo County Historical Advisory Committee, 1218 Sequoia Place, Davis 95616

Also from Lois Nash:

Yolo County Historic Resources Survey 1986.  
Photographs, information, referrals

From the collection of Betty Lewis:

California Libraries, 13:1 (January 1918), p. 81; 14:1 (January 1919), p.75; 14:3 (July 1919) pp. 170 and 345.

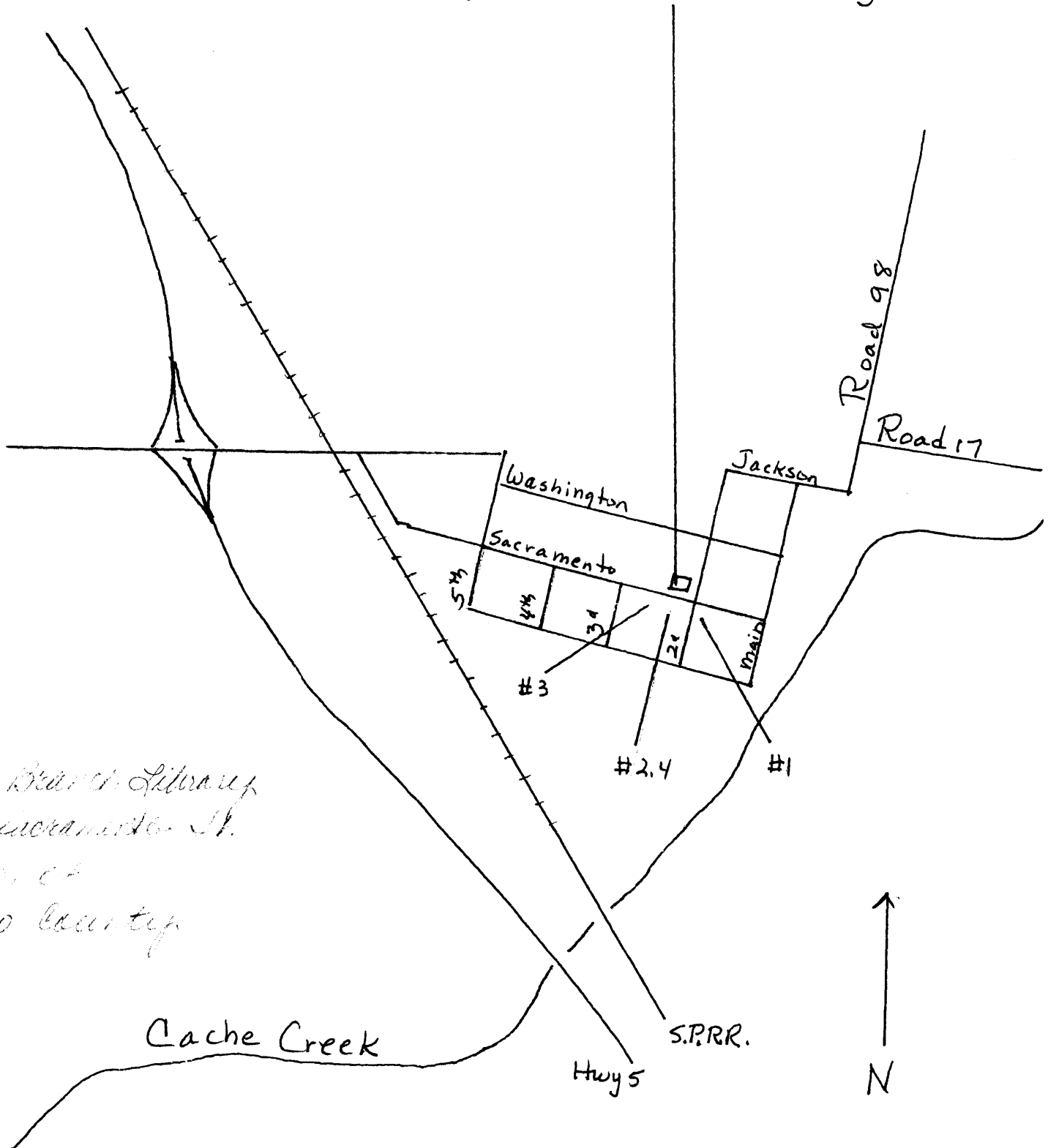
From Yolo County Library:

Correspondence between James Bertram and Eleanor Hitt, 1917-18.

CALIFORNIA CARNEGIE LIBRARIES: YOLO BRANCH LIBRARY  
PHOTOGRAPHS

1. Yolo Branch Library
- 200 Sacramento St.
2. Yolo CA 95697
3. Vina Breyfogle
4. September, 1989
5. California Carnegie Survey
6. Right front, view to north
7. Photo #1
6. Front, view to north northeast
7. Photo #2
6. Left front, view to northeast
7. Photo #3
6. Entrance, view to north northeast
7. Photo #4

# Yolo Branch Library



Yolo Branch Library  
200 Sacramento St.  
Yolo, CA  
Yolo County



Yolo Branch Library  
Yolo County CA

Yolo, CA  
Yolo Carnegie #1 of 4



Yolo Branch Library  
Yolo County CA

Yolo, CA

Yolo Carnegie #2 of 4



Yale Branch Library  
Yale County CT

Yolo Carnegie #3 & 4



Yolo Branch Library  
Yolo County CA

Yolo, CA

Yolo Carnegie #4 of 4

## **APPENDIX D**

### **CULTURAL / TRIBAL CULTURAL RESOURCES CONSULTATION INFORMATION**

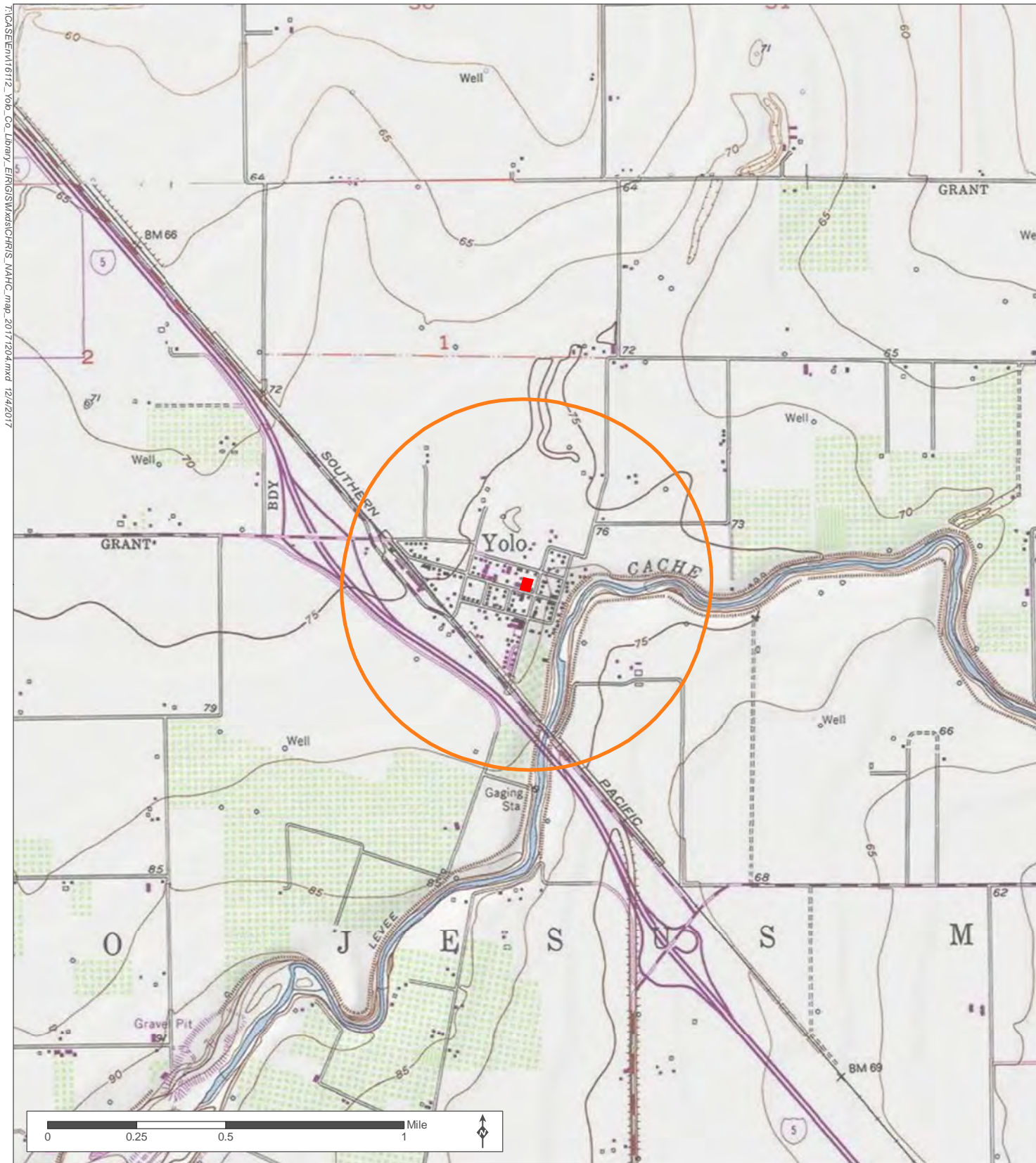
- D1: California Historical Resource Inventory System (CHRIS) Search
- D2: Native American Heritage Commission (NAHC) Sacred Lands File (SLF) Search
- D3: Native American Scoping
- D4: Assembly Bill (AB) 52 Consultation

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**APPENDIX D1**

**CALIFORNIA HISTORICAL RESOURCE INVENTORY  
SYSTEM (CHRIS) SEARCH**

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Source: ESRI 2014; USGS Online 2014; MIG 2017

- Project Area
- Project 0.5 Mile Area of Potential Effect (APE)

Woodland 7.5 Minute USGS Quadrangle  
 Township 10N; Range 1E  
 UTM 10N 4287858 mn.N 603648 mn. E  
 Scale 1:24,000

## Yolo County Library Project Location and Buffers

CALIFORNIA  
HISTORICAL  
RESOURCES  
INFORMATION  
SYSTEM



ALAMEDA  
COLUSA  
CONTRA COSTA  
DEL NORTE

HUMBOLDT  
LAKE  
MARIN  
MENDOCINO  
MONTEREY  
NAPA  
SAN BENITO

SAN FRANCISCO  
SAN MATEO  
SANTA CLARA  
SANTA CRUZ  
SOLANO  
SONOMA  
YOLO

**Northwest Information Center**  
Sonoma State University  
150 Professional Center Drive, Suite E  
Rohnert Park, California 94928-3609  
Tel: 707.588.8455  
nwic@sonoma.edu  
<http://www.sonoma.edu/nwic>

12/20/2017

NWIC File No.: 17-1545

Robert Templar  
MIG  
2635 North First Street, Suite 149  
San Jose, CA 95134

re: Yolo County Library

The Northwest Information Center received your record search request for the project area referenced above, located on the Woodland USGS 7.5' quad. The following reflects the results of the records search for the project area and a 0.5 mile radius:

Resources within project area:	YOL-HRI-125.
Resources within 0.5 mile radius:	P-57-39, 594, 110, 201, 977, 821, & 978. YOL-HRI-90, 130, 131, 132, 129, 128, 127, 137, 126, 133, 134, 136, 91, 92, 93, 94, & 162.
Reports within project area:	None
Reports within 0.5 mile radius:	S-39586, 46943, 22542, 35094, 20007, & 25665.
Other Reports within records search radius:	S-595, 9795, 17835, 30204, 32596, & 45238. These reports are classified as Other Reports; reports with little or no field work or missing maps. The electronic maps do not depict study areas for these reports, however a list of these reports has been provided. In addition, you have not been charged any fees associated with these studies.

**Resource Database Printout (list):**

☐ enclosed ☒ not requested ☐ nothing listed

**Resource Database Printout (details):**

☐ enclosed ☒ not requested ☐ nothing listed

**Resource Digital Database Records:**

☐ enclosed ☒ not requested ☐ nothing listed

**Report Database Printout (list):**

☒ enclosed ☐ not requested ☐ nothing listed

**Report Database Printout (details):**

☐ enclosed ☒ not requested ☐ nothing listed

**Report Digital Database Records:**

☐ enclosed ☒ not requested ☐ nothing listed

**Resource Record Copies:**

☒ enclosed ☐ not requested ☐ nothing listed

**Report Copies:**

☐ enclosed ☐ not requested ☐ nothing listed

**OHP Historic Properties Directory:**

☒ enclosed ☐ not requested ☐ nothing listed

**Archaeological Determinations of Eligibility:** ☐ enclosed ☐ not requested ☒ nothing listed

**CA Inventory of Historic Resources (1976):** ☒ enclosed ☐ not requested ☐ nothing listed

**Caltrans Bridge Survey:** ☐ enclosed ☒ not requested ☐ nothing listed

**Ethnographic Information:** ☐ enclosed ☐ not requested ☐ nothing listed

**Historical Literature:** ☐ enclosed ☒ not requested ☐ nothing listed

**Historical Maps:** ☐ enclosed ☒ not requested ☐ nothing listed

**Local Inventories:** ☐ enclosed ☒ not requested ☐ nothing listed

**GLO and/or Rancho Plat Maps:** ☐ enclosed ☒ not requested ☐ nothing listed

**Shipwreck Inventory:** ☐ enclosed ☒ not requested ☐ nothing listed

**\*Notes:**

**\*\*** Current versions of these resources are available on-line:

Caltrans Bridge Survey: <http://www.dot.ca.gov/hq/structur/strmaint/historic.htm>

Soil Survey: <http://www.nrcs.usda.gov/wps/portal/nrcs/surveylist/soils/survey/state/?stateId=CA>

Let us know if you need copies of any reports (the invoice will be kept open until 1/11). We do not have ethnographic information for the area aside from published documents.

Please forward a copy of any resulting reports from this project to the office as soon as possible. Due to the sensitive nature of archaeological site location data, we ask that you do not include resource location maps and resource location descriptions in your report if the report is for public distribution. If you have any questions regarding the results presented herein, please contact the office at the phone number listed above.

The provision of CHRIS Data via this records search response does not in any way constitute public disclosure of records otherwise exempt from disclosure under the California Public Records Act or any other law, including, but not limited to, records related to archeological site information maintained by or on behalf of, or in the possession of, the State of California, Department of Parks and Recreation, State Historic Preservation Officer, Office of Historic Preservation, or the State Historical Resources Commission.

Due to processing delays and other factors, not all of the historical resource reports and resource records that have been submitted to the Office of Historic Preservation are available via this records search. Additional information may be available through the federal, state, and local agencies that produced or paid for historical resource management work in the search area. Additionally, Native American tribes have historical resource information not in the CHRIS Inventory, and you should contact the California Native American Heritage Commission for information on local/regional tribal contacts.

Should you require any additional information for the above referenced project, reference the record search number listed above when making inquiries. Requests made after initial invoicing will result in the preparation of a separate invoice.

Thank you for using the California Historical Resources Information System (CHRIS).

Sincerely,  
Lisa C. Hagel  
Researcher

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

## HISTORIC RESOURCES INVENTORY

Ser. No. 5697-1  
HABS HAER Log SHL No. 5 NR Status 5  
UTM: A 10603510/4288015 C 5  
B (5141) D 5

## IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic name: Leonard Knight House
3. Street or rural address: Fifth Street at CR 17 (North Yolo-Area 4)  
City Yolo Zip 95697 County Yolo
4. Parcel number: 25-250-06
5. Present Owner: Lauretta Knight Address: Box 126  
City Yolo Zip 95697 Ownership is: Public \_\_\_\_\_ Private X
6. Present Use: residence Original use: residence

## DESCRIPTION

- 7a. Architectural style: Victorian vernacular
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This house stands out as one of the few in the county unincorporated area with strong Victorian influences. Because of the Victorian style ornamentation it has been estimated that the house was built about 1880. Built on a rectangular plan, the house has a flattened hipped roof and shiplap siding. Single pane sash windows with simple surrounds are located throughout. A large square bay window is on the side of the house. A two-sided veranda porch with milled columns and an ornamental milled cornice define the porch and suggest the Victorian influence. The porch is accessed by a small brick stoop. A transom is located over the main entry door.

Two barns and some small sheds are located on the property which is wooded with mature trees.



8. Construction date:  
Estimated 1880 Factual \_\_\_\_\_
9. Architect unknown
10. Builder unknown
11. Approx. property size (in feet)  
Frontage \_\_\_\_\_ Depth \_\_\_\_\_  
or approx. acreage 12.28
12. Date(s) of enclosed photograph(s)  
Winter 1986

13. Condition: Excellent \_\_\_ Good X Fair \_\_\_ Deteriorated \_\_\_ No longer in existence \_\_\_
14. Alterations: -
15. Surroundings: (Check more than one if necessary) Open land X Scattered buildings X Densely built-up \_\_\_  
Residential X Industrial \_\_\_ Commercial \_\_\_ Other: \_\_\_
16. Threats to site: None known X Private development \_\_\_ Zoning \_\_\_ Vandalism \_\_\_  
Public Works project \_\_\_ Other: \_\_\_
17. Is the structure: On its original site? X Moved? \_\_\_ Unknown? \_\_\_
18. Related features: -

#### SIGNIFICANCE

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

Original owner Leonard Knight came with his first wife from England to California in 1858. He first farmed 80 acres here near Yolo and later added 400 acres in Hungry Hollow and the Borden Valley. In 1880 he purchased a hotel in Yolo which he operated until his death in 1892. Also located on this property is the Cacheville Cemetery in use from 1852-1940. It is no longer in use.

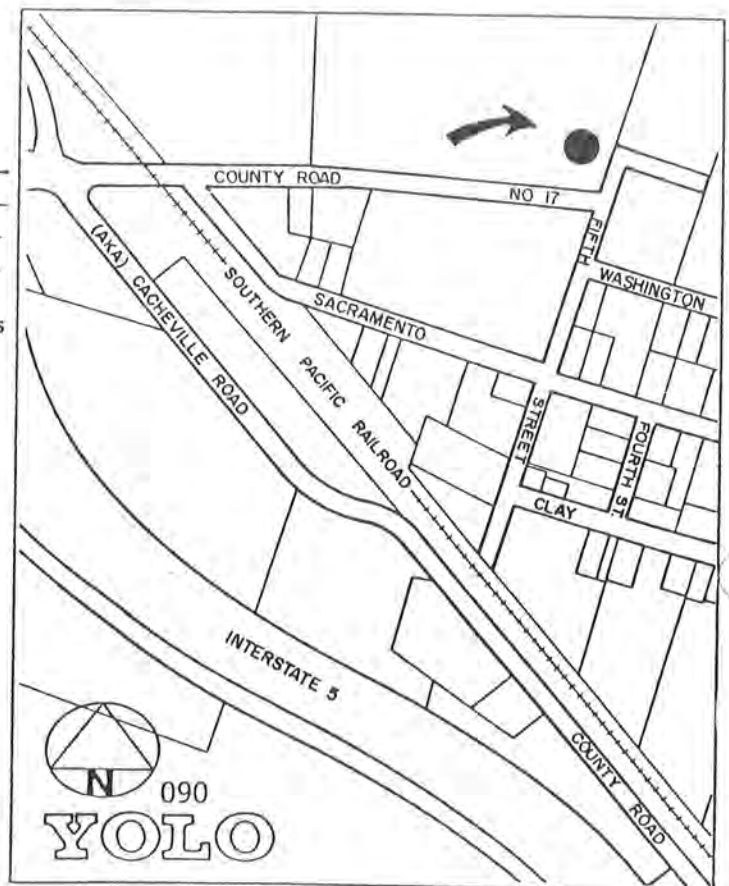
The house is architecturally significant for its Victorian influences and for pioneer Leonard Knight.

20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)  
Architecture 2 Arts & Leisure \_\_\_  
Economic/Industrial 3 Exploration/Settlement 1  
Government \_\_\_ Military \_\_\_  
Religion \_\_\_ Social/Education \_\_\_

21. Sources (List books, documents, surveys, personal interviews and their dates).

undated newspaper article

22. Date form prepared June 1986  
By (name) Kathleen Les  
Organization Les-Thomas Assoc.  
Address: 2773 25th Street  
City Sacramento Zip 95818  
Phone: (916) 443-7083



HISTORIC RESOURCES INVENTORY

Ser. No. 5697-4  
HABS \_\_\_\_\_ HAER \_\_\_\_\_ Loc. \_\_\_\_\_ SHL No. \_\_\_\_\_ NR Status 3  
UTM: A 10/603390/4287470 C \_\_\_\_\_  
B (5141) D \_\_\_\_\_

IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic name: Matlick House
3. Street or rural address: 489 Cacheville Road (North Yolo-Area 4)  
City Yolo Zip 95697 County Yolo
4. Parcel number: 25-270-20
5. Present Owner: B.E. Giovannetti & Sons Address: P.O. Box 1388  
City Woodland Zip 95695 Ownership is: Public \_\_\_\_\_ Private X
6. Present Use: residence Original use: residence

DESCRIPTION

- 7a. Architectural style: I-House Vernacular
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This I-house styled home is nearly a textbook example of the early pre-railroad housing built across the U.S. particularly in the south and in the west. The house is two stories in size, is built on a rectangular plan and has a single side-facing gabled roof. A small appendage on the rear is typical of the style. The house couldn't be simpler in style or detailing. Two-over-two sash windows occur on both levels and are arranged in a symmetrical fashion. The front door has a transom above it and the door itself is multi-paned glass. A return of the eaves on the gables denote Greek Revival influence.



8. Construction date:  
Estimated 1865 Factual \_\_\_\_\_
9. Architect unknown
10. Builder unknown
11. Approx. property size (in feet)  
Frontage \_\_\_\_\_ Depth \_\_\_\_\_  
or approx. acreage 1.67
12. Date(s) of enclosed photograph(s)  
Spring 1986

13. Condition: Excellent \_\_\_\_ Good ☒ Fair \_\_\_\_ Deteriorated \_\_\_\_ No longer in existence \_\_\_\_
14. Alterations: door is probably not original
15. Surroundings: (Check more than one if necessary) Open land ☒ Scattered buildings ☒ Densely built-up \_\_\_\_  
Residential ☒ Industrial \_\_\_\_ Commercial \_\_\_\_ Other: \_\_\_\_
16. Threats to site: None known ☒ Private development \_\_\_\_ Zoning \_\_\_\_ Vandalism \_\_\_\_  
Public Works project \_\_\_\_ Other: \_\_\_\_
17. Is the structure: On its original site? ☒ Moved? \_\_\_\_ Unknown? \_\_\_\_
18. Related features: -

#### SIGNIFICANCE

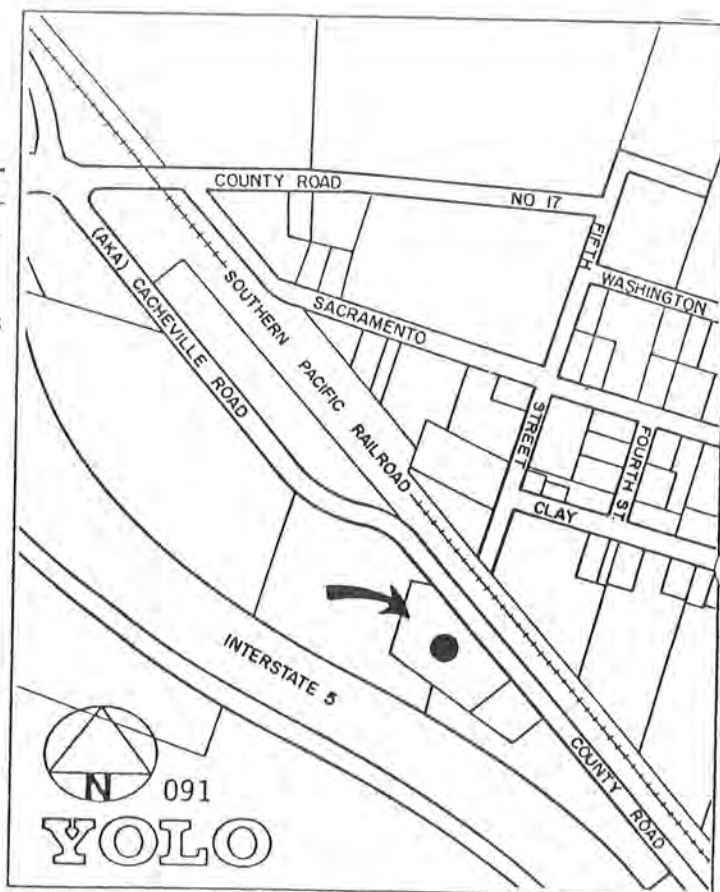
19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

Nothing is known at this time about the history of this house or about the original owner. The house is significant as one of the oldest in the county, as an intact pioneer-era architectural example and because it is a pure, unchanged example of an I-house. The house is currently undergoing renovation which appears to be respecting the historic integrity of the house. It is an excellent example and warrants further historic research.

20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)  
Architecture 1 Arts & Leisure \_\_\_\_  
Economic/Industrial 3 Exploration/Settlement 2  
Government \_\_\_\_ Military \_\_\_\_  
Religion \_\_\_\_ Social/Education \_\_\_\_

21. Sources (List books, documents, surveys, personal interviews and their dates).

22. Date form prepared June 1986  
By (name) Kathleen Les  
Organization Les-Thomas Assoc.  
Address: 2773 25th Street  
City Sacramento Zip 95818  
Phone: (916) 443-7083



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

## HISTORIC RESOURCES INVENTORY

Ser. No. 5697 - 3  
HABS \_\_\_\_\_ HAER \_\_\_\_\_ Loc \_\_\_\_\_ SHL No. \_\_\_\_\_ NR Status 3  
UTM: A 10/603345/4287500 C \_\_\_\_\_  
B (5171) D \_\_\_\_\_

## IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic name: Asa Petit House
3. Street or rural address: 502 Cacheville Road (North Yolo-Area 4)  
City Yolo Zip 95697 County Yolo
4. Parcel number: \_\_\_\_\_
5. Present Owner: \_\_\_\_\_ Address: \_\_\_\_\_  
City \_\_\_\_\_ Zip \_\_\_\_\_ Ownership is: Public \_\_\_\_\_ Private X
6. Present Use: residence Original use: residence

## DESCRIPTION

- 7a. Architectural style: Pioneer Vernacular
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This two-story farmhouse is simple and upright as was typical of the pioneer-era houses built in the non-decorative styles. The house is built on a modified box plan with an addition wing on the north side. The roof is multi-gabled with each gable being steeply pitched. Sash windows are used throughout and some occur in pairs. The house is unadorned except for simple surrounds on the windows.



8. Construction date:  
Estimated 1870 Factual \_\_\_\_\_
9. Architect unknown
10. Builder unknown
11. Approx. property size (in feet)  
Frontage \_\_\_\_\_ Depth \_\_\_\_\_  
or approx. acreage \_\_\_\_\_
12. Date(s) of enclosed photograph(s)  
Winter 1985-86

13. Condition: Excellent \_\_\_\_\_ Good ☒ Fair \_\_\_\_\_ Deteriorated \_\_\_\_\_ No longer in existence \_\_\_\_\_
14. Alterations: a second wing added, but early on
15. Surroundings: (Check more than one if necessary) Open land ☒ Scattered buildings ☒ Densely built-up \_\_\_\_\_  
Residential ☒ Industrial \_\_\_\_\_ Commercial \_\_\_\_\_ Other: \_\_\_\_\_
16. Threats to site: None known ☒ Private development \_\_\_\_\_ Zoning \_\_\_\_\_ Vandalism \_\_\_\_\_  
Public Works project \_\_\_\_\_ Other: \_\_\_\_\_
17. Is the structure: On its original site? ☒ Moved? \_\_\_\_\_ Unknown? \_\_\_\_\_
18. Related features: \_\_\_\_\_

#### SIGNIFICANCE

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

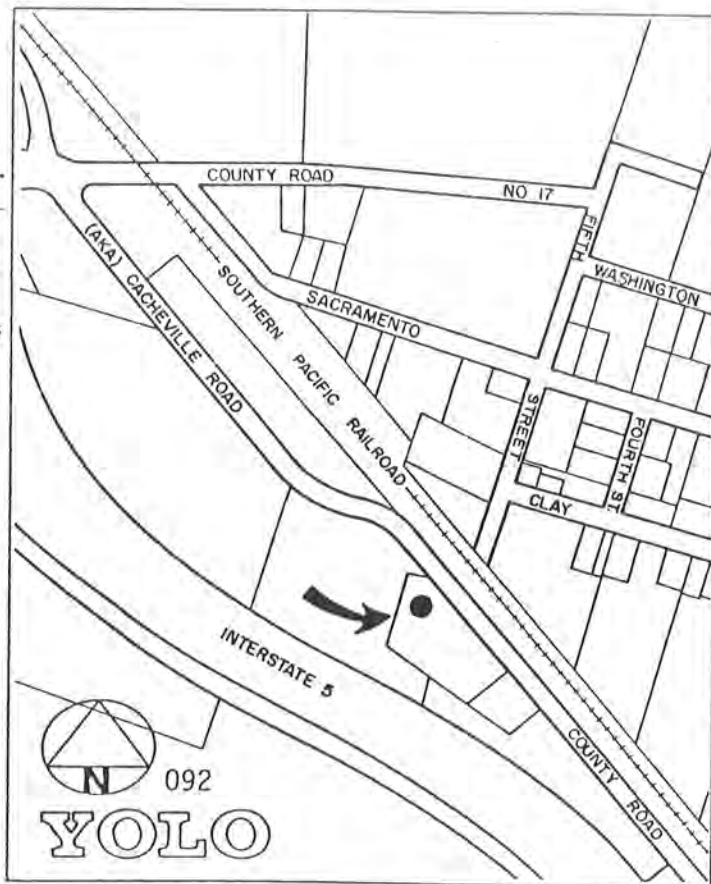
This house is highly representative of the pioneer-era homes built in a non-decorative style. The house is simple, functional and non-pre tentious. Original owner Asa Petit came to Cacheville (Yolo) in 1854 and married Miss E.J. Moore in 1863. It is likely that they built this house for themselves following their marriage. Petit engaged in blacksmithing and wagon making and employed a number of workmen on his 38-acre piece of property. He served as Justice of the Peace and as a school trustee of the Cacheville district for a time. He distinguished himself as one of the leading businessmen of his time.

20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)  
Architecture 3 Arts & Leisure \_\_\_\_\_  
Economic/Industrial 2 Exploration/Settlement 1  
Government \_\_\_\_\_ Military \_\_\_\_\_  
Religion \_\_\_\_\_ Social/Education \_\_\_\_\_

21. Sources (List books, documents, surveys, personal interviews and their dates).

Gilbert, History of Yolo County, 1879

22. Date form prepared June 1986  
By (name) Kathleen Les  
Organization Les-Thomas Assoc.  
Address: 2773 25th Street  
City Sacramento Zip 95818  
Phone: (916) 443-7083



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

## HISTORIC RESOURCES INVENTORY

Ser. No. 5697-5  
HABS HAER Loc SHL No. NR Status 5  
UTM: A 10/603470/4287675 C   
B (5141) D

## IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic name: Jerome Borach House
3. Street or rural address: 419 Sacramento Street (North Yolo—Area 4)  
City Yolo Zip 95697 County Yolo
4. Parcel number: 25-402-05
5. Present Owner: Gary & Ann Lynch Address: 419 Sacramento Street  
City Yolo Zip 95697 Ownership is: Public \_\_\_\_\_ Private X
6. Present Use: residence Original use: residence

## DESCRIPTION

- 7a. Architectural style: Victorian Italianate influenced cottage
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This is a delta style one-story Italianate influence Victorian cottage. The house is elevated off the ground, is built on a box plan and has a flattened hipped roof. A full-width lean-to overhang forms the porch; ornamental posts and a spindled balustrade complete the porch. Corner quoins, brackets at the eaves and decorative window surrounds also ornament the house making it one of the most decorative houses for its size.



8. Construction date:  
Estimated 1880 Factual \_\_\_\_\_
9. Architect unknown
10. Builder unknown
11. Approx. property size (in feet)  
Frontage 150 Depth 175  
or approx. acreage \_\_\_\_\_
12. Date(s) of enclosed photograph(s)  
Winter 1985-86

13. Condition: Excellent \_\_\_\_ Good X Fair \_\_\_\_ Deteriorated \_\_\_\_ No longer in existence \_\_\_\_
14. Alterations: \_\_\_\_
15. Surroundings: (Check more than one if necessary) Open land \_\_\_\_ Scattered buildings \_\_\_\_ Densely built-up X  
Residential X Industrial \_\_\_\_ Commercial \_\_\_\_ Other: \_\_\_\_
16. Threats to site: None known X Private development \_\_\_\_ Zoning \_\_\_\_ Vandalism \_\_\_\_  
Public Works project \_\_\_\_ Other: \_\_\_\_
17. Is the structure: On its original site? X Moved? \_\_\_\_ Unknown? \_\_\_\_
18. Related features: \_\_\_\_

#### SIGNIFICANCE

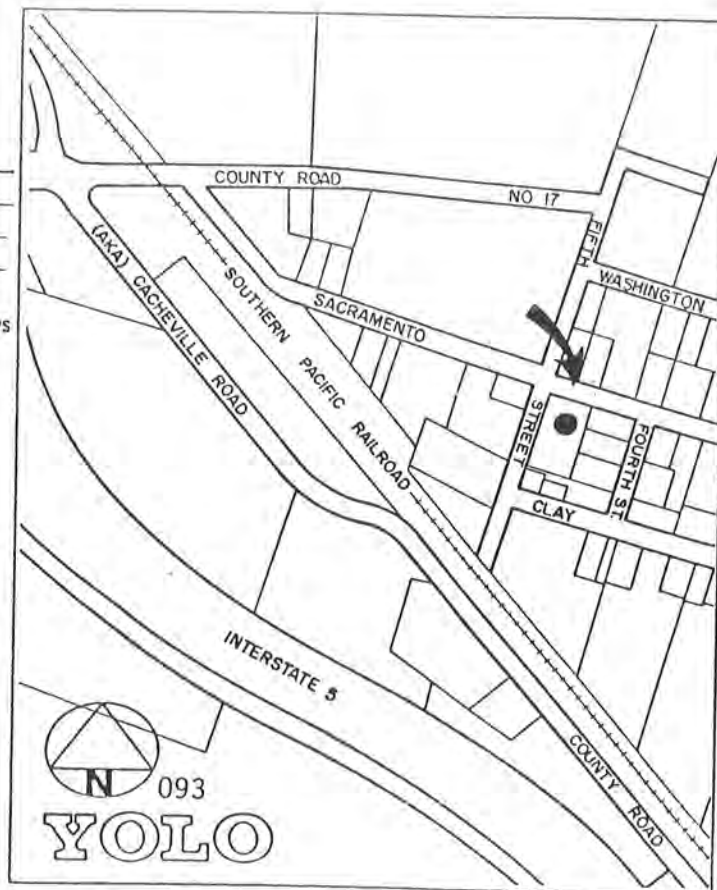
19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

This house is a unique and singular adaptation of the Italianate style in a one-story cottage. It is a perfectly articulated Italianate influenced cottage which sits on a town lot in the town of Yolo. In addition to architectural significance, the house is historically important for its early and long-time owner, Jerome Borach. Borach purchased the house in 1883 and also operated the Borach store in Yolo. He returned to his native France in the 1890's and his older brother Bernard, who came to Cacheville in 1891, assumed ownership of the house and business. The house remained in the Borach family until 1977, over one hundred years.

20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)  
Architecture 1 Arts & Leisure \_\_\_\_  
Economic/Industrial 2 Exploration/Settlement 3  
Government \_\_\_\_ Military \_\_\_\_  
Religion \_\_\_\_ Social/Education \_\_\_\_
21. Sources (List books, documents, surveys, personal interviews and their dates).

Joann Larkey, local historian

22. Date form prepared June 1986  
By (name) Kathleen Les  
Organization Les-Thomas Assoc.  
Address: 2773 25th Street  
City Sacramento Zip 95818  
Phone: (916) 443-7083



## HISTORIC RESOURCES INVENTORY

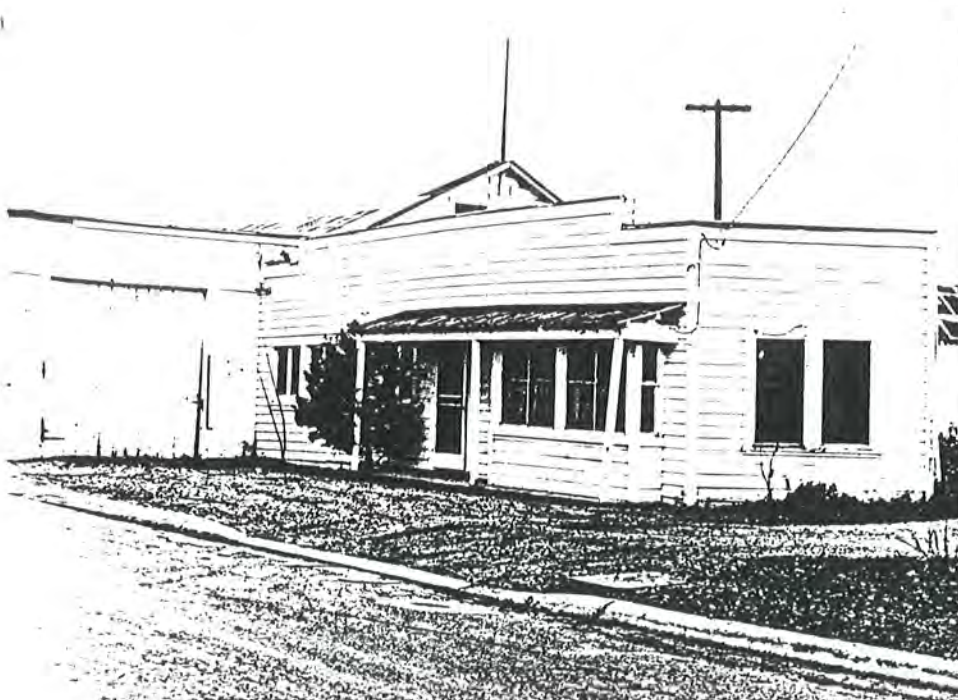
### IDENTIFICATION

1. Common name: \_\_\_\_\_
2. Historic name: Diamond Match Lumber
3. Street or rural address: 543 Sacramento Street (North Yolo-Area 4)  
City Yolo Zip 95697 County Yolo
4. Parcel number: 25-390-08
5. Present Owner: Laura Mae Silva Address: Box 134  
City Yolo Zip 95697 Ownership is: Public \_\_\_\_\_ Private X
6. Present Use: warehouse/residence Original use: lumber yard

### DESCRIPTION

- 7a. Architectural style: Vernacular commercial
- 7b. Briefly describe the present *physical appearance* of the site or structure and describe any major alterations from its original condition:

This low-scale woodframe commercial building is built on a triangular lot and is comprised of a sprawling set of buildings that fill the 200' x 250' x 150' sized lot in the town of Yolo. The building is one story and consists of several sections with horizontal and vertical wood siding built to the lot line. Portions have a gabled roof and portions have a flat roof. The head of the lot which comes to a point at Sacramento Street and CR 99W contains the main entrance which is defined by a shallow lean-to porch overhang and three sash windows to one side of the door.



8. Construction date:  
Estimated \_\_\_\_\_ Factual \_\_\_\_\_
9. Architect unknown
10. Builder unknown
11. Approx. property size (in feet)  
Frontage 250' x Depth 150' x  
or approx. acreage, 200'
12. Date(s) of enclosed photograph(s)  
Winter 1985-86