

MENDOCINO HISTORICAL REVIEW BOARD

2021 PRESERVATION AWARD NOMINATION FORM

Deadline for nominations: April 2, 2021
Selection of Awardee(s): April Review Board meeting
Award Presentation: May or June Review Board meeting

The MHRB Preservation Award is granted bi-annually in recognition of outstanding contributions to the preservation of our historic community. The award may be for a project, a person, a building, or a program. The Review Board welcomes nominations from community members, including current and previous Board members.

Nomination: 10580 Kelly St., Mendocino
owners: Bruce McNab and Alinka Flaminia
Statement of Achievement: _____

The property owners spent a number of years
renovating the home at 10580 Kelly St.
from the foundation to the roof, in a
quite tasteful manner that keeps to
the historic nature of this lovely older
home. The work was completed in 2020.
Attached is an article about the process they went
through.
Nominated by: Deirdre Lamb Phone: 937-9999

Possible criteria or categories:

- Preservation or restoration of an historic building
- Addition, remodel, or adaptive use of an historic building
- New construction that is creatively compatible with Mendocino's historic character
- A person who has championed historic preservation
- Site restoration or landscaping that makes an historic statement
- An educational program that has promoted historic preservation
- Published materials that relate to Mendocino's preservation

NEWS > HISTORY

Putting a foundation on history: Portuguese Flats cottage gets new life





Staff Alinka Flaminia and Bruce McNab.

By **CHRIS CALDER** |

PUBLISHED: May 2, 2019 at 10:30 a.m. | UPDATED: February 19, 2020 at 1:49 p.m.

Alinka Flaminia and Bruce McNab bought the little square house at the farthest northwest point of the town of Mendocino in 2016.



Today the house sits on the verge of the Mendocino headlands, looking to the north and west at ocean and sky, with the Point Cabrillo Light Station for perspective. But it is also entwined with Mendocino's history; built when the headlands were still part industrial site, and Mendocino, according to a history written at the time, was a town "garnished with a veritable forest of windmills."



StaffThe house at 10580 Kelly Street.

"When we bought it, we knew we wanted to save it," said McNab last Friday, as he and Flaminia watched Wacker and Sons of Penngrove jack the 105-year-old, 700-square-foot house 4 feet into the air, preparing for its first-ever concrete foundation. "It was falling into the ground."

McNab and Flaminia moved to California's Central Coast from Colorado in 1999 and soon discovered Mendocino. Soon after that, the Kelly Street house caught their eye. Aided by McNab's background in construction, they started planning the renovations.

Flaminia noted that, in the process of falling in love with the house on Kelly Street, it didn't hurt that her maiden name is Kelly. Her Irish roots and McNab's Scottish ones also create a special connection to the place. Setting up a Christmas tree in the front yard of the house, she said, is a tradition they plan to continue.





StaffWorkers from Wacker and Sons of Penngrove handled the house-lifting.

The house occupies a neighborhood once known as “Portuguese Flats,” first built in the late 19th century next door to the town’s original, gigantic sawmill, which was surrounded by a large industrial expanse for shipping and storage. The home’s style of construction is typical of, and unique to, Mendocino mill cottages – part New England fishing village, part old country Azores, part on-the-spot invention.

In September 2016, McNab and Flaminia presented their plans to restore the house to the Mendocino Historical Review Board to get approval to add a foundation, remove the additions and renovate some outbuildings. The MHRB determined that, though the house wasn’t built during the period of “historical significance” that would merit a listing on the National Register of Historic Places, it is still a “historical resource” since it retains enough of its original appearance.





Bruce McNab – ContributedThe Kelly Street house in 2018.

The MHRB, said Flaminia, agreed that “the remodel was ‘modest’ and would retain its original character and thus would continue to retain its status as a ‘historical resource.’”

On Friday, the home was jacked up onto sturdy piles of redwood posts, preparing for its first continuous foundation. Once that is complete plans are to redesign the interior – which has been four rooms divided about equally down the middle – so that a kitchen and living area open out with windows to the northwest and living spaces in the still-small-verging-on-tiny house are a little more integrated and varied.

Outbuildings on the property will also be renovated, although the pint-sized (non-functioning) outhouse on the far north edge of the property will likely remain as is, McNab said.

Flaminia and McNab hired local architect Diana Wiedemann to redesign the foursquare interior while still sticking as close as possible to the home built by John Correia-Silva who moved with his brother from the Azores Islands around 1914. Additions were made sometime before 1929, and another in the 1960s, that McNab and Flaminia removed, restoring the home’s original footprint.

In those days, Mendocino was the heart of “Big River Township,” that stretched from Salmon Creek to Hare Creek, and was a patchwork of farms, forest, and fishing and mill towns.



Slightly murky records indicate that the Correia-Silva family acquired the property from the Heeser family (who bought it from William Kasten, the earliest recorded settler, years before) some time before 1920. For 15,000 years before that, the land was inhabited, and still visited today, by the Northern Pomo people and their ancestors.

That same year, Aurelius O. Carpenter and Percy H. Milberry published the "History of Mendocino and Lake Counties" in which they wrote, "The town of Mendocino occupies the southern slope of the point north of the harbor, and is garnished with a veritable forest of windmills. The main streets run east and west and are comparatively level, while the cross streets are steep and often in poor condition ... The climate is such that in sheltered locations fuschias and geraniums keep green the year round, and apples, pears, quinces and plums grow to perfection. All the vegetables, except corn and tomatoes, flourish and new land produces the finest potatoes in the world."

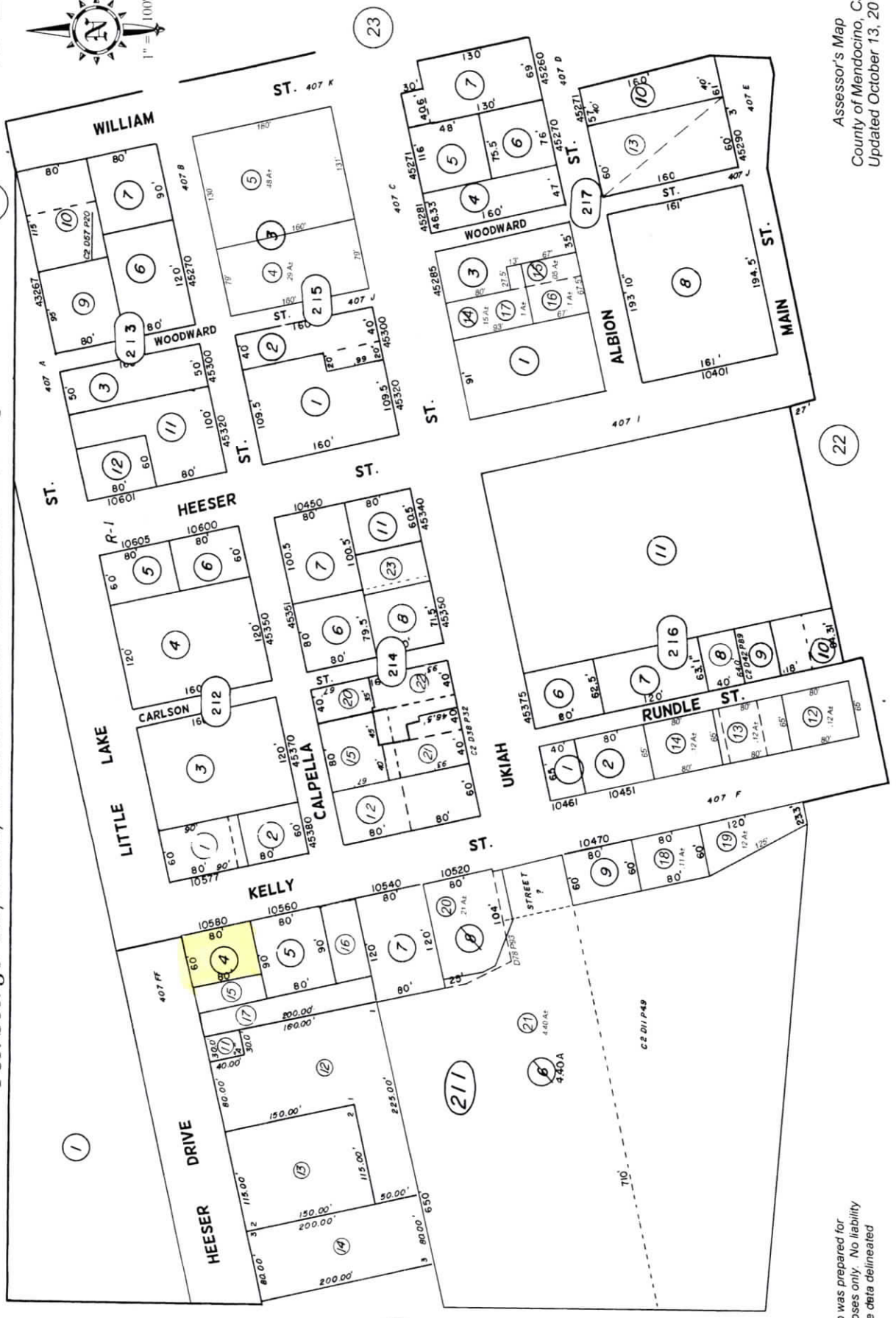
Tags: **Community**



Chris Calder |
Mendocino Editor



Por. Sec. 30 T.17N. R.17W. M.D.B.& M. Mendocino Lots 1-3 Sea Arch Sub.



3-9-88

NOTE: This map was prepared for assessment purposes only. No liability is assumed for the data delineated hereon.

Assessor's Map
County of Mendocino, Calif.
Updated October 13, 2016