

PRIMARY RECORD

Primary # _____
HRI # _____
Trinomial _____
NRHP Status Code 5S3

Other Listings
Review Code _____ Reviewer _____ Date _____

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Resource Name or #: (Assigned by recorder) 825-835 South Marengo Avenue

P1. Other Identifier:

P2. Location: ☐ Not for Publication ☒ Unrestricted
and (P2b and P2c or P2d. Attach a Location Map as necessary.)

a. County Los Angeles

b. USGS 7.5' Quad _____ Date _____ T _____ ; R _____ ; 1/4 of _____ 1/4 of Sec _____ ;

c. Address: 825-835 South Marengo Avenue

City Pasadena Zip 91106

d. UTM: (Give more than one for large and/linear resources)

_____ ; _____ mE/ _____ mN

e. Other Locational Data: Assessor's Parcel Number: 5720-016-004

P3a. Description (Describe resource and its major elements. Include design, materials, condition, alterations, size, and se

This rambling yet intimate one and two-story apartment complex of 1952 celebrates Ranch by integrating into the design virtually every possible cliché associated with the style. Arranged east/west on a narrow, flat lot, twin irregularly shaped fourplexes mirror each other across a landscaped, concrete path. Both buildings are capped with gable-on-hip roofs with rafter tails and horizontal vents at the gable peaks. Roof ridges are crowned with a small, windowless, front-gabled dormer for added rusticity. Cladding on elevations closest to Marengo Avenue is vertical board while sheathing on courtyard-facing barn-like exteriors is medium smooth stucco, board-and-batten, red brick veneer, and wood shingles. Fenestration is mostly wood-framed, double-hung sash with single "X"-patterned muntins in each sash. Several windows boast Ranch-style shutters. Decorative or implied window boxes supported by brackets enliven some windows. Simple wooden railings enclose porches with red brick floors. Porch roofs supported by carved brackets shade wooden entrance doors with single "X"-patterned upper lights and lower panels. Wrought iron, lantern-style sconces embellish several porches. The two-story west-end of each building features exterior staircases with simple wooden railings, newel caps, and full-height, squared posts with carved brackets. This section, though not as decoratively layered as the façade, is still evocative of the "Old West." The rear courtyard revolves around a round planter of red brick containing a young tree. At the far west of the property, two side-gabled structures with rafter tails and stucco siding shelter eight original, enclosed, single-car garages. The buildings and landscape are in good condition.

P3b. Resource Attributes: (List attributes and codes) HP3 – Multiple Family Property

P4. Resources Present ☒ Building ☐ Structure ☐ Object ☐ Site ☐ District ☐ Element of District ☐ Other (Isolates, etc.)

P5a. Photograph or Drawing (Photograph required for buildings, structures, and objects)



P5b. Description of Photo: (View, date, accession #)

View of east and north elevations.
June, 2002

P6. Date Constructed/Age and Sources:

☐ Prehistoric ☒ Historic ☐ Both
1952 – City of Pasadena Building Permit
7950-L.

P7. Owner and Address

Jack D. Reberry
3679 Ivydale Ct.
Pasadena, CA 91107

P8. Recorded by: (Name, affiliation, and address)

Peter Moruzzi
Historic Resources Consultant
2935 Angus Street, Los Angeles, CA 90039

P9. Date Recorded: June 12, 2002

P10. Survey Type: (Describe)
Intensive survey.

P11. Report Citation: (Cite survey report and other sources, or enter "none")
None.

Attachments ☐ NONE ☒ Continuation Sheet ☐ District Record ☐ Rock Art Record ☐ Other: (List)
☐ Location Map ☒ Building, Structure, and Object Record ☐ Linear Feature Record ☐ Artifact Record
☐ Sketch Map ☐ Archaeological Record ☐ Milling Station Record ☐ Photograph Record

BUILDING, STRUCTURE, AND OBJECT RECORD

Page (2) of (3)

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 825-835 South Marengo Avenue

B1. Historic Name: 825-835 South Marengo Avenue.

B2. Common Name: Same.

B3. Original Use: Multiple Family Residence

B4. Present Use: Multiple Family Residence

B5. Architectural Style: Ranch

B6. Construction History: (Construction date, alterations, and date of alterations)

May 13, 1952. Four family apartment. (Note, the other building permit for 835 S. Marengo Ave. is missing).

B7. Moved? ☒ No ☐ Yes ☐ Unknown

Date:

Original Location:

B8. Related Features:

Round red brick planter in center of courtyard.

B9a. Architect: Unknown

b. Builder: Robert C. Daigh Company

B10. Significance: Theme: Multiple Family Housing

Area:

Period of Significance: 1952

Property Type: Multiple Family Property

Applicable Criteria: C

(Discuss importance in terms of historical or architectural context as defined by theme, period and geographic scope. Also Address integrity).

This property appears ineligible for the National Register, the California Register, and for local designation because it lacks sufficient architectural significance and it is not associated with any known significant events or persons important in Pasadena's history. However, it is of local interest and should have special consideration in the local planning process because it is in intact example of Ranch Style architecture as applied to a multi-family garden development in post-WWII Pasadena. Its Ranch Style features include: asymmetry, low-pitched gable-on-hip roof, rafter tails, roof ridge dormer, diamond-pattern doors and windows; fenestration of wooden, double-hung sash; Ranch-style shutters; cladding of vertical boards, red brick, board-and-batten, and rough stucco; wooden window boxes; carved brackets; wooden porch and stair railings; carved newel caps; and red brick porch entries. Records indicate that one of the two, four-unit buildings was constructed at a cost of \$26,000. The apartments were built in the California Tract with the original owner and builder listed as Robert C. Daigh.

Many postwar apartment complexes in Pasadena are noteworthy for their attempts at combining Modern materials, techniques, and floor plans with various revival styles (Spanish Colonial, Italian Renaissance, Classical, Colonial, Tudor), Asian styles, or Ranch styles. The remainder tends to be Vernacular Modern in style, minimally ornamented, without specific historical references. True Art Deco, Streamline Moderne, International Style (or Case Study) Modern, and even "Dingbat" multiple family residences appear to be quite rare.

B11. Additional Resource Attributes: (List attributes and codes) HP3 – Multiple Family Property

B12. References:

City of Pasadena Building Permits

B13. Remarks:

B14. Evaluator: John Steinmeyer

Date of Evaluation: June 12, 2002

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



Page (3) of (3) **Resource Name or #:** *825-835 South Marengo Avenue*

☒ Continuation ☐ Update

P3a. Description (continued from page 1):

B10. Significance (continued from page 2):

P5b. Description/Date of Photo: *Photo #2: Courtyard view looking at east and south elevations, June 2002.*



P8. Recorded by: *Peter Moruzzi*

P9. Date Recorded: *June 12, 2002*