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**MENDOCINO HISTORICAL REVIEW BOARD  
STAFF REPORT**

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**MARCH 2, 2020  
MHRB\_2020-0001**

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**OWNER/ APPLICANT:** ROBERT & CAROL DOMINY  
PO BOX 304  
GLENCOE, CA 95232

**AGENT:** AUM CONSTRUCTION INC  
PO BOX 1033  
MENDOCINO, CA 95460

**PROJECT DESCRIPTION:** Mendocino Historical Review Board permit request to install exterior lighting, install ground-mounted and roof-mounted solar, extend cement walkway and install brick patio, and construct a 6' x8' wire mesh enclosure and fencing. Note: This location is listed in the Appendix I of the Mendocino Town Plan as a Category IIb Historic Resource.

**STREET ADDRESS:** 44855 Pine St, Mendocino (APN 119-150-27).

**PARCEL SIZE:** 0.37 ACRES

**ENVIRONMENTAL DETERMINATION:** CATEGORICALLY EXEMPT

**HISTORIC STRUCTURES:** On Site: Dwelling, Category IIb  
North: Dwelling, Category IIa  
South: Evergreen Cemetery, Historic Site  
East: None  
West: Packard Gibbs House, Category I  
JD Johnson Rental, Category I

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**PAST MHRB PERMITS:** No MHRB permits on record.

**HISTORIC ORDINANCE STANDARDS:** The Mendocino Historical Preservation District Ordinance provides standards for the MHRB to consider when reviewing applications. MCC Section 20.760.050(A)(5) sidewalks and (6) lighting.

**APPLICABLE SECTIONS OF MHRB GUIDELINES:** Page 9, Fences and walls. Page 9, Sidewalks and Driveways. Page 12, Solar energy and wind devices.

- |   |                      |
|---|----------------------|
| ✓ Building Size, Height, Proportions and Form     | ✓ Roof Shape         |
| ✓ Relationship of Building Masses and Open Spaces | ✓ Color(s)           |
| Relationship to Surrounding Structures            | ✓ Sign Size          |
| ✓ Materials and Textures                          | Number of Signs      |
| Architectural Details and Style                   | ✓ Placement/Location |
| Facade Treatment                                  | ✓ Lighting           |
| ✓ Proportions of Windows and Doors                | ✓ Paving/Grading     |
| Landscaping                                       |                      |

**OTHER NOTABLE RESOURCES:** MHRB 2019 action finding specified exterior colors compatible within the District. MHRB recommendation to adopt the Secretary of the Interior Guidelines for Sustainability,

superficially Solar Technology (Accessed 2-3-2020 via <https://www.nps.gov/tps/standards/rehabilitation/guidelines/solar-technology.htm>).

**PROJECT DESCRIPTION:** Paint the exterior “Man on the Moon (OC-106)” and paint the trim “Lafayette Green (HC-135).” Add exterior lighting, as shown on the plans, including path lighting in the front yard. Install a 2500 gallon water-storage tank above ground. Construct a 6-foot by 8-foot wire mesh enclosure. Install an interior propane fireplace with new roof penetration. Construct fencing, new front yard entry, new rear yard brick patio, and extend concrete path to Pine Street. Install solar panels on the roof of the garage and mounted to an array in the back yard. Construct a new covered patio. Add stairs to an existing deck. Install a generator behind the garage. Replace exterior doors with new wood doors. Replace garage door with new wood “carriage style” garage door. Construct an arbor in the front yard, near Pine Street.

**STAFF NOTES:**

1. Fencing and arbor: Pursuant with MCC Section 20.760.050(4), “Fences should be of wood, iron or plant materials, Retaining walls should be of dry stone, stone masonry or wood.” Fencing is proposed between the house and Pine Street. A new arbor would be constructed near Pine Street. Gates are shown on the site plans. All fences and exterior dividing walls require approval pursuant with MCC Section 20.760.030(D). Any construction related to landscaping in excess of 6-feet in height requires approval pursuant with MCC Section 20.760.030(K); see also, MCC Section 20.760.050(11).
2. Paving, sidewalks, patios: The applicant requests to extend an existing cement pathway and to construct a new brick patio. Also proposed are stairs to existing decking. Walkways and driveways require approval pursuant with MCC Section 20.760.030(E).
3. Exterior lighting: Proposed are down shielded lamps that would be adjacent to doors and or stairs (See Sheet A401 for detail of exterior sconce). An exterior porch light is proposed (See sheet A401). In the front yard would be pathway lighting; no lamp example is given. Any outdoor lighting requires approval pursuant with MCC Section 20.760.030(G).
4. Exterior Colors: The colors proposed, “Man on the Moon” and “Lafayette Green,” are colors previously authorized by the Review Board (See December 2, 2019 Memorandum). Any painting of the exterior requires approval pursuant with MCC Section 20.760030(H).
5. Doors: Proposed is a replacement garage door and replacement side door to the garage.
6. Mechanical equipment: A generator behind the garage is proposed. A new propane tank is proposed. A solar array mounted to the garage roof is proposed and another ground-mounted solar array is proposed.

**REQUIRED FINDINGS:** The Review Board shall not approve or conditionally approve any application for proposed work unless it affirmatively makes the following findings:

- (A) The exterior appearance and design of the proposed work is in harmony with the exterior appearance and design of existing structures within the District and with that of the existing subject structure.

Pursuant with MCC Sec. 20.760.065(A), the proposed renovations and alterations to the existing historic resource are sensitive to the local historic district architecture and land use. The exterior appearance and design of the proposed doors, lighting, decking, pathways, patios and others would harmonize with the exterior appearance and design of structures within the District.

- (B) The appearance of the proposed work will not detract from the appearance of other property within the District.

Pursuant with MCC Sec. 20.760.065(B), the appearance of the proposed doors, lighting, decking, pathways, patios, and others would not detract from the appearance of other property within the District.

- (C) Where the proposed work consists of alteration or demolition of an existing structure, that such work will not unnecessarily damage or destroy a structure of historical, architectural or cultural significance.

Pursuant with MCC Sec. 20.760.065(C), the proposed alterations would not destroy a structure of historical, architectural or cultural significance.

**STANDARD CONDITIONS:**

1. This action shall become final and effective on the 11<sup>th</sup> day following the decision unless an appeal is filed pursuant to Section 20.760.072 of the Mendocino County Code. The permit shall expire and become null and void at the expiration of two years after the effective date except where construction and or use of the property in reliance on such permit have been completed prior to its expiration.
2. The application along with supplemental exhibits and related material shall be considered elements of this permit, and compliance therewith is mandatory.
3. This permit shall be subject to the securing of all necessary permits for the proposed development from County, State and Federal agencies having jurisdiction. The applicant shall secure all required building permits for the proposed project as required by the Building Inspection Division.
4. This permit shall be subject to revocation or modification upon a finding of any one (1) or more of the following:
  - a. That such permit was obtained or extended by fraud.
  - b. That one or more of the conditions upon which such permit was granted have been violated.
  - c. A final judgment of a court of competent jurisdiction has declared one (1) or more conditions to be void or ineffective, or has enjoined or otherwise prohibited the enforcement or operation of one (1) or more such conditions.
5. To establish that site-work satisfies the requirements of MHRB Permit 2020-0001 and the Review Board's action, the property owner shall request a Planning and Building Services Final Inspection prior to the expiration of this permit. Prior to this MHRB Permit's expiration (if no Building Permit is obtained) and at the request of the property owner, PBS will furnish, following a site inspection of completed work, a functionally equivalent document demonstrating that the requirements of MHRB Permit 2020-0001 have been satisfied.
6. Any Building Permit request shall include MHRB Permit 2020-0001 (attached to or printed on the plans submitted).

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**ATTACHMENTS:**

- A. Application
- B. Sverko historical information for APN 119-150-27

The Review Board's action and this permit will not be final and effective and work may not commence on the project until after a ten day appeal period has ended. You will be notified if a timely appeal is filed.

Appeal Fee: \$1,616.00 (Check payable to County of Mendocino).

Appeal Period: Appeals must be received within 10 days of Review Board Action.

<p><b>COUNTY OF MENDOCINO</b>  <b>DEPT. OF PLANNING &amp; BUILDING SERVICES</b></p> <p><b>120 WEST FIR STREET</b>  <b>FORT BRAGG, CA 95437</b>  <b>Telephone: 707-964-5379</b>  <b>Fax: 707-961-2427</b></p>	<p>Case No(s) <u>MHRB-2020-0001</u></p> <p>Date Filed <u>1/3/2020</u></p> <p>Fee \$ <u>\$ 718.78</u></p> <p>Receipt No. <u>PRS 032533</u></p> <p>Received by <u>Vandy</u></p> <p style="text-align: right;"><u>Office Use Only</u></p>
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**MHRB APPLICATION FORM**

Name of Applicant Bob + Carol Dominy	Name of Property Owner(s) Bob Dominy Carol Dominy	Name of Agent Aum Construction Inc. CO: Sunny Chancellor
Mailing Address PoBox 1968 Mendocino, CA 95460	Mailing Address PoBox 1968 Mendocino, CA 95460	Mailing Address PoBox 1033 Mendocino, CA 95460
Telephone Number <b>925-577-4808</b>	Telephone Number <b>925-577-4808</b>	Telephone Number <b>707-937-3624</b>
Assessor's Parcel Number(s) <b>119-15-027-00</b>		
Parcel Size <u>0.37</u> <input type="checkbox"/> Square Feet <input checked="" type="checkbox"/> Acres	Street Address of Project 44855 Pine St., Mendocino, CA 95460	

**TYPE OF DEVELOPMENT**

(Check appropriate boxes)

- Demolition. Please indicate the type and extent of demolition. (see next page)
- Construction of a structure.
- Addition to a structure.
- Alteration of exterior of structure.
- Construction, installation, relocation or alteration of outdoor advertising sign.
- Outdoor lighting.
- Walkways, driveways, parking areas, and grading.
- Exterior painting of a structure.
- Other.



## PROJECT DESCRIPTION QUESTIONNAIRE

The purpose of this questionnaire is to relate information to the Planning & Building Services Department and the MHRB. Please answer all questions. For those questions which do not pertain to your project, please indicate "Not Applicable" or "N/A". **NOTE: The more complete and clear the submitted information, the more quickly your application can be processed.**

### 1. Describe your project in detail.

- **For demolition**, identify the items to be demolished, the percentage of the structure(s) to be demolished, and explain reason for demolition.
- **For new signs**, provide scaled drawings, describe wording, dimensions, materials, colors, and mounting detail. Indicate specific location on site plan.
- **For new copy on existing signs**, provide wording, graphics, font style, colors, and photographs of existing sign(s).
- **For exterior painting**, describe existing and proposed colors. Provide paint chips for proposed colors.
- **For exterior lighting**, include description/detail of fixtures and indicate locations on the site plan.
- **For new construction**, additions or architectural alterations, include plans, elevations, dimensions, height(s), materials, colors, finishes, trim and window details, walkways and paving locations.
- **For walkways, driveways, paving and grading**, provide dimensions, location and materials.

\* Demolition - N/A

\* New Signs - N/A

\* Existing Signs - N/A

\* Exterior Painting - Existing Colors: Base, Light Yellow - Trim, White  
 Proposed Colors: Base, Man on the Moon,  
 Benjamin Moore Off White Collection, OC-106  
 Trim, White, Benjamin Moore Historical Collection  
 Mullions, Lafayette Green  
 Benjamin Moore Historical Collection, HC-135

\* Exterior Lighting - All Indicated on Plans

Visual Reference on Sheet A401

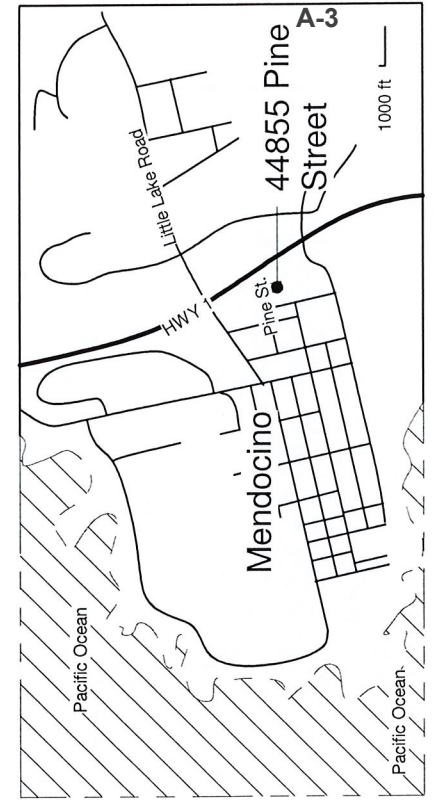
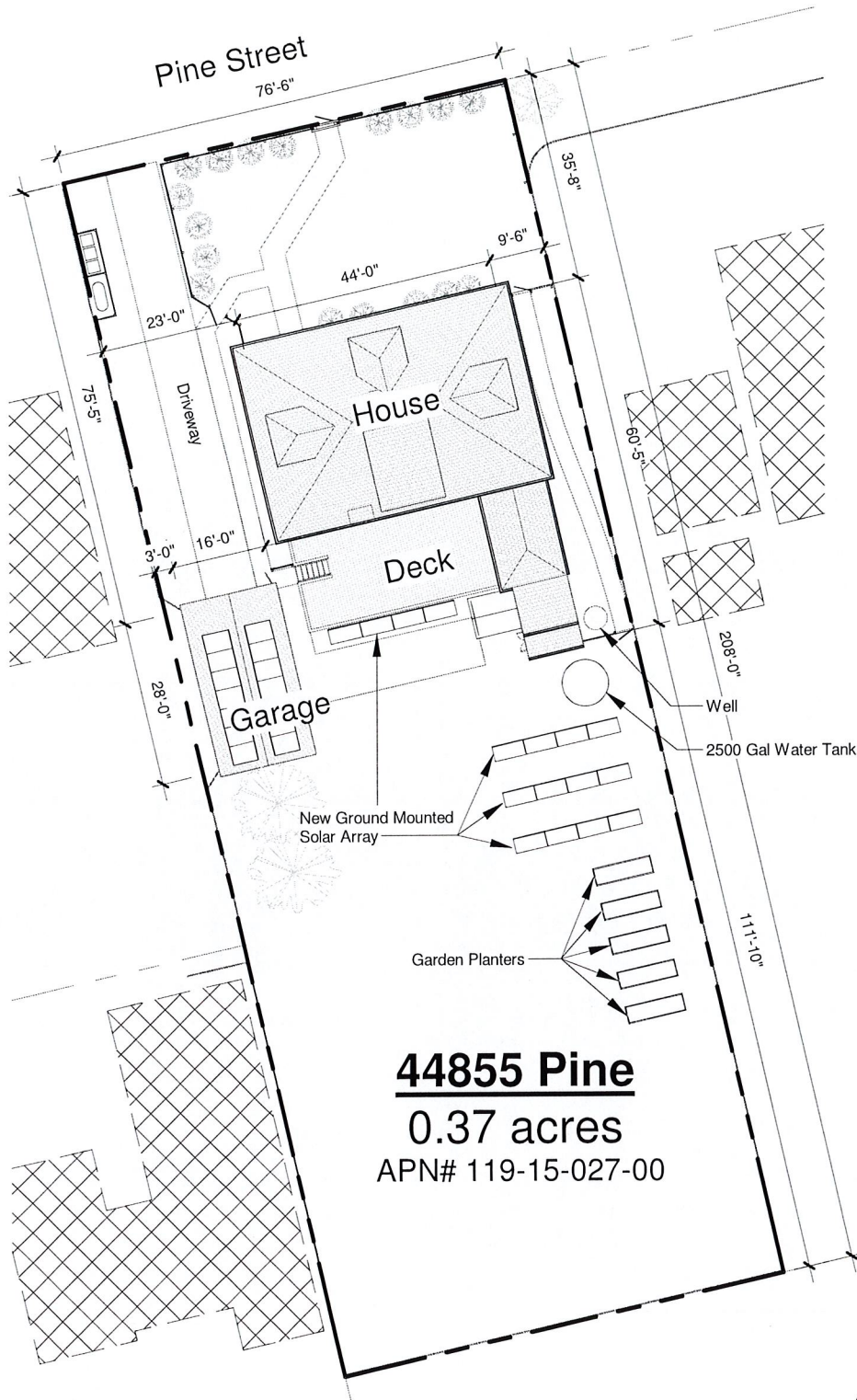
\* New Construction - New 6'x8' Wire Mesh Covered Cat Area. New Propane Fireplace on L2 of House, with new Roof Penetration. New Fencing throughout to create dog friendly zones. New Front Yard Entry Walkway. New Rear yard Brick Patio. New 10kw Solar system, ground mounted and mounted to Garage roof.

\* Walkways - Existing Concrete Path to remain. New 4' wide Concrete Path to connect street to Existing Path

### 2. If the project includes new construction, please provide the following information:

- What is the total lot area presently covered by building(s), decks, walkways, water tanks, and other structures? 3,540 sq. ft.
- What is the total floor area (internal) of all structures on the property? 1,854 sq. ft.
- If located within the Mendocino Mixed Use (MMU) zoning district, What is the total floor area on the parcel that is devoted to residential use? N/A sq. ft.

*If you need more room to answer any question, please attach additional sheets*



**44855 Pine**  
**0.37 acres**  
 APN# 119-15-027-00

Trim:  
 Benjamin Moor Lafayette Green HC-135



Exterior base:  
 Benjamin Moor Over the Mood OC-106



1 Site - 8.5x11  
 1" = 30'-0"



**AUM CONSTRUCTION INC.**  
 General Contractor Lic. # 817115  
 www.aumconstruction.com

PBS Received 10/20/20

Carol & Robert  
 Dominy

Dominy MHRB

**8.5x11 Plot Plan**

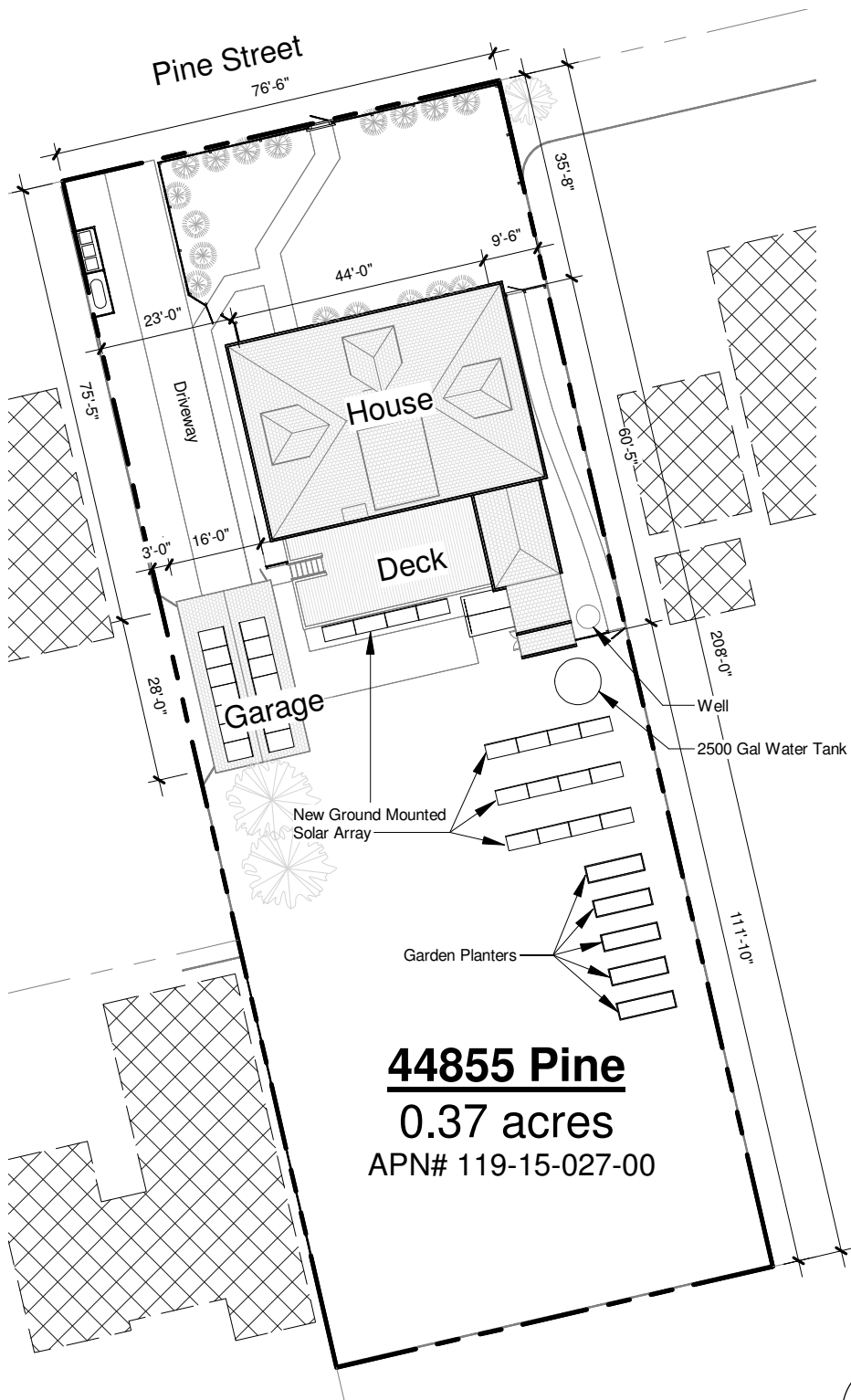
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APN# 119-150-27-001b

Scale: As indicated

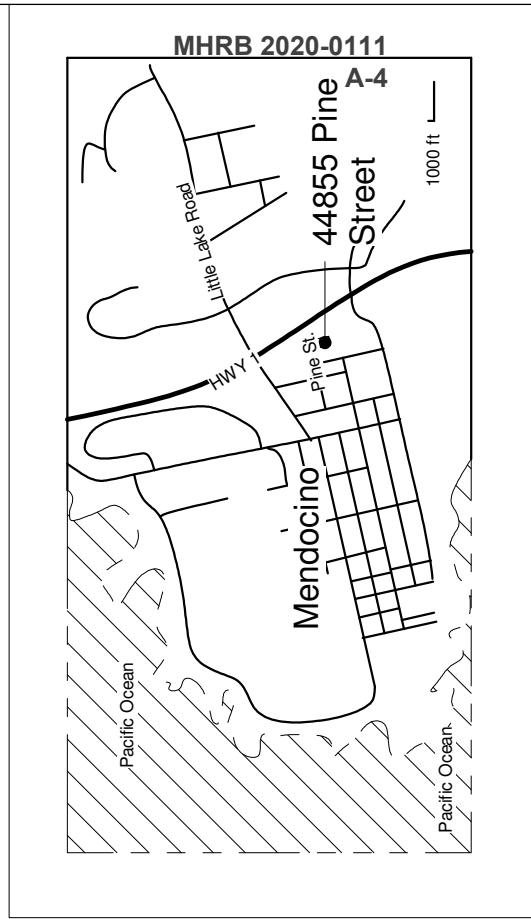
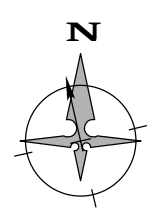
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**44855 Pine**  
 0.37 acres  
 APN# 119-15-027-00

① Site - 8.5x11  
 1" = 30'-0"

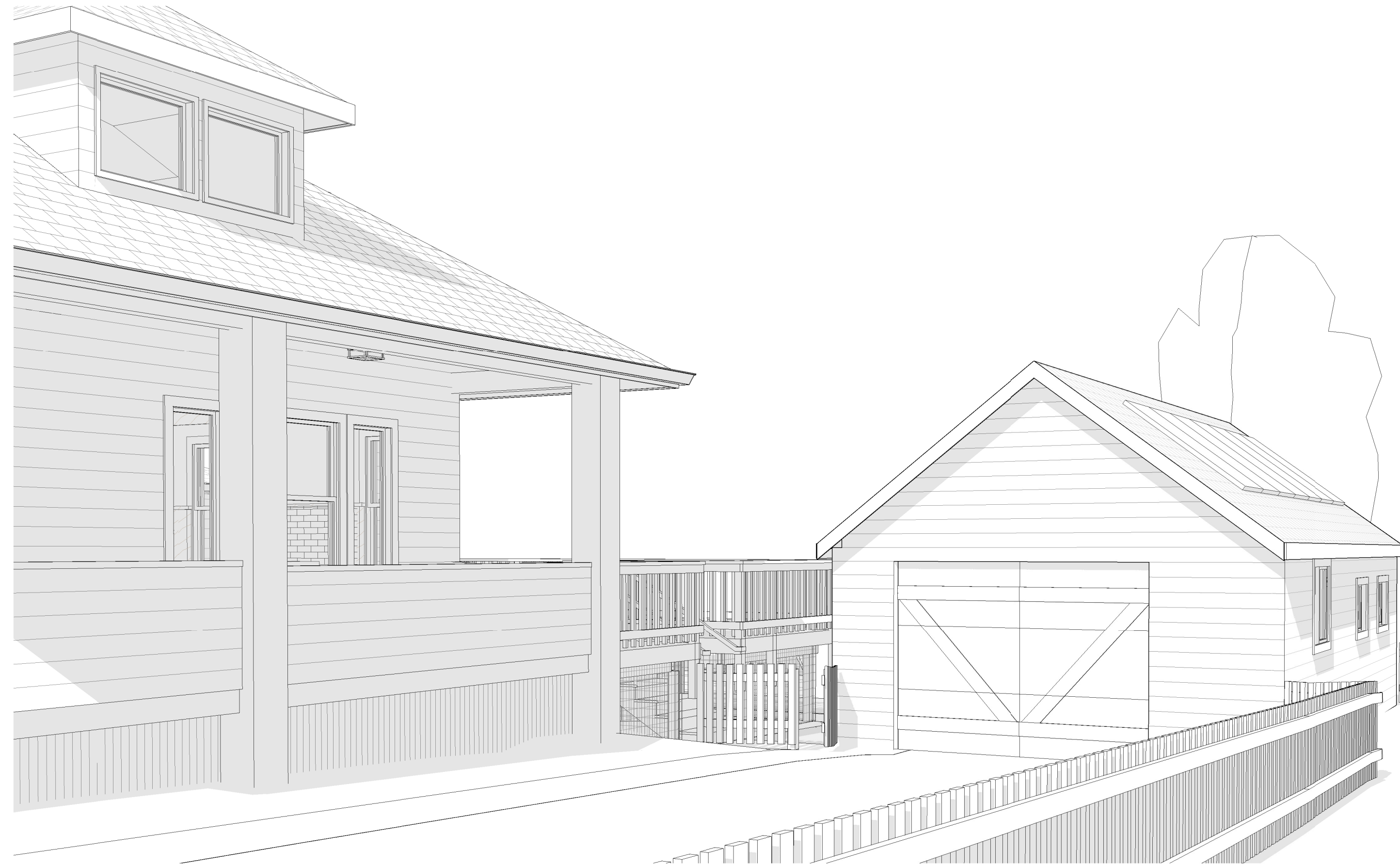


**AUM CONSTRUCTION INC.**  
 General Contractor Lic. # 817115  
 www.aumconstruction.com  
 PBS Received 1-3-2020

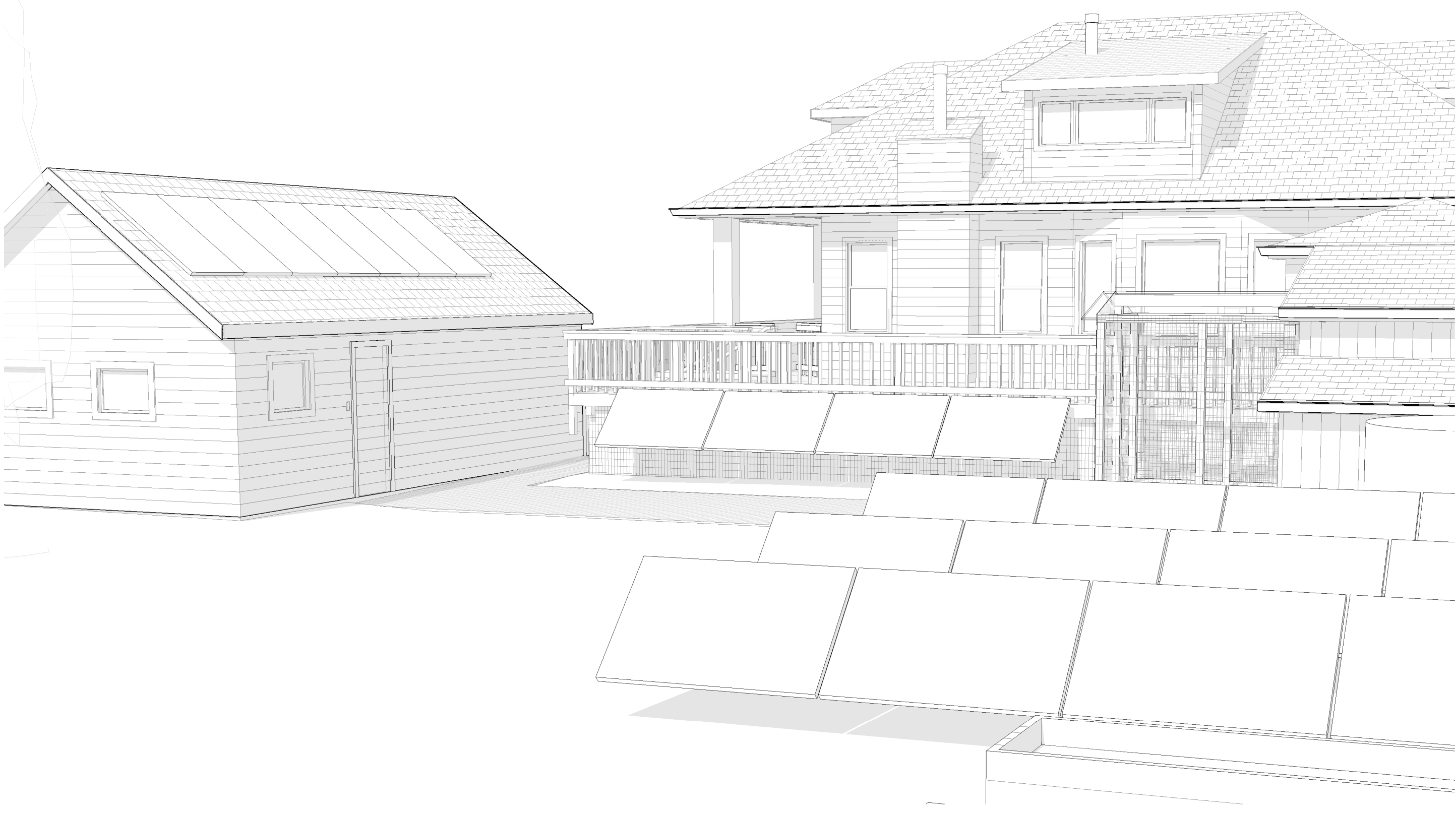
Carol & Robert  
 Dominy  
 Dominy MHRB

**8.5x11 Plot Plan**

Date:	01/02/2020	A001b
Drawn by:	SLLC	Scale: As indicated



1 3D View - Front



2 3D View - Rear

**PROJECT INFO**

**Project Address**  
 44855 Pine Street  
 Mendocino, CA  
 95460  
 APN# 119-150-27-00

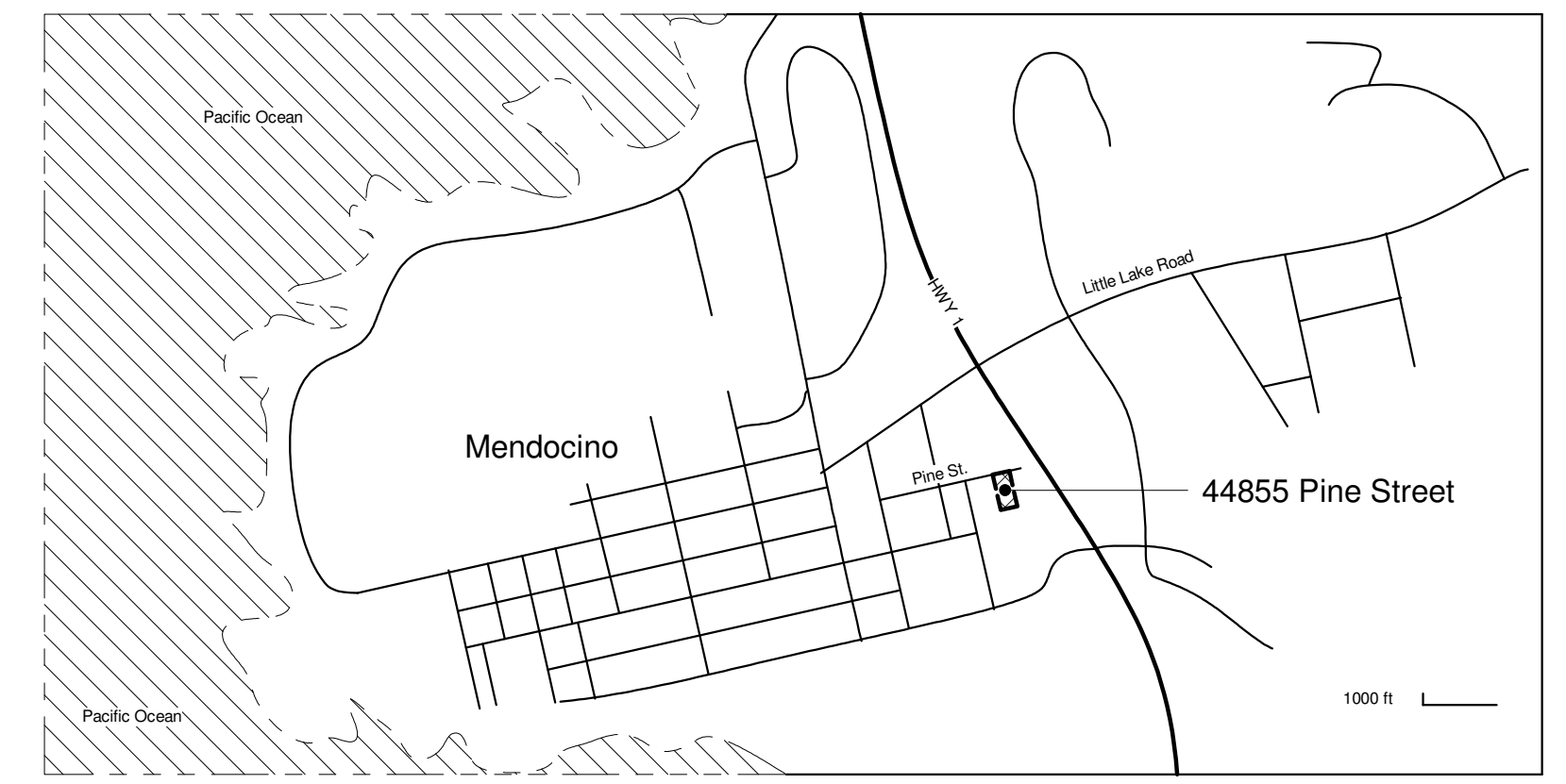
**Owner**  
 Carol and Robert Dominy  
 P.O. Box 1968  
 Mendocino, CA  
 95460

**Designer**  
 Aum Construction Inc.  
 PoBox 1033  
 Mendocino, CA  
 95460

**Contractor**  
 Aum Construction Inc.  
 Lic# 817115, Class B  
 PoBox 1033  
 Mendocino, CA  
 95460

**Scope of Work**  
 Replace Garage Roof to Match House.  
 Replace Garage Door and Man Door.  
 Repaint Garage to Match House. Install  
 New Solar Panels and Battery System and  
 RV Charge Outlet. Build new Covered Cat  
 Patio area. Install New Propane Fireplace  
 on Second Floor with new Flue Roof  
 Penetration.

**VICINITY MAP**



**SHEET LIST**

Sheet Number	Sheet Name
A000	Cover Sheet
A001	Site
A002	Landscape Plans
A101	Garage - Plans
A102	House Plans
A201	Garage - Elevations
A202	House Elevations
A401	Landscape Details

**AREAS**

Area Schedule (Gross Building)		
Name	Area	Comments
Garage	453 SF	Single Level Slab
Existing Deck	813 SF	Raised Wood
House Footprint	1400 SF	2-Story Structure
Patio	571 SF	New Brick
Grand total	3237 SF	

**BUILDING CODE**

All work must conform to:  
 2016 California Building Code  
 2016 California Residential Code  
 2016 California Electrical Code  
 2016 California Plumbing Code  
 2016 California Mechanical Code  
 2016 California Energy Efficiency Code

**Mendocino Town Zoning Compliance**

- All Exterior work to conform with Division III of Title 20 of Mendocino County Code, Chapter 20.760
- Exterior Elevations Will Not Change
- New Roof will Match Existing
- Repaint To Match Existing

**Best Management Practices**

- Avoid rain events, schedule work to occur between April 1 and October 1. If work is required between October 1 and April 1 (the rainy season), install appropriate BMPs and perform required pre-construction inspection.
- Make sure that nearby storm drains are well marked to minimize the chance of inadvertent disposal of residual paints and other liquids.
- Maintain good housekeeping practices while work is underway.
- Keep the work site clean and orderly. Remove debris in a timely fashion. Sweep the area.
- Cover materials of particular concern that must be left outside, particularly during the rainy season.
- Do not dump waste liquids down the storm drain.
- Dispose of wash water, sweepings, and sediments properly.
- Store materials properly that are normally used in repair and remodeling such as paints and solvents.
- Sweep out the gutter or wash the gutter and trap the particles at the outlet of the downspout
- If when repairing roofs, small particles have accumulated in the gutter. A sock or geofabric placed over the outlet may effectively trap the materials.
- Properly store and dispose waste materials generated from construction activities.
- Clean the area in the immediate vicinity of the construction activity after it is completed making sure no construction wastes enter the storm drain system.
- When painting activities are included the following BMPs are recommended.
  - Enclose painting operations consistent with local air quality regulations and OSHA. County of Mendocino –Construction Best Management Practices (BMPs) for over the-counter building permits.
  - Transport paint and materials to and from job sites in containers with secure lids and tied down to the transport vehicle.
  - Test and inspect spray equipment prior to starting to paint. Tighten all hoses and connections and do not overfill paint containers.
  - Mix paint indoors before using so that any spill will not be exposed to rain. Do so even during dry weather because cleanup of a spill will never be 100% effective.
  - Do not transfer or load paint near storm drain inlets.
  - Cover or enclose painting operations properly to avoid drift.
  - Clean the application equipment in a sink that is connected to the sanitary sewer if using water based paints.
  - Capture all cleanup-water and dispose of properly.
  - Recycle paint when possible. Dispose of paint at an appropriate household hazardous waste facility.
  - Dispose of paints containing lead or tributyl tin and considered a hazardous waste properly.
  - Store leftover paints if they are to be kept for the next job properly, or dispose properly.

**AUM CONSTRUCTION INC.**  
 General Contractor Lic. # 817115  
 www.aumconstruction.com

CONTRACTORS:

No.	Description	Date

**Carol & Robert Dominy**  
**Dominy MHRB**  
 44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**

DATE : 01/02/2020

DRAWN BY : SLCC

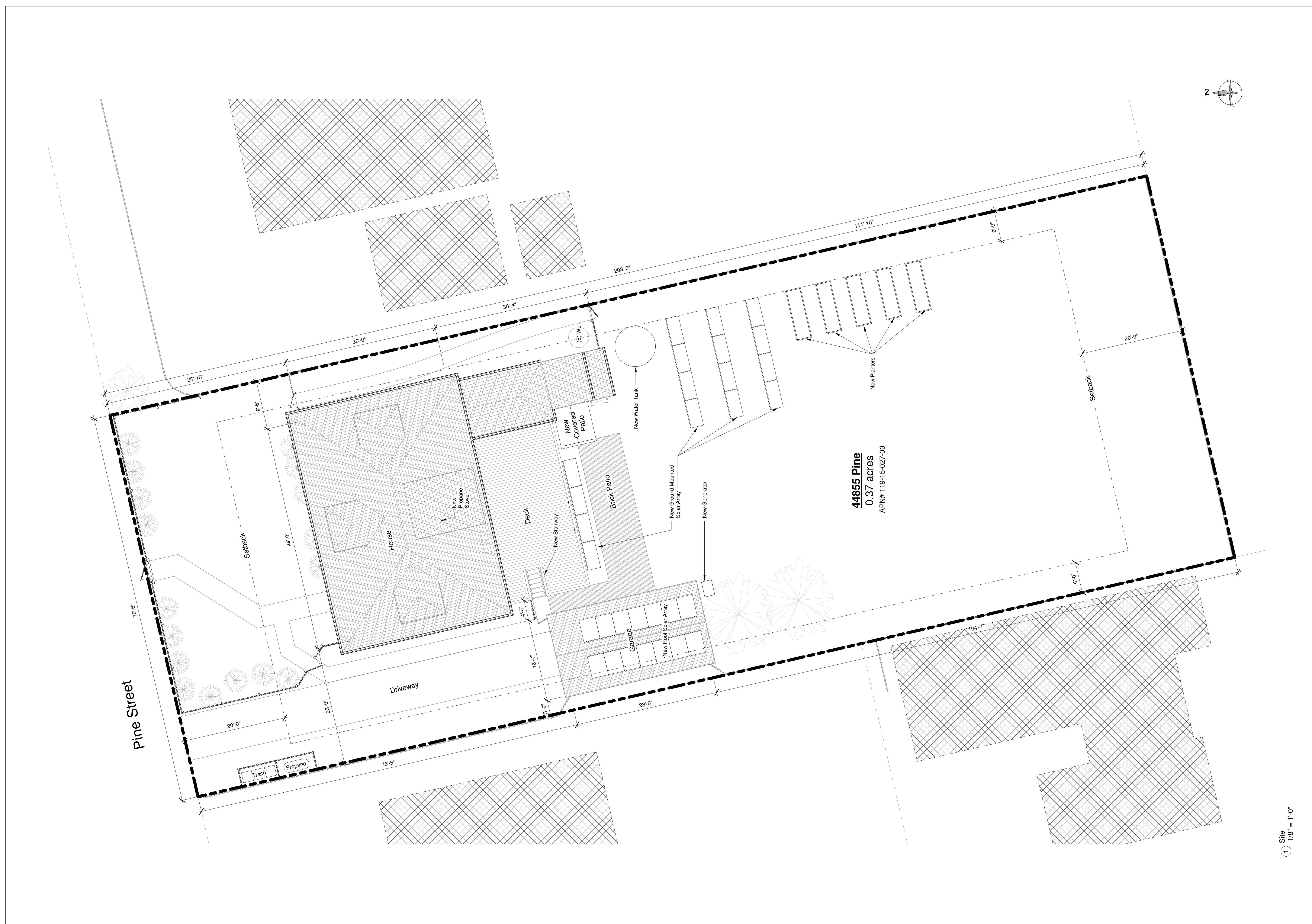
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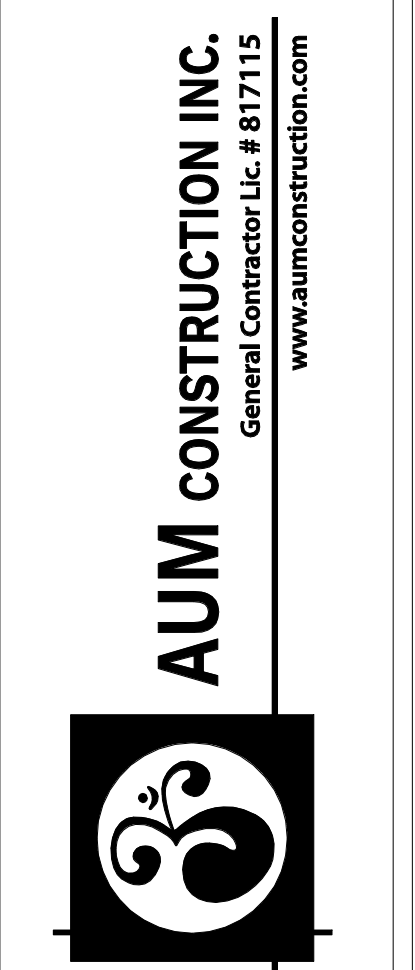
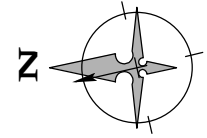
**Cover Sheet**

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**44855 Pine**  
**0.37 acres**  
 APN# 119-15-027-00



CONTRACTORS:

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REVISIONS:

No.	Description	Date

**Carol & Robert Dominy**  
**Dominy MHRB**  
 44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**  
 DATE : 01/02/2020  
 DRAWN BY : SLLC

**A001**

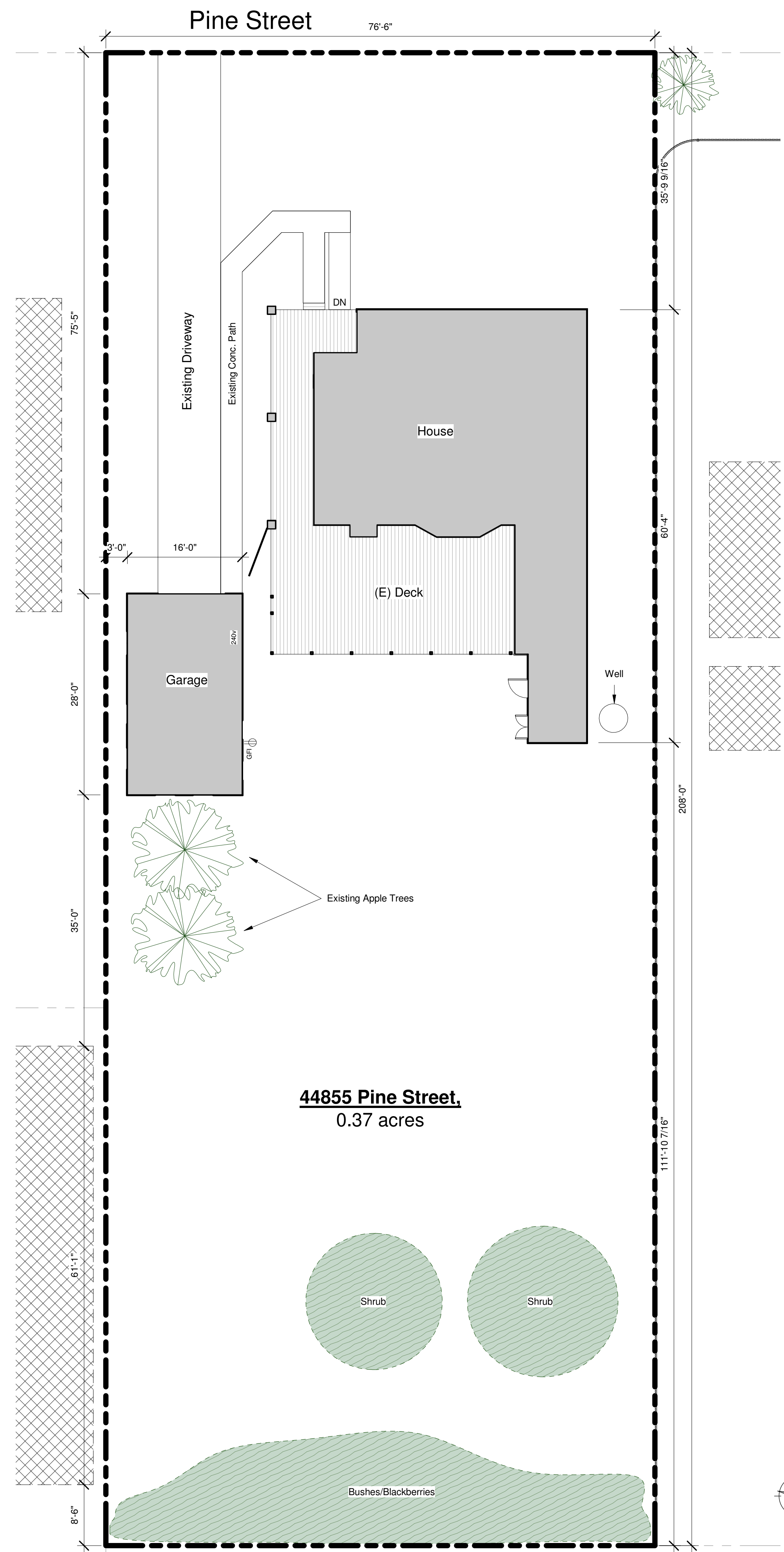
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Site

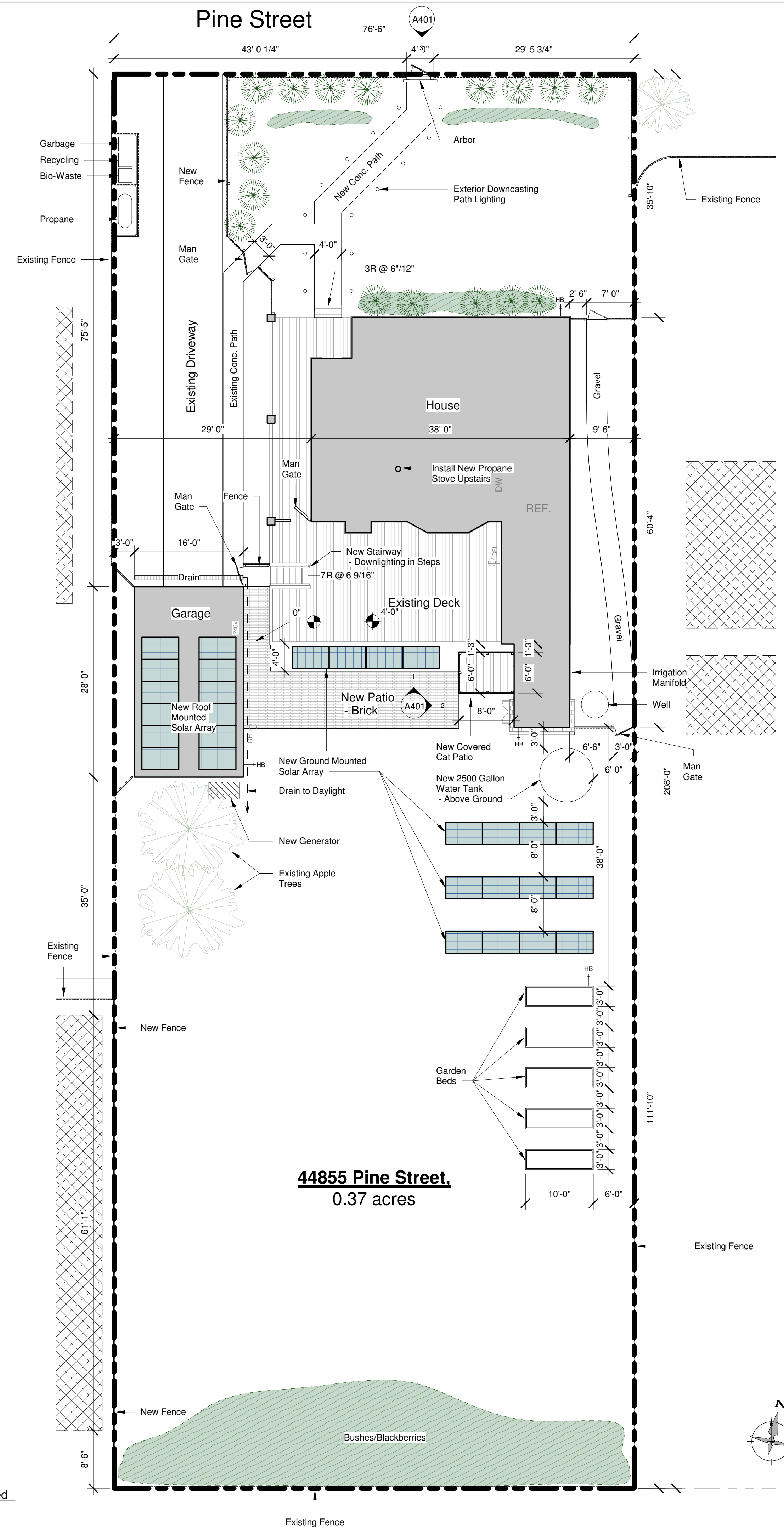
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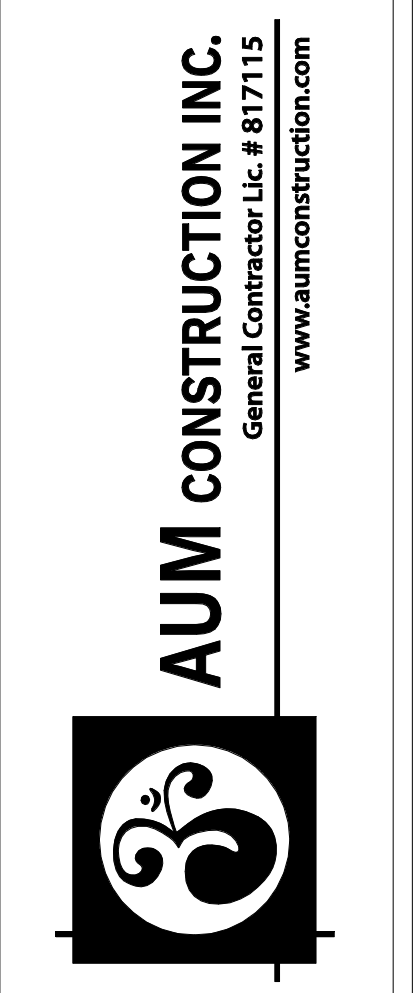




1 Landscape - Existing  
1" = 10'-0"



2 Landscape - Proposed  
1" = 10'-0"



CONTRACTORS:

No.	Description	Date

REVISIONS:

**Carol & Robert Dominy**  
**Dominy MHRB**  
44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**

DATE : TBD

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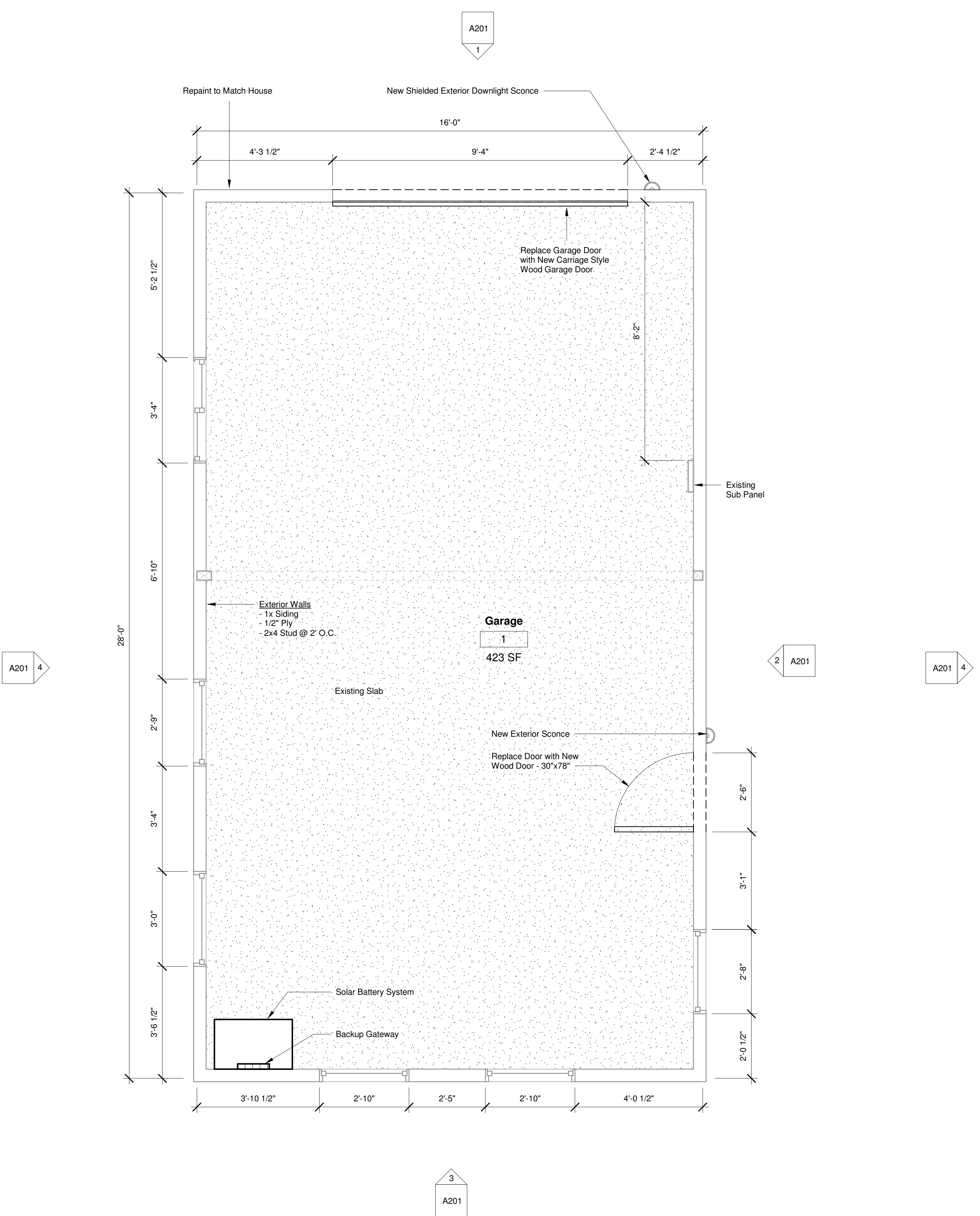
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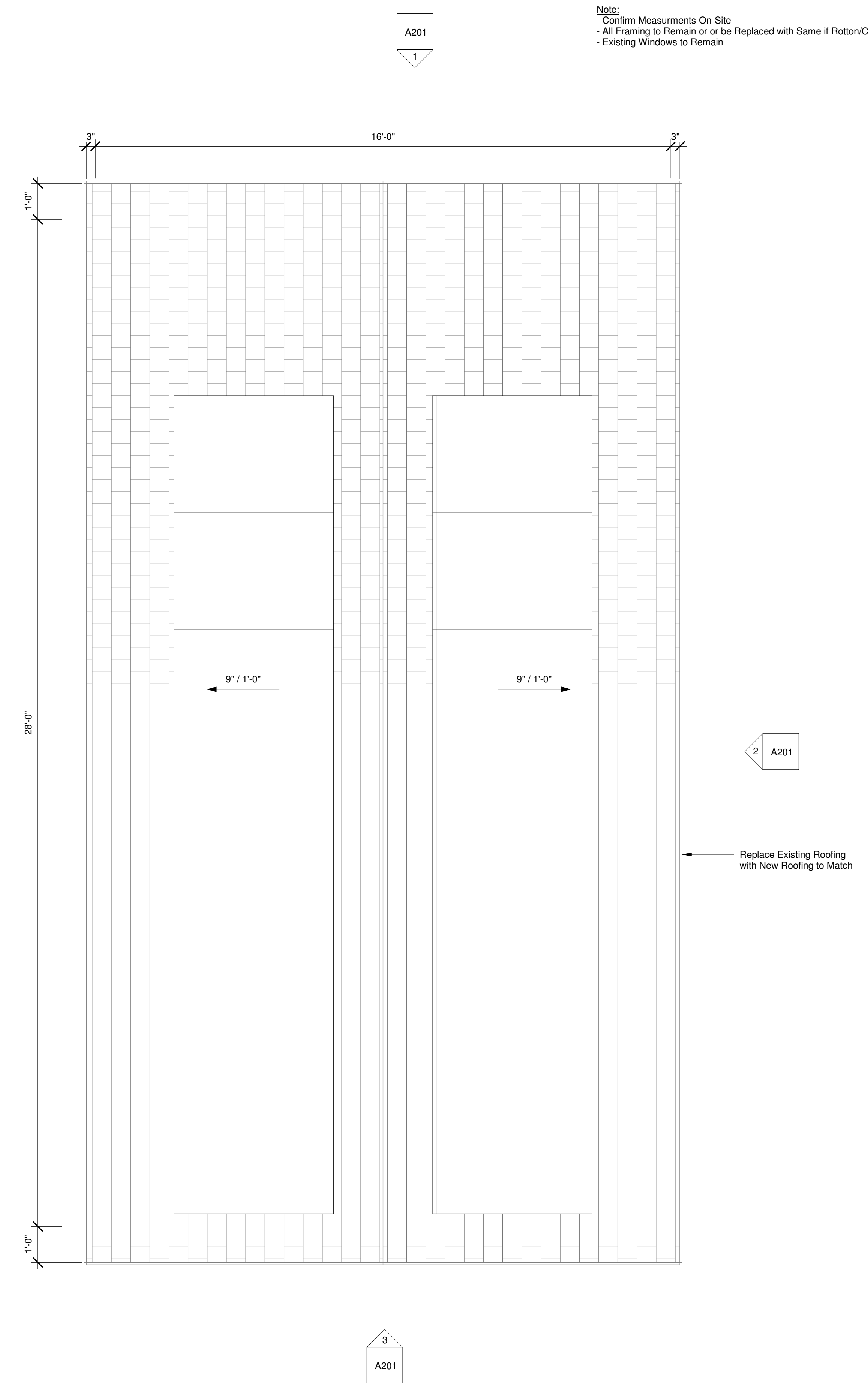
**Landscape Plans**

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1 Garage  
1/2" = 1'-0"



2 Garage Roof  
1/2" = 1'-0"

Note:  
- Confirm Measurements On-Site  
- All Framing to Remain or be Replaced with Same if Rotten/Compromised  
- Existing Windows to Remain

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www.aumconstruction.com

CONTRACTORS:

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**Dominy MHRB**  
44855 Pine Street, Mendocino, CA 95460

APN #: 119-150-27-00

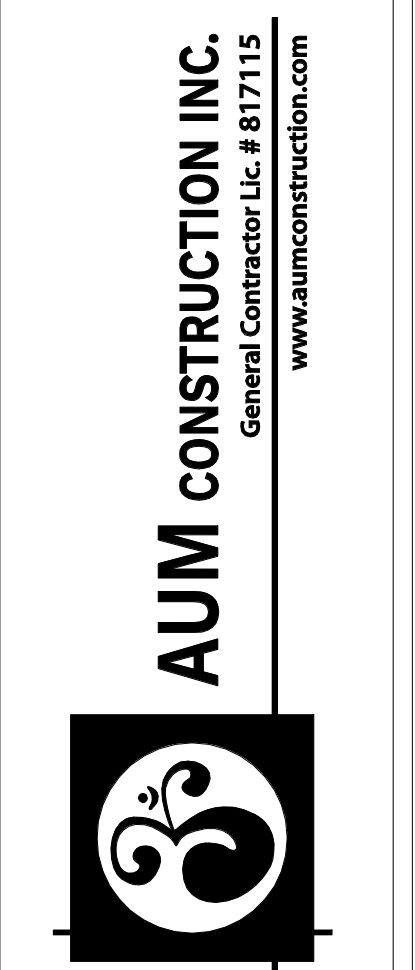
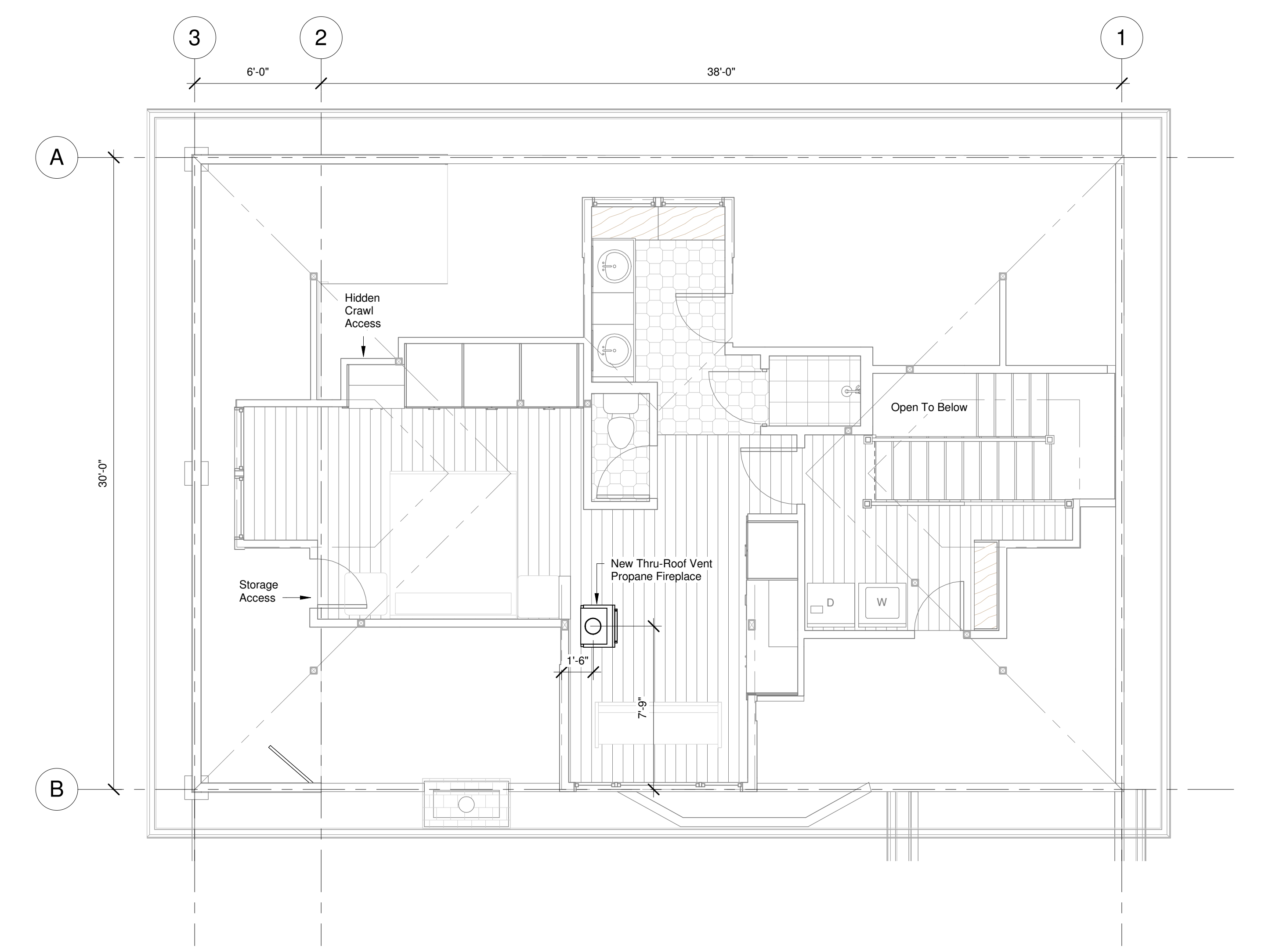
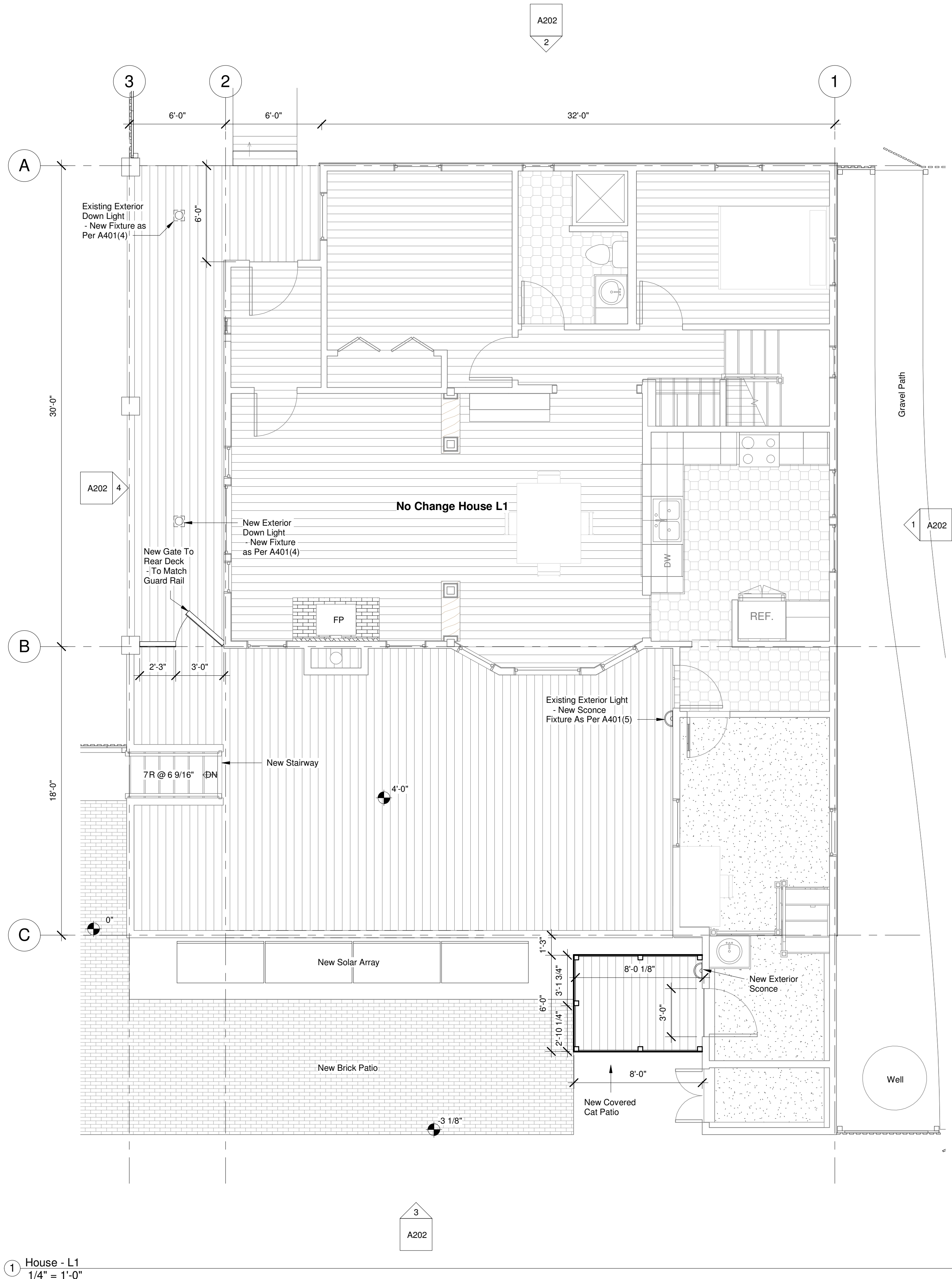
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**A101**

SCALE: 1/2" = 1'-0"

**Garage - Plans**



CONTRACTORS:

No.	Description	Date

Carol & Robert Dominy  
 Dominy MHRB  
 44855 Pine Street, Mendocino, CA 95460

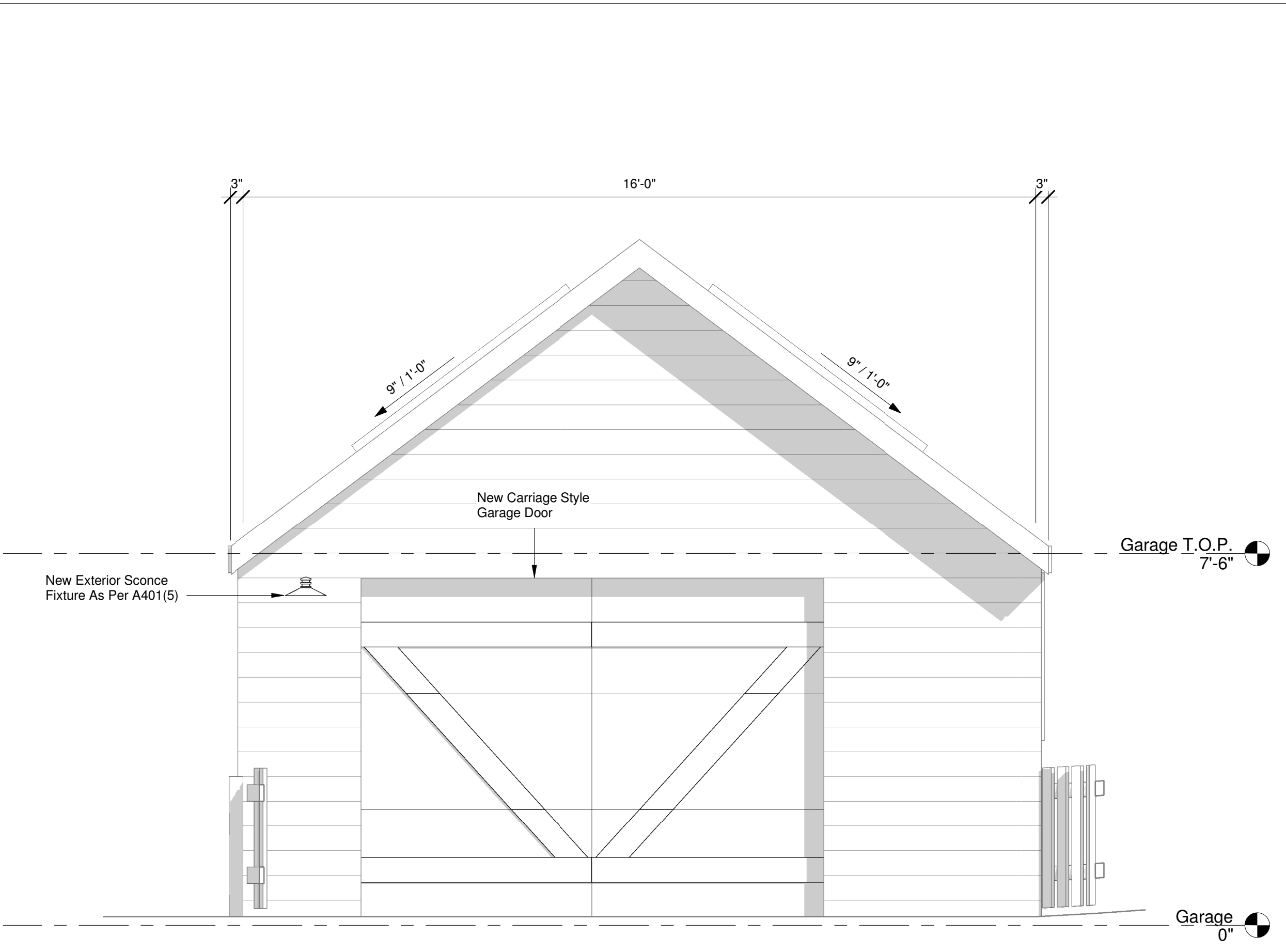
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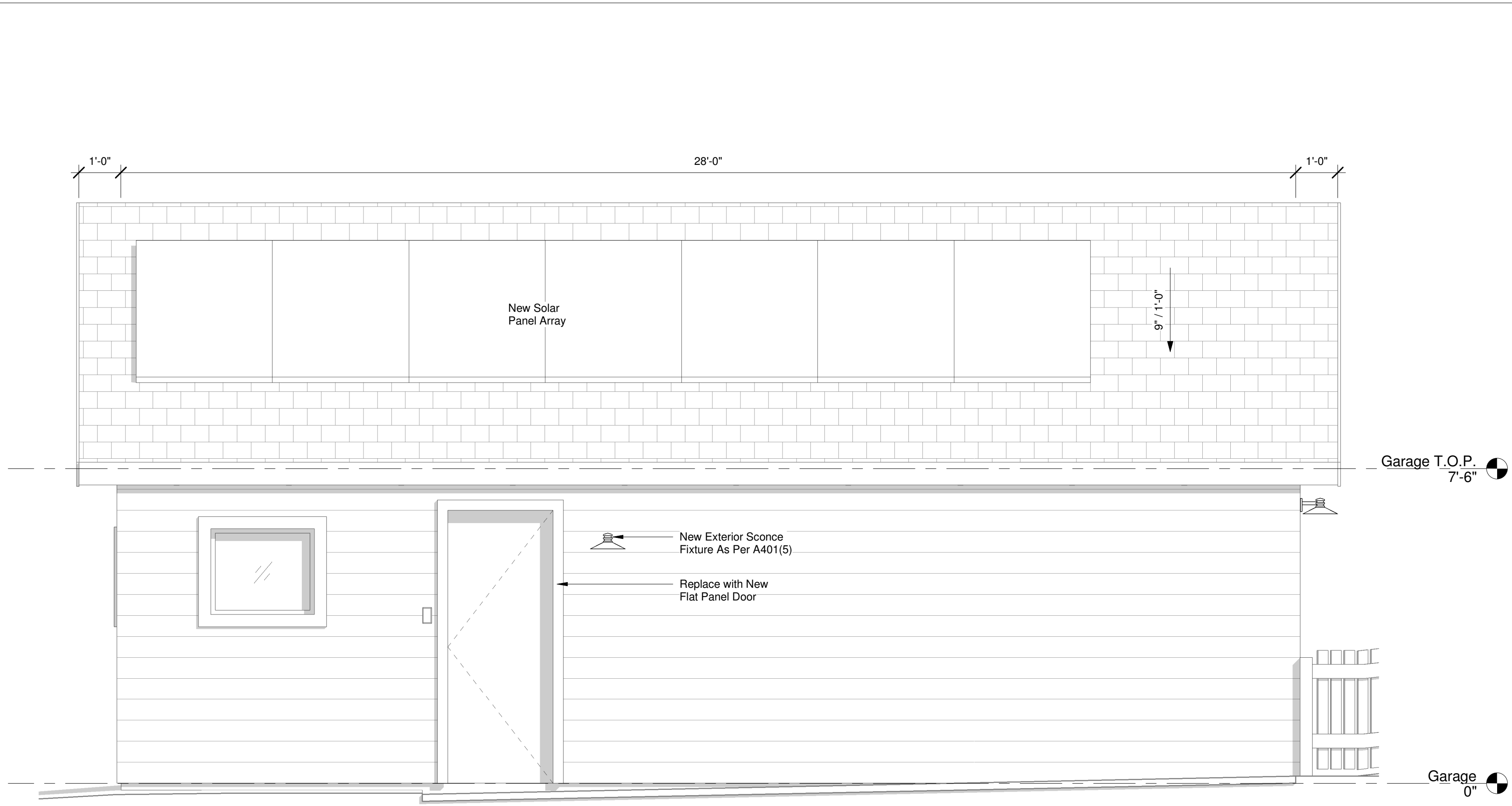
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House Plans

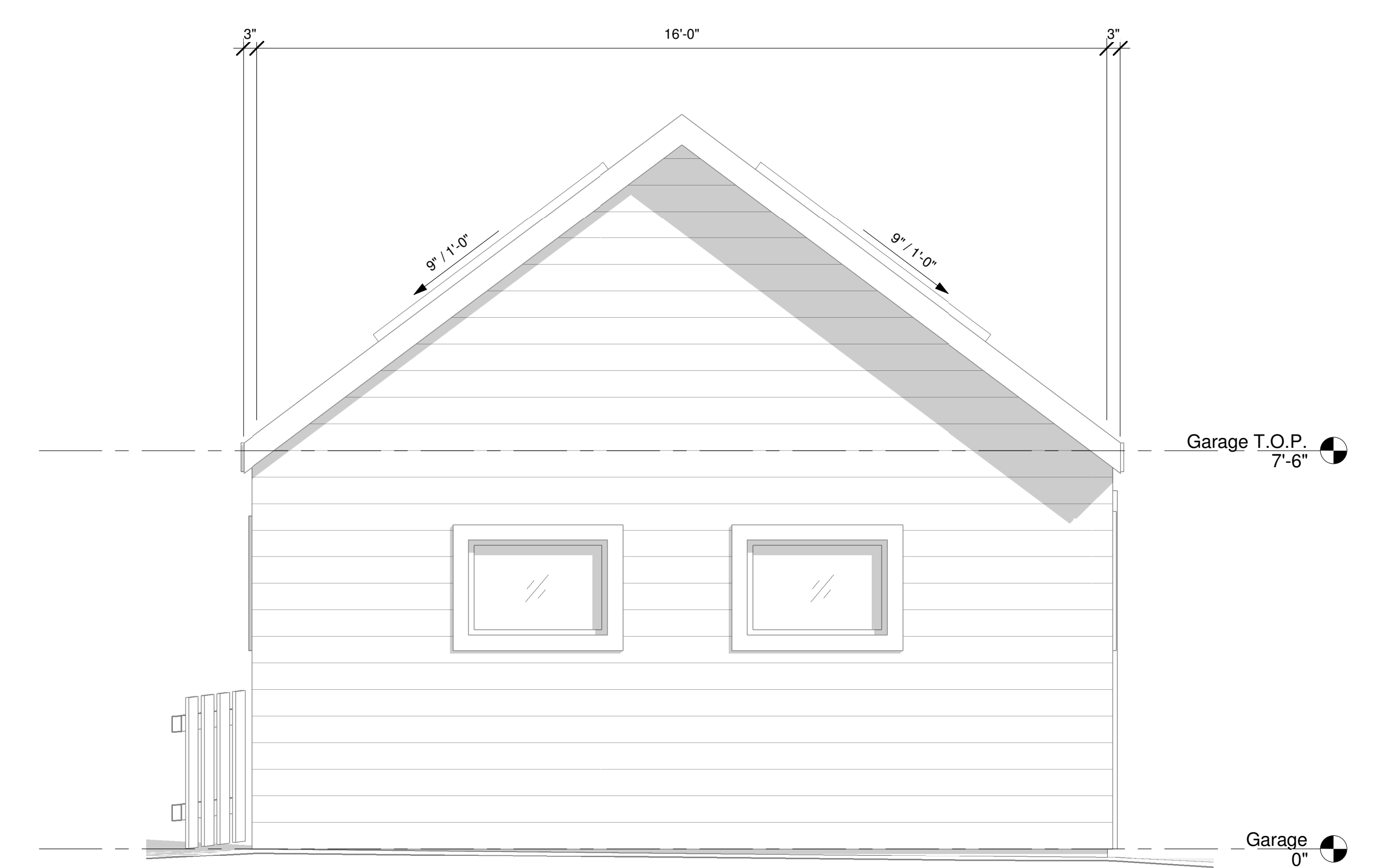
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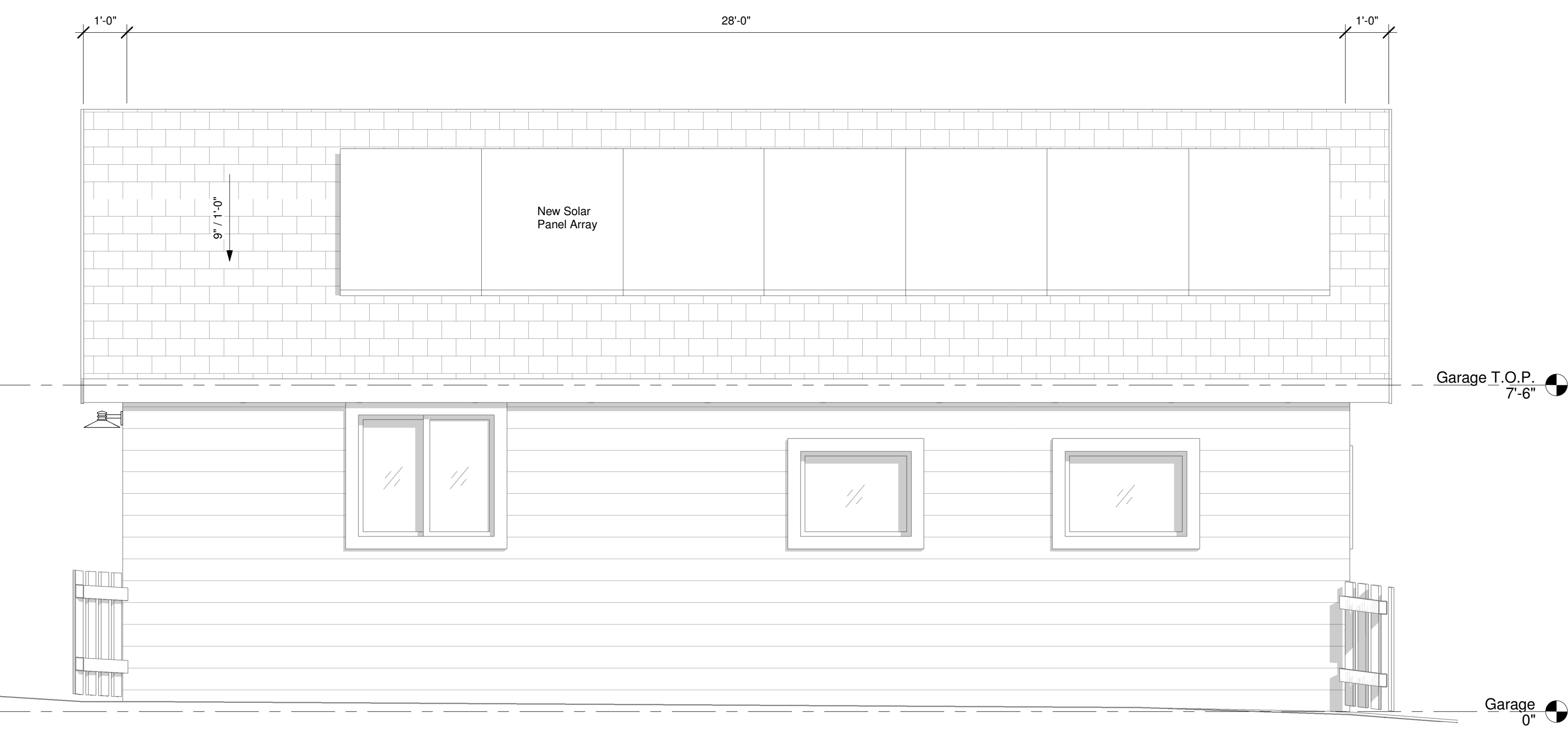
1 North  
1/2" = 1'-0"



2 East  
1/2" = 1'-0"



3 South  
1/2" = 1'-0"



4 West  
1/2" = 1'-0"

**AUM CONSTRUCTION INC.**  
General Contractor Lic. # 817115  
www.aumconstruction.com

CONTRACTORS:

No.	Description	Date
1	Rev. 1	TBD

REVISIONS:

**Carol & Robert Dominy**  
**Dominy MHRB**  
44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**  
DATE : 01/02/2020  
DRAWN BY : SLLC

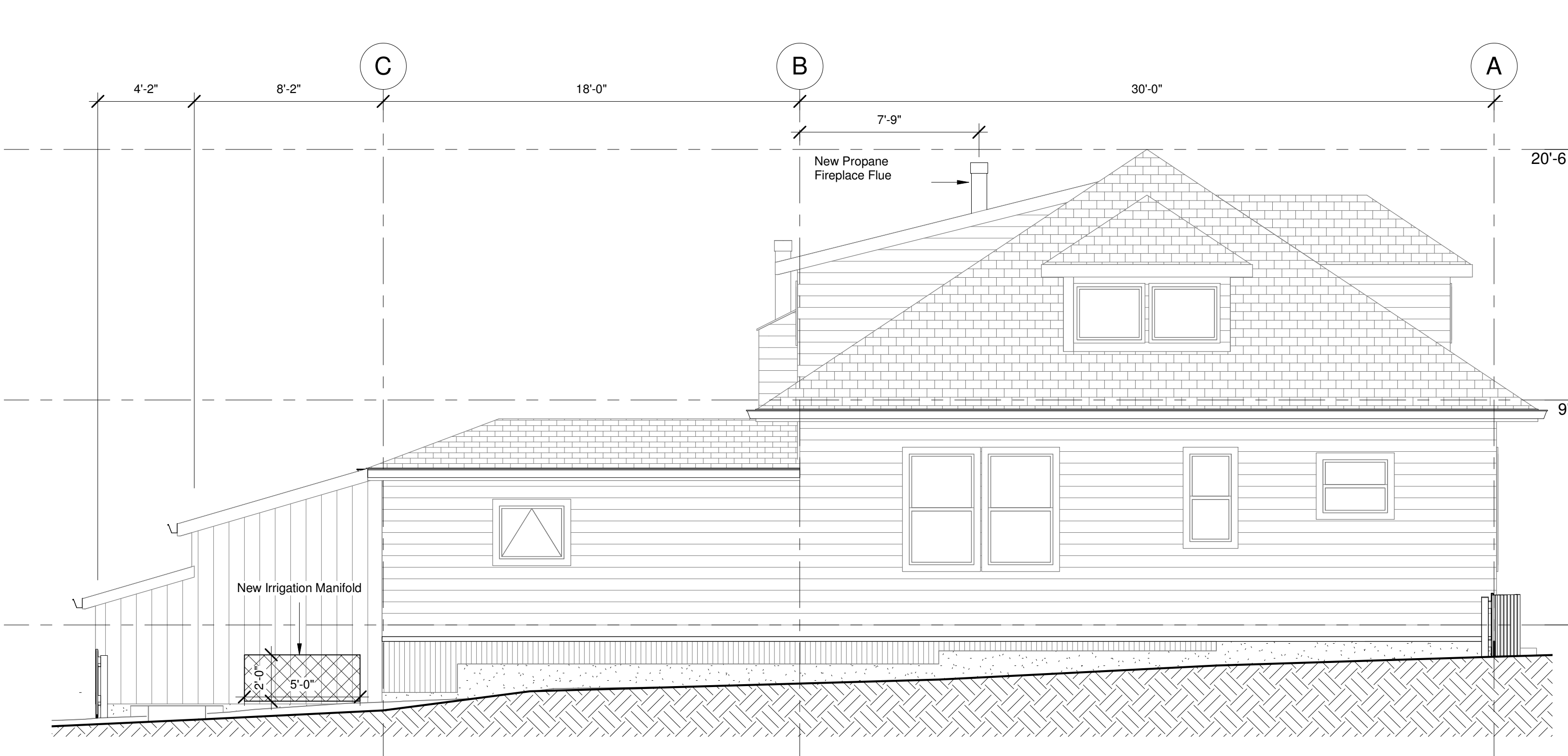
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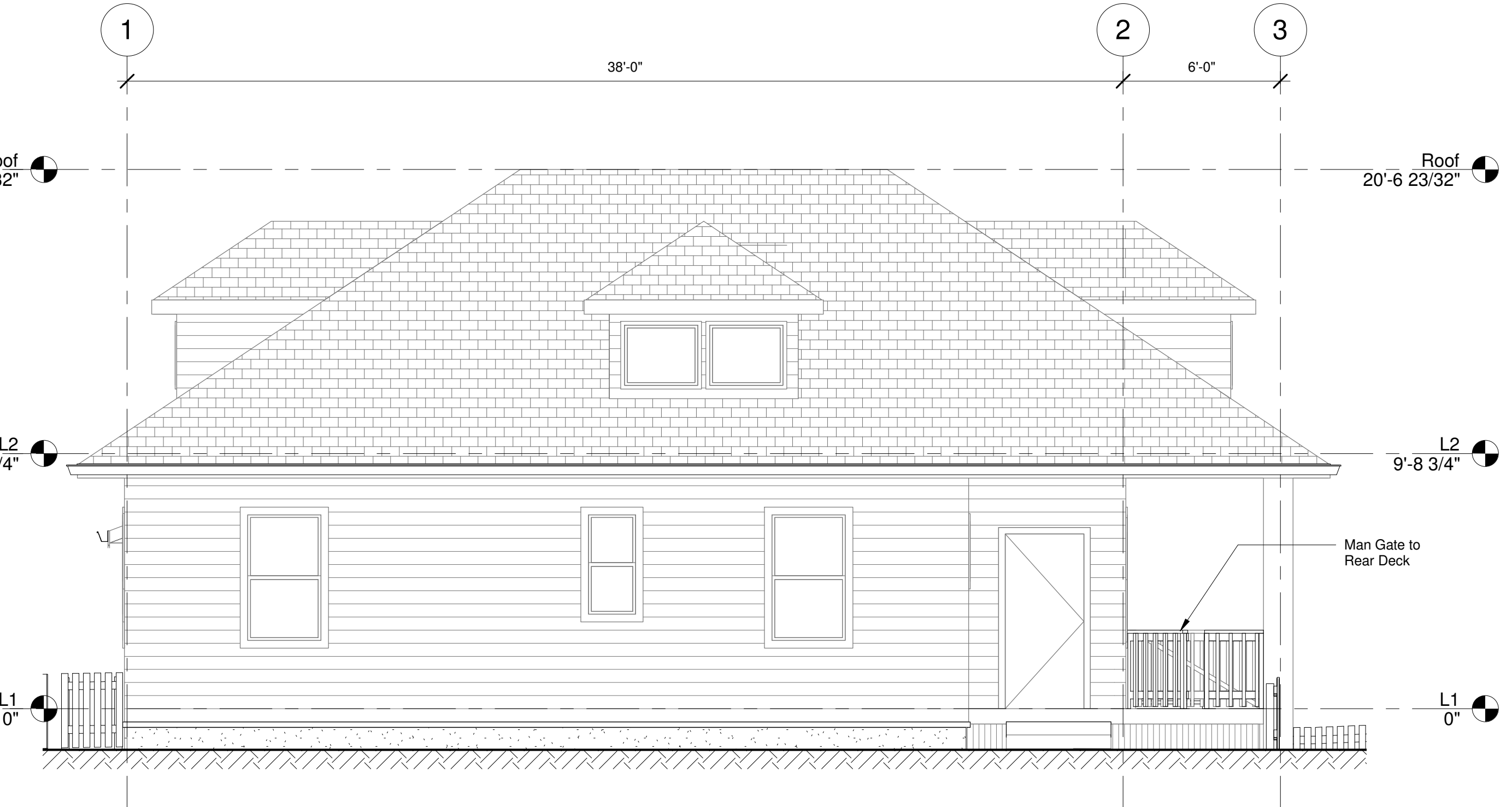
**Garage - Elevations**

1/2/2020 11:20:31 AM

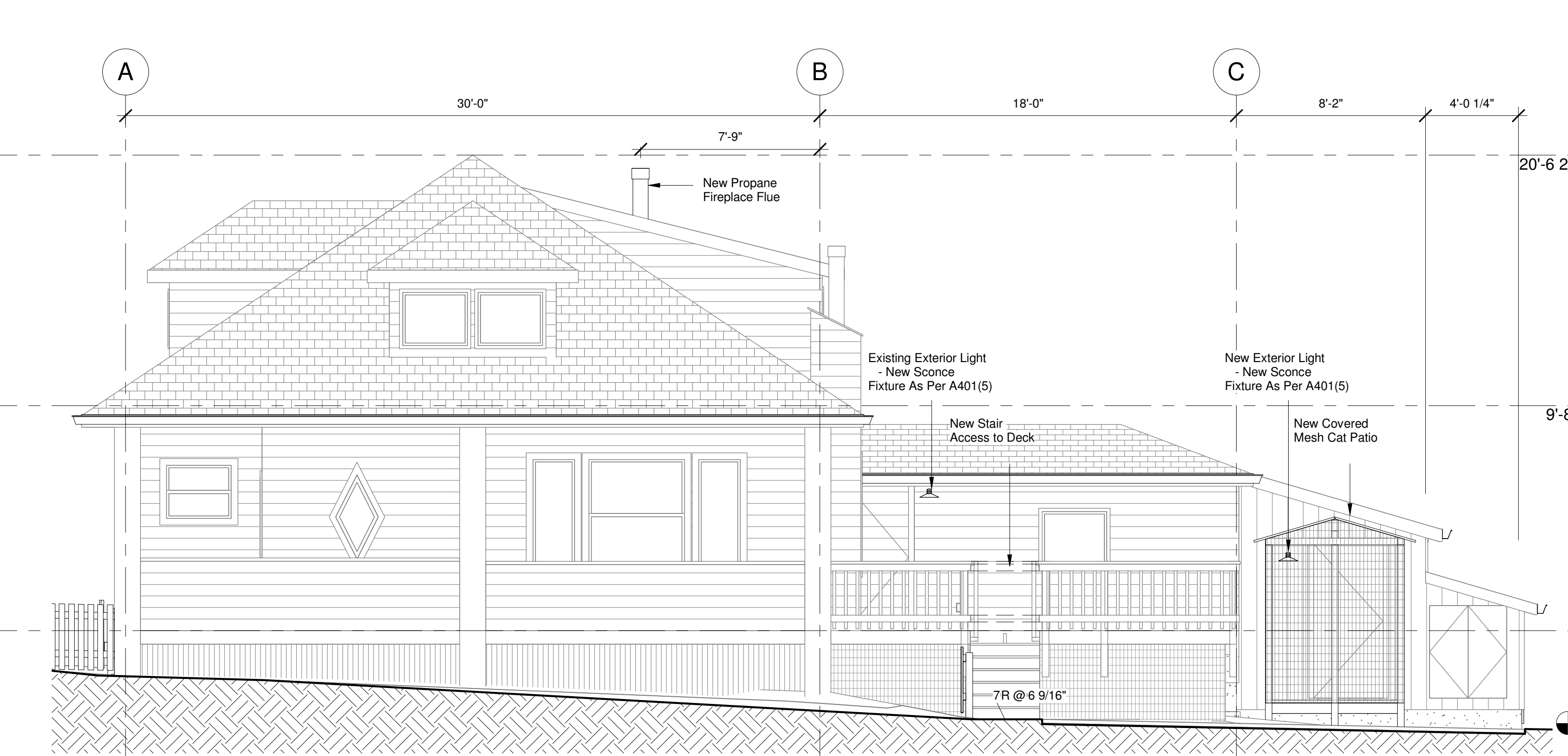
Note:  
- Add Aluminum Gutters Painted to match Trim



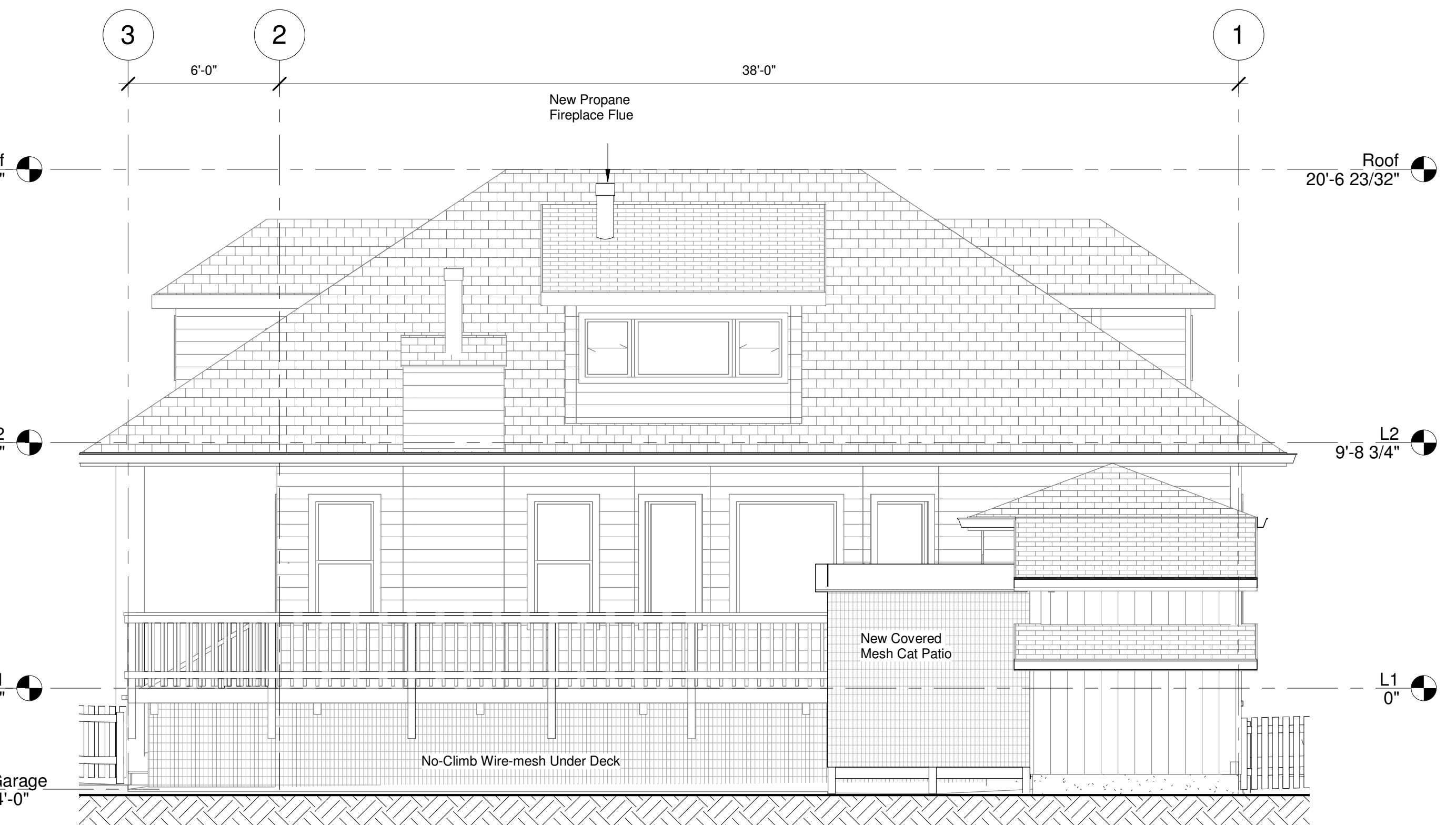
1 House - East  
1/4" = 1'-0"



2 House - North  
1/4" = 1'-0"



4 House - West  
1/4" = 1'-0"



3 House - South  
1/4" = 1'-0"

**AUM CONSTRUCTION INC.**  
General Contractor Lic. # 817115  
www.aumconstruction.com

CONTRACTORS:

No.	Description	Date

**Carol & Robert Dominy**  
**Dominy MHRB**  
44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**  
DATE : 01/02/2020  
DRAWN BY : SLCC

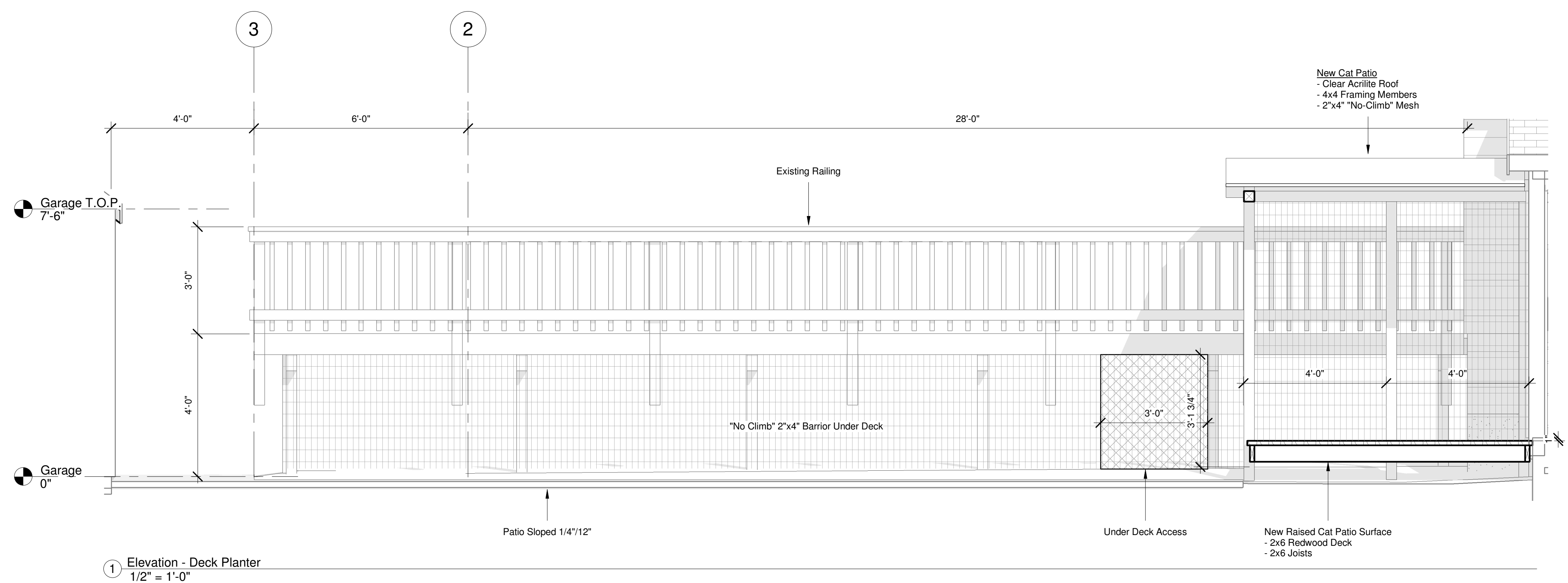
**A202**

SCALE :  
1/4" = 1'-0"

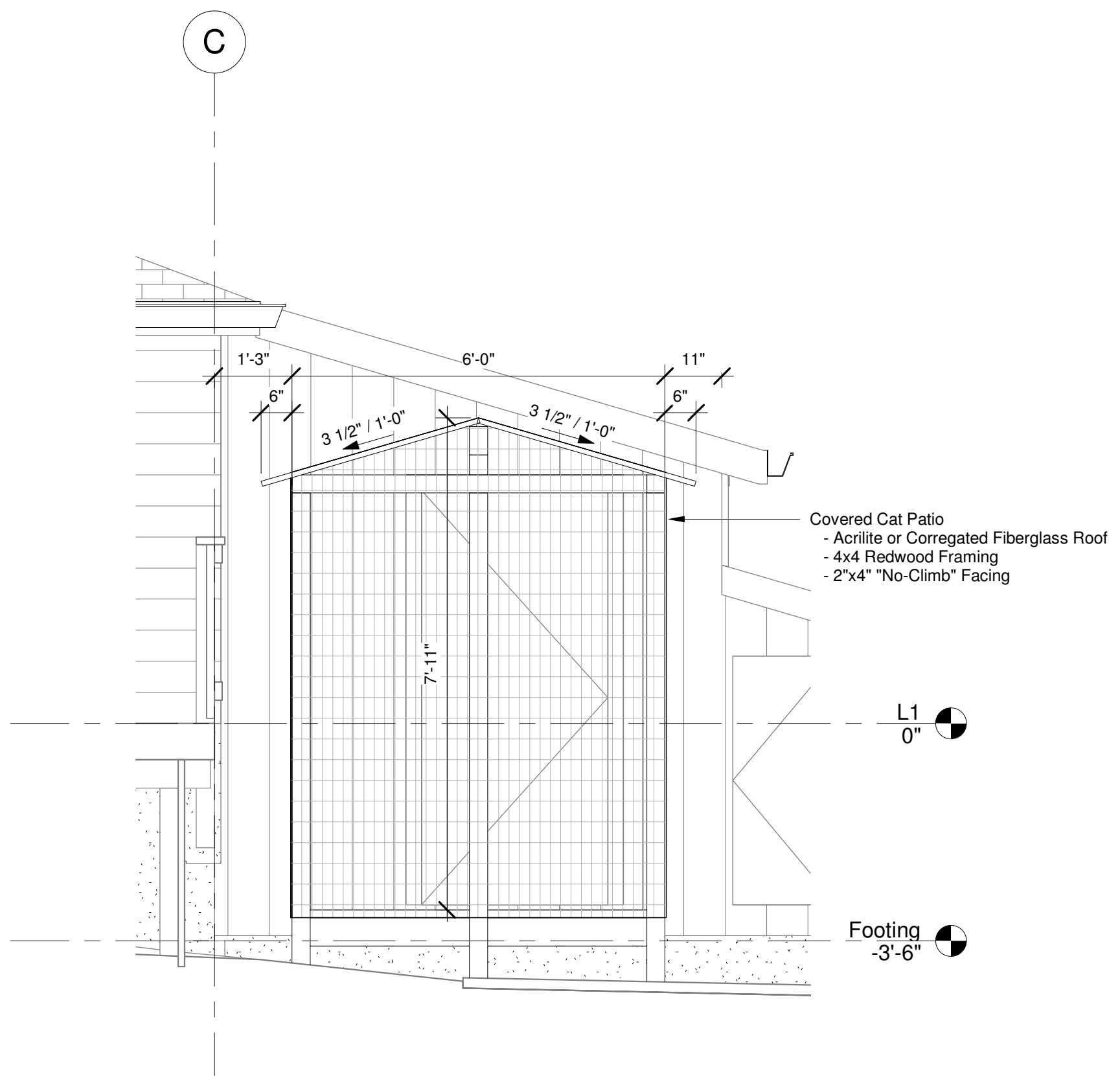
House Elevations

1/2/2020 11:20:32 AM

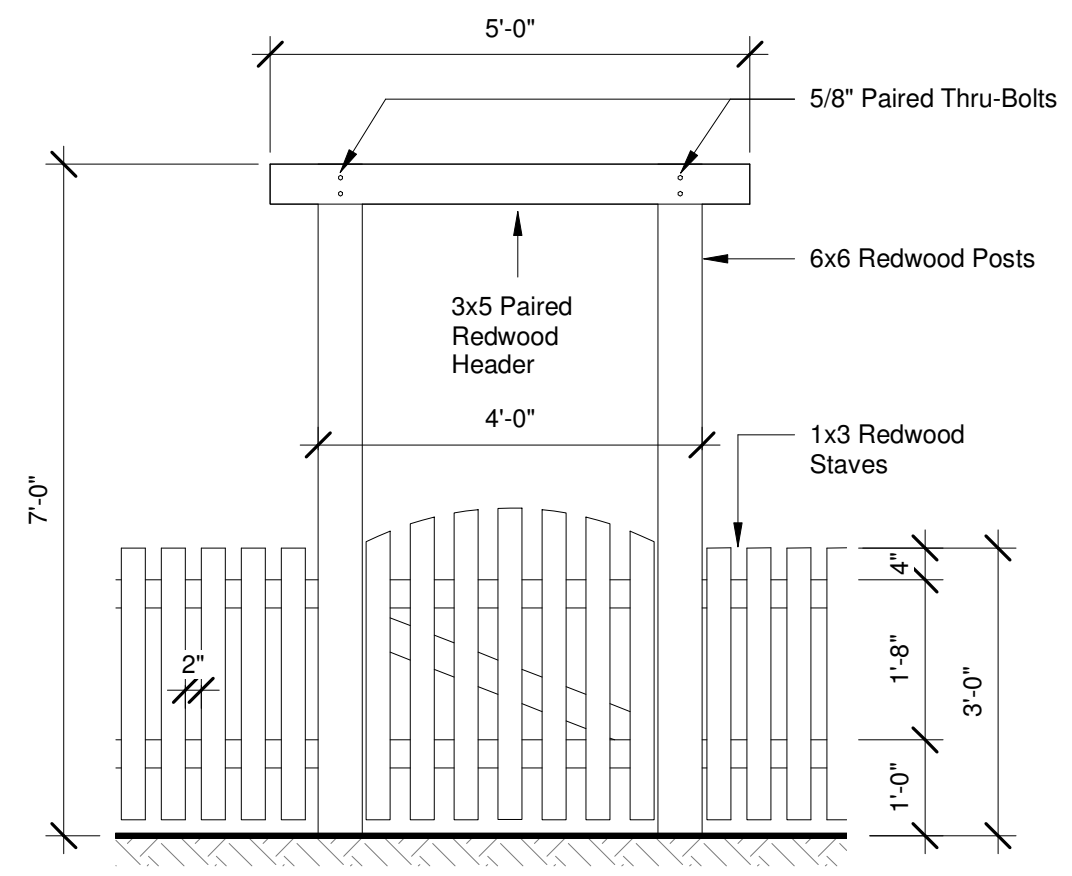




1 Elevation - Deck Planter  
1/2" = 1'-0"



2 Elevation, Cat Patio West  
1/2" = 1'-0"



3 Arbor Elevation  
1/2" = 1'-0"



4 Exterior Porch Light  
1/2" = 1'-0"



5 Exterior Sconce  
1/2" = 1'-0"

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CONTRACTORS:

No.	Description	Date

**Carol & Robert Dominy**  
**Dominy MHRB**  
44855 Pine Street, Mendocino, CA 95460

APN # :  
**119-150-27-00**

DATE : TBD

DRAWN BY : SLLC

**A401**

SCALE :  
1/2" = 1'-0"

**Landscape Details**

1/2/2020 11:20:33 AM

Per Eleanor F. Sverko Oct. 29, 1997

APN: 119-150-27  
MHR: E-42, IIB  
44855 Pine Street

### SUSIE WALBRIDGE HOUSE

The Beacon noted among new homes built in 1914, was one for D. R. Davis, bungalow, Mission architecture, east of Lansing Street. D. R. Davis was married to Berniece Brown, daughter of H. H. Brown, who owned Parcel No. 119-150-28.

11/7/1921: Dennis R. Davis to A. P. Kundert, County Deeds, Bk 166, pg 486. "Annie Gordon" house previously conveyed by Henry Brown to Bernice Brown, 9/23/1914, Bk 141, Pg 18.

8/11/1922, H. H. Brown released mortgage to A. P. Kundert, County Mortgages, Bk 91, pg 43.

7/17/1922, Mortgage recorded, A. P. Kundert to Harry Boos, \$600, 3 yrs at 7%. (Mrs. Kundert later married Simon Boos and they lived in Dougherty House.)

6/17/1922, property was redeemed from State Controller for unpaid taxes of \$28.36 by Mrs. Edna Kundert. Bounded on north by Pine St., on south by cemetery, on west by J. D. Johnson, on east by H. H. Brown. (Beacon, 7/14/1923)

Nov. 2, 1929, Mrs. Annie Gordon deeded two properties in this vicinity to her two daughters, one to Mamie (Gordon) Mendosa and one to Mrs. Susie (Gordon) Walbridge, both DATED 7/24/1924. NOT YET RESEARCHED.

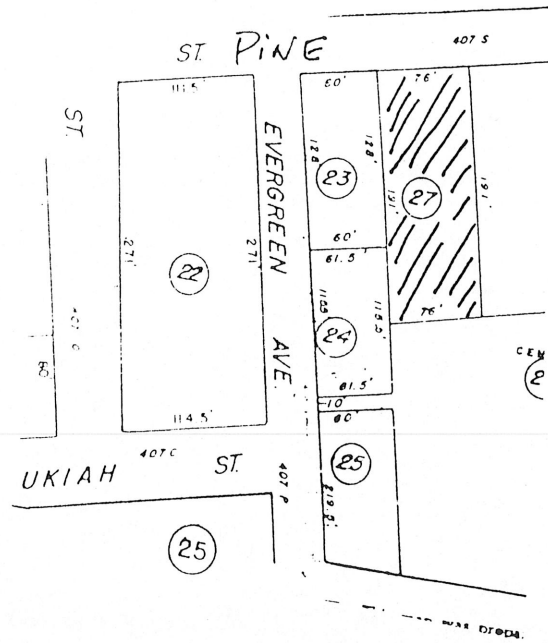
Beacon 11/4/1933: Homes rented to CCC Camp families, Kundert home to R. W. Book and family.

9/24/1938: Mr. Dixon, Sr., and miss Jeanette Dixon of Seattle are in Mendocino to make their home with Gordon Dixon who has taken the Kundert residence on Pine Street.

When did Mrs. Susie Walbridge and husband move into this house???

Check Kelley House files .. Mrs. Walbridge died 1986? 1987?

C. R. Walbridge also owned property on west Pine Street, see Jack & Rich Lemos.





*Parcel File 119-150-27*

# MENDOCINO BEACON

MENDOCINO, MENDOCINO CO., CALIF., SATURDAY, NOVEMBER 2, 1929

## WE ENJOY HALLOWEEN PARTY

entertained her junior Presbyterian Sunday school class last evening with a party. The games and from that time the young guests were a Virginia reel, for games and all the night the hearts of attention fortune telling an old lady witch. masked and the pi-ss ladies, Spaniards, and Halloween pretty sight in the which was decorated black paper garlands witches, pumpkins ed around. A prize costume was award-who was dressed in a nge and black ballet Bishop received the niest costume, she be a jaunty Halloween Philbrick and Jean ived prizes at the the best speeches of ose who attended the ene Mallory, Marie fee, Jean Rustin, Ger- Marjorie Philbrick, Rosalie Swanson, Mae Bishop and

## ENDEAVOR PARTY

of the Christian En- Presbyterian Church business meeting last after the regular ses- sion of giving a t night up. All members at this Friday would at thus making the n affair. Each mem- eave to invite one per- cent committees for Refreshments, Miss Philbrick and Thelma mment and decoration Irene Granskog, Jane Nichols and Frank

## LETTING RESTORED

ends of Albert Scott, former proprietor of el, who has been ser- U. C. Hospital in San last June, will be a that he is returning a very good health a-

## UNCLE'S FUNERAL

Whited, accompanied by

## PIONEER COAST WOMAN DIES SUDDENLY

### MRS. ANNIE GORDON VICTIM OF HEART ATTACK

A wave of sadness, that has extended throughout the entire coast section, followed the news of the passing of Mrs. Annie R. Gordon, whose death occurred at her home in Mendocino, Monday afternoon, October 28th.

While Mrs. Gordon, for the past several months was in such physical condition that she perhaps could be called neither ill nor entirely well, yet she was by no means confined to her home, and had recently made a trip to Eureka to visit relatives, and had quite often visited in East Mendocino. Thus, when the end came so suddenly, it was a great shock to her family. Her son, Archie, of Little River, had just dropped in for a few moments' chat, and was in the house but a very short time when she was fatally stricken.

Mrs. Gordon was one of the real pioneer women of the Mendocino coast, having been born at Cuffey's Cove, this county, July 12, 1870, and was for the entire 59 year span of her life a resident of the coast, and many years of which were lived at Mendocino, her late home.

She is survived by four daughters and two sons, Mrs. Ella Luis of Oakland; Mrs. Ethel Henderson, Mrs. Susie Walbridge and Mrs. Mamie Mendosa all of Mendocino, and Archie A. Gordon of Little River and Frank O. Gordon of Mendocino. She also leaves four brothers and two sisters, James Dilling of Portland, Oregon; Frank A. Dilling of Mendocino and Oscar Dilling of Petaluma and Edward A. Dilling of Eureka and Mrs. Mamie Hasel of Fort Bragg and Mrs. Emily Mowery.

Funeral services were held this afternoon from the Cannarr funeral home at 1:30 o'clock, with Rev. L. F. Eisel of the Fort Bragg Presbyterian church officiating. Interment was in the Little River cemetery, Mr. and Mrs. Cannarr were in charge of the arrangements.

## PEANUTS SUCCESSFULLY

That the soil of the coast section of Mendocino county is adapted to the raising of a great variety of veget-

## HALLOWE'EN SPIRIT TAKES GREENWOOD

### SERIES OF PARTIES GIVEN FOR OLD AND YOUNG

ELK, Oct. 31.—Gee, but it's tough to put in one night in the merry land of make believe and have to get down to the hard realities of this work-a-day life the following morning particularly when the land of Make Believe became so real that the younger folks became mere kids and the older ones become pretty juvenile but as you know conforming to the laws of witchcraft the older one is the younger he becomes when the golden wand waves.

You may not believe in witchcraft and if not we feel sorry for you but then you have not been where we have been or seen what we have seen. You probably never have been met at the entrance of a cavern by a ghost, yes, a real honest-to-goodness ghost (or at least everybody said it was) and escorted into the home of the mother of witches for surely the things we saw there were not wrought by human hands but were beyond a doubt the work of a real sorceress. We did not witness her riding through the air on a broomstick but there is no doubt in the minds of anyone who saw the magic worked by her hands that she could do it if called upon.

After spending a couple of most pleasant hours at bridge we were privileged to enter the supper hall where thrill upon thrill awaited us. Here were hobgoblins, witches, spirits and every conceivable occupant of that other world where lots of little tots but few grownups are permitted to enter. And here we were served a dish that was just too good to attempt to describe, served in the cutest little cups made of oranges with eyes, nose and teeth and each with a grin that made you want to carry the little bowl home with you when you had finished the contents. And then to top it off the most delicious pumpkin pie imaginable with a layer of whipped cream which made perfection more perfect. And following up the magical effect each received a bon-bon which opened with a bang and brought forth a gorgeous crown. Some of these crowns were very becoming while on others they were too comical for any use. The surroundings brought out the real Halloween

## MENDOCINO SCORES 2ND BASKET BALL WIN OF SEASON

Last Friday night a large crowd witnessed one of the hardest fought basket-ball games ever staged in Apple hall. Mendocino defeated Point Arena 24 to 23 after four quarters of fight and the ball game was won by Dave Paoli in the last thirty seconds of play. Point Arena was leading 23 to 22 with but half a minute of play when Paoli dribbled down the floor to score the winning points.

Point Arena led the first quarter 7 to 6, but Mendocino came back strong in the second quarter and were leading 17 to 9. The third quarter was fast and probably the hardest fought of the game, Point Arena making 5 points to Mendocino's 4. During the final quarter the south coasters played their best and caught the locals napping. They scored nine points to Mendocino's three and almost carried home the bacon. Dave Paoli was high point man of the game with nine points.

This was the second game between these two teams and the scores show how evenly matched they are. Mendocino won the first game, played at Point Arena, 20 to 19, and won this game 24 to 23. Come again Point Arena.

The Point Arena girls defeated a local and Fort Bragg aggregation 18 to 7. The Point Arena girls had a comfortable lead all through the game.

## T. N. T. CLUB NOTES

The T. N. T. club met last Tuesday evening at the home of Mrs. Arthur Daniels with a full membership present. Bridge was indulged in with three tables in play.

Eunice Tannlund took first prize and Lucille Freathy had a mortgage on the consolation. The dining room was very prettily decorated in Halloween style with black cats and pumpkins, witches, etc. The players were decorated with paper hats and equipped with tin horns from which they evoked sweet (?) sounds—I nearly said music.

The hostess served a delicious supper in the dining room after which the table was cleared and a big black stew pot was brought in and placed in the center. Strings protruded from all sides of the kettle and the young ladies were told to pull on a string and get their fortunes which was done amid a great deal of excitement and with much chattering.

## HARD LUCK

Frank Ritchie is one of old Isaac Walton's disciples, and one day last

## EAGLES TO INITIATE 100 NEW MEMBERS

### PULLMAN TAKEN OFF BY FORT BRAGG & WILL

FORT BRAGG, Nov. 1.—Initiation of the largest class of members ever taken into the Pullman order of Eagles is scheduled place tonight when over a hundred are to be initiated. The band will lead a street parade this evening with all members order joining in the procession. Banquet will be served after initiation. It is the lodge's plan to increase its membership to 100 members and it is the way to accomplish this. Change in Train Schedule.

Comencing next Monday the present Pullman service on its line between this place and Willits Travel will not be extended to any extent. It will be made as herebefore Pullman service on the North Pacific to Willits. The leaving Fort Bragg at 9:00 evening on the Pullman and day coaches will leave at 11:00 m. This will arrive at 8:15 where passengers will south bound Pullman coach Northwestern Pacific. The occupancy at 8:30. The morning Willits at 6 o'clock in the train for this place depart until 8:15. The Pullman may be occupied or until time to leave for the morning train. The morning arrive here at 10:30. Brief Notes.

Fred Duffy arrived from Del Monte, who has been the city of Fort Bragg. The American Water Works

Mrs. Jack C. ... daughter, Mrs. Carl ... ue, Ohio, arrived at Fort Bragg Friday.

Mrs. P. O. Bishop ... ering nicely from a ... in a San Francisco ... Charles Beverin ... par woods store, ... to see him. ... the hospital here.

Eino Abramson ... from San Francisco ... visiting with his ... Mrs. ...

Reference Sweno file dated 10-29-1997

APN 119-150-27

within said County and State aforesaid on the date in this certificate first above written.

(SEAL)

Frank W. Taft

Notary Public in and for the County of Mendocino, State of  
California.

Recorded at the request of Bank of Willits Dec 16 1921 at 2 min past 9 o'clock A. M.  
and recorded in Book 166 of Deeds, page 485 Mendocino County Records.

James R. Elder, Recorder.

\$1.30

By L. G. Elder, Deputy Recorder.

1463 Compared JRE/LGE

-----#####-----  
U S I R S \$1.50 cancelled.

For and in consideration of the agreed purchase money to me in hand paid, the receipt  
of which is hereby acknowledged by me, I Dennis Ryder Davis, of the County of Mendocino,  
State of California, do hereby grant, bargain, sell and convey unto A. P. Kundert and  
Edna L. Kundert, his wife, also of aforesaid County and State, and unto their heirs  
and assigns forever that certain lot or parcel of land situated in the town of Mendocino,  
County of Mendocino, State of California, which is particularly described as beginning  
at a point in the southerly line of Pine street, distant sixty (60) feet easterly from  
the intersection of the southerly line of Pine street with the easterly line of  
Evergreen avenue, said point of beginning being the northeast corner of the lot of land  
formerly owned by L. H. Bither but now owned by J. D. Johnson; thence from such point of  
beginning running North 12° 30' West twenty-five (25) feet to the center of Pine street;  
thence North 77° 30' East in the center line of said Pine street seventy-six (76) feet;  
thence South 12° 30' East Two Hundred Sixteen (216) feet to the northerly boundary line  
of Evergreen cemetery; thence South 77° 30' West on said last named boundary line  
seventy-six (76) feet to its intersection with easterly boundary line of land of  
J. D. Johnson, and thence North 12° 30' West on said easterly boundary line of land of  
J. D. Johnson one hundred ninety-one (191) feet to the point of beginning, together  
with the buildings and improvements thereon and the privileges and appurtenances thereto  
belonging, conveying and meaning to convey that certain lot conveyed by Henry H. Brown  
to Bernice H. Brown by deed dated September 21, 1914, and recorded in Record of  
Mendocino County under date of September 23, 1914, at page 18 in liber 141 of Deeds.

In witness whereof, I have hereunto set my hand this 7th day of November, in the  
year Nineteen Hundred and twenty-one.

Dennis Ryder Davis

State of California,)   
County of Mendocino.)

On this 7th day of November, in the year Nineteen hundred and twenty one, before me  
Geo. A. Lammers, a Notary Public in and for Mendocino county, residing therein, duly  
commissioned and sworn, personally appeared Dennis Ryder Davis, known to me to be the  
person whose name is subscribed to the foregoing instrument and he acknowledged to me  
that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in said  
county the day and year in this certificate first above written.