

ORDINANCE NO. 2016-0035

Adopted by the Sacramento City Council

August 30, 2016

LISTING THE H.L. NELSON HOUSE, LOCATED AT 2626 P STREET, AS A LANDMARK ON THE SACRAMENTO REGISTER OF HISTORIC AND CULTURAL RESOURCES

BACKGROUND

- A. The city council has found “that significant aspects of the city’s rich and diverse historic resources deserve recognition and preservation to foster an understanding of our heritage, and to promote the public health and safety and the economic and general welfare of the people of the city. The preservation and continued use of historic resources are effective tools to sustain and revitalize neighborhoods and business districts within the city, enhance the city’s economic, cultural and aesthetic standing, its identity and its livability, marketability and urban character.” (Sacramento City Code section 17.604.100.A.)
- B. To this end, the city code provides a mechanism for listing landmarks, historic districts, and contributing resources on the Sacramento Register of Historic and Cultural Resources (“Sacramento Register”). Listing properties on the Sacramento Register helps to maintain and revitalize the City of Sacramento and its neighborhoods by encouraging the use and reuse of historic building and protects buildings and neighborhoods from deterioration and inappropriate alterations, all of which enhance the City’s economic, cultural, and aesthetic standing.
- C. To be listed as a landmark on the Sacramento Register, the city council must make the findings required by section 17.604.210.A of the city code.
- D. The H.L. Nelson House located at 2626 P Street (APN # 007-0335-009-0000) (the “resource”) is eligible for listing as a landmark on the Sacramento Register because it satisfies the following requirements:
 - 1. **City Code section 17.604.210.A.1.a.iii: It embodies the distinctive characteristics of a type, period or method of construction** – The house is an excellent example of Craftsman domestic architecture, which began to emerge in the United States in about 1905. It features decorative elements characteristic of landmark examples of Craftsman houses, including a deep porch with battered clinker-brick columns, wide unboxed eaves with exposed rafter tails and decorative knee braces, and side-gabled roof with dormers. Its

large and elaborate front dormer is the dominant decorative feature of its main façade. Twin gabled dormers flank a slightly recessed connecting shed dormer. The assemblage is adorned with casement windows with diamond-shaped panes, exposed rafter tails and shaped fascia boards which extend beyond rooflines, and decorative knee-brace supports.

2. **City Code section 17.604.210.A.1.b: The resource has integrity of location, design, setting, materials, workmanship and association when judged with reference to the eligibility criteria** – The primary and secondary façades of the house have a high degree of integrity, including original materials, and clearly conveys the Craftsman stylistic elements.
3. **City Code section 17.604.210.A.1.c: The resource has significant historic or architectural worth, and its designation as a landmark is reasonable, appropriate and necessary to promote, protect and further the goals and purposes of chapter 17.604 of the City Code** – The house is a significant example of a Craftsman style residence, with relatively rare combinations of significant features, and its preservation benefits the public understanding of Sacramento's architectural heritage.

- E. The factors in section 17.604.210.A.2 of the Sacramento City Code, which are to be considered when determining whether to list a nominated resource on the Sacramento Register, are inapplicable to the resource.

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

SECTION 1.

The city council hereby finds the following:

- A. The H.L. Nelson House located at 2626 P Street (APN # 007-0335-009-0000) (the "resource") is eligible for listing as a landmark on the Sacramento Register because it satisfies the following requirements:
 1. It embodies the distinctive characteristics of a type, period or method of construction (City Code section 17.604.210.A.1.a.iii);
 2. The resource has integrity of location, design, setting, materials, workmanship and association when judged with reference to the eligibility criteria (City Code section 17.604.210.A.1.b);
 3. The resource has significant historic or architectural worth, and its designation as a landmark is reasonable, appropriate and necessary to promote, protect and

further the goals and purposes of chapter 17.604 (City Code section 17.604.210.A.1.c).

- B. The city council has considered the factors in section 17.604.210.A.2 of the city code and determined they are inapplicable to the H.L. Nelson House.

SECTION 2.

The H.L. Nelson House located at 2626 P Street is hereby listed on the Sacramento Register as a landmark.

SECTION 3.

In accordance with section 17.604.220.C.2 of the city code, the following are identified as significant features and characteristics of the resource:

1. Craftsman house design characteristics, including a deep porch, with simple wood railing, across the entire front of the house, with battered clinker-brick columns, wide unboxed eaves with exposed rafter tails and decorative knee braces;
2. Clinker brick sides to front wooden stairs from the porch, projecting from the east half of the porch;
3. Steeply sloped, side-gabled roof with dormers, front and back, and side clinker brick chimney;
4. Large and elaborate front dormer is the dominant decorative feature of the main façade, comprised of twin gabled dormers flanking a slightly recessed connecting shed “dormer.” The dormer assemblage is adorned with casement windows with diamond-shaped panes, exposed rafter tails and shaped fascia boards which extend beyond rooflines, and decorative knee-brace supports;
5. Rear, upper-floor shed-roofed “wall-dormers” at the south facade;
6. Horizontal board siding on main level and shake siding on upper level;
7. Wood windows, double hung to casement types, with decorative, somewhat tapered side trim treatment, and noting particularly the front porch window assemblage with diamond divided lite transom; and
8. West side square projecting bay with stained glass.

Adopted by the City of Sacramento City Council on August 30, 2016, by the following vote:

Ayes: Members Ashby, Carr, Guerra, Harris, Jennings, Schenirer, and Mayor Johnson

Noes: None

Abstain: None

Absent: Members Hansen and Warren

Attest:

Shirley Concolino

Digitally signed by Shirley Concolino
DN: cn=Shirley Concolino, o=City of Sacramento, ou=City
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Shirley Concolino, City Clerk

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