



COUNTY OF SANTA CRUZ

HISTORIC RESOURCES COMMISSION
PLANNING DEPARTMENT

701 OCEAN STREET, 4TH FLOOR, SANTA CRUZ, CA 95060
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KATHLEEN MOLLOY, PLANNING DIRECTOR

June 21, 2019

AGENDA: July 1, 2019

Historic Resources Commission
County of Santa Cruz
701 Ocean St.
Santa Cruz, CA 95060

REPORT BACK REGARDING THE UPDATED HISTORIC RESOURCES EVALUATION AND DPR 523 FORM FOR 1438 CAPITOLA ROAD IN SANTA CRUZ, THE “MERRIMAN HOUSE”

Dear Commissioners:

As recommended by your Commission at the meeting on February 9, 2018, applicant Mid-Peninsula Housing has provided an updated historic resource evaluation (HRE) and DPR form prepared by Architectural Resources Group (ARG) for 1438 Capitola Road in Santa Cruz, the “Merriman House” (Attachment 1). (ARG is also the County’s on-call historic resources consultant.) The County provided ARG with the letter from Judith Steen identifying potential errors in the previous DPR form, research provided by Ross Gibson, and other materials regarding the property provided to your Commission on October 2, 2017. The purpose of the HRE prepared by ARG is to “provide an updated set of DPR forms that address errors in the original documentation and to provide additional information on Robert Hale Merriman to determine if the property is associated with a significant person” (Attachment 1, page 1).

After a thorough review and extensive research, the HRE concludes on page 10 as follows:

“The subject property at 1438 Capitola Road is recommended as ineligible for listing in the National Register, in the California Register, and as a County of Santa Cruz Historic Resource. While Robert Hale Merriman, who lived at the house from 1923 to 1928, played a significant role as an American volunteer in the Spanish Civil War, research completed for this HRE report indicates the extant apartment building at 2517 Virginia Street in Berkeley, best illustrates his formative years. ARG concurs with the assignment of the NR Rating Code (rating of significance) NR-6.”

The detailed 40-page DPR form provides extensive documentation to support this conclusion.

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As an NR-6 rated property, meaning a property that has been evaluated and determined to be ineligible for designation as a historic resource, the Merriman property is not subject to SCCC Chapter 16.42, Historic Preservation. The application for 1438 Capitola Road as submitted proposes to demolish the existing structures on the property, and construct a dental clinic, medical clinic, and 56 affordable housing units. The proposed project will also include a public plaza with interpretive historic panels reviewing aspects of Live Oak history and Robert Merriman. The information in the HRE and updated DPR form prepared by ARG will be considered in the CEQA review of the proposal for this property.

Sincerely,

Annie Murphy
Secretary to the Commission

Exhibits

- A. Historic Resource Evaluation and updated DPR form for 1438 Capitola Road prepared by ARG