



City of Woodland
Meeting Agenda
Planning Commission

City Hall
Council Chambers
300 First Street
Woodland, CA 95695

April 4, 2024
6:30 PM

Please Note: The numerical order of items on this agenda is for the convenience of reference; items may be taken out of order. No new items shall begin after 10:30 pm unless unanimous consent exists to continue.

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

D. STAFF AND COMMISSIONER COMMENTS

This is an opportunity for the Planning Commission members and staff to make comments and announcements to express concerns, or to request Commission's consideration of any items a Commission member would like to have discussed at a future Commission meeting.

E. SUBCOMMITTEE REPORTS

F. COMMUNICATIONS FROM THE PUBLIC

This is an opportunity for the public to speak to the Planning Commission on any item other than those listed on this agenda. Speakers are requested to use the microphone in front of the Commission and to begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. The Chair may impose a time limit on any speaker depending on the number of people wanting to speak and time available for the rest of the agenda. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered. The option to submit a public comment via voicemail is no longer available. Written Public Comments Members of the public are welcome to submit written comments prior to the meeting. Comments should be submitted by email to planningcommissionmeetings@cityofwoodland.org. Written Comments received at least two (2) hours prior to the scheduled start time of the Planning Commission meeting will be provided to the Commissioners and posted to the City website as part of the official record of the meeting but will not be read into the record. Written Comments received within two (2) hours of the scheduled start time of the Planning Commission meeting and during the meeting will be provided to the Commissioners the day following the Commission meeting. If you are submitting written comments on a particular item on the agenda, please identify the agenda item number and letter. If you are submitting written comments on an item not listed on the agenda, please identify your e-mail/comment as a General Public Comment. Note: Public comments at special meetings are limited to items on the agenda only.

G. APPROVAL OF MINUTES

1. SUBJECT: Planning Commission Meeting Minutes of February 15, 2024

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission receive and approve the Planning Commission Meeting Minutes of February 15, 2024.

H. PUBLIC HEARING

2. SUBJECT: 2023-2024 Heritage Home and Historic Preservation Award Nominations

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission review and confirm the Heritage Home and Preservation Award participants for the 2023-2024 awards cycle.

I. BUSINESS ITEMS

J. STAFF OR COMMISSIONER COMMENTS

K. ADJOURNMENT

The Planning Commission of the City of Woodland encourages all parties interested in a matter scheduled to be reviewed, discussed and acted on at a meeting, to participate in the public discourse, which may include the submission of written comments and materials. The Planning Commission notifies the public that those materials received less than 24 hours before a meeting date and time may not be able to be considered completely. Further, the Planning Commission encourages interested parties to attend the meeting to discuss any matter of concern and to explain their comments more fully.



TO: THE MEMBERS OF THE PLANNING COMMISSION
AGENDA: Planning Commission Meeting
DATE: April 4, 2024
ITEM #: G.1
SUBJECT: Planning Commission Meeting Minutes of February 15, 2024

Recommendation for Action: Staff recommends that the Planning Commission receive and approve the Planning Commission Meeting Minutes of February 15, 2024.

Attachments:

1. February 15, 2024 Planning Commission Minutes DRAFT

City of Woodland

City Hall
Council Chambers
300 First Street
Woodland, CA 95695



Planning Commission Meeting –

Thursday, February 15, 2024

6:30 PM

A. CALL TO ORDER

Meeting called to order at 06:30 PM

B. ROLL CALL

Commission Members Present: Planning Commission Member Steve Harris, Planning Commission Member Chris Holt, Planning Commission Chairperson Marco Lizarraga, Planning Commission Vice-Chairperson Fred Lopez, Planning Commission Member Jim Smith, Planning Commission Member Michael McLaughlin, Planning Commission Member Greg Ortiz

Absent: None

Excused: None

C. PLEDGE OF ALLEGIANCE

Pledge of Allegiance led by Commission Member Holt.

D. STAFF AND COMMISSIONER COMMENTS

This is an opportunity for the Planning Commission members and staff to make comments and announcements to express concerns, or to request Commission's consideration of any items a Commission member would like to have discussed at a future Commission meeting.

Verbal updates provided by Council Members/Staff.

E. SUBCOMMITTEE REPORTS

None

F. COMMUNICATIONS FROM THE PUBLIC

This is an opportunity for the public to speak to the Planning Commission on any item other than those listed on this agenda. Speakers are requested to use the microphone in front of the Commission and to begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. The Chair may impose a time limit on any speaker depending on the number of people wanting to speak and time available for the rest of the agenda. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered. The option to submit a public comment via voicemail is no longer available. Written Public Comments Members of the public are welcome to submit written comments prior to the meeting. Comments should be submitted by email to planningcommissionmeetings@cityofwoodland.org. Written Comments received at least two (2) hours prior to the scheduled start time of the Planning Commission meeting will be provided to the Commissioners and posted to the City website as part of the official record of the meeting but will not be read into the record. Written Comments received within two (2) hours of the scheduled start time of the Planning Commission meeting and during the meeting will be provided to the Commissioners the day following the Commission meeting. If you are submitting written comments on a particular item on the agenda, please identify the agenda item number and letter. If you are submitting written comments on an item not listed on the agenda, please identify your e-mail/comment as a General Public Comment. Note: Public comments at special meetings are limited to items on the agenda only.

G. APPROVAL OF MINUTES

On a motion by Commissioner Smith, seconded by Commissioner Lopez and carried unanimously on a roll call vote, Commission Members approved the meeting minutes of November 16, 2023.

Ayes: Planning Commission Member Steve Harris, Planning Commission Member Chris Holt, Planning Commission Chairperson Marco Lizarraga, Planning Commission Vice-Chairperson Fred Lopez, Planning Commission Member Jim Smith, Planning Commission Member Michael McLaughlin, Planning Commission Member Greg Ortiz

Noes: None

Absent: None

1. SUBJECT: Planning Commission Meeting Minutes of November 16, 2023

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission receive and approve the Planning Commission Meeting Minutes of November 16, 2023.

H. PUBLIC HEARING

2. SUBJECT: 427, 429, and 431 Main Street - Alterations Request within the Historic Downtown District

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission take action to approve the proposed Alteration Request and facade restoration for 427, 429, and 431 Main Street.

On a motion by Commissioner Holt, seconded by Commissioner Smith and carried unanimously on a roll call vote, Commission Members approved the alterations request for 427, 429 and 431 Main Street.

Ayes: Planning Commission Member Steve Harris, Planning Commission Member Chris Holt, Planning Commission Chairperson Marco Lizarraga, Planning Commission Vice-Chairperson Fred Lopez, Planning Commission Member Jim Smith, Planning Commission Member Michael McLaughlin, Planning Commission Member Greg Ortiz

Noes: None

Absent: None

I. BUSINESS ITEMS

3. SUBJECT: Heritage Home and Historic Preservation Award Process 2023-24

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission receive and provide comments on the informational item regarding the proposed process and timeline for the 2023-24 Heritage Home Awards.

The Commission received an informational presentation from Staff regarding the Heritage Home and Historic Preservation Awards for the 2023-24 award cycle.

4. SUBJECT: Comprehensive Zoning Code Update

RECOMMENDATION FOR ACTION: Staff recommends that the Planning Commission receive an update on the Comprehensive Zoning Code, including recommendation from City Council and next steps.

The Commission received an informational update from Staff regarding the Comprehensive Zoning Code update.

J. STAFF OR COMMISSIONER COMMENTS

Verbal updates provided by Planning Commission Members/Staff.

K. ADJOURNMENT

Meeting adjourned at 8:00pm.



TO: THE MEMBERS OF THE PLANNING COMMISSION
AGENDA: Planning Commission Meeting
DATE: April 4, 2024
ITEM #: H.2
SUBJECT: 2023-2024 Heritage Home and Historic Preservation Award Nominations

Recommendation for Action: Staff recommends that the Planning Commission review and confirm the Heritage Home and Preservation Award participants for the 2023-2024 awards cycle.

Staff Contact:

Megan Meier, Senior Planner, (530) 661-5814, megan.meier@cityofwoodland.gov
Hadlie Ward, Junior Planner, (530) 661-5960, hadlie.ward@cityofwoodland.gov

Background:

The Heritage Home Awards (HHA) and Historic Preservation Awards have served to recognize homes and businesses with historic and architectural significance within the City of Woodland, as well as the owners who care for these buildings. Since the dissolution of the Historic Preservation Commission in 2022, the Planning Commission has taken on some of the historical preservation duties, including hosting the Heritage Home and Historical Preservation Awards. At the February 15, 2024 Planning Commission meeting, commissioners directed staff to initiate the 2023-2024 award nomination process and agreed to a revised process in which the nominator and/or nominee would play a larger role in the research and presentation for the award ceremony.

Additionally, commissioners expressed a desire to review the HHA nomination criteria to make any needed adjustments for future HHA cycles. Staff will bring forward a recommendation regarding criteria for Planning Commission consideration in the coming months. At present, Staff have been in contact with the nominators and nominees to inform them of the Planning Commission's direction to staff and the initiation of the formal nomination to confirm the homes and businesses that will move forward as part of the current 2023-2024 award cycle.

Discussion:

Nomination Process

Planning Commissioners are asked to review the current homes and businesses that have been recommended for nomination with the intent that five to six will be confirmed for the 2023-2024 award cycle. The criteria for the HHA are broad, only specifying that the home or business must be located within the city limits and have historical significance. No specific age or date of construction is currently required. Historical considerations may include the maintenance of architectural styles, the setting of historical events, or the residence of historical figures in the community.

After nominations are finalized and nominees consent to participate, staff will work with the nominees and the nominators to determine the date of construction for the buildings and compile a historical narrative. The narratives will be included in a presentation at the final award ceremony at City Hall. The award ceremony is currently scheduled for June 2024. Nominees will be presented with bronze plaques and certificates to honor their contributions to the historical fabric of the City of Woodland. The complete schedule outlined for the 2023-2024 awards cycle is attached. The following homes have been nominated for the 2023-2024 Heritage Home and Historic Preservation Awards:

532 Elm Street

Nominated by Cath Posehn

This California Bungalow is owned by Larry Crawford and Cath Posehn and is located in an Honorary City of Woodland Historic District. It was built in 1925 by local contractor Delmus "Del" Fenton, who built many homes and commercial buildings throughout the city (p. 37 in Explore Historic Woodland guidebook). Clues of Fenton's past are left throughout the property, including the message "DF 1925" embedded in the chimney and a barn that was used as a workshop in the backyard. The current owners have completed various remodeling and restoration projects, preserving the original doors, hardware, cabinets, and tiles throughout the house.



Image 1: 532 Elm Street

714 College Street

Nominated by Mary Darlington

According to information gathered for the Woodland Historic Resources Inventory in 1982, this home was originally built in the Victorian Italianate architectural style and later remodeled in 1920 to reflect Mediterranean Revival features. The owners, Mary Darlington and Mark Winey, have maintained many original features of the home, including box molding details, plaster walls, and oak parquet floors with redwood inlays. Located southeast of C.E. Dingle Elementary School, this home is in the Honorary City of Woodland Historic District.



Image 2: 714 College Street, courtesy of Redfin.com

211 Cleveland Street

Nominated by Chris Mathews

Currently owned by Tammy and Daniel Kenber, this home is constructed in the Tudor Revival architectural style. The property has undergone various restorations and remodels. All the original brass and copper fixtures and the original floors have been maintained.



Image 3: 211 Cleveland Street, courtesy of Redfin.com

7 Third Street

Nominated by Kori Williams

This Tudor Revival cottage can be found just outside the brick gateway to the Beamer Park neighborhood and is owned by Ryan and Kori Williams. It was built in 1936 by local contractor, Del Fenton. The owners recently restored the narrow wood siding of the home. The property also features the "Beamer Park Little Library" in the front yard, which is a mailbox-sized replica of the house where community members can borrow books.



Image 4: 7 Third Street

539 Second Street

Nominated by Peggy Seidel

The construction of this post-Victorian home is credited to builder Joseph Caldwell, who worked locally. Originally built for W.B. Walton, it was later sold to W.H. Lawson in 1911. In 1920, the home was sold to Alexander G. Canellias, whose family owned the Canellias Grill on Main St. Located in the Honorary City of Woodland Historic District, it is currently owned by Doug and Sheila Bean. In recent years, the residents of this home have made various restorations and improvements to the home, including restoring the floors, repainting the exterior, and cultivating fruit trees and gardens in the backyard.



Image 5: 539 Second Street

678 Third Street

Nominated by Jake Singh

This site is currently occupied by Woodland Post-Acute Nursing and Rehab, a long-term care facility in an Honorary Historic District in the City of Woodland. The Woodland Sanitarium was constructed at this location in 1911 and later enlarged in 1920. The current building was built on the site in 1928, after which it was foreclosed during the Great Depression (p.153 in Explore Historic Woodland guidebook). A bank ran the hospital temporarily, and then management was returned to the previous medical group management. The Woodland Memorial Hospital moved from this location to a new facility on Gibson Road in 1967. While the exact use has evolved over the years, community medical needs continue to be served at this site today.



Image 6: 678 Third Street, courtesy of Woodland Post-Acute

Next Steps in the Process

Once the nominations have been confirmed by the Planning Commission and formally accepted with an acknowledgment from the home or business owner, staff will provide the participants with an informational packet that will include:

- A list of prompts for the information needed prior to the award ceremony
- Resources to aid the nominator or nominee in conducting historical research on the home or business
- A timeline outlining when staff will need the different deliverables

- An overview of the award ceremony with a description of staff, commissioner, and participant roles

Conclusion:

Staff recommends that the Planning Commission review and confirm the Heritage Home and Preservation Award participants for the 2023-2024 awards cycle.

Prepared by: Hadlie Ward, Junior Planner

Reviewed by: Megan Meier, Senior Planner

Attachments:

1. HHA Task List 2023-2024
2. Heritage Home Award Selection Guidelines
3. HHA Nomination Map
4. 7 Third Street Nomination Form
5. 532 Elm Street Nomination Form
6. 539 Second Street Nomination Form
7. 678 Third Street Nomination Form
8. 714 College St Nomination Form
9. Honorary Woodland Historic Districts
10. Nationally Registered Downtown Woodland Historic District

Heritage Home Award Tasks and Schedule

Task	Description	Key Action Required	Responsible Party	Time Frame
Nominations	Commission members review housing stock and make recommendations regarding nominations. Completion of Nomination Forms. (Homes can be self-nominated)	Complete Nomination Forms	Commission Homeowners	Dec-Feb
Photos	Take photos of homes include with application nomination.	Take Photos	Commission/ Staff	Dec-Feb
Final Nominations	Commission makes final recommendation on 6-7 homes/buildings.	Vote	Commission	April 4th
Informal Homeowner Contact	Staff contact the homeowners to inform them of the nomination and obtain consent to participate.	Phone or In-Person Contact	City Staff	Second week of April
Official Letter notifying owner of nomination	Send letters to notify homeowners of nomination. Instruct to gather information on their home history.	Preparation of Official Letter	City Staff/ Nominator	Third week of April
Research and preparation of write ups	Nominating party interviews homeowners for background, and prepares narrative write-up about the home. If self-nominated, homeowner completes write up.	Historical Narrative	Nominator	April/May
Determine Date of Construction	Determine the date of construction for the home(s) which is agreed upon by all parties.	Determine Date	Nominator	First week of May
Order Plaques	Once date of construction has been determined, plaques are ordered. Plaques can take 4-6 weeks to arrive.	Order Plaques	City Staff	Second week of May
Schedule meeting	Reserve rooms and prepare staff report/presentation	Schedule Room	City Staff	May
Contact newspapers, press release	Prepare a press release statement regarding the nominations and presentation	Prepare Press Release	City Staff	May
Invitation	Send formal invitation to homeowners	Invitation Prep	City Staff	May
Final Preparation of presentation materials	- Formal narrative - Proclamation form - Photos and PowerPoint	Presentation Materials	City Staff/ Nominator	May/June
Preparation for Event	- Food and Drinks - Poster - Handouts/Certificates - Decorations	Party Planning	Commission	May/June
Hold Event	Ceremony and Meeting	Ceremony	Nominators/ Staff	June

HERITAGE HOME AWARD SELECTION GUIDELINES

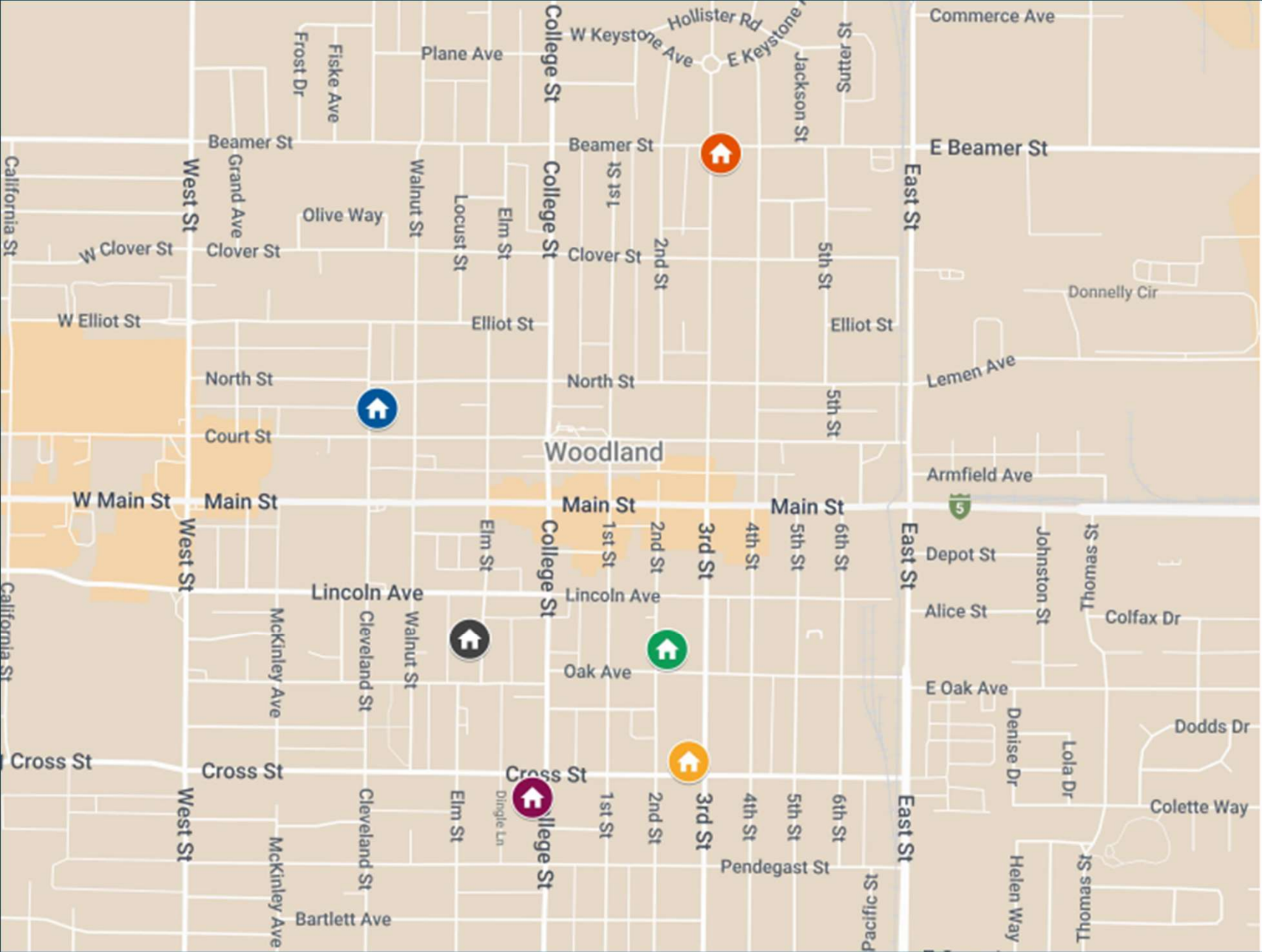
The Heritage Home award is a public recognition of a remarkable family home and commemorates that home's contribution to the aesthetically and historically significant residential architecture of Woodland. The award is honorary and recognizes the home as a special community resource and recognizes those homes that have been well cared for or well restored.

Each year the Historical Preservation Commission considers nominations and selects 5 recipients. The awards are presented by the Commission to the then owners of the selected Heritage Homes. The award consists of a Certificate of Recognition and an attractive 7" x 10" oval bronze plaque from the Erie Landmark Company listing the year of construction of the home.

These guidelines are adopted by the Historic Preservation Commission to guide the public and future Commissions on the factors generally considered in determining the recipients of the Heritage Home Awards.

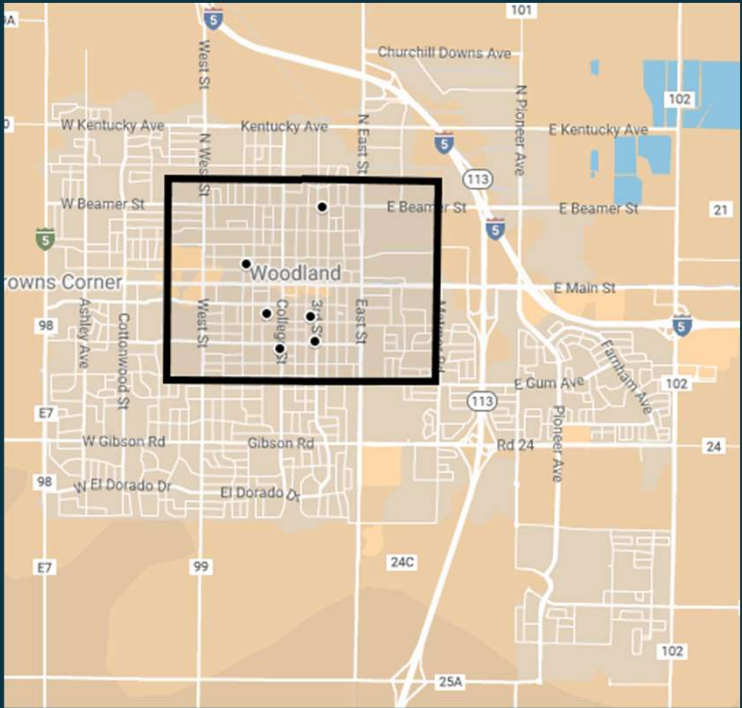
- I. **AGE/ARCHITECTURE:** Although no age or date of construction specifically limits designation of the Heritage Homes, historical significance is considered essential to eligibility. Other related factors are of secondary importance and include:
 - Anachronistic, visible, adornment.
 - Amendments required by building or fire codes, or general modernization, common to the home period, will not be considered disqualifying (i.e. indoor plumbing or cocking which were almost universal changes to all housing).
 - In general, color schemes that are appropriate to the date of construction, appropriate ornamentation, landscaping, out building and internal restoration are secondary considerations as the add or subtract from the presentation of the home.
- II. **LOCATION:** All "Heritage Homes" must be situation in the City of Woodland at the time of selection, as contrasted with the date of construction. Although, location is not in any other manner a criterion for selection, the Commission recognizes that there are areas of the City in which the historically and aesthetically significant architecture is more common than in other areas.
- III. **FAMILY HOMES:** The limitation of this award to family residences does not indicate an indifference to the significance of preservation of our architectural heritage through modification for commercial or professional use, such as multiple unit rentals, professional offices, or "bed and breakfast" restorations. Other awards, also presented by the Commission, recognize the restoration and preservation of historical buildings not being used as family residences.

2024 Heritage Home Award Nomination Locations



Legend:

- 7 3rd St
- 211 Cleveland St
- 532 Elm St
- 539 2nd St
- 678 3rd St
- 714 College St



**CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Heritage Home Award**

What is the address of the home to be nominated? 7 Third Street, Woodland Ca 95695

What are the nearest cross streets? Beamer and Third

Approximate date of construction of the home (if known). 1936-1937

Is the home occupied now? yes Who lives there? Ryan and Kori Williams

State the name of the owner of the property (if known). Ryan and Kori Williams

What is the address of the owner of the property?
Street Address: 7 Third Street
City: Woodland State: CA Zip 95695
Phone: [REDACTED] email: [REDACTED]

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number:
unknown

A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

7 3rd Street is situated across from Beamer Park's historic "brick pillars". It also sits along the Historic Stroll path, as noted by the plaque in front of the home. This humble yet eye-catching home, is a classic representation of a Minimal Tudor Cottage. It was built in 1936 by one of Woodland's well-known home builders, Del Fenton. Fenton has built

dozens of homes in the downtown area. This home represents construction and architecture during the Great Depression. It's defined as a Tudor style home due to its steep pitch roof lines. Traditional Tudor homes consisted of

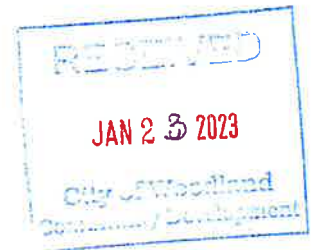
exposed half timbers and brick detailing. However, these materials were expensive so the Minimal Traditional style turned to wood construction. The wood siding on the home was recently re-stored. The narrow wood siding was custom milled by Burnett and Sons (out of Sacramento). The home also has a replica "Little Free Library" that sits outside the

home. This library is loved by man readers, old and young, in the Beamer neighborhood. The interior of the home has maintained its cozy cottage style and has many original features. We nominate 7 3rd Street in the Heritage Home

Society as it represents the diversity and humility of the architecture in downtown Woodland and Beamer Park.

Nominee's name: Kori Williams Phone # and email [REDACTED]

CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION



Application for Nomination for the
Heritage Home Award

What is the address of the home to be nominated? 532 Elm St, Woodland, CA 95688

What are the nearest cross streets? between Oak St & Lincoln Avenue

Approximate date of construction of the home (if known). 1925

Is the home occupied now? yes Who lives there? Larry Crawford & Cath Posehn

State the name of the owner of the property (if known). Larry Crawford & Cath Posehn

What is the address of the owner of the property?

Street Address: 532 Elm St

City: Woodland State: CA Zip 95695

Phone: [REDACTED] email: [REDACTED]

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number:

p37 of Explore Historic Woodland A Walking Tour Guide to 3 Classic Neighborhoods, Downtown
& Dead Cat Alley

A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

See attached

Nominee's name: Larry Crawford
Cath Posehn Phone # and email: [REDACTED]

net

“Fenton – Crawford/ Posehn 532 Elm Street.

Built by Delmurs and Josephine Fenton, this two story California Bungalow has all the classic features: a roomy veranda for outside living on long, warm summer evenings, blocky elephantine columns supporting the gabled porch roof and lattice attic vents at the eaves of both roofs. The home is sturdy and executed with a stucco finish. Born in Springfield, Ohio in 1876, Delmurs “Del” Fenton learned the builder's craft from his father. In 1900 he arrived in Davis to work on his uncle Eli Snyder's ranch. He worked for a period in Berkeley as a construction foreman before settling in Woodland in 1909. Fenton had a long, successful contracting business in Woodland spanning the period from 1909 through the 1950s. During this time he built many homes and commercial buildings. Until the time of his death in 1973 at age 97, he resided and conducted business at this home. The owners of the home since 1989 are Larry Crawford and Cath Posehn.”

- Explore Historic Woodland: A Walking Tour Guide To 8 Classic Neighborhoods, Downtown & Dead Cat Alley. p.37

“DF 1925” for Del Fenton and the year the house was built is embedded with stones on the outer middle of the chimney.

The house was originally 2100 square feet (we added a four-hundred square foot art studio). We have restored it with an eye toward preserving as much as possible. The original kitchen is still in use with the original cabinets and tile counters. The original doors and door hardware remain as well as the sash windows. When we remodeled the bathrooms we kept what we could, such as the original hex tile on the floor. When we had to use new materials we tried to use period appropriate materials such as subway tile.

There is a 22' x40' barn with a loft and large skylight. Stories came to us from others that Fenton obtained a contract with Yolo County to tear down a covered bridge and rebuilt it at the back of our property. Fenton used it as his workshop to build sash windows and other items like cabinetry. It still contains various artifacts such as door knobs, hinges, lock sets, window weights and such. We even found an old receipt from one of his jobs. Originally it was 65' wide and extended from property line to property line. The previous owner shortened it to allow access for their boat. When we purchased the property in 1989 the building had a dirt floor and sat on a single layer of bricks. We raised it six inches and put in a concrete floor. It is now a combination workshop/dance studio. The cottage on the property was built in the 1940's as a honeymoon cottage for the Fenton's oldest son and his wife.

We installed a modern HVAC system along with a heat pump for the upper floor of the house. The plumbing, originally galvanized pipe, was not salvageable. We replaced all of it with state of the art PEX tubing. Most of the knob and tube wiring was still in use. Most of it has been replaced as well.

Our most recent project has been removing the grass and replacing it with a combination of drought tolerant plants with a drip irrigation system, walnut shells and flagstone. While we were at it we also installed a laundry to landscape system which uses the waste laundry water for irrigation.

We are only the third owners of the house and look forward to celebrating its 100th year soon.

“Delmus Fenton: A Long, Productive Life for Woodland Builder

Born in Springfield, Ohio, Delmus “Del” Fenton (1876-1973) learned the builder's craft from his father. Coming west in 1906 to help rebuild San Francisco after the earthquake, Fenton bounced between construction jobs in San Francisco, Davis (where his uncle lived), and Berkeley before settling in Woodland in 1909.

In the early days of his career Fenton was active in Davis. He constructed the octagon-shaped Livestock judging Pavilion (1907), one of the original buildings on the UC Davis campus. Later moved to Old Davis Road, this building is now a theater. In addition, he constructed most of the original commercial buildings on the west side of G Street between Second and Third Streets in downtown Davis, including the Davis Masonic Lodge (1917) located at 221 G Street. Fenton also built the H.J. Hamel House (1920) at 505 Second Street in Davis, now a realty office.

Fenton designed and built many homes in Woodland during his long career. He constructed a classic two-story bungalow at 532 Elm Street for his family (1925, fig. 115) and lived here until his death at age 97 in 1973. The Carrow house at 716 Third Street (1928) is a finely crafted home done in the Spanish-Revival style (fig. 116). The house has a large arched entrance flanked by a pair of Palladian windows.

George Cranston, one of the owners of Cranston Bros. Hardware, hired Fenton to construct a large home at 148 North Street (1930). This house was built as somewhat of a twin to the adjoining house owned by his brother, Lester, and constructed by Joseph Motroni in 1929. These two houses literally face each other, with front entrances angled away from North Street (fig. 117). The house constructed by Fenton is a Tudor Revival, with a high-pitched roof, flush-faced dormers unusually placed on the side of the house, and two Palladian windows on the ground floor.

In 1936 Fenton constructed two picturesque houses in Beamer Park. The lovely French-style cottage at 714 West Keystone, built for Ken and Alice Laugenour, was built from plans drawn by the noted Sacramento architect, Charles Dean. Fenton also assisted Remo Ricci, a plastering contractor, with a house at 19 Pershing Avenue that harkens back to Ricci's native Italy. The Mediterranean-Revival house has a small tower at the angle of the L-shaped plan, a courtyard, and a white plaster finish with a tile roof.

Further, Fenton completed several commercial projects in Woodland. An Art Deco florist shop at the southeast corner of Main and West Streets designed by its owner, Emmet Pugh, has Egyptian motifs (fig. 118). The large motel complex constructed by Fenton for developer A.H. Weston (1946) at 127 Main Street was converted to a senior housing complex in the 1980s. Del Fenton lived to be over 90 years old and left a lengthy legacy of buildings that significantly contributed to Woodland's rich architectural character."

- Crafting a Valley Jewel: Architects and Builders of Woodland by David L. Wilkinson p. 118, 119.

**CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Historic Preservation Award**

Name of individual, place, or program to be nominated? Doug + Sheila Bean

What is the address of the property to be nominated? 539 2nd st

What are the nearest cross streets? Lincoln + Oak

Approximate date of construction and/or applicable time period of significance (if known).
1910

Is the property occupied now? yes By whom? Doug + Sheila Bean

State the name of the owner of the property (if known). same

What is the address of the owner of the property?

Street Address: same

City: _____ State: _____ Zip: _____

Phone: [REDACTED] email: [REDACTED]

If the property is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number: edition called "Explore Historic Woodland" #6 page 129

The Preservation Award is granted at the discretion of the Historic Preservation Commission to acknowledge the work of individuals, organizations, and businesses to further historic preservation and work on commercial properties.

Please give an explanation of why you believe this individual, place or program should be nominated for a Historic Preservation Award. In addition, any historical facts or interesting information that you may have about the individual, place or program would be useful as well.

★ I am nominating 539 2nd street for the Heritage Home/ Historic Preservation Award. Doug and Sheila Bean have been restoring the home and grounds with a loving dedication for almost two decades. The front and back yards are beautiful with many fruiting trees and luxurious flower and vegetable beds. The back yard patio features an outdoor kitchen and a 'piano' bar made from a discarded piano. Vintage tools are on display, making this area very comfortable and interesting. Chickens, rabbits and feral cats find sanctuary in the back yard with Doug and Sheila's care. The interior is furnished with family heirlooms and historic furniture on the beautifully restored floors. Doug and Sheila deserve recognition for their efforts, skill and vision at successfully restoring and maintaining this lovely home. Doug's phone number is 530 304 2440. Thank you for your consideration.

Nominee's name Doug and Sheila Bean **Phone # & Email** [REDACTED]

Thank you, Peggy Seidel [REDACTED]

**CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION**

**Application for Nomination for the
Historic Preservation Award**

Name of individual, place, or program to be nominated? Woodland Skilled Nursing
What is the address of the property to be nominated? 678 3rd Street Woodland 95695
What are the nearest cross streets? Cross Street

Approximate date of construction and/or applicable time period of significance (if known).
1920

Is the property occupied now? Yes By whom? Patients

State the name of the owner of the property (if known). North American HealthCare

What is the address of the owner of the property?
Street Address: 25910 Acero #350
City: Mission Viejo State: CA Zip: 92691
Phone: [REDACTED] email: [REDACTED]

If the property is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number: _____

The Preservation Award is granted at the discretion of the Historic Preservation Commission to acknowledge the work of individuals, organizations, and businesses to further historic preservation and work on commercial properties.

Please give an explanation of why you believe this individual, place or program should be nominated for a Historic Preservation Award. In addition, any historical facts or interesting information that you may have about the individual, place or program would be useful as well.

This building is the 1st hospital in Yolo County and I think its amazing that the building is still used to care for people's medical needs - even 102 years later - Plus I love the 3-story original building that faces 3rd Street. I'd love to get a plaque outside to commemorate the history of the building of people walking by.

Nominee's name: Jake Singh Phone # and email: [REDACTED]

CITY OF WOODLAND
HISTORICAL PRESERVATION COMMISSION

Application for Nomination for the
Heritage Home Award

What is the address of the home to be nominated? 714 College Street

What are the nearest cross streets? Cross Street

Approximate date of construction of the home (if known). 1888

Is the home occupied now? yes Who lives there? Mary Darlington & Mark Winey

State the name of the owner of the property (if known). same

What is the address of the owner of the property?
Street Address: same
City: _____ State: _____ Zip: _____
Phone: _____ email: _____

If the home is pictured in *The Walking Tour of Historic Woodland*, please give its identifying number: _____

A home is nominated for consideration for a Heritage Home Award because of certain qualities. Something historical happened there, a famous resident lived there, or the home is an architectural gem. As example, the home may be nominated because it is an attractive example of residences built in Woodland fifty years ago or earlier and has been well maintained and cared for.

Please give an explanation of why you believe this house should be nominated for a Heritage Home Award. In addition, any historical facts or interesting information that you may have about the history of the home would be useful as well.

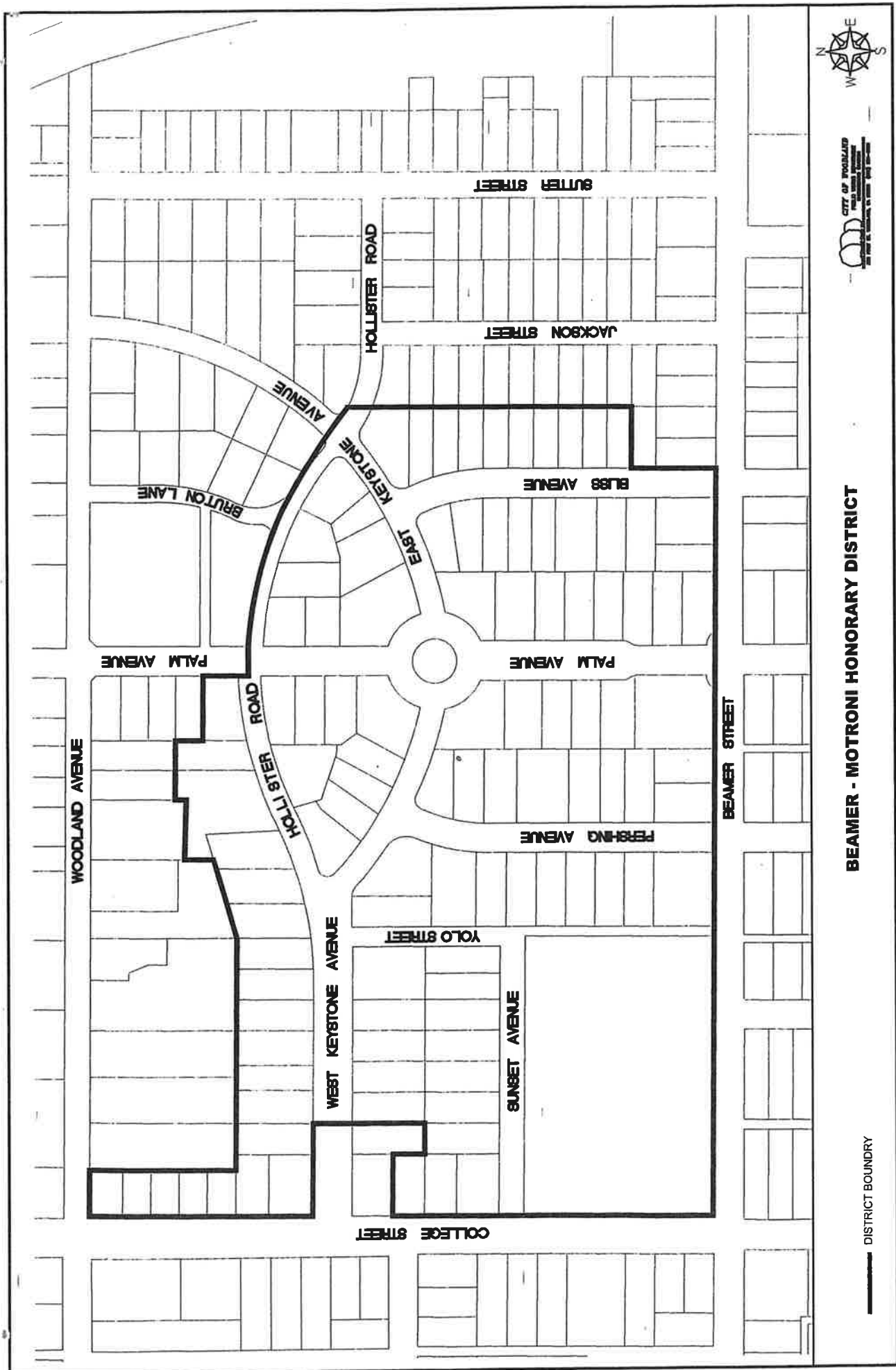
Considered one of the original "painted ladies" of Woodland, this historic home first appeared on the Yolo County Assessor rolls in 1888. It is thought to be built by the Reverend Pendegast, a prolific contractor in the area. The lot was most likely split from the lot to the south, as a second home for a family member. Originally built in the classic Queen Anne styling, the home was "modernized" to the current stucco, art deco style around 1920 by Arthur C. Huston, a popular attorney and public official who lived here from 1900 to the late 1920's.

Built from old growth redwood with hand-hewn nails, the interior of the home features oak parquet floors with redwood inlays throughout the downstairs and upstairs. Boxed moulding details in many of the rooms accent the original plaster walls and ten-foot ceilings.

Maintaining most of its original leaded glass windows, this home has been lovingly updated to respect its unique heritage while providing for a comfortable, casual atmosphere.

Mary Darlington -

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Placed on Nat'l Register

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OMB No. 1024-0018

NPS Form 10-900-a
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United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Additional Documentation Page 55

Downtown Woodland Historic District
name of property
Yolo Co., CA
county and State

