



# CHINATOWN

## HISTORIC RESOURCE SURVEY

4 April 2006

for

The City of Fresno  
Planning and Development Department

ARCHITECTURAL RESOURCES GROUP  
Architects, Planners & Conservators, Inc.



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**SUMMARY**

In May 2005, the City of Fresno contracted with Architectural Resources Group (ARG) to develop the Chinatown Historic Resources Survey. This project included a reconnaissance level survey, intensive level survey, completion of State of California Department of Parks and Recreation (DPR) forms for 43 properties, development of contexts, and the identification of a potential historic district. The Chinatown Survey Area encompasses the blocks bounded by Mariposa, Inyo, E, and G Streets. Research and fieldwork were conducted to establish descriptive and historical information for development of DPR Primary Records and Building, Structure & Object forms.

The historic survey for Fresno's Chinatown area was prepared for the City of Fresno's Planning and Development Department under the supervision of Karana Hattersley-Drayton, Historic Preservation Project Manager. The City's historic preservation ordinance was adopted in 1979 and amended in 1999 and includes provisions for an Official Local Register of Historic Resources. Although several buildings within Fresno's Chinatown are on this Local Register, and others were included within the 1994 Ratkovich Plan survey, the area has not benefited from an intensive building-by-building survey. Significant portions of both Chinatown and Germantown (which lies adjacent) are being considered for a mixed-use development. As a consequence, in May 2005 the City of Fresno contracted with Architectural Resources Group to prepare an architectural survey of Chinatown, with separate historic contexts for both Chinatown and Germantown. In order to better understand the social history of the area the City also hired oral historians Suzanne Guerra and Dr. Margo McBane who conducted interviews with numerous individuals representing several of the nine distinct ethnic groups that have lived and worked in Chinatown.

The purpose of the survey is to gain an accurate inventory of the existing historic resources within Fresno's Chinatown and to identify historic resources potentially eligible for listing on Fresno's Local Register of Historic Resources as well as in the California Register of Historic Resources (California Register) and in the National Register of Historic Places (National

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Register). New construction and demolition projects in the neighborhood must be carefully examined in order to maintain what remains of the historic character of the area. A neighborhood survey is one step toward documenting the area, in order to provide a tool for future planning activities in Chinatown.

The area is west of the downtown core and Central Pacific rail lines (see Survey Map). The Chinatown Survey Area is composed primarily of one- and two-story commercial or combination commercial/residential buildings dating from the late nineteenth century through the mid-twentieth century. In addition, there are two important social or religious association buildings, the Bow On Tong Joss House at 930-934 F Street and the Bing Kong Association Building at 921 China Alley. The bulk of construction in Chinatown occurred between the late 1870s, when the construction of Fresno's West Side commenced, to the 1930s when the number of buildings constructed diminished due to the Great Depression and other economic pressures. Few structures from the nineteenth centuries remain. Over the years the character of Chinatown has been greatly affected by the demolition and alteration of buildings and the construction of freeways. The core of historic Chinatown, G Street, Tulare Street and China Alley, has been particularly impacted by demolition and redevelopment projects.

Of the 51 buildings in the survey area, 43 were over 55 years of age and were surveyed. Four properties appear to be individually eligible for the National Register; eight properties appear to be individually eligible for the California Register of Historical Resources; ten properties appear to be individually eligible for Fresno Register of Historic Resources (in addition to the four already listed); nine appear to be individually eligible to become Fresno Heritage Properties; and eighteen appear to be eligible as part of a local Chinatown Historic District.

**Properties Potentially Eligible for the National Register**

921-927	China Alley (Bing Kong Association)
929-937	China Alley (part of Bow On property)
930-934	F Street (Bow On Association Building)
947-951	F Street (Industrial Bank of Fresno)

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**Properties Potentially Eligible for the California Register**

921-927 China Alley (Bing Kong Association)  
929-937 China Alley (part of Bow On property)  
836-840 F Street (Azteca Theatre)  
930-934 F Street (Bow On Association Building)  
947-951 F Street (Industrial Bank of Fresno)  
1522-1526 Kern Street (Dick's Shoes and Men's Wear)  
1528-1540 Kern Street (Komoto's Department Store)  
942 Fagan Alley

**Properties Potentially Eligible for the Fresno Register**

929-937 China Alley (part of Bow On property)  
956 China Alley  
836-840 F Street (Azteca Theatre)  
914-920 F Street  
922-926 F Street  
1045 F Street  
911-919 Fagan Alley  
942 Fagan Alley  
1522-1526 Kern Street (Dick's Shoes and Men's Wear)  
1528-1548 Tulare Street

**Properties Potentially Eligible as a Fresno Heritage Property**

818-842 E Street  
920 E Street  
804 F Street  
829-833 F Street  
1027-1029 F Street  
1038 F Street  
1042 F Street  
1047 F Street  
1515 Inyo Street

**Properties Potentially Eligible for a Fresno Register Chinatown District**

921-927	China Alley	933-935	F Street
929-937	China Alley	937-945	F Street
956	China Alley	938-954	F Street
836-840	F Street	947-951	F Street
901-911	F Street	942	Fagan Alley
914-920	F Street	1522-1526	Kern Street
922-926	F Street	1528-1540	Kern Street
927-931	F Street	1502-1520	Tulare Street
930-934	F Street	1528-1548	Tulare Street

### **Past Survey Efforts in the Area**

The area included in the Chinatown Historic Resource Survey has never been comprehensively surveyed. However, some buildings have been documented or identified in past surveys such as the 1994 Ratkovich Plan survey. In addition some properties are listed on Fresno's Local Register.

### **Currently-Designated Properties**

The following four properties within the survey area are listed on Fresno's Local Register of Historic Resources:

- 921 China Alley, Bing Kong Association Building, HP066;
- 930 F Street, Bow On Association Building, HP065;
- 947 F Street, Industrial Bank of Fresno, Bank of Italy, HP064; and
- 1528 Kern Street, Komoto's Department Store & Hotel, HP072.

All resources listed on the Local Register qualify as historical resources for the purposes of CEQA. According to the California Northwest Information Center Inventory, there are currently no resources listed on the National or California Registers within the survey area.

### **Area Surveyed**

The City of Fresno planning staff defined the survey area in the Request for Proposal. The boundaries of the survey area are shown on the map below.



*Figure A: Map showing the Chinatown Historic Resource Survey Area. Mariposa Street is the northwest boundary, G Street is the northeast boundary, Inyo Street is the southeast boundary, and E Street is the southwest boundary.*

## **PROJECT METHODOLOGY**

Research efforts were significantly aided by contributions of the following individuals and organizations:

- Karana Hattersley-Drayton, Historic Preservation Project Manager (City of Fresno);
- Kathleen Omachi (Chinatown Revitalization Inc.);
- Ray Silvia (Fresno Public Library, California History and Genealogy Room);
- Sharon Hiigel and Maria Ortiz (Fresno City and County Historical Society);
- Suzanne Guerra and Dr. Margo McBane (Guerra and McBane LLC); and
- William B. Secrest, Jr. (Fresno Public Library, California History and Genealogy Room).

The research design and methodology for the project was outlined by the consultant during the course of the project and incorporated guidelines recommended by *The Secretary of the Interior's Standards for Preservation Planning and Developing Historic Contexts*. The following National Register Bulletins were consulted:

- *National Register Bulletin 24 Guidelines for Local Surveys: a Basis for Preservation Planning;*
- *National Register Bulletin 15 How to Apply the National Register Criteria of Evaluation;*
- *National Register Bulletin 16A How to Complete the National Register Registration Form.*

## **Archival Research**

For the purposes of this project, especially in relation to developing the context statements, the following collections were consulted:

- Fresno County Public Library (California History & Genealogy Room);
- Fresno City and County Historical Society;
- Department of Planning and Development (department files and building permits);
- Doe and Bancroft Libraries at the University of California, Berkeley; and
- Online Archives of California.

These collections and contacts provided background information on Fresno's Chinatown and the development of the general area, which informed the context statement.

Sanborn Fire Insurance Maps for Fresno's Chinatown were reviewed for each of the 42 buildings, in order to establish estimated construction dates. The Sanborn Map Company produced maps of municipalities for fire insurance purposes from the 1860s through 1950, with mapping continuing to the present in some communities. Sanborn Maps were created for the City of Fresno for the years 1885, 1888, 1898, 1906, 1918, 1948, and 1950. For each year Sanborn Maps were produced for the area, they show every building present, providing: the location, number of stories, footprint of the buildings and use (such as: house, flat, apartment, boarding house, shop, church, social hall, etc).

Polk City Directories were important sources for identifying the residents of the Chinatown buildings. In addition to lists organized alphabetically by name, some years have reverse directories organized by address. Directories also provided the occupation of residents, and often whether or not they owned the property or were a tenant. However, entries for Fresno's Chinatown often refer to the occupants only as "Oriental."

Research was also conducted at the Department of Planning and Development Building Permit Office for information regarding specific properties. According to City staff, the earliest building permits on file date to 1911. Buildings constructed prior to this may have permits for repairs or alterations made after 1911.

It should be noted that no archaeological or pre-historic Native-American resources were surveyed during this project. Additionally, limited pre-historic or Native-American contexts were developed. There is potential for the discovery of archeological resources in the survey area. In the future, when major construction projects are undertaken within the survey area, it is recommended that an archaeologist be consulted to assess the site and potential for resources.

### **Oral History**

Suzanne Guerra and Dr. Margo McBane (Guerra and McBane LLC) conducted a Chinatown oral history project concurrently with ARG's research on Chinatown. This report benefits from and incorporates information from their transcripts.

### **Reconnaissance Survey**

According to *National Register Bulletin 24*, "Reconnaissance may be thought of as a 'once over lightly' inspection of an area, most useful for characterizing its resources in general and for developing a basis for deciding how to organize and orient more detailed survey efforts. . . . Reconnaissance and intensive surveys are often conducted in sequence with reconnaissance being used in planning intensive survey."<sup>1</sup> ARG staff members conducted a driving/ walking field survey of the area in June 2005. Photographs of all buildings within the survey area were taken at that time. Buildings that appeared to be over 45 years old were recommended for intensive level documentation.

Of the approximately 51 buildings surveyed in the reconnaissance phase, 43 were identified as over 45 years old and were recommended for further documentation. Approximately 14 properties within the study area had already been identified as part of the 1994 Ratkovich Plan Survey and other survey efforts as historic resources. The survey team used Sanborn Maps of the neighborhood during field visits to compare with present-day configurations of streetscapes.

### **Intensive Survey**

Based on the Reconnaissance Survey, ARG developed a matrix of properties within the survey area that should be studied at the Intensive Level. In addition, this phase included updating State of California Department of Parks and Recreation (DPR) forms already completed (to various degrees) as components of past survey efforts. A total of 43 properties were examined at the intensive level and documented on California State DPR forms including Primary Records and

Building, Structure, and Object Records. In addition, historic contexts were formulated based on the findings of both the field and research efforts. The Context Statements follow in the subsequent sections of this document. ARG has undertaken this project in accordance with *The Secretary of the Interior's Standards for Preservation Planning and Identification, Evaluation and Registration of Historic Resources*.

### **Heritage Sign Permit**

The City of Fresno offers a Heritage Sign Permit. If approved, the signs will be subject to Fresno's Historic Preservation Ordinance (Article 4, Chapter 13). To apply for a heritage sign permit, the sign must:

- Be at least 45 years old at the time of application.
- Maintain appearance and materials as originally designed.
- Meet (or will meet) all safety and health codes.

And

- Contribute to the history and social history of the City, or
- Contribute to a "sense of place" of a City neighborhood, or
- Is associated with a person important in local history, or
- Is an exemplary example of a style, design or type of sign.

The matrix, which follows on pages 15-17, lists potential heritage signs.

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<sup>1</sup> *National Register Bulletin 24*, (Washington, D.C.: US Dept. of the Interior, NPS, 1985), 12.

## **SUMMARY OF FINDINGS**

The survey findings are summarized in a matrix. Documentation of the significance of individual buildings will provide important baseline data for all future development plans in the area. Reconnaissance and intensive level surveys are intended to be the first steps in the documentation process. Further information may be discovered for some of these resources if additional research is conducted as part of a designation process. The matrix, which follows on pages 15-17 lists all of the properties within boundaries of the Chinatown Historic Resources Survey. The matrix is organized by address. Other information provided, when known, includes:

- Parcel number,
- Date of construction,
- Source of construction date,
- Current use,
- Historic use,
- Notes,
- Past survey projects,
- California Historic Resource Inventory System listing,
- National Register eligibility,
- California Register eligibility, and
- Fresno Local Register of Historic Resources eligibility.

There are eight properties in the survey area that appear eligible for the National, California, or Fresno's Local Registers. The tools used to determine the eligibility of properties are the National Register Criteria, the California Register Criteria, and Fresno Historic Preservation Ordinance 13-406 of the municipal code. For information on specific buildings see the matrix on pages 15-17 or DPR forms in the Appendix A.

The detailed matrix follows; however, a further summary includes:

- 51 buildings in the survey area;
- 4 properties appear to be individually eligible for the National Register of Historic Places;
- 7 properties appear to be individually eligible for the California Register of Historical Resources; and
- 9 properties appear to be potential candidates for Fresno Register of Historic Resources.

Fresno's Chinatown retains an impressive group of neon signs from the 1950s. The neighborhood experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. Some were located on the roof of the buildings, others projected from the building's façade like a marquee, and the remainders were mounted flush to the principal elevation. Ten of these signs remain in Chinatown and, although they do not appear to be eligible for National, California, or Fresno's Local Register, the signs are unique historic resources and contribute to the character of Chinatown. The "Dick's" sign mounted on the façade of 1526 Kern Street is an excellent example of postwar neon signage. The presence of neon signs is noted on the matrix.

#### **HISTORIC DISTRICT FINDINGS**

The entire survey area was evaluated as a potential district, but, because of demolition in many locations, as well as a general diminished setting and overall lack of integrity, it was determined that the entire survey area did not retain enough integrity to qualify as a National or California Register historic district. However, there is a concentration of historic properties around F and Kern Streets, which appears to qualify as a Local Historic District as described in Section 13-407.2 of Fresno's Historic Preservation Ordinance 13-400. The buildings in the potential district are the most intact group of structures in the survey area. The potential historic district is

composed of approximately 1 1/2 blocks. Within the boundaries of the district, 17, or approximately 65 percent, of the 26 properties appear to be contributors to the potential district. The boundaries for the potential district were drawn to include clusters of historic buildings, but exclude areas where infill or demolition compromised the historic character of the street. As a result, the boundaries are somewhat irregular, but generally include properties between Fagan Alley and China Alley between Tulare and Kern Streets (see district map).

The buildings of the potential district convey the historic and architectural character of Chinatown. The properties within the historic district represent two major phases of Chinatown development. The first spans the founding of Chinatown in 1872 to 1942 when Japanese-Americans, including those in Chinatown, were sent to internment camps during World War II. During this period residents of Chinatown were predominantly Chinese and Japanese and lived in the neighborhood because of anti-Asian sentiment and exclusion from other areas of town. Most buildings from this period in Chinatown were one- or two-story brick structures with simple ornamentation. The second phase spanned from 1946 to 1956. After World War II the demographics and architectural character of the neighborhood shifted. Second generation Chinese and Japanese had greater economic and social opportunities, and many moved outside of Chinatown. In addition, some Japanese residents did not return to the area after internment. Other ethnicities, particularly Mexican immigrants, moved into the area. During this period new buildings or the remodel of existing buildings often utilized stucco finishes and streamlined trim. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many were two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combined commercial uses with religious and social functions.

The district appears eligible for Fresno's Local Register under Criterion i) *It is associated with events that have made a significant contribution to the broad patterns of our history.* The district is significant for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Of the 26 pre-1960 buildings within the potential district, 10 buildings appear to be individually significant, and potentially individually eligible for the National Register, California Register, or Fresno's Local Register. The finding of a local historic district is a preliminary recommendation by the consultant.

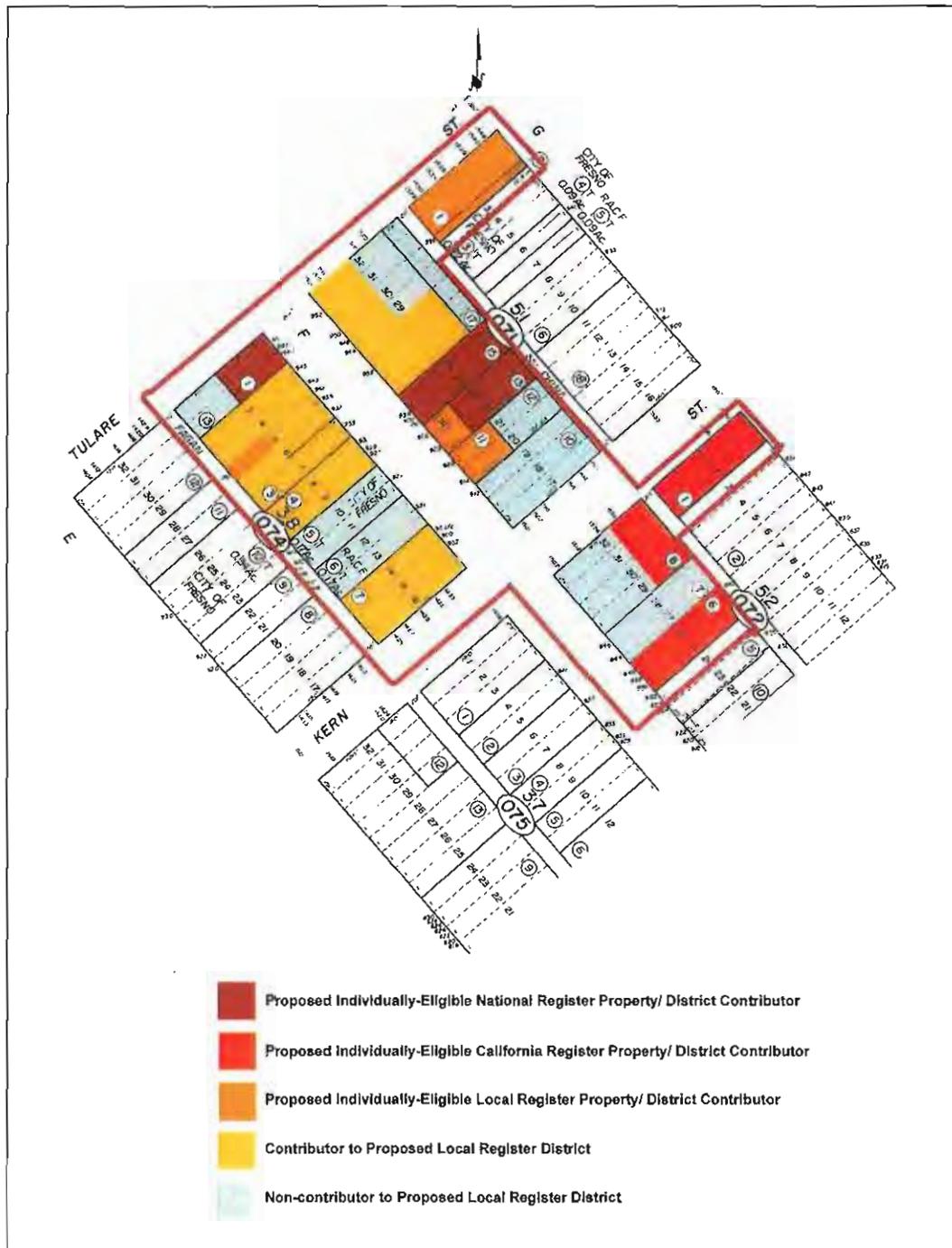


Figure B: Map showing the proposed Fresno Chinatown Historic District and potential contributors.

Fresno Chinatown Survey

Address	(Address Range)	Street	APN	Date of Const.	Source of Construction Date	Current Use	Historic Use	Notes	Past Survey Project	CHRIS	New DPR Forms	NR	CR	FR	Heritage Resource	District Cont/Non	Neon Sign
921	921-927	China Alley		1900	Draft EIR	Bing Kong Association	Religious/Residential		HP066		Yes	Yes	Yes	Yes		Cont	No
931	929-937	China Alley		c. 1900	1898 & 1906 Sanborn	Vacant	Restaurant	back of Bow On Building at 930-934 F			Yes	Yes	Yes	Yes		Cont	No
956		China Alley		c. 1900	1898 & 1906 Sanborn	Unclear	Commercial				Yes	No	No	Yes		Cont	No
818	818,820, 828 & 842	E Street		1941	Building Permit	Multi-Family Residential	Multi-Family Residential				Yes	No	No	No	Yes		No
920	920-922	E Street		1923	Building Permit	Fresno Restaurant Equipment	Commercial				Yes	No	No	No	Yes		No
1010	1010-1018	E Street		1944	Building Permit	Art Planet (1010); NGFX (1012); La Cucaracha Store (1014 vacant?); Pool Tables R Us (1016)	Commercial				Yes	No	No	No			Yes
1048		E Street		1961	Building Permit	Harry's Restaurant Equipment	Bank				Yes	No	No	No			No
1060		E Street		1950	Building Permit	Kurata's Automotive Services	Garage	Sign "Mac's Garage"			Yes	No	No	No			Yes
804		F Street		1949	Building Permit	Gas Station (not in use)	Vacant				Yes	No	No	No	Yes		No
818	818-822	F Street	467-072-10	c. 1910	1906 & 1918 Sanborn	El Patio Club (818); Delicia's Neptali (822)	Commercial/Residential		4 (Rat)		Yes	No	No	No			No
824	824-832	F Street	467-072-05	c. 1920	1948 Sanborn & 1926 Directory	Hotel Azteca (824); El Nuevo Latino (832)	Commercial/Residential		4 (Rat)		Yes	No	No	No			Yes
829	829-833	F Street	467-075-04	1951	Building Permit	Chinatown Family Medicine & Midwifery (829); Phase II Barber Shop (831); Renge Pharmacy (833)	Commercial				Yes	No	No	No	Yes		No
836	836-840	F Street	467-072-06	c. 1950	1948 & 1950 Sanborn	Azteca Theatre	Theater		2a (Rat)		Yes	No	Yes	Yes		Cont	Yes
837		F Street	467-075-03	1952		Steering Column Repair	Commercial				Yes	No	No	No			No
841		F Street	467-075-02	c.1915	1906 & 1918 Sanborn	Salaam Seafood Restaurant	Religious	1965 per owner			Yes	No	No	No			No
844	844-846	F Street	467-072-07	1917	Building Permit	La Fiesta Nightclub (844); Martha's Mini-Mart (846)	Commercial		4 (rat)		Yes	No	No	No		Non Cont	Yes
901	901-911	F Street	467-074-07	1912	Building Permit	Nippon Building No. 1 2	Olympic Hotel	Also 1425-1449 Kern	3 (Rat)		Yes	No	No	No		Cont	No
912		F Street		c.1910	1906 & 1918 Sanborn	Nikkei Service Center (Assisted Living)	Social				Yes	No	No	No		Non Cont	No
914	914-920	F Street		c. 1900	1898 & 1906 Sanborn	Victory Café; Bakery	Commercial		3 (Rat)		Yes	No	No	Yes		Cont	No
922	922-926	F Street	467-071-14	c. 1900	1898 & 1906 Sanborn	Laundry Mat (924); Ho Ho Café (926)	Residential		3 (Rat)		Yes	No	No	Yes		Cont	No
927	927-931	F Street	467-074-04	c. 1910	1906 & 1918 Sanborn	Paris Café (927); Vacant (931)	Commercial/Residential		3 (Rat)		Yes	No	No	No		Cont	Yes
930	930-934	F Street	467-071-15	1920	Building Permit	Bow On Association Bldg.	Religious/Residential	Also 935 China Alley Behind the Bow on Association Building	HP065		Yes	Yes	Yes	Yes		Cont	No
933	933-935	F Street	467-074-03	c.1925	1918 & 1948 Sanborn	Golden Mar Café (935)	Commercial		3 (Rat)		Yes	No	No	No		Cont	No
937	937-945	F Street	467-074-02	c.1910	1906 & 1918 Sanborn	Shoe Repair Store (941?); Alijama Thrift Store (945)	Commercial	Also 942 Fagan Alley	3 (Rat)		Yes	No	No	No		Cont	No
938	938-954	F Street	467-071-16	c. 1925	1948 Sanborn & 1926 Directory	Lincoln Hotel; Barbara Hunt's Alcoholism Center; Rising Sons Motorcycle Club (950); Mama Lo's (952)	Commercial/Residential	Hotel Lincoln at 1520 Tulare	4 (Rat)		Yes	No	No	No		Cont	Yes
947	947-951	F Street	467-074-01	1908	(HP List)	Chinatown Gallery	Industrial Bank of Fresno/Bank of Italy	Also 1448 Tulare	HP064		Yes	Yes	Yes	Yes		Cont	No
1010		F Street		c.1915	1906 & 1918 Sanborn	Happy's Liquor Store (1010 F); Pool Skool (1507 Tulare); El Rancho Restaurant (1515 Tulare)	Commercial	Also 1507-1515 Tulare			Yes	No	No	No			Yes
1027	1027-1029	F Street		1948	1948 Sanborn & Directory	Vacant	Commercial				Yes	No	No	No	Yes		Yes
1038		F Street		c.1940	1918 & 1948 Sanborn	Residential	Commercial				Yes	No	No	No	Yes		No
1042		F Street		1930	Building Permit	Residential	Residential	Narrow Brick Building			Yes	No	No	No	Yes		No
1045		F Street		c.1895	1898 Sanborn Map	Soul Brothers Motorcycle Club	Commercial				Yes	No	No	Yes			No
1047		F Street		c. 1920	1918 Sanborn & 1926 Directory	Vacant Building	Commercial				Yes	No	No	No	Yes		No
1129		F Street		1956	Building Permit	Commercial	Commercial				Yes	No	No	No			No
1143		F Street		1921	Building Permit	Commercial	Commercial				Yes	No	No	No			No
911	911-919	Fagan Alley	467-074-09	c.1920	1948 Sanborn & 1926 Directory	Residential	Residential				Yes	No	No	Yes			No
942		Fagan Alley		c.1925	1918 & 1948 Sanborn Maps	Residential	Vacant				Yes	No	Yes	Yes		Cont	No
1515		Inyo Street	467-072-03	1949	Building Permit	Nissei Automotive Repair	Industrial				Yes	No	No	No	Yes		No

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Address	(Address Range)	Street	APN	Date of Const.	Source of Construction Date	Current Use	Historic Use	Notes	Past Survey Project	CHRIS	New DPR Forms	NR	CR	FR	Heritage Resource	District Cont/Non	Neon Sign
1501	1501-1521	Kern Street	467-071-10	c. 1910	1906 & 1918 Sanborn	Nippon Building No. ?; Colima Barber Shop (1501); Floreria Rubi (1505?); Ofelia's Barber Shop & Beauty Salon (1513); Fuji Café (1521)	Commercial		4 (Rat)		Yes	No	No	No		Non Cont	No
1526	1522-1526	Kern Street	467-072-08	1923	Building Permit	Dick's Shoes & Men's Wear	Commercial		2a (Rat)	7R	Yes	No	Yes	Yes		Cont	Yes
1528	1528-1540	Kern Street	467-072-01	1901	1901 on bldg	Vacant	Commercial	Also 857-863 G Street	HP072	4S	Yes	No	Yes	Yes		Cont	Yes
1441	1441-1447	Tulare Street		c. 1910	1906 & 1918 Sanborn	Lindo Michoa (1441); Old Folks Home (1447)	Commercial/Residential	Also 1001-1015 F Street			Yes	No	No	No			No
1502	1502-1520	Tulare Street	467-071-16	c. 1905	1898 & 1906 Sanborn	Salinas Tile Company (1502); Carniceria Taqueria Sanchez (1512); Kids Nutrition (1514); ??? II Cassettes & DVDs (1518); ??? (1520)	Commercial	F Street			Yes	No	No	No		Cont	No
1528	1528-1548	Tulare Street	467-071-01	c. 1895	1888 & 1898 Sanborn	NaturaVida (1530); Dick's Menswear & Shoes? (1534); Sonora Barber Shop (1536); Cash Mex LLC (1548)	Commercial/Residential	<a href="http://www.sjvis.org/cgi-bin/dig_b7/frp0076">http://www.sjvis.org/cgi-bin/dig_b7/frp0076</a>	4 (Rat)		Yes	No	No	Yes		Cont	No
814		E Street	467-075-08			Commercial Building					No						
836		E Street				Vacant Lot					No						
842		E Street				Vacant Lot					No						
930		E Street	467-074-10T			Parking Lot					No						
940		E Street				Vacant Lot					No						
946		E Street				Vacant Lot					No						
962		E Street				Vacant Lot					No						
800		F Street				Empty Lot					No						
805	805-823	F Street				Parking Lot					No						
825		F Street				Parking Lot					No						
827		F Street				Parking Lot					No						
915	915-919	F Street				Vacant Lot					No					Non Cont	
921		F Street				Parking Lot					No					Non Cont	
923	923-925	F Street				Vacant Lot?					No						
1016		F Street				Vacant Lot					No						
1017		F Street				Vacant Lot					No						
1018		F Street				Vacant Lot					No						
1019	1019-1025	F Street				Vacant Lot					No						
1022	1022?	F Street				Vacant Lot					No						
1026		F Street				Vacant Lot					No						
1028	1028-1032	F Street				Vacant Lot					No						
1034		F Street				Vacant Lot					No						
1035		F Street				Vacant Lot					No						
1069		F Street				Vacant Lot?		Also 1448 Mariposa			No						
803		G Street				Vacant Lot					No						
811		G Street				Vacant Lot					No						
815		G Street	467-072-02			Vacant Lot					No						
825		G Street				Vacant Lot					No						
833	833-843	G Street				Vacant Lot					No						
847	847-855	G Street				Vacant Lot					No						
857	857-863	G Street				Vacant Lot					No						
901	901-907	G Street				Vacant Lot					No						
909	909-911	G Street				Vacant Lot					No						
913	913-915	G Street				Vacant Lot					No						
917	917-923	G Street				Vacant Lot					No						
925	925-931	G Street				Vacant Lot					No						
933	933-935	G Street				Vacant Lot					No						
937	937-939	G Street				Vacant Lot					No						
941		G Street				Vacant Lot					No						
945	945-947	G Street				Vacant Lot					No						
949	949-953	G Street				Vacant Lot					No						

Fresno Chinatown Survey

Address	(Address Range)	Street	APN	Date of Const.	Source of Construction Date	Current Use	Historic Use	Notes	Past Survey Project	CHRIS	New DPR Forms	NR	CR	FR	Heritage Resource	District Cont/Non.	Neon Sign
955		G Street				Vacant Lot					No						
957		G Street				Vacant Lot					No						
1001		G Street				Vacant Lot					No						
1003		G Street				Vacant Lot					No						
1007	1007-1009	G Street				Vacant Lot					No						
1011		G Street				Vacant Lot					No						
1013	1013-1017	G Street				Vacant Lot					No						
1019		G Street				Vacant Lot					No						
1021		G Street				Vacant Lot					No						
1025	1025-1027	G Street				Vacant Lot					No						
1029		G Street				Vacant Lot					No						
1031		G Street				Vacant Lot					No						
1035		G Street				Vacant Lot					No						
1037	1037-1039	G Street				Vacant Lot					No						
1041	1041-1043	G Street				Vacant Lot					No						
1045	1045-1047	G Street				Vacant Lot					No						
1049	1049-1051	G Street				Vacant Lot					No						
1055		G Street				Vacant Lot					No						
1449		Inyo Street				Vacant Lot?		Also 805-823 F Street			No						
1529		Inyo Street				Vacant Lot					No						
1545		Inyo Street				Vacant Lot					No						
1401	1401-1413	Kern Street	467-074-08?	1966	Building Permit	Auto Repair	Gas Station	Faces "E Street			No						
1410		Kern Street	467-075-13			Harvest of Harmony Community Church					No						
1415	1415-1423	Kern Street	467-074-08			Vilanova Services (1415?); Bancarrota (1417); La Elegante Restaurant (1423); Kiku Floral (1421)					No						
1420	1420-1424	Kern Street				Vacant Lot					No						
1426	1426-1446	Kern Street				Vacant Lot					No						
1450	1450-1454	Kern Street				Vacant Lot					No						
1458		Kern Street	467-075-01			Bank					No					Non Cont	
1502	1502-1518	Kern Street				Hardware Store					No					Non Cont	
1535		Kern Street	467-071-18			Central Fish Co.					No						
1541		Kern Street				Parking Lot					No						
1403	1403-1423	Tulare Street				Vacant Lot					No						
1404		Tulare Street	467-074-12			Parking Lot					No						
1426	1426-1434	Tulare Street				Vacant Lot					No					Non Cont	
1427	1427-1435	Tulare Street				Vacant Lot					No						
1437		Tulare Street				Vacant Lot					No						
1501		Tulare Street				Guadalajara de Noche		Also 1008 F Street			No						
1517	1517-1521	Tulare Street				Vacant Lot					No					Non Cont	
1522		Tulare Street				Vacant Lot					No						
1523		Tulare Street				Vacant Lot		Also 1005 China Alley			No						
1525	1525-1539	Tulare Street				Vacant Lot					No						
1545	1545-1547	Tulare Street				Quick & Save Market (1545); Bill's Place (1547)		Also 1001-1003 G Street			No						

## CONTEXT STATEMENTS

Cultural resource surveys are not complete without linking resources to their associated historic contexts; the establishment of historic contexts is vital to targeting survey work effectively. In addition, contexts are necessary to make future significance evaluations for resources and to evaluate the potential for historic districts. Historic contexts are organizing structures for interpreting history that group information about historic properties that share a common theme, common geographical area, and a common time period. The establishment of these contexts provides the foundation for decision-making concerning the planning, identification, evaluation, restoration, registration, and treatment of historic properties, based upon comparative significance. Contexts can be developed for all types of resources including, but not limited to, buildings, structures, objects, sites, and historic districts. The methodology for developing historic contexts does not vary greatly with different resource types, and they may relate to any of the four National, California, or Fresno's Local Register criteria. The Context Statements for Fresno's Chinatown Survey Area are:

- Exploration and Rancho Era Settlement;
- Millerton and Early Fresno Settlement;
- Patterns of Development;
- Architecture and Shelter;
- Commerce and Industry;
- Education;
- Community Associations and Religious Organizations;
- Celebrations;
- Recreation and Vice;
- Demographics and Ethnic Character; and
- Contributions of Significant Individuals.

**CONTEXT: Exploration and Rancho Era Settlement**

To fully understand the development of Fresno's Chinatown, it is necessary to gain a sense of the earliest settlements within the San Joaquin Valley. Long before the Europeans and Chinese arrived in the area, it was home to several tribes of Native Americans. The Yokuts tribe lived on the valley floor and the foothills, and the Monache settled on the upper reaches of the San Joaquin and Kings Rivers. As a result of years of proximity and contact, the two tribes had similar lifeways, and relations were peaceful. The tribes were non-agrarian hunting gatherers and used tools such as bows and arrows, shafts with stone points, and snares. Acorns were a significant part of their diets, and tule and yucca were also staples. The villages were located near lakes or rivers in order to take advantage of food supplies.<sup>3</sup>

In the late eighteenth century, Spain began colonizing areas of present-day California to protect its holdings from Russian, English, and American encroachment in the vicinity. Military posts, Catholic missions, and pueblos were the tools the Spanish government used to colonize the California frontier. The interior valleys were strategically less important to the Spanish, and little exploration was undertaken in these areas. The first Europeans to enter the region that would become Fresno County were Lieutenant Gabriel Moraga's party in 1805.<sup>4</sup> The exact purpose of Moraga's trip is unknown, but it has been asserted that his exploration was made simply to satisfy his curiosity about the interior. In 1806 Morago was instructed to return to the valley by Spanish Governor José de Arrillaga. Morago's task for this trip was to look for new mission sites, seek stolen livestock, and capture escaped neophytes.<sup>5</sup> Moraga made several subsequent trips to the area but never again explored the lands within Fresno County's borders.<sup>6</sup>

In the 1820s trappers began filtering into California. From 1827 through 1837 as many as four hundred English, French, and American trappers sought pelts in California's rivers. Jedediah

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<sup>3</sup> Edwin M. Clough and William B. Secrest, Jr., "Chinatown Plan Talks Are Slated" (Newspaper clipping, 6 July 1965. Vertical files, Fresno County Public Library California Room) 7,8.

<sup>4</sup> *Ibid.*, 25.

<sup>5</sup> *Ibid.*, 25.

<sup>6</sup> *Ibid.*, 26.

Smith was one of the best known of this group to reach what is now the Fresno County area. The exploration parties of Ewing Young, and Joseph Reddeford Walker, and John C. Fremont were other famous visitors to the San Joaquin Valley.<sup>7</sup>

In 1810 Mexico declared independence from Spain and, after a military struggle, won autonomy in 1822. Under the Mexican government, the lands formerly held by the missions and pueblos, as well as unclaimed land, were distributed as large private land grants to individuals who had served the government. Three grants comprised what would become Fresno County.

Surprisingly, two were given the same name, Laguna de Tache, and the third was the Sanjon de Santa Rita Ranch (the lands that comprised Sanjon de Santa Rita Ranch are primarily within the boundaries of Merced County).<sup>8</sup>

Within Fresno's Chinatown, there are no aboveground or built resources from the Exploration and Rancho Era Settlement period. It is possible that archaeological resources relating to this context could be located within the area. However, extensive development and public works projects, such as street paving and construction of a major highway in the vicinity, have impacted the potential for resources to yield archaeological information within the study area. Information within the realm of historical archaeology at individual residential properties could yield information about specific sites.

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<sup>7</sup> *Ibid.*, 29.

<sup>8</sup> *Ibid.*, 32 and 36.

**CONTEXT: Millerton and Early Fresno Settlement**

The discovery of gold nearly 150 miles away at Sutter's Mill in Coloma had a profound impact on Fresno County and other regions along the Sierra Foothills. Gold fever spread south to the King's River when Mission Indians brought specimens to Monterey in March 1849. In 1850 a ferry crossing was built at Fort Washington on the San Joaquin River to serve the miners of the area.<sup>9</sup> Small mining camps were established throughout the valley including Rootville, later renamed Millerton, which was founded in 1851. The first name for the town reputedly came from the Mexican miners who made their bowls from the tree roots of the buckeye.<sup>10</sup> The mining regions along the Chowchilla, Fresno, and San Joaquin Rivers had a population of approximately 1,500 in 1852.<sup>11</sup>

Soon after the Gold Rush, greed and fear of competition led to anti-immigrant sentiment among the white miners. In 1850 the State Legislature passed a law taxing foreign miners \$20 a month. Although the law did not single out any group, it was primarily enforced against the Chinese and Mexicans.<sup>12</sup> The mid 1850s were a period of growth in Millerton. Fresno County was organized in 1856, and Millerton, the county's largest settlement, became the county seat. As a rough mining camp, the town's Chinese had been tolerated, but after 1856, the Chinese were banned. The expelled Chinese settled halfway between Millerton and Fort Miller and benefitted from the ready market the fort provided.<sup>13</sup>

By the 1850s easily accessible gold deposits were depleted, and the profitability of placer mining declined. Other industries, such as lumbering and stockraising, became more common in the San Joaquin Valley.<sup>14</sup> Although mining was decreasing in popularity with Whites, the number of Chinese miners was growing. Motivated by poor conditions in their homeland, substandard

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<sup>9</sup> *Ibid.*, 51.

<sup>10</sup> *Ibid.*, 78.

<sup>11</sup> *Ibid.*, 54.

<sup>12</sup> National Park Service. "History of Chinese Americans in California: the 1850s," [www.cr.nps.gov/history/online\\_books/5views2d.htm](http://www.cr.nps.gov/history/online_books/5views2d.htm) (1 November 2005).

<sup>13</sup> Clough and Secret, 78.

<sup>14</sup> *Ibid.*, 60.

living conditions, famines, overcrowding, civil war, and the Taiping Rebellion, in the 1850s a large number of Chinese, particularly from the provinces of Guandong and Fujian, traveled to California and the gold mines. The 1860 Census Record listed over three hundred Chinese residents in Fresno County; all were employed as miners.<sup>15</sup> The immigration of many Chinese was sponsored by tongs (fraternal organizations), which left many with the burden of paying off tong loans in addition to providing for their daily needs.<sup>16</sup>

The Chinese were forced by law and racial violence to limit their mining to worked-over claims (Whites never allowed the Chinese access to new strikes), which required back-breaking work for little financial gain.<sup>17</sup> In April 1857 a *San Joaquin Republican* newspaper correspondent wrote, "At present there seems to be no mining going on in the immediate vicinity of [Millerton], except by a few Chinamen, who have located along the banks of the [San Joaquin] river, where they are gardening, farming and mining alternately as they imagine their work is the most profitable. I inquired of sundry [Chinese] as to the wages they could make mining, and generally understood that they could make about a dollar a day."<sup>18</sup> Like many White entrepreneurs, some Chinese found opening general merchandise stores to supply miners more profitable than actually searching for precious metals. Despite the poor pay, in 1878, three hundred Chinese were working the banks of the river for the thirty-five miles below Millerton.<sup>19</sup>

In the early and mid 1860s, a school, newspaper, and courthouse were all established in Millerton.<sup>20</sup> Despite the promising growth early in the decade, in the late 1860s Millerton's golden age suddenly came to an end. On December 24, 1867 a massive flood destroyed much of the town. Several years later, a decision was made that would seal the fate of the town. On December 31, 1869, the directors of the Central Pacific Railroad toured the valley. The men were looking for a place to create a new rail stop and build a townsite in the center of the San

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<sup>15</sup> *Department of Commerce and Labor—Bureau of the Census, Fresno County (1860 and 1870) and Fresno City (1880, 1890, 1900, 1910, 1920, and 1930).*

<sup>16</sup> *Clough and Secrest, 61.*

<sup>17</sup> *National Park Service. "History of Chinese Americans in California: the 1850s."*

<sup>18</sup> *Clough and Secrest, 61.*

<sup>19</sup> *Ibid., 63-64.*

<sup>20</sup> *Ibid., 90.*

Joaquin Valley. A visit to the A.Y. Easterby ranch, a lush wheat field in the middle of the bleak prairie, convinced Central Pacific director Leland Stanford that was the site for Fresno Station. The company purchased 4,480 acres for the station and rail route, and by 1873 there was a small thriving town with regular service to Merced, Lathrop, San Francisco, Stockton, Sacramento, Goshem, Tulare, and Tipton.<sup>21</sup>

In May 1872, Edward H. Mix platted the new town of Fresno in a classic grid. Blocks measured 320- by 400-feet with 20-foot alleys, and lots ranged from 25 to 150 feet. By 1873 the town was thriving, and on March 23, 1873 voters determined the county seat would be moved to Fresno. Many Millerton buildings were dismantled and moved to the new town.<sup>22</sup> In 1874 a meeting was held and the result was Whites selected the east side of the railroad tracks and relegated other ethnicities and disreputables to the west side. The new town incorporated in 1885.

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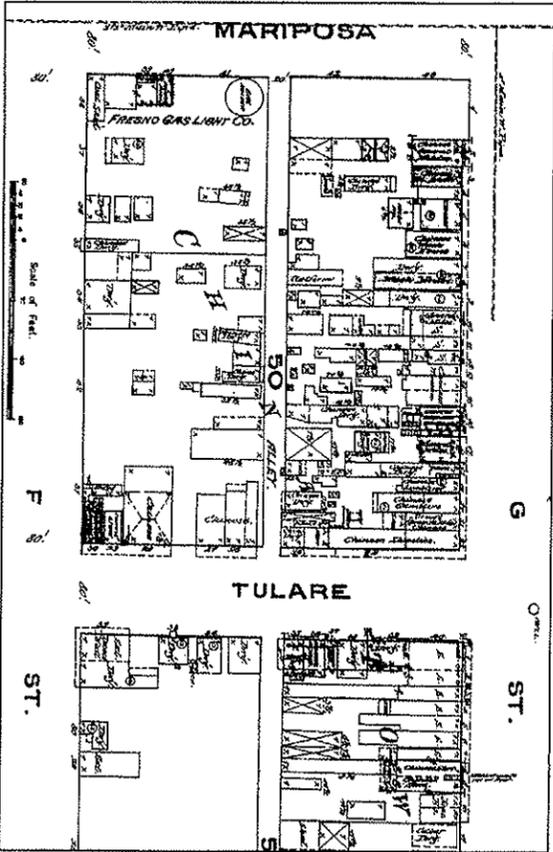
<sup>21</sup> *Ibid.*, 121.

<sup>22</sup> *Ibid.*, 121-122.

**CONTEXT: Patterns of Development**

Maps and photographs are useful tools for tracking the growth and evolution of the area. For this evaluation, Sanborn Publishing Company Fire Insurance Maps provide a glimpse into the configuration of Chinatown over the years. Maps were available for 1885/1886, 1888, 1898, 1906, and 1948/1950. These maps were supplemented by an 1893 map from *Fresno County: the Pioneer Years*.

**1885/1886**



Although Fresno had only recently been founded, by the mid 1880s its Chinatown was already well established. Sanborn Maps for 1885 and 1886 do not show all of the study area, but the blocks represented (Mariposa to Kern Streets and F Street to the railroad tracks) were the most densely developed in Chinatown. Buildings were concentrated at the intersection of Tulare and G Streets and spread out from that point. The area was densely built up with very small, long, narrow structures, most one-story with common walls. Buildings along China Alley (labeled only "Alley" on the map) between Mariposa and Tulare Streets were similarly compact. The blocks between Mariposa, Kern and F Streets and China Alley had fewer structures.

Figure C: 1885/86 Sanborn Map showing the core of Chinatown at G and Tulare Streets.

The most common types of buildings represented on the maps were small shops, lodging houses, gambling halls, and sheds. A

portion of the Fresno Gas Light Company plant was located at the east corner of Mariposa and F Streets (the plant would remain at that site through at least 1918). The northeast side of G Street had a dramatically different pattern and feel. The function and orientation of the buildings there related to the adjacent Southern Pacific tracks and consisted of large warehouses surrounded by ample space and storage yards.

**1888**

Twelve years later the core of Chinatown remained at Tulare and G Street and little had changed on these densely built-up blocks. The surrounding blocks were markedly less developed: a few detached single-family dwellings and sheds were scattered throughout. Two of the few industrial businesses within the area, the Fresno Soap Works and Fresno Ice Works, were located at the south end of the study area.

**1893**

Clough and Secrest, in their book *Fresno County: the Pioneer Years*, provided a keyed map to some of the uses of Chinatown's structures. The map confirms what Sanborn Maps indicated: the Fresno Gas Light Company Plant was located on Mariposa and F Streets; prostitutes' dwellings and cribs were focused at Tulare and F Streets; John A. Klee, and Philip Horn's Blacksmith Shop operated at G and Inyo Streets, and the Fresno Infirmary Veterinary Hospital was next door. Between G Street and the tracks there were railroad-related industries such as warehouses, stockyards, and ice companies.<sup>23</sup>

**1898**

The 1898 Sanborn Map indicates that Chinatown's development had not changed significantly from the previous decade: the blocks between Mariposa, Tulare, F and G Streets and Tulare, Kern, and G Streets and China Alley were extremely congested with small buildings constructed in the preceding decades. By 1898 even the interiors of the blocks were nearly filled and the compact building pattern had spilled to the streets facing these busy blocks. In general the uses

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<sup>23</sup> *Ibid.*, 308.

of the buildings remained the same: most were shops, lodging houses, laundries, and gambling halls but by 1898 a theater had been added to the mix.

Outside the core area, the density of development decreased dramatically. Similar to the pattern shown on the 1888 map, the surrounding blocks in the study area contained a few industries and some detached, single-family dwellings. One new trend clearly shown on the 1898 Sanborn Map was an increase in the number of prostitution cribs. The cribs were identifiable by their label; “female boarding house” and their shapes; long, narrow rows of one-story units, divided into very small uniform spaces. Unlike the commercial and residential buildings that dominated the study area, the half block between Kern, Inyo, and G Streets and China Alley was filled with two large feed yards.

**1906**

Despite the eight-year gap between the 1898 and 1906 Sanborn Maps, little had changed on the densely-developed blocks around G Street, China Alley, and Tulare Street. However, some new structures had been built in the vacant lots of the surrounding blocks. The greatest changes had occurred on the half block between Tulare, Kern, and F Streets and China Alley. With the exception of two large lots, the half block had been built out. In comparison with the buildings constructed decades earlier on China Alley north of Tulare Street, the footprints of these structures were much more uniform. Some of these new buildings were commercial blocks divided into shop spaces, while

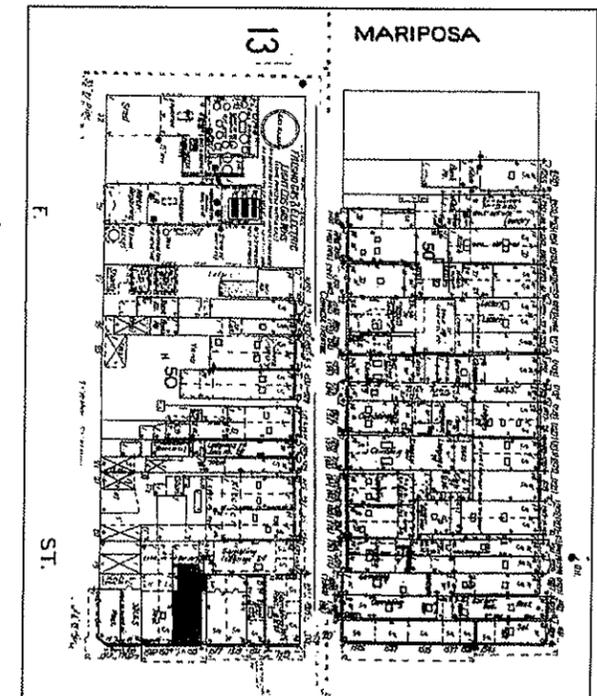


Figure D: 1906 Sanborn Map showing the core of Chinatown at China Alley between Mariposa and Tulare Streets.

others were rows of identical prostitution cribs. Most of the buildings were one story.

**1918**

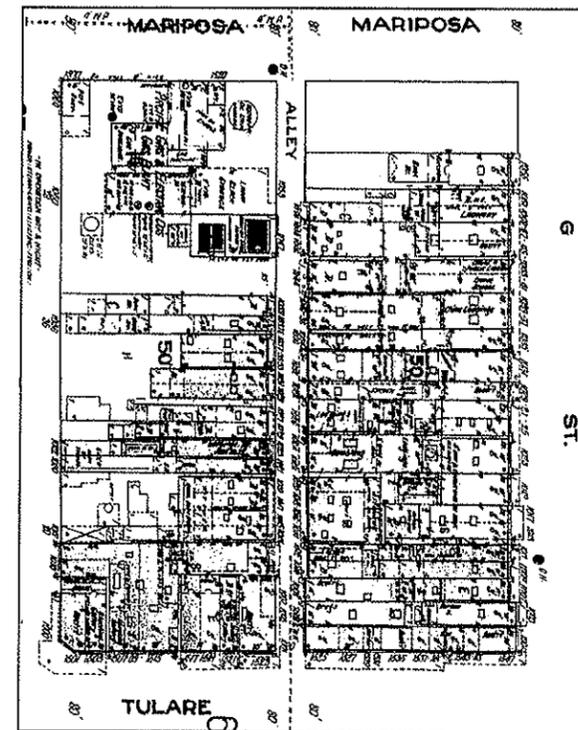


Figure E: 1918 Sanborn Map showing the core of Chinatown at China Alley and Tulare Street.

The 1918 Sanborn Map shows that on a majority of the blocks a few new buildings were added to the existing building stock since 1906. Shops and lodging houses were still the most common use, but by 1918 there was a greater diversity in recreation. In addition to restaurants and gambling houses (which were present in early Chinatown) there were shooting galleries, billiard halls, a nickelodeon, and a Japanese theater. The block southwest of the intersection of F and Tulare Streets was the site of the most substantial new development. Several of the long rows of female boarding houses (most likely prostitution cribs), had been removed and replaced with much larger two-story commercial buildings with uniform shop

spaces on the ground floors and lodging on the second. Fagan Alley, previously unnamed on the maps, is listed as "F St. Alley."

**1948/1950**

The thirty-year gap between the 1918 and 1948/1950 Sanborn Maps leaves many questions about the intervening years unanswered. However, surprisingly, in the most congested portion of the area (Tulare and G Streets), little had changed since the 1898 Sanborn, and the density of these blocks had been established by the time the first map was created in 1885. In the surrounding blocks of the study area, changes were more noticeable. During the decades between 1918 and

1948 more commercial buildings and single-family residences were built on the vacant lots on both sides of Kern Street between E Street and Fagan Alley. West Side Livery & Feed occupied the majority of the half block between Kern, Inyo, and G Streets since 1898. By 1948 the feedlot was gone, replaced by three lodging houses and rows of two-story commercial buildings with shops on the ground floors and lodging on the second. In keeping with nationwide trends, the study area was impacted by car culture. Gas stations, auto service businesses and garages had been built in the area by 1948. Fittingly, Fresno Gas Light Company, built at Mariposa and F Street sometime prior to 1885, was replaced with a gas station. In 1948 Highway 99 was constructed immediately west of Chinatown. Sometime between 1918 and 1948, F Street Alley was renamed Fagan Alley.

#### 1960s

Additional freeway construction occurred in 1963 and 1966, further isolating Chinatown from the surrounding neighborhoods. The result was to split the area and accelerate the area's decline.<sup>24</sup> In addition, the second-generation immigrants were able to get better jobs and move outside the neighborhood further reducing the population.<sup>25</sup> The area was further threatened by economic and material deterioration. Renewal plans for the Chinatown area were developed in the early 1960s. Among other things, the plan called for the creation of a pedestrian mall along China Alley. At the time, many of the wood structures in the area were found unsafe by building inspectors.<sup>26</sup> In 1964 City Councilman Ted Willis called for the razing of several Chinatown buildings on G Street between Tulare and Mariposa Streets because they were "vacant" and "wino hangouts."<sup>27</sup> The result was the loss of a large number of the oldest structures in Chinatown.

<sup>24</sup> Transcript, Pete Rokas Oral History Interview, 9 July 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 33.

<sup>25</sup> Transcript, Noe Lopez and Alice Lopez Oral History Interview, 9 July 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 61.

<sup>26</sup> "Fresno's Chinatown Was Busy, Bustling Section." *The Fresno Bee*. 22 May 1962.

<sup>27</sup> "Council Will Get Look at Chinatown's Future." Newspaper clipping, 17 January 1964. Vertical files, Fresno County Public Library California Room.

**2005**

Redevelopment plans were revived multiple times in the intervening decades, but the large-scale redevelopment first planned in the 1960s never materialized. The consequence of demolition without reconstruction was a large number of vacant lots throughout Chinatown. In 2004, on the blocks between Fresno and Ventura Streets and Union Pacific Railroad and Freeway 99, thirty-five percent of the land was vacant.<sup>28</sup> G Street, once the most densely-populated street in the area, was particularly effected by demolition. Most of the lots on the southwest side of the street are vacant. In addition to vacant lots, some of the buildings in the neighborhood are unoccupied, or are only occupied on the first floor.

The majority of buildings within the neighborhood were constructed prior to 1950. However, a significant number of these were remodeled in the 1950s, 1960s or 1970s. Many of the buildings are in decay. According to the 1986 Chinatown Expanded Area Community Redevelopment Plan, 75 percent of the residential buildings, 72 percent of the commercial buildings, and 90 percent of the industrial building were in fair to poor condition.<sup>29</sup> Danish Creamery and Central Fish are two of the few vital large businesses still operating in the survey area.

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<sup>28</sup> Jim Davis, "Developers to Pitch Chinatown Plan: Fresno City Council to Hear Partnership Idea Tuesday." *The Fresno Bee*. 5 January 2004.

<sup>29</sup> Donald E. Coleman, "Chinatown Down but Not Out Yet." *The Fresno Bee*. 9 December 1991.

**CONTEXT: Architecture and Shelter**

The bulk of construction in Chinatown occurred between the late 1870s, when the construction of Fresno's West Side commenced, to the 1930s when the number of buildings constructed diminished due to the Great Depression and other economic pressures. The dominant building types in the area were one- and two-part commercial blocks. Many of the buildings from the nineteenth century were wood, deteriorated quickly, and, as a result, were razed. In addition, as a result of redevelopment projects in the 1960s and 1970s, large numbers of buildings in Chinatown were demolished and others were altered. The oldest and most densely developed areas of Chinatown, G Street and China Alley between Mariposa and Kern Streets, were the focus of these projects, and few of the historic buildings on these blocks remain. Very few structures dedicated solely for residential purposes are extant within the study area. An exception is the Spanish Revival style bungalow court at 818-842 E Street.

**Two-Part Commercial Block**

Throughout the nation from the 1850s through the 1950s, the two-part commercial block was the most common type used for small- and moderate-sized commercial buildings. The type is characterized by horizontal architectural features that divide the building into two sections between the first and upper floors. The separation was often highlighted by an intermediate cornice. The distinction between the two often marked a change in use; the street level frequently housed public spaces such as retail stores, hotel lobbies, or restaurants. The second floor was usually more private in nature and commonly included offices, hotel rooms, or meeting halls. By the late nineteenth century, plate glass was more affordable, and the storefront areas were usually glazed.<sup>30</sup> Typical ground floor alterations included everything from additional awnings or signage, to new siding (false stone masonry or stucco over the original fabric), to reconfiguration of windows, which often included covering the mezzanine lites. Although the building type could be multi-storied, in Fresno's Chinatown, most were two-story.

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<sup>30</sup> Richard Longstreth, *The Buildings of Main Street: A Guide to American Commercial Architecture*. (Washington, D.C.: The Preservation Press, National Trust for Historic Preservation, 1987) 24, 31.

In districts, such as Chinatown, with a high percentage of laborers, one common function of the two-part commercial block building form was a residential hotel. First floor spaces were usually rented as retail or office spaces and hotel accommodations for bachelor workers were housed on the upper floors. As Paul Groth describes in his book *Living Downtown*, this building form, called a cheap lodging house, was common throughout the country as housing for an unskilled workforce.<sup>31</sup> Not surprisingly, given the large number of single, male laborers in Fresno's Chinatown, the combination of commercial ground floor space with upstairs lodging was extremely common. Although the type was popular for workers of any ethnicity, in Chinatown there were additional economic restraints resulting in higher densities. Groth described the living situation in San Francisco's Chinatown lodging houses, "The Chinatown lodging house rooms were crowded with bunk beds. Men commonly slept in shifts, and tenants often did their own cooking in simple communal kitchens."<sup>32</sup> Although less physically constrained than San Francisco's Chinatown, due to economic pressures, conditions in cheap lodging houses in Fresno's Chinatown were undoubtedly crowded.

Whether commercial or residential, the exterior of the building could be ornamented in a variety of styles. Victorian<sup>33</sup> or Classical details were typical of nineteenth century buildings. By the turn of the century, ornament was often simplified and uniform but still contained a few reference to past

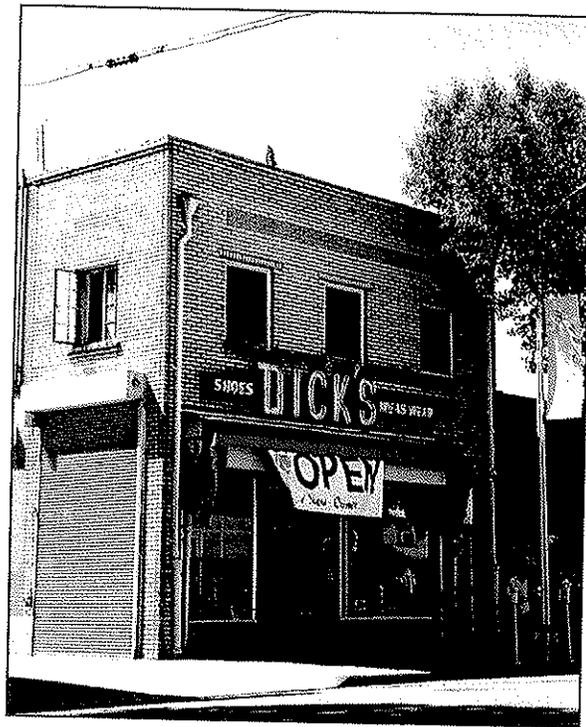


Figure F: Dick's Men's Wear and Shoes at 1524-1526 Kern exemplifies the two-part block.

<sup>31</sup> Paul Groth, *Living Downtown: the History of Residential Hotels in the United States* (Berkeley and Los Angeles, CA: University of California Press, 1994).

<sup>32</sup> *Ibid.*, 158.

<sup>33</sup> As described by Richard Longstreth in his book *The Buildings of Main Street: A Guide to American Commercial Architecture*, 29 and 39.

styles.<sup>34</sup> Komoto's Department Store at 1528-1540 Kern Street is one of the few remaining examples of a Victorian two-part commercial block in Chinatown (although many of the architectural details have been covered with stucco). Most of the area's two-part commercial blocks are relatively plain with little ornamentation other than brickwork such as stepped brick stringcourses or cornices. The building at 1524-1526 Kern Street, which houses Dick's Men's Wear, exemplifies the two-part block with simple ornamentation.



Figure G: Art Deco was a popular style for theaters like the Azteca at 836-840 F Street.

a popular material, but the use of concrete block and stucco became increasingly widespread.<sup>35</sup>

In the 1910s movie theaters opened throughout the country. The building form copied the legitimate theaters of past decades and often included retail or office space in addition to movie theater functions.<sup>36</sup> As movie theaters became a more established industry, the theater function became more prominent in the ornamentation of the facade, often with elaborate projecting signs

<sup>34</sup> *Ibid.*, 39.

<sup>35</sup> *Ibid.*, 46.

<sup>36</sup> *Ibid.*, 31.

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and marquees. The theaters could be ornamented in a variety of styles, but by the 1930s, Art Deco and Period Revival styles were popular. Designs were often more elaborate than earlier theaters and incorporated the entire façade.<sup>37</sup> The Azteca Theater at 836-840 F Street is an excellent example of a theater utilizing the two-part commercial block form designed in the Art Deco style.

After World War II movie theater designs were simpler with less ornamentation.<sup>38</sup> Asymmetry was common for theaters of this period and some commercial structures.

#### **One-Part Commercial Block**

The one-part commercial block is similar in form and ornamentation to the street level section of the two-story commercial block and is essentially a subset of this type. The type is distinct from the one-story freestanding shop with pitched roof, which was common in towns in the eighteenth and early nineteenth centuries. The one-part commercial block buildings had simple box forms with flat roofs, storefronts, and ornament along the cornices. The type developed in the mid-nineteenth century and became common in towns and cities throughout the country. These smaller versions of the two-part block could house the needed functions and generate income but were relatively inexpensive to build. Most of these structures were used as retail stores and were often replaced with more substantial multi-story structures once the area developed.<sup>39</sup> Typically these buildings were long and rectangular in plan with the narrow side facing the street. Glazed storefronts usually dominated the façade, and the wall surface above was used for signage. The configuration limited ornamentation to the cornice or parapet. The styles used for ornamentation were similar to those of the two-part commercial block. Grouped units, or rows of units, were also common.

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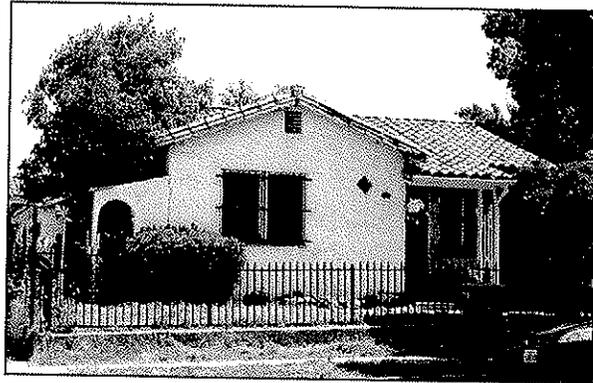
<sup>37</sup> *Ibid.*, 51.

<sup>38</sup> *Ibid.*, 65.

<sup>39</sup> *Ibid.*, 54, 55.

**Residential Architecture: Mission/ Mediterranean/ Spanish Eclectic**

The California Mission, Mediterranean Revival and Spanish Eclectic styles blend the architecture of the Mediterranean, Italian, Spanish, and Moorish traditions with the architecture of early California settlement. In general these revival styles sought to convey the feelings and associations of the era of early California Spanish settlement, specifically Spanish and Mexican forms.



*Figure H: the bungalow court at 818-840 E Street is Spanish Eclectic, a style rare in Chinatown.*

Popularized in Southern California, the style was also frequently used in Northern California. This style suited the warm California climate and became a favorite building idiom in the 1920s. Innumerable houses were built in these eclectic styles in California, and though the designs drew on non-American sources, this revival style is an American creation. Character-defining features include red clay tile roofs, use of balconies, smooth-stucco exterior walls (usually painted white), arched openings, and colorful tile work. Within the study area, there is a Spanish Revival style bungalow court at 818-842 E Street.

**CONTEXT: Commerce and Industry**

The 1885 Sanborn Map showed a variety of small businesses in Chinatown including general merchandise stores, a blacksmith shop, Chinese washhouses, Chinese gambling houses, drugstores, a dance hall, laundries, restaurants, and numerous small shops. Most of the buildings were small one-story structures with rectangular footprints. The majority of buildings directly abutted the neighboring structures. None were commercial blocks with multiple uniform shops.

In the last decades of the twentieth century, there were a few industrial operations in the neighborhood including Fresno Gas and Light Company on Mariposa between F and G Streets. The 1898 Sanborn Map shows a number of industries along the southeast side of G Street: Forsyth Seeded Raisin Company "Drying, Seeding, and Packing House," Phoenix Packing and Seeding, Union Ice Co. Farmers Warehouse Co., and grain warehouse and livery and feed yards.

Despite the number of businesses in the area, the census records did not indicate that many of the residents, primarily Chinese and Japanese at the time, were employed within the neighborhood.

In the 1910s and 1920s, the variety of businesses in the area increased and included: groceries, restaurants, seamstress shops, laundries, and barbershops. Nori Masuda, a *Nisei* (second generation Japanese American), grew up in an apartment directly behind his family's store at 921 China Alley. He remembers that shop sold a variety of goods including Japanese books, combs,

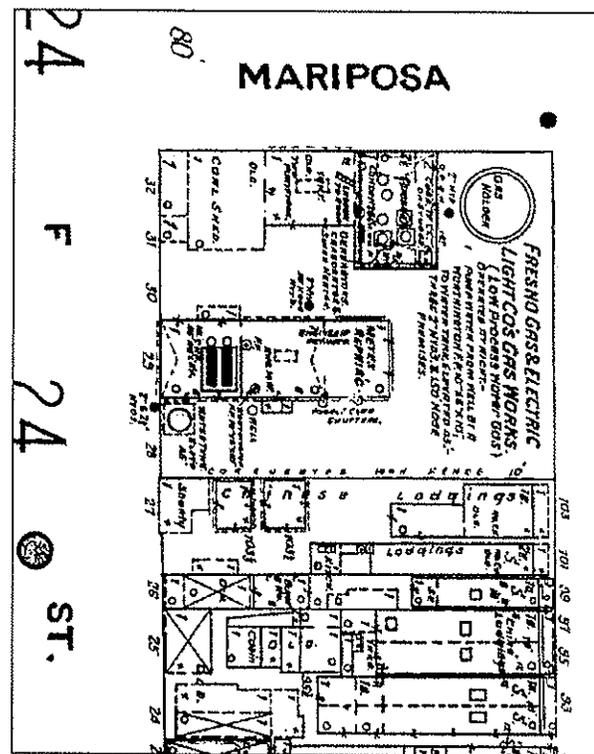


Figure 1: Fresno Gas & Electric was one of a few large industrial businesses within Chinatown shown on the 1895 Sanborn Map. Others were located on the east side of G Street

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toothbrushes, and candies.<sup>40</sup> The number of recreational businesses had grown in the previous decades and included bars, cafes, gambling houses, billiards, shooting galleries, nickelodeon, photo shops, a Japanese Theatre, and moving picture houses.<sup>41</sup> The trend continued in the 1930s, and more of the residents were employed in small businesses.<sup>42</sup>

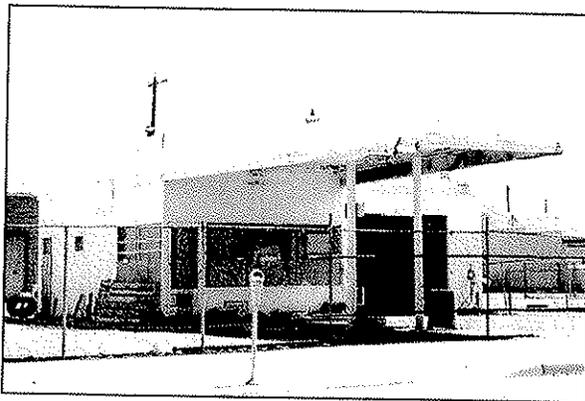


Figure J: Gas stations, like this one at 804 F Street, were built in the neighborhood in the 1940s and 1950s, indicative of the increasing popularity of the automobile.

By 1948 all the businesses mentioned above were present, but there were fewer laundries. Although that industry was declining, others were developing. Like the rest of the nation, the automobile industry was represented in the built environment of Chinatown in the form of gas stations, auto service businesses and garages.<sup>43</sup> In the 1950s and 1960s the neighborhood included: cafes, clothing stores, grocery stores, service stations, hotels, theaters, barber shops, bars, and pool halls.

The greatest change appears to have been an increase in the types of services available. During these decades the number of medical offices in the area increased; Polk City Directories list dentists, doctors, chiropractors, even a physiotherapist. Insurance agencies, banks, travel agencies, and lawyers were also available within the neighborhood. In addition, directory listings suggest Chinatown was increasingly linked with agencies outside the area; offices of the agricultural workers organizing committee and welfare relief agency offices were located within the neighborhood. In the 1970s Chinatown continued to offer residents and visitors a wide range of business and services. Overall, the diversity of businesses persisted through the 1980s and 1990s, however, the total number of

<sup>40</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 4.

<sup>41</sup> Sanborn Fire Insurance Maps for Fresno, 1906 and 1918.

<sup>42</sup> Department of Commerce and Labor—Bureau of the Census, Fresno County (1860 and 1870) and Fresno City, 1930.

<sup>43</sup> Sanborn Fire Insurance Maps for Fresno, 1948.

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businesses in the area dwindled dramatically and professional services (such as doctors, lawyers, and accountants) were lacking.

**CONTEXT: Education**

**Chinese Confucian School**

Most of the Chinese immigrants to settle in Fresno in the late nineteenth century were single males and were illiterate. There were few children present, but the community placed a high importance on educating those that were in the Chinese culture and language.<sup>44</sup> In the early twentieth century, Chinese-American children attended public school during the day and Chinese school in the evening and half of Saturday. At the school the children learned to read and write the Chinese language and were taught principles of Confucius.<sup>45</sup>

Confucianism is a set of ethics for Chinese society, which coexisted with and complemented Buddhism and Taoism. Its teachings did not concern man's relationship to God, but defined man's relationship with his fellow man. The core of teachings was respect for parents, elders, and ancestors. A core belief was, "Do not do to others what you would not have them do to you." This teaching has sometimes been called the negative Golden Rule.<sup>46</sup>

In the early twentieth century, the school was housed under the same roof as the Chinese Benevolent Association on G Street between Tulare and Kern Streets. The school remained in this location for many years.<sup>47</sup> The school also served as a meeting space in 1923 when Dr. Sun Yat Sen, founder of the Chinese Republic, visited Fresno.<sup>48</sup> By 1940 the school was located at 1040 D Street.<sup>49</sup>

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<sup>44</sup> Gloria Wan-Li Huang, "A Historical Study of Chinese Confucius School of Fresno" (Fresno Historical Society Archives) 19.

<sup>45</sup> Mabelle, Seland, "Fresno's Chinatowns," (Fresno County Historical Society brochure, no date. Vertical files, Fresno County Public Library California Room).

<sup>46</sup> Ibid.

<sup>47</sup> The building is no longer extant. Dr. Sam A. Suhler, "Interview with Mr. Allen Y. Lew." (Vertical files, Fresno County Public Library California Room. 1980-1981) 13.

<sup>48</sup> "Chinese Recall Visit of Dr. Sun to Fresno Area," (Sacramento Bee, 10 November 1941. Fresno Historical Society Archives).

<sup>49</sup> The building is no longer extant. Jerome D. Laval, *As Pop Saw It* (Fresno, CA: Graphic Technology Co., 1976) 223.

### Japanese Schools

By the 1930s Japanese communities in California were well established and most had their own *nihongakko*, a Japanese language school, which was operated by a church or a benevolent association. Students attended the school from 4:30 to 5:30 pm, after their "American School." First generation parents often met resistance from their second generation children who felt learning Japanese unnecessary. According to Nori Masudo, "They were pretty good at teaching us that [the Japanese language], but we just didn't want to learn because we said 'What's the use of learning, we don't, we're not going to go back to Japan.' . . . And we were busy with the English school."<sup>50</sup> Despite their children's reluctance, the first generation parents felt it was important to maintain their culture. In Fresno a school and dormitory were built, allowing some children to reside at the school. In addition, the Buddhist Church ran a kindergarten taught by an American teacher.<sup>51</sup> Many of these schools closed with the incarceration of the Japanese during World War II.<sup>52</sup>

### Public Schools

No public schools were built within the survey area. By the early twentieth century, the children of Chinatown attended the Lincoln School on 'C' Street. At school the Chinese and Japanese learned and played with children from other ethnic groups including the Russian-Germans.<sup>53</sup> Allen Y. Lew, a former Chinatown resident, remembers that despite their different ethnic backgrounds there wasn't conflict, "I was friendly with all of them and I never seemed to feel there was any prejudice."<sup>54</sup> However, the Chinese did not attend the dances or social events at the public high school.<sup>55</sup>

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<sup>50</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 8.

<sup>51</sup> Jerome D. Laval, *As Pop Saw It* (Fresno, CA: Graphic Technology Co., 1976) 223.

<sup>52</sup> National Park Service. "History of Japanese Americans in California: Incarceration of Japanese Americans During World War II."

<sup>53</sup> Dr. Sam A. Suhler, "Interview with Mr. Allen Y. Lew," (Vertical files, Fresno County) 8.

Public Library California Room. 1980-1981.

<sup>54</sup> *Ibid.*, 10.

<sup>55</sup> *Ibid.*, 14.

## CONTEXT: Community Associations and Religious Organizations

### District Associations

In the 1850s Chinese immigrants to San Francisco formed associations according to their home districts in China: Ning Yuen, Hop Wo, Kong Chow, Sam Yup, and Yan Wo (later the Sue Hing Association was added). The district associations and the organization that arbitrated between them were called the Six Companies. Soon district organizations were established in other towns, such as Fresno, as their Chinese populations grew. Unless they were Christian, every Chinese belonged to one of the district associations.<sup>56</sup> The associations provided welfare, educational, and social services to their members. They allowed immigrants to locate people from their home district, establish a social circle, and voice political concerns. The Six Companies also registered the birth of all Chinese born in the United States in the village of the child's ancestors.<sup>57</sup> Associations based on surnames were also formed, connecting immigrants to their extended family. Frequently a Chinese man belonged to a district association and a family association.<sup>58</sup> The district associations were controlled primarily by merchants, the most powerful members of Chinese-American society. Through their stores they controlled access to goods, and through the associations they were in charge of jobs, immigration, and arbitration.<sup>59</sup>

The Chinese Benevolent Association (the Six Companies) was created to arbitrate between the district associations and represent and provide services to the Chinese population in general.<sup>60</sup> The Six Companies were the most powerful organizations within the Chinese community between the 1880s and 1906. In the 1880s Fresno's Chinese Benevolent Association was located on G Street next to Kong Chow Society Temple.<sup>61</sup> This association was composed of all Chinese who lived in Fresno and the larger San Joaquin Valley. If local representatives of the companies

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<sup>56</sup> Selland.

<sup>57</sup> Irene Wong, *A Chinatown Community Scrapbook: Memories of the San Joaquin Valley*. (Prosperity Press, 2000), 20.

<sup>58</sup> Bancroft Library, U.C. Berkeley, "San Francisco Chinatown." (<http://bancroft.berkeley.edu/collections/chineseinca/sfchinatown.html>, 11 November 2005).

<sup>59</sup> Chacon, 375.

<sup>60</sup> Selland.

<sup>61</sup> Michael S. Opper and Lillie L. Lew, "A History of the Chinese in Fresno, California." (Brochure, no date. Vertical files, Fresno County Public Library California Room) 3.

could not agree, an appeal was made to the Six Companies' supreme council in San Francisco's Chinatown.<sup>62</sup> The San Francisco Six Companies council was authorized to speak for Chinese throughout the United States.<sup>63</sup>

In Fresno's Chinatown at least two district associations were present and constructed Joss Houses, the Sam Yup and Kong Chow Associations. The Sam Yup Joss House was constructed at 1023 China Alley in 1888. The building was a very narrow, long, two-story structure. Lodging was located on the first floor, and the joss house on the second.<sup>64</sup> Many of the Cantonese to first settle in Fresno were from the Sam Yup and Kwantung Province. Lew Yick built a Kong Chow Association Joss House on G Street in the early 1880s, exact address unknown.<sup>65</sup> The building was demolished in the 1960s.

### Tongs

Although every Chinese belonged to one of the district associations (except Christian Chinese), not every Chinese was a member of a tong. Tongs were fraternal organizations frequently confused with the district associations, which were often held responsible for actions members took on behalf of tongs.<sup>66</sup> The tongs were secret societies, which, like the district associations, began in San Francisco in the 1860s and spread to Chinatowns throughout the state. Some were initially organized to provide burial in China if their members died in America.

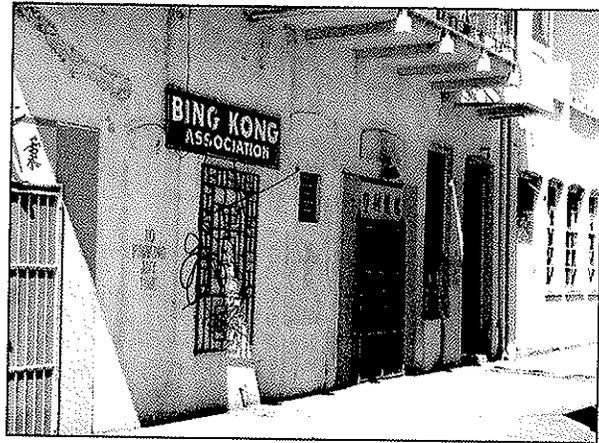


Figure K: View of the Bing Kong Association building at 921 China Alley.

<sup>62</sup> Wong, 20.

<sup>63</sup> Bancroft Library.

<sup>64</sup> Seland.

<sup>65</sup> Opper 3, and Huang, 16.

<sup>66</sup> Ibid.

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The tongs in Fresno's Chinatown included Hop Sings, Bing Kongs, Suey On, Kwong Fook and Bow On (historically also spelled Bo On).<sup>67</sup> The organizations soon grew to include criminal elements that controlled gambling, prostitution, opium dens, and labor racketeering. Once men took a vow and were initiated into the tongs, they were members for life. Chinese tong gangsters were commonly called highbinders or hatchetmen.<sup>68</sup> Reports of extortion from Chinese businesses were also made. "Merchants are forced to give money to the highbinders at the point of the revolver in broad day, and are told that if they make any complaint, they will be killed."<sup>69</sup>

Reports of tong clashes were often exaggerated in the press. However, in the 1890s the conflict escalated, and the bloodshed was real. Newspaper accounts of tong wars or apprehension of tong violence were frequent topics for the city's newspapers, which called for intervention by city officials and police. "There is a bitter war going on between two Chinese societies known as the Sam Yup and the See Yup, and matters have assumed a nature of such grave importance that bloodshed will inevitably result unless the local authorities take immediate steps to quell the disturbance."<sup>70\*</sup> In 1899 accounts claimed the Bing Kong Tong and Suey On Tongs were at war.<sup>71</sup> That year tension between the tongs throughout the state escalated. Two Chinese were killed in Fresno's Chinatown on Tulare Street between F and G Street and China Alley. The attack appeared to be highly orchestrated, "from the fact that the firing began in different parts of Chinatown almost simultaneously it is evident that a preconcerted signal had been agreed upon and the hatchetmen only awaited the firing of the first shot before they began their deadly work."<sup>72</sup> The violence aroused anti-tong sentiment within the community.

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<sup>67</sup> Ward W. Grimes, "Chinese Contributed to Color, Progress of Early Period." (*The Fresno Bee*, 18 April 1956).

<sup>68</sup> Selland.

<sup>69</sup> Wong, 529.

<sup>70</sup> Wong, 529.

\* The Sam Yup Association was a district association not a tong. District associations were often blamed for the actions their members took on behalf of the tong. It is not clear if this is the case in this conflict.

<sup>71</sup> *Ibid.*, 553.

<sup>72</sup> *Ibid.*

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After the 1906 earthquake in San Francisco, the Chinese community there realized they needed to end control by the tongs and their criminal activities. Fresno's Chinese community followed and by the 1920s "tong wars" were over.<sup>73</sup> According to a 1926 newspaper account, Chinese businessmen's clubs were increasingly filling the social role tongs had formerly played. That year the Oriental Business Men's Club, the Oriental Progressive Association and an Oriental Farmers' Improvement Association were all established. The replacement of the tongs was seen as the Americanization of Fresno's Chinese.<sup>74</sup>

Although the tong violence received the press coverage, the tongs also contributed to the religious and social life of Chinatown by constructing joss houses. Joss houses were small temples, which could be found in Chinatowns throughout California. Most were modest in size but highly-ornamented one- or two-story structures housing altars. In Fresno's Chinatown some joss houses were combined with other functions such as schools, meeting rooms, and lodging. Although few remain today, at the turn of the century, many tongs and district associations had their own joss houses.

- **Chee Kung Tong Joss House (Chinese Consolidated Benevolent Society)**

The joss house at 939 G Street was built in the early 1880s with contributions from Chee Kung Tong members. The temple housed a wood altar carved in 1869 in China.<sup>75</sup> The building was a brick two-story structure with meeting hall on the first floor. Joss house lodging was located next door.<sup>76</sup> The joss house was closed to the public in 1936.<sup>77</sup> The building was later used by the Chinese Consolidated Benevolent Society.<sup>78</sup> Neither the joss house nor lodging house are extant.

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<sup>73</sup> Selland.

<sup>74</sup> Frederic H. Weigel, "Chinese Become Clubmen As Old Tongs Die Out: Joss Houses Go." *Fresno Republican* (Newspaper clipping, 29 March 1926. *Fresno Historical Society Archives*—Ben R. Walker History Files).

<sup>75</sup> Wong, 19.

<sup>76</sup> 1898 Sanborn Map.

<sup>77</sup> Wong, 19.

<sup>78</sup> Selland.

- **Bing Kong Tong Building**

Constructed in 1900 at 921 China Alley, the Bing Kong Tong Building was a center of Chinese culture for 85 years.<sup>79</sup> The Bing Kong Tong Association has held ownership of this building since the time of its construction. The Bing Kong Tong Building was a significant addition to the densely built-up area of Fresno's Chinatown. When constructed the building was comprised of commercial space on the first floor, with Tong House meeting rooms on the second floor. The 1906 Sanborn map showed the footprint of the current building, but it was labeled as dwellings and a shop. According to Nori Masuda, a resident of Chinatown, in the 1920s his family were proprietors of a shop at 921 China Alley, and the family lived in an apartment behind the store. The Masuda family's store sold books as well as other Japanese goods and candies.

The building appears as "Oriental" in the city directories of 1920 and 1926. In 1931 the city directory recorded that a Mrs. L.M. Choy, proprietor of the Tong Hing Jan Co. grocery was tenant of 925 China Alley. Six years later, in 1936, M. Murikami was proprietor of a restaurant in the commercial space. In the 1950s and 1960s social clubs that operated in the building included: Bing Kong Association and the Ching Wai Club. The Bing Kong Association and Fong Wai Club occupied the building during the late 1970s and 1980s.

- **Bow On Tong Joss House**

The Bow On Tong Joss House at 935 China Alley (930-934 F Street) was constructed in 1920 and replaced an earlier Bow On Joss House at 945 G Street. The association represented a large number of Fresno's Chinese, and according to newspaper articles, the opening of the building was a cause for great celebration: "Practically half of the inhabitants of the local Chinese quarter are members of the company, which represent those of the celestials who have not yet given up their old

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<sup>79</sup> "Draft Environmental Impact Report, No. 10089, SCH No. 8408121212: Regarding the Chinatown Expanded Community Redevelopment Plan" (City of Fresno, Development Department, October, 1985) 23.

country customs for those of the new world.” The article continues by describing the interior of the new building: “The new joss house has been fitted out at a cost of about \$2,000. Eight rooms in all comprise the part of the building devoted to the use of the order. Of these seven are for transient guests of the society, the other being a lounging place as well as one of worship.”<sup>80</sup> The two historic uses, residential and religious, are still clearly communicated in the building’s second floor layout and finishes.

Currently, there are two buildings on the property. The building facing F Street is a two-story structure with two commercial spaces on the ground floor and joss house and lodging on the second floor. A

separate one-story structure faces China Alley, labeled as three dwellings on the 1950 Sanborn map. The Bow On Tong Joss House is one of only two known remaining Tong Association buildings in Fresno’s Chinatown.



Figure L: Altar at the Bow On Tong Joss House at 930-934 F Street.

### Taoism

The majority of the early Chinese immigrants to California practiced Taoism. Their most popular deity was Kuan Yu (also called Kuan Kung), an actual person who lived in China during the third century A.D. In contrast to the predominant religions in the White sections of town,

<sup>80</sup> “Ten Years Ago.” (*Fresno Republican*. Newspaper clipping. Fresno Historical Society Archives).

worship in the Taoist temples, or joss houses, was usually a solitary rather than group activity. Prayers or questions for the deities were written on a paper and burned on the altar. Burning was seen as a method of transmitting objects to the invisible world. Answers came via prayer sticks, which were read by the temple's priest or deacon. Deities and ancestors were honored by burning incense and combustible offerings made of paper or cloth. On special occasions food and drink were offered to the deities. Although the act of worship was an individual act, the temples also functioned as social centers, and community festivities often focused on the temples.<sup>81</sup>

#### **Congregational Chinese Mission**

In 1890 the Congregational Chinese Mission of San Francisco opened a branch in West Fresno in a house on G Street near Kern. The object of the mission was the education and Christianizing of the heathen Chinese. The mission is shown on the 1898 Sanborn Map, but by 1906 the structure it occupied housed shops, offices and lodging. It is not known if the mission was moved or disbanded.

#### **Chinese Baptist Mission**

The Chinese Baptist Mission was founded in 1884 by Mrs. Frances M. Potter, wife of the first pastor of the First Baptist Church in Fresno.<sup>82</sup> A building to house the mission was constructed at E and Inyo Streets in September 1885.<sup>83</sup> The 1898 Sanborn Map indicates the building was a freestanding, two-story structure with a simple rectangular footprint. Miss S.E. Stein, a missionary, and her mother ran the mission in the 1890s.<sup>84</sup> Sanborn Maps show the mission was present on E Street through 1906 but by 1918 the building had been converted to a single-family dwelling. That same year "West Side Baptist Community House" was shown at the corner of Mariposa and E Streets.

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<sup>81</sup> Wong, 513.

<sup>82</sup> *Portrait of Fresno 1885-1985: A Publication of the Centennial History Committee (1985)* 36.

<sup>83</sup> Selland.

<sup>84</sup> *Portrait of Fresno 1885-1985*, 36.

### St. Genevieve's Catholic Church

Mrs. Allen Mar, Sr., a social worker from the Associated Catholic Charities of Fresno, established catechism classes in Chinatown in 1934. The Catholic sisters held catechism classes for children ages six to fourteen every Saturday afternoon. The mission was first housed in storefronts at 1333 Kern Street and later 839 G Street. The Tulare Street church on the outskirts of Chinatown was built in 1938. In 1941 the mission's status was elevated to parish and was renamed St. Genevieve's.<sup>85</sup>

### Betsuin Buddhist Temple

The first Japanese Buddhist service in the San Joaquin Valley was conducted in 1899. By 1900 a local branch of the San Francisco Young Men's Buddhist Association had been established. The organization first met at a residence at 825 F Street.<sup>86</sup> In 1901 the congregation purchased the present site of the temple at E and Kern Streets, and a three-story wooden temple was constructed. The building burned in 1919. The congregation quickly raised funds for a new building, which opened November 1920. The pulpit and decorations were brought from Japan.<sup>87</sup> In addition to services, the church offered activities for its members such as the Young Men of the Buddhist Church club and sports teams.<sup>88</sup> In California, immediately prior to World War II, eighty-five percent of Japanese were Buddhist.<sup>89</sup> During World War II the temple was temporarily closed when members of the Japanese community were



Figure M: Members of the Buddhist Young Women's Association in front of the Buddhist Temple at the corner of E and Kern Streets (photograph courtesy of Nori Masuda).

<sup>85</sup> Wong, iii, 3, 7.

<sup>86</sup> Rehart, 295.

<sup>87</sup> Newell W. Strother, "In Fresno's Chinatown." (*The Fresno Morning Republican*. 5 January 1930).

<sup>88</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 7,13.

<sup>89</sup> National Park Service. "History of Japanese Americans in California: Incarceration of Japanese Americans During World War II."

interned in relocation centers. After the war, membership increased, and the church became one of the largest Buddhist congregations in the United States.<sup>90</sup> In addition to the Buddhist Temple, in the 1920s there were two other Japanese churches at the intersection of Kern and E Streets, a First Congregational Church and a Methodist Church.<sup>91</sup>

### **Mexican Baptist Church**

Reflective of the growing number of Mexicans in the neighborhood, the first church constructed specifically for Fresno's Mexican Community was built in 1924 at 1061 E Street. The site was the former location of the West Side Baptist Community House. The church served the burgeoning Mexican population. In the 1910s and 1920s, the number of Mexican immigrants in the U.S., specifically California, increased dramatically. The migration was spurred by political chaos in Mexico, and farm labor shortages in the U.S.<sup>92</sup> The Mexican Baptist Church remains at its original location.

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<sup>90</sup> *Rehart, 296.*

<sup>91</sup> *Transcript, Nori Masuda Oral History Interview, 15.*

<sup>92</sup> *National Park Service, A History of Mexican Americans in California: Revolution to Depression: 1900-1940."*

## CONTEXT: Celebrations

### Parades

Chinese parades were popular with the Chinese community and with the larger population of Fresno. The parades threaded through the city's downtown before reaching Mariposa Street in Chinatown. Although predominantly composed of Chinese floats and characters, Fresno city officials and White bands were incorporated, and both the American and Chinese flags were carried.<sup>92</sup>

The Chinese Parade on October 26, 1901, was, at the time, one of the largest in Fresno's history and provides a glimpse into the tradition. Police Chief J.D. Morgan led the parade, and the

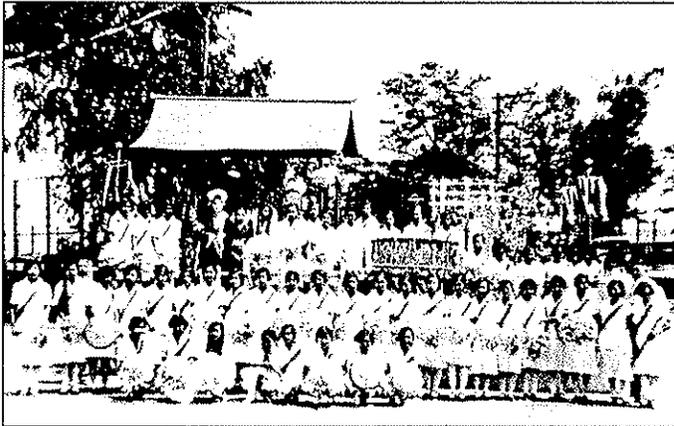


Figure N: Japanese participants in the Raisin Day Parade, c. 1925 (photograph courtesy of Nori Masuda).

Raisin City Band, a White musical group, performed. The parade also consisted of elaborately costumed Chinese in flowing silk robes, children dressed as deities on horseback, and Chinese musicians. Many of the Chinese district associations were represented by members carrying large silk banners.<sup>93</sup> The festivities ended with an evening celebration in the city's fair pavilion.<sup>94</sup> Quong Mow Lung,

parade organizer, explained the purpose of the celebrations: "Our fair is about the same as your Thanksgiving. The Chinese have not one god, but many, and everything is done to please all of these gods, and to drive away all the devils."<sup>95</sup>

<sup>92</sup> Rehart, 3.

<sup>93</sup> *Ibid.*

<sup>94</sup> "Oriental Splendor." *The Fresno Morning Republican*. (27 October 1901).

<sup>95</sup> "Today Ends It." *The Fresno Morning Republican* (26 October 1901).

The parade was hailed a great success in the *Fresno Republic*, a paper representing the entire city: "In everyway it was the most beautiful parade that has ever appeared on the streets of the city. It was from the beginning to the end one dazzling array of magnificent banners, immense flags, gorgeous floats, shimmering silks in every color, shields, weapons of war—and was on the most elaborate and expensive scale."<sup>96</sup> In addition to serving as cultural and social events for the Chinese, their parades helped bridge the gap from Chinatown to White Fresno, if only temporarily.

### Chinese New Year

The Chinese New Year was a cause for great celebration in Fresno's Chinatown. Stores held open houses and were elaborately decorated. On that day and several days after, regular business was suspended in the neighborhood, and merchants held open houses for the Chinese population and visitors of other ethnicities. In addition to colorful banners and decorations, the celebrations featured impressive firework displays. Tens of thousands of dollars were spent on firecrackers, which were suspended from the porches. One by one, the merchants would set off their fireworks. Rows of incense-studded watermelons lined G Street.<sup>97</sup>

The festivities were exotic to Fresno's White community and were covered in the city's papers. In 1883 the *Fresno Republican* reported: "Chinatown is in the midst of the Chinese New Year's festivities. . . they all keep open house and get full, and have lots of fun in their own peculiar Oriental style. The wild, weird melody of the Chinese violin, the tam tam and yangtees—huldabaloo float in on the evening air till about 4 o'clock in the morning, when the last musician falls under the table in a state of helpless intoxication and the meeting adjourns."<sup>98</sup>

With the fall of the Manchu dynasty in 1911, the celebrations of Chinese New Year became more staid. By that time most of Fresno's Chinese were no longer loyal to the Manchu dynasty and

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<sup>96</sup> "Oriental Splendor."

<sup>97</sup> "Fresno's Chinatown Was Busy, Bustling Section" *The Fresno Bee* (22 May 1962).

<sup>98</sup> "Chinatown is in the midst . . ." (*The Fresno Weekly Republican*. No date. Fresno Historical Society Archives).

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followed Dr. Sun Yat Sen, China's first president. Residents held dinners in their homes, but the banners, elaborate decoration, and loud public celebrations were absent.<sup>99</sup>

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<sup>99</sup> Neill M. Toohy, "Fresno Chinaman Reads News of Former Home; Was Mayor in Canton." *Fresno Evening Herald* (6 June 1923).

**CONTEXT: Recreation and Vice**

The unique demographics of Fresno's Chinatown, as well as those of the valley in general, resulted in a profusion of recreational establishments catering to adult males. Within the Chinese community a shortage of females created a single men's culture; Chinese men outnumbered Chinese women twenty to thirty males to one female.<sup>100</sup> While most extreme in the Chinese population, the gender disparity was present in the White population of the area as well. Fresno was a frequent stopover for sheepherders, cowboys, farm workers, loggers, and miners from a larger area. In Fresno County in the 1890s, men outnumbered women nearly two to one.<sup>101</sup> Without familial obligations or social structure, the men turned to vice to alleviate their boredom and loneliness. Kam Wai, a migrant farm laborer on Fresno County farms, reported, ". . .for single men like myself, and I saw many men like myself, you can do only two things. I could spend my time in a gambling joint, that's one thing. Or I could go around to prostitution towns, making all the rounds. So, as I say, at that time, life didn't mean too much to us."<sup>102</sup>

Although prostitution and illegal past times were popular cross culturally, they were often associated with ethnic groups such as the Chinese and Japanese. Whites sought to keep undesirables such as prostitutes and the associated illegal activities of gambling and drug use away from the "respectable" segments of the city and forced them into specific areas.<sup>103</sup> Similarly, Chinese, Japanese and other minorities were excluded from the White areas east of the railroad tracks. The result was that Chinatown and the red light district overlapped and were interspersed with gambling halls and other illegal activities. Fresno's combination of Chinatown and red light district was not unusual. In cities throughout the United States in the late nineteenth and early twentieth centuries, social and economic pressures relegated Chinese and prostitutes to the same areas.

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<sup>100</sup> Ramon D. Chacon, "The Beginning of Racial Segregation: The Chinese in West Fresno and Chinatown's role as red light district, 1870s-1920s" (*Historical Society of Southern California Quarterly*, Winter 1988) 380.

<sup>101</sup> *Ibid.*, 381.

<sup>102</sup> *Ibid.*, 380.

<sup>103</sup> *Ibid.*, 379.

Some Chinese benefited from the vice operations. Tongs, Chinese fraternal organizations, controlled gambling, prostitution, and opium dens in California's Chinatowns. Fresno's tongs were connected with San Francisco's tong organizations, and some of the profits were sent back to the parent group in San Francisco.<sup>104</sup> Competition and disagreements between tongs sometimes resulted in violence or tong wars, contributing to the neighborhood's unsavory reputation.<sup>105</sup>

Some Whites viewed the district as a bastion of illegal and immoral activities, but others perceived the benefit of keeping the single male workforce contented and therefore promoted tolerance of Chinatown's illegal operations. Reportedly, the Southern Pacific Railroad, a major employer of single males, and other large employers used their political influence to protect the institutions of prostitution and vice. The permissive attitude earned Fresno the reputation as a "wide-open town." It was not until reformers took office at the turn-of-the century that major attempts to crack down were made.<sup>106</sup> Reformists gained power in 1901 and sought to put an end to vice operations. The group succeeded in eliminating most vice in other areas of the city but generally accepted that dramatically reducing those activities in the Chinatown was hopeless. Prostitution, gambling, and opium parlors continued to be prevalent in the area until the 1920s, and then declined as a result of the shrinking Chinese bachelor population and increasing police vigilance.<sup>107</sup>

### **Prostitution**

Prostitutes in Fresno's Chinatown represented a variety of ethnicities, although some houses were strictly Chinese or Japanese. Similarly, customers of the red light district came from all ethnic groups, not just Chinese.<sup>108</sup> In records such as Sanborn Maps and census records, brothels and prostitutes were often indicated in discrete terms such as "Female Boarding" and "Chinese Women." Most years, Chinatown's census recorders tellingly did not record a profession for the

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<sup>104</sup> *Ibid.*, 384.

<sup>105</sup> *Ibid.*, 391.

<sup>106</sup> *Ibid.*, 381, 382.

<sup>107</sup> *Ibid.*, 390, 391.

<sup>108</sup> *Chacon*, 381.

female boarders of these buildings, but others were bolder and clearly label the residents “prostitutes.”

In the Fresno County 1880 census records, prostitutes were clearly identified. Although there were a few small groups, most did not appear to live in brothels or cribs but were intermixed with Chinese male laborers. On the 1885 Sanborn Map, a group of small buildings on G Street between Mariposa and Tulare Streets was labeled “Chinese Women.” The buildings were indistinct from the surrounding shops. By 1888 a row of small uniform buildings had been constructed on southeast side of Tulare Street between F and G Streets. The buildings were labeled “Female Boarding” with no indication of ethnicity. The form of the building was typical of prostitution cribs--long, narrow, one-story structures divided into identical small spaces. Each crib was approximately ten feet wide and twenty-five feet deep. A description of cribs in Salt Lake City provides some insight into the possible interior configurations of these spaces: “The stockade consisted of nearly 100 small brick ‘cribs’ which were ten feet square with a door and window, built in rows. A curtain divided the crib in two, with a washstand and chair in the front part and a white enameled bed in the back.”<sup>109</sup>

By 1898 the number of Chinatown’s houses of prostitution had grown. A row of cribs labeled “Japanese Female Boarding” was located on China Alley between Tulare and Kern Streets. Another longer row on F Street on the two blocks between Mariposa and Kern Streets was listed only as “Female Boarding” houses, which alternated with saloons. Another row was located on Tulare between E and F Streets, and yet a third row on E Street between Tulare and Kern.<sup>110</sup> Sanborn Maps show that by 1906 houses of prostitution had proliferated. Most buildings on the block bordered by Mariposa, Tulare, E, and F Streets were “Female Boarding.” The buildings on the three blocks between Tulare, Kern, D, and G Streets were predominantly female boarding houses. The 1910 census records the tenants as single, unrelated women living as “lodgers” with

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<sup>109</sup> Jami Balls, “History of the Stockade and Salt Lake’s Red Light District.” <http://historytogo.utah.gov/redlight.html>, 29 August 2005.

<sup>110</sup> Sanborn Fire Insurance Maps for Fresno, 1898.



the east side but were more tolerant of gambling on the west side. In addition gambling held a special place in Chinese society. To Chinese luck and fate were two of the most powerful forces.

West Fresno's gambling establishments were numerous and lucrative. Reporter Schyler Rehart stated, "In the early 1890s, Fresno already had the second largest Chinatown in the state. The Chinese gambling dens of West Fresno were considered the most notorious and profitable of any in the nation."<sup>112</sup> Gambling provided Chinese and gamblers of many ethnicities with recreation, social interaction, and hope.<sup>113</sup>

Three of the most popular games of chance in the nineteenth and twentieth centuries in Fresno's Chinatown were the lottery, fan tan, and stud poker.<sup>114</sup> The lottery was unique because players were not required to visit Chinatown and, as a result, this game drew from a broader cross section of the population. Chinese laundrymen and vegetable peddlers carried the tickets to the White neighborhoods, where participants, mostly women, purchased them. The tickets contained eighty Chinese characters, and the purchaser of a ten-cent ticket marked ten of the eighty characters. The seller marked a duplicate ticket and brought it back to the gambling hall where the winners were determined under careful security: "The drawing is effected in an apartment at the rear of the lottery den, usually with a side exit to an alley, guarded with an iron door. The moment the parties to the drawing are assembled, every door and window in the place is closed as tight as wax." Characters, matching those on the tickets were drawn. Selected marks on each ticket were returned to purchaser along with any winnings.<sup>115</sup>

For Fresno's Chinese, gambling, especially the lottery, was a popular form of recreation as well as an industry and employer. The gambling houses reportedly employed as many as 700 and added millions of dollars to Fresno's economy in the late nineteenth century. Some of the profits were sent back to the tong organizations in San Francisco.<sup>116</sup> Only one building was labeled

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<sup>112</sup> *Ibid.*, 382.

<sup>113</sup> *Ibid.*

<sup>114</sup> *Chacon*, 383 and *Clough and Secrest*, 246.

<sup>115</sup> *Clough and Secrest*, 244.

<sup>116</sup> *Chacon*, 384.



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dice, cards, and tickets. Despite defenses against raids, the buildings were made enticing to customers: "Entrances to these places are always made attractive . . . glow lamps and Japanese lanterns [are] festooned over the doors and the inner entrance is surrounded with mirrors and gilt frames."<sup>120</sup>

The 1906 Sanborn Map indicates that many of the buildings shown as gambling halls in 1898 continued to serve this function the following decade. Likely due to the decrease in numbers of Chinese bachelors in the neighborhood and police raids, the 1918 Sanborn Map shows only two gambling houses (the two were located on China Alley between Mariposa and Kern Streets) a dramatic reduction from the past decade. The 1948 map indicates there were only four gambling establishments in the neighborhood.

Some accounts assert that the buildings were often three levels and a storefront. However, Sanborn Maps from 1906, 1918 and 1948 all show one-story structures with basements along the alley. Basements were often connected from one building to the next.<sup>121</sup> This arrangement may have led to claims that underground tunnels connected the buildings. However, no evidence has been located to substantiate the existence of tunnels. Their existence appears to merely have been part of the lore and exoticism of Chinatown.

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<sup>120</sup> *Chacon, 384.*

<sup>121</sup> *Ibid., 386.*

**CONTEXT: Demographics and Ethnic Character**

**1860s\***

Motivated by poor conditions in their homeland--substandard living conditions, famines, overcrowding, and political unrest--in the 1850s a growing number of Chinese fled their homeland and immigrated to California and the gold mines known as *Gum Saan* "Gold Mountain." In the 1860 census record of Fresno County, over three hundred Chinese were listed as residents. Whether an accurate reflection or bias on the part of the census takers, *all* Chinese were male and *all* were listed as miners.<sup>122</sup> No mention was made of Chinese merchants; although it is likely a few existed to serve the needs of their community. Fresno County was organized in 1856, and Millerton, the county's largest settlement, became the county seat. Initially Chinese were tolerated but within a few years, the Chinese were banned. The expelled Chinese settled halfway between Millerton and Fort Miller.<sup>123</sup> In December 1869 the directors of the Central Pacific Railroad selected a site on the A.Y. Easterby ranch for the Fresno railroad station.

**1870s**

In May 1872 Edward H. Mix platted the new City of Fresno, and by 1873 there was a small thriving town.<sup>124</sup> On March 23, 1873 voters determined the county seat would be moved to Fresno. Many Millerton buildings were dismantled and relocated to the new town.<sup>125</sup> The Chinese community just outside Millerton also moved to the new city. Initially Chinese settled east of the railroad tracks, however, as a result of racial agitation, all Chinese and other disreputables were soon compelled to move across the tracks to Chinatown.<sup>126</sup>

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\* The 1860, 1870, and 1880 Census Records were arranged by "Dwelling houses--numbered in the order of visitation," and addresses were not given.

<sup>122</sup> Department of Commerce and Labor--Bureau of the Census, *Fresno County (1860 and 1870) and Fresno City (1880, 1890, 1900, 1910, 1920, and 1930)*.

<sup>123</sup> Clough and Secrest, 78.

<sup>124</sup> *Ibid.*, 121.

<sup>125</sup> *Ibid.*, 121-122.

<sup>126</sup> Ernestine Winchell, "Fresno Memories: Across the Tracks" (*The Fresno Morning Republican*, c. 1920).

In the early years of Fresno's Chinatown, there were undoubtedly shops and other small businesses within the neighborhood. However, most Chinese worked outside of town as miners, farmers, canal diggers, and railroad workers.<sup>127</sup> Census records indicate that from 1860 through 1880 the vast majority of Fresno's Chinese residents were laborers; many of these were migrant farm laborers.

In the 1870s anti-Chinese sentiment increased in California. On October 24, 1871 in Los Angeles, nineteen Chinese were killed by a mob, angered by the shooting of a white man. In 1874 in Fresno, a meeting was held to remove Chinese from the White section of town.<sup>128</sup> The next year the U.S. Congress passed the Page Law, which barred the entry of Chinese, Japanese, and "Mongolian" prostitutes, felons, and contract laborers. Wives of merchants were not banned and could immigrate, however, many government officials assumed that all Chinese women were prostitutes and therefore ineligible for entry.<sup>129</sup> The law effectively limited immigration of most Chinese women. Although applied to all "Oriental" countries, China was the intended target. The law reinforced the single male culture common in U.S. Chinatowns, including Fresno's.

### **1880s**

Throughout California the Chinese communities were often victims of arson. In 1881 in Dutch Flat, a fire destroyed sixty buildings. In 1886 a group of thirty masked men raided a bunkhouse in Wheatland, Yuba County, beat eleven hop-pickers and burned the Chinese bunkhouse. In May 1887 a suspicious fire destroyed San Jose's Chinatown. Only a week later, fire destroyed about \$50,000 property in Fresno's Chinatown.<sup>130</sup>

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<sup>127</sup> Ward W. Grimes, "Chinese Contributed to Color, Progress of Early Period," (*The Fresno Bee*, 18 April 1956).

<sup>128</sup> National Park Service, "History of Chinese Americans in California: the 1870s," ([www.cr.nps.gov/history/online\\_books/5views2d.htm](http://www.cr.nps.gov/history/online_books/5views2d.htm), 1 November 2005).

<sup>129</sup> Catherine Lee, "Prostitutes and Picture Brides: Chinese and Japanese, Immigration, Settlement, and American Nation-Building, 1870-1920" (*The Center for Comparative Immigration Studies, University of California, San Diego*, February 2003) 4.

<sup>130</sup> National Park Service, "History of Chinese Americans in California: the 1880s," ([www.cr.nps.gov/history/online\\_books/5views2d.htm](http://www.cr.nps.gov/history/online_books/5views2d.htm), 1 November 2005).



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Despite the generally unfriendly climate, Chinese men continued to immigrate to the U.S. in search of fortune. But in 1882, the wave of Chinese immigrants was halted. As a result of mounting anti-Chinese sentiment, that year the U.S. Congress passed the Chinese Exclusion Act. Proponents cited the corrupting influence of the Chinese, particularly Chinese prostitutes, as one of the main reasons for the law. Although many reports were exaggerated, in 1882 approximately six percent of the Chinese populations in the U.S. were prostitutes. The opium trade was a vice associated with the Chinese, which was seen as threat to White families.<sup>131</sup> The Chinese Exclusion Act represented a significant change in immigration policy; it was the first significant restriction on immigration in the country's history. The act barred Chinese laborers from entering the country under penalty of imprisonment and deportation and made Chinese immigrants permanent aliens by denying them U.S. citizenship. The Exclusion Act permitted Chinese merchants, diplomats, and students to enter the country, and initially this class of immigrants was allowed to bring their wives and families.<sup>132</sup> Taking advantage of this clause, some Chinese came to the U.S. posing as the family members of merchants creating a group of immigrants known as "paper sons" or "paper daughters." With the exception of the small merchant class, Chinese men in the U.S. were faced with the prospect of permanent bachelorhood, unable to bring their wives over from China and start families. The Chinese community in the U.S. declined, unable to replenish its population from immigration or natural reproduction.

At the same time the Chinese population was decreasing, the number of Japanese in the U.S. was growing. The 1880 census records showed there were only 86 Japanese in California with a total of 148 in the entire country. These were likely either students, or laborers who had illegally left Japan. The Japanese were not allowed to leave their country until 1884 when a labor agreement between Hawaiian sugar plantations and the Japanese government was reached. Farm workers for the plantations were chosen carefully, and Japanese from regions known for their experience in agriculture and hard work (Hiroshima, Kumamoto, Yamaguchi, and Fukushima) were favored.

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<sup>131</sup> Catherine Lee, "Prostitutes and Picture Brides: Chinese and Japanese, Immigration, Settlement, and American Nation-Building, 1870-1920" (*The Center for Comparative Immigration Studies, University of California, San Diego, February 2003*) 14 and 16.

<sup>132</sup> National Park Service, "History of Chinese Americans in California: the 1880s."



From Hawaii some Japanese continued to the U.S. mainland, and as a result, many of the Japanese who immigrated to California were from these regions.<sup>133</sup>

From 1860 to 1880 approximately 200,000 Chinese laborers immigrated to the U.S. During that same time period, the Japanese government allowed only 335 emigrants bound for the U.S. to leave their country. Although the following decade saw an increase, Japanese numbers in the U.S. were still limited. The 1890 census records show that there were only 2,039 Japanese in the country.; half of these were in California.<sup>134</sup> Similar to White settlement patterns in the West, the earliest Japanese female immigrants included a significant proportion of prostitutes. By 1898 there were 161 identified Japanese prostitutes in California, 30 of whom were in Fresno.<sup>135</sup> Sanborn Maps from that year show a row of cribs labeled "Japanese Female Boarding," usually a euphemism for a brothel, was located on China Alley between Tulare and Kern Streets.

### 1890s

Chinese formed the lower end of California's agricultural labor market in the 1890s. Labor contractors in Chinatowns organized workers, supplying approximately 7,000 men to work in the fields and the packinghouses. The Chinese were willing to work for low wages and move around the countryside for work, causing resentment from competing laborers.

Economics worsened in the early 1890s, and farmers cut wages to \$1.15 per day. Under pressure from anti-Chinese groups, Fresno County packinghouses began refusing to hire

Chinese and replaced them with White women and girls. In 1892 Congress passed the Geary



Figure Q: Substantial brick structures, such as the building at 1528-1548 Tulare Street, were built in Chinatown as early as the 1890s. (photograph courtesy of Fresno County Public Library).

<sup>133</sup> National Park Service, "A History of Japanese Americans in California: Patterns of Settlement and Occupational Characteristics."

<sup>134</sup> Lee, 23.

<sup>135</sup> Ibid., 25.



Act, which extended the Chinese Exclusion Law of 1882 for an additional ten years. On August 14, 1893, 500 unemployed men attempted to run the Chinese out of Fresno's Chinatown. When the Earl Fruit Company fired its White female workers in order to hire Chinese, an Anti-Chinese

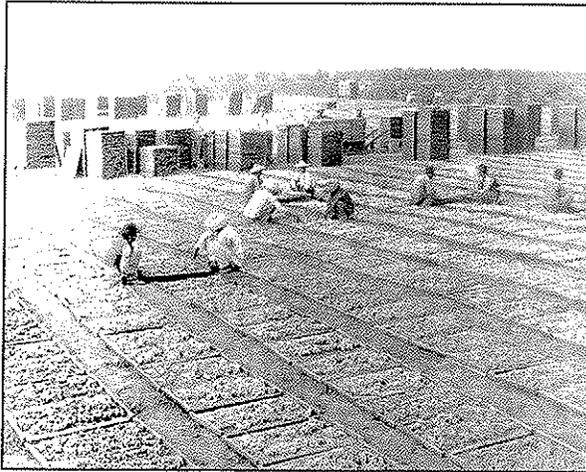


Figure R: Chinese workers drying grapes (Online Archive of California <http://ark.cdlib.org>).

League was formed. A riot on September 1, 1893, almost drove Selma's Chinese population out of town. Later that month, a bunkhouse of Chinese at the Metzler Vineyard was attacked.<sup>136</sup>

In the 1890s the face of Fresno's Chinatown changed. In previous decades few ethnic group other than Chinese resided in the neighborhood. Although limited in number, Japanese immigration had begun, and these new residents were forced to settle in Chinatown.

### 1900s

Census records for 1900 indicate that West Fresno's Chinese community was typical of Chinese settlement patterns throughout California; although there were a few families, the majority of the populations were single males living in boarding, lodging or rooming houses. Most were farm laborers, but other occupations included cooks, physicians, merchants, bookkeepers, butchers, a boarding house keeper, bartenders, fish peddlers, and a teacher. In addition, there were a large number of laundrymen. Laundries were popular with the Chinese, because, unlike other professions, Chinese did not face opposition from white businesses because washing was considered women's work unsuitable for White men.<sup>137</sup>

<sup>136</sup> Clough and Secrest, 333.

<sup>137</sup> National Park Service, "History of Chinese Americans in California: the 1900s."



The Asiatic Exclusion League was formed in May 1905, and the group campaigned to exclude Japanese and Chinese from immigration.<sup>138</sup> At the turn of the century, the U.S. economy began expanding after an economic depression in the late nineteenth century. In California the need for agricultural workers was greater than the workforce could supply. The Chinese Exclusion Act had contributed to a labor shortage on the West Coast. For this reason some farmers wanted the act to be changed. Japanese immigrants (both men and women) helped fill the shortage and were looked at favorably as potential farm laborers.<sup>139</sup> Unlike the mining and railroad industries, which required only male laborers, farming required quick hands rather than brute strength, and women and children were capable of the task. By 1900 Northern California had the largest number of Japanese in the U.S., and of those, 598 lived in Fresno County.<sup>140</sup>

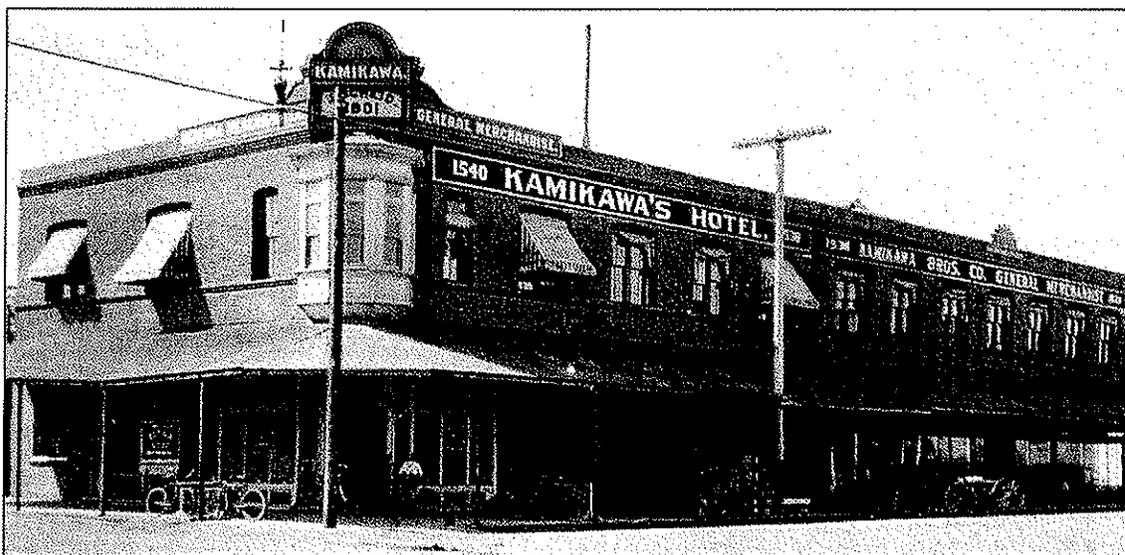


Figure S: Kamikawa's General Merchandise and Hotel was a prominent Japanese business in Chinatown, c. 1910 (Online Archive of California <http://ark.cdlib.org>).

Despite their common Asian heritage, the experience of Japanese immigrants to California was distinctly different from that of the Chinese. Many Japanese men saved money in order to bring their families over. In addition, unlike Chinese immigrants who were escaping poverty and an

<sup>138</sup> National Park Service, "A History of Japanese Americans in California: Discriminatory Practices."

<sup>139</sup> Lee, 3.

<sup>140</sup> National Park Service, "A History of Japanese Americans in California: Patterns of Settlement and Occupational Characteristics."



unstable political climate, many Japanese came from farming families and arrived in the U.S. with entrepreneurial plans.<sup>141</sup> Japanese began buying property in the names of their children who were American citizen and able to own property. They established farms, orchards, and vineyards.<sup>142</sup>

The 1900 census records for Fresno's Chinatown indicated that although there were some families, at that time Japanese residents were still mostly single males. The Japanese mixed with the Chinese within the neighborhood and lived throughout Chinatown. Japanese even lived on China Alley. However, there didn't appear to be mixing within lodging houses.

As the number of Japanese in the U.S. increased, there was an anti-Japanese backlash. Labor unions and opportunistic politicians pressured President Roosevelt to restrict Japanese immigration. However, unlike the Chinese, the Japanese had a strong home government to defend their interests. After Japan defeated China in 1895 and Russia in 1905, U.S. officials saw Japan as a potential enemy and were wary of creating a tense relationship.<sup>143</sup> As a result, rather than a more comprehensive ban like the Chinese Exclusion Act, President Roosevelt and Japanese officials reached a "Gentlemen's Agreement," an understanding that the Japanese government would not issue passports for Japanese laborers or prostitutes. Japanese already in the U.S. were allowed to have their wives, children, and parents join them. Japanese women were allowed to marry Japanese men already in the U.S. by proxy, leading to the practice of "picture brides" or "photograph brides." As a result, a large number of Japanese women came to the country.<sup>144</sup> Some immigration inspectors believed picture brides were schemes to get prostitutes into the country. Beginning in 1909 through the end of World War II, anti-Japanese bills were introduced to the California State Legislature each year. Despite hostility from some sectors, the U.S. policy on Japanese immigration still allowed the Japanese-American population

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<sup>141</sup> Lee, 24.

<sup>142</sup> National Park Service, "A History of Japanese Americans in California: Patterns of Settlement and Occupational Characteristics."

<sup>143</sup> Lee, 26.

<sup>144</sup> Ibid., 26 and 27.



to grow. Over the next two decades, the Japanese population in the U.S. doubled in size through immigration and natural reproduction.<sup>145</sup>

### 1910s

The revolutionary uprising of October 10, 1911 and the establishment of a republic in China combined with anti-Chinese sentiment in the U.S. spurred many Chinese Americans to return to their homeland.<sup>146</sup> In 1910 the Chinese

population of Fresno's Chinatown was still dominantly composed of single males laborers with only a few families. Although the Chinese population was frozen as a result of the Page Law and Chinese Exclusion Act, the occupations of the



Figure T: View of Chinatown streetscape, c. 1915  
(photograph courtesy of Nori Masuda).

Chinese who remained in Chinatown were becoming increasingly diverse. In addition to the expected farm laborers, laundrymen, farm contractors, and general merchandise store proprietors, the 1910 census records show there were also cooks, waiters, lodging proprietors, canning workers, vegetable peddlers, tailors, druggists, and bakers. Similarly, there was a greater variety and specialization of stores including: groceries, clothing, tobacco, and hats.

Despite the 1907 Gentlemen's Agreement that allowed Japanese women to join their husbands in the U.S., in Fresno's Chinatown there were only a few Japanese families. Most residents were still male farm hands living in boarding houses. The Japanese were located throughout the neighborhood on G Street, China Alley, Tulare Street, and Kern Street. In addition to laborers the Japanese community had a large number of restaurant proprietors, waiters, and cooks. There

<sup>145</sup> Lee, 27 and 29.

<sup>146</sup> National Park Service, "History of Chinese Americans in California: the 1900s,"



were also coffee house clerks, billiard hall proprietors, railroad workers, fish market proprietors, gardeners, and liquor merchants.

In 1910 a group of single Japanese women resided at the 900 block of F Street. No occupation was given in the census records, but a group of single women living alone suggests they were prostitutes. In the late 1910s anti-Japanese sentiment was growing and the Japanese association with prostitution was one of the main issues. In the U.S. press, Japanese women were increasingly depicted as hypersexual.<sup>147</sup> In 1919 California Senator James D. Phelan attacked the policy of allowing picture brides to immigrate. He called the practice "Asiatic" and a "throwback as it were to barbarism."<sup>148</sup>

Although not yet represented in Chinatown's population, in the 1910s events occurred in Mexico that would later significantly influence the demographics of the neighborhood. President Porfirio Diaz overthrew the Mexican government and revolution spread throughout the country causing political, social, and economic upheaval. Chaos drove thousands of Mexicans north. In the U.S. World War I enlistment created labor shortages attracting immigrant labor.<sup>149</sup>

### 1920s

Anti-immigration sentiment reached a climax with the Immigration Act of 1924, which placed quotas on the numbers of immigrants allowed into the United States. The law was intended to limit immigrants from southern and eastern European countries but it had a great impact on other groups as well.<sup>150</sup> The Act excluded all classes of Chinese immigrants and extended restrictions to other Asian groups. These restrictions were not relaxed until the middle of the twentieth century.

In Fresno's Chinatown in the 1920s, far fewer Chinese worked as farm laborers than in the previous decades. Census records list general merchandise store proprietors, fish store

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<sup>147</sup> Lee, 31.

<sup>148</sup> Ibid., 34.

<sup>149</sup> National Park Service, "A History of Mexican Americans in California: Revolution to Depression: 1900-1940."

<sup>150</sup> Lee, 1.



proprietors, pool hall operators, laundrymen, restaurant and retail store bookkeepers, grocery salespersons, waiters, a cigar store proprietor, restaurant workers, cooks, waiters, an auto mechanic, and a librarian.

The Immigration Act of 1924 limited the number of new Japanese immigrants, however, the Japanese-American community was already well established by this time. Nisei, second generation Japanese Americans, numbered 30,000 in 1920.<sup>151</sup> By 1920 Fresno County's Japanese population reached 5,732.<sup>152</sup> Population increases were due primarily to the immigration of women and the birth of children in the United States. According to Nori Masuda, a resident of Chinatown, the Japanese population of the area was growing, "Of course there was a lot of Japanese in the twenties, you know, a lot of immigrants. They come through from labor camps, they come through to Fresno to work for grapes, this and that, then they keep going."<sup>153</sup> In Fresno's Chinatown the number of Japanese families (in relation to single males or female prostitutes) was increasing. Reflective of the change, Nori Masuda, a Chinatown resident who grew up in an apartment on Fresno's Chinatown, called the area "J Town."<sup>154</sup> Occupations of Japanese listed in the 1920 census records included, hotel proprietors, bakers, auto mechanics, shooting gallery proprietors, barbers, laborers, rooming house keepers, restaurant proprietors, ranch contractors, fruit stand proprietors, and vineyard laborers.

In the 1920s the number of Chinatown's non-Asian residents was growing. Census records show five families from Mexico lived at 1051-1055 F Street. The heads of households were all laborers but worked in a variety of industries including: the street department, a vineyard, general contracting, a cannery, and a farm. Next door at 1045 F Street, a man from Greece was proprietor of a rooming house. An Italian couple lived at 1029 G Street; the head of household worked as a restaurant keeper. The 1926 city directory shows an even more diverse neighborhood than the census records convey. Although the majority of residents and business

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<sup>151</sup> *Ibid.*, 36.

<sup>152</sup> *National Park Service, "A History of Japanese Americans in California: Discriminatory Practices."*

<sup>153</sup> *Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 9.*

<sup>154</sup> *Ibid.*, 9.



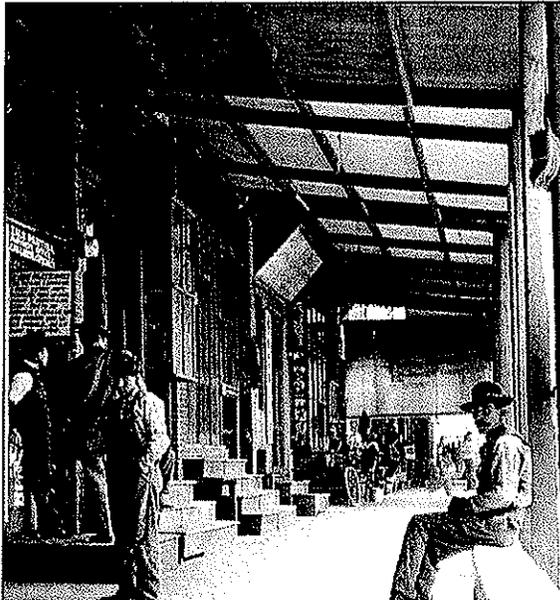


Figure U: Mexican employment office in Chinatown (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

proprietors listed were predominantly Chinese and Japanese, the area included people and businesses with European surnames. It is not clear if these people lived in the area or were proprietors of Chinatown businesses and resided elsewhere.

### 1930s

Although single male laborers living in boarding houses (the most populous group at the turn of the century) were still present in Chinatown in 1930, these men were now the exception rather than the rule. The 1930 census records show Chinatown's Chinese performing jobs such as: dry goods clerks and

merchants, cafe managers, grocers, druggists, doctors, waiters, cooks, meat cutters, herb salesmen, clerk, laundrymen, housekeepers, a soft drink operator, and club house porters and managers.

By the 1930s Chinatown's Japanese community appears to have been nearly as large as its Chinese community. The Japanese residents consisted of both families and single male laborers. According to the 1930 census records, occupations included: farm laborers, pool hall managers, restaurant owners, grocery salesmen, dry goods salesmen, bookkeepers, restaurant workers, life insurance salesmen, vegetable stall managers, store clerks, barbers, carpenters, and movie show managers.

Chinatown's Mexican population appears to have settled primarily on F Street around Kern and Inyo Streets. Unlike early Asian immigration patterns, the Mexican community consisted of families rather than single men. Some worked as farm laborers, and there was also a barber, a rooming house operator, pool hall operator, and hotel clerk. Although welcomed in the 1920s as



an answer to the labor scarcity question, the Great Depression and job shortages caused changing attitudes toward Mexican immigrants. As a result, U.S. officials pressured Mexicans to “voluntarily” return to Mexico; outright deportation was sometimes the result.<sup>155</sup>

#### 1940s

On December 7, 1941, the United States declared war, and many Chinese and Japanese enlisted.<sup>156</sup> As a result of wartime labor shortages and changes in popular sentiment, in 1943 the Exclusion Act was revoked, however, it was not until 1965 that “nation of origin” quotas were ended. Chinese immigrants were finally eligible for citizenship. In addition, in 1945 the War Bride Act and the G.I. Fiancé Act allowed Chinese Americans to bring their wives into the country.<sup>157</sup>

For the Japanese the 1940s were particularly bleak. With Japanese involvement in World War II, the question of the Japanese allegiance to the U.S. was raised. At first the Japanese in Fresno were subject to a curfew and not allowed on the streets between 8 pm and 6 am. Persons found in violation could be shot.<sup>158</sup> Soon, Executive Order 9066, signed by Franklin D. Roosevelt February 19, 1942, called for creation of internment camps

for the nation’s Japanese. Although the excuse was “military necessity,” the Japanese were interred without evidence of

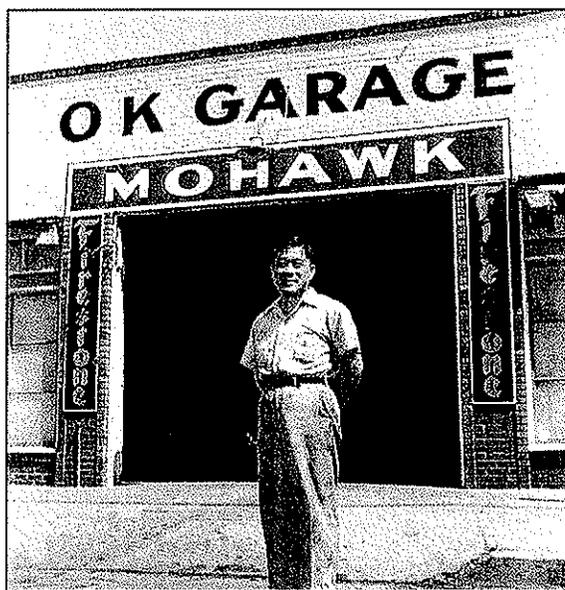


Figure V: Tom Inouye, in front of his O.K. Garage at 1403 Kern Street (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

<sup>155</sup> National Park Service, “A History of Mexican Americans in California: Revolution to Depression: 1900-1940.”

<sup>156</sup> Wong, 16.

<sup>157</sup> Library of Congress, “Immigration . . . Chinese: Legislative Harassment.” <http://memory.loc.gov/learn/features/immig/chinese5.html>, 27 October 2005.

<sup>158</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 49.



sabotage or criminal activity. Initially, thirteen temporary detention camps called assembly centers were established in California to house the Japanese until more permanent camps could be built in remote sections of the West. One assembly center was located at the Fresno Fairgrounds. The former Sugar Pine Lumber Company in Pinedale (just north of Fresno) also served as a regional relocation camp for Japanese-Americans from Washington, Oregon, and Northern California. Chinatown's Japanese Americans prepared to depart their homes and businesses; storeowners stashed merchandise and boarded their shops. Fresno's Japanese were first sent to an assembly center in Fresno and then transferred to an internment camp on the Gila River in Arizona or to the camp in Jerome, Arkansas.<sup>159</sup> *Ex Parte Endo* issued December 16, 1944, rescinded the exclusion orders and closed the internment camps in the United States. However, many Japanese did not return to their former homes. For example, the Masuda family who had formerly owned stores on China Alley and later on F Street, found it too difficult to reopen, and instead began working in the fields. Nori Masuda, one of the family's older sons delayed his return to the Fresno area because of prejudice against the Japanese in the neighborhood.<sup>160</sup>

During the 1940s Fresno's Chinatown was increasingly multicultural. In the larger West Fresno area, there were Italians, Greeks, Blacks, and Asians.<sup>161</sup> Relations were friendly. Pete Rokas, a Greek American noted the exchanges with neighbors of different ethnicities. At Christmas the neighbors would exchange food: homemade wine from his father or Greek pastries from his mother, tamales from their Mexican neighbors, and raviolis from a nearby Italian family.<sup>162</sup> Within Chinatown the number of Blacks and Mexicans increased and Chinatown was called "*El Barrio Chino*" and "Mexicantown."<sup>163</sup> World War II caused a labor shortage because many workers, including Mexican Americans, enlisted. Those who remained were able to get jobs in

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<sup>159</sup>Setencich, Eli, "Age Has Caught up to Fresno Landmark." (*The Fresno Bee*, 8 April 1996).

<sup>160</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 33, 52 and 55.

<sup>161</sup> Transcript, Pete Rokas Oral History Interview, 9 July 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project.

<sup>162</sup> *Ibid.*

<sup>163</sup> Chacon, 394.



industries previously closed to them. The labor situation led the U.S. and Mexico to create the *Bracero* Program (which peaked in 1959 with 450,000 workers).<sup>164</sup> According to Froylan Ramirez, who came to the Fresno area as a *bracero*, the program enrolled Mexican workers for six-month contracts and issued them passports. Ramirez worked on farms in the area harvesting oranges, broccoli, peppers, chilies, and other produce. After his contract expired, Ramirez, like many *braceros*, remained in the area. He later settled in West Fresno.<sup>165</sup>

### 1950s and 1960s

In the 1950s and 1960s the trends established in earlier decades continued, and the neighborhood was increasingly diverse. In addition to residents of Mexican, Chinese, and Japanese heritage, people with European and Russian last names had moved into the neighborhood. Businesses with Hispanic or European names were common. In addition to serving the residents of Chinatown, the area was a destination. According to Noe Lopez, a Mexican American who drove Mexican migrant laborers into the neighborhood on their days off, the men came to shop for clothes, entertainment, and the opportunity to socialize. In Chinatown the laborers, "liked to go to the movies, a lot of them and a lot of them liked to go and drink at the bar probably see girls. They were all young men and they all came and went in different directions but most of the time they stuck together."<sup>166</sup>

By the 1960s most of the buildings on China Alley were vacant. As opportunities increased, many successful Chinese moved out of Chinatown and into the suburbs.<sup>167</sup>

### 1970s and 1980s

By the 1970s city directories indicated that there were more businesses with Hispanic names than any other ethnicity. Similarly, the majority of residents on China Alley had Hispanic last names.

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<sup>164</sup> National Park Service, "A History of Mexican Americans in California: Revolution to Depression: 1900-1940."

<sup>165</sup> Transcript, Noe Lopez and Alice Lopez Oral History Interview, 9 July 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 1-3.

<sup>166</sup> *Ibid.*, 9.

<sup>167</sup> Wong, 20.



However, the neighborhood was still known for its diversity, as a 1981 newspaper article notes: “There is no other place in Fresno and few in the United States where you can walk a block from a Buddhist temple to Mexican restaurants and cantinas to Chinese and Japanese restaurants, barbershops, laundries, a big modern fish market and banks.”<sup>168</sup> However, there was one service less frequently offered in the 1980s in Chinatown. The neighborhood had served as the city’s red-light district but in the 1970s this activity began to shift to other areas of Fresno.<sup>169</sup>

### 1990s

In the 1990s Chinatown’s population was predominantly Hispanic and Japanese and was smaller than in the past decades. The rooming houses on China Alley had been closed and few buildings (residential or commercial) were left on G Street.

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<sup>168</sup> Jim Steinberg, “Chinatown: A Move to Keep ‘Flavor’” *The Fresno Bee* (29 June 1981).

<sup>169</sup> Chacon, 394.



**CONTEXT: Contributions of Significant Individuals**

**Tong Duck (Sam Wing Chee) (1849-1937)**



*Figure W: Tom Duck  
(photograph courtesy of  
Fresno County: the  
Pioneer Years).*

Tong Duck, also known as Sam Wing Chee (or Gee), arrived in Millerton in 1869 and worked in his uncle's general merchandise store. Building on his experience there, Tong Duck partnered with Tong Sing to create a similar firm, which provided miners with equipment. During the mass relocation from Millerton to Fresno in 1873 and 1874, many Chinese residents hired Duck's firm to move their furnishings in the large freight wagons his company used to transport supplies to the Chinese in the gold mines.<sup>171</sup>

In Fresno Duck and Sing built the first large-scale brick building in Chinatown, which housed their general merchandise store. In addition to providing supplies, the store served an important role for California's itinerant Chinese labor force. The store functioned as a stopover for Chinese traveling between San Francisco and Los Angeles, and mail for Chinese workers throughout the San Joaquin Valley was held at the store.<sup>172</sup> It is not clear where the store was located, however, the 1899-1900 Fresno County Business Records lists Tong Duck & Co. as "trader[s]" located at 1121 G. Street, which may be the address of the business. In addition to retail, Tong Duck became interested in agribusiness and financed orchards and vineyards in the nearby communities of Hanford, Armona, and Lemoore.<sup>173</sup>

Tong Duck also played an important role in Chinatown's social and religious life. Tong Duck and Tong Sing, who served as head of the Sam Yup Association, built the company's joss house in 1889 on China Alley between Tulare and Mariposa Streets. In addition to his other ventures, in the 1880s Tong Duck built the two-story opera house on the east side of China Alley north of Tulare Street. The theater was destroyed by fire at the turn of the century.<sup>174</sup>

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<sup>171</sup> Chacon., 375-376.

<sup>172</sup> Ibid.

<sup>173</sup> Opper, 5.

<sup>174</sup> Grimes.



Between 1875 and 1908 Tong Duck made frequent trips back to China to organize his estate there. While in China he married three times. In 1898 he wed Kong Soo Lum, his fourth wife, in Fresno, and the couple raised fourteen children. Tong Duck retired in 1930 and died in 1937 at 89 years of age. Kong Soo Lum died in 1938.<sup>175</sup>

#### **Ah Kit (1830-1895)**

Ah Kit was one of Chinatown's most well-known residents. He was born in China and came to the United States in the 1850s. After his arrival in Mariposa County, California, like many Chinese, he initially sought his fortune in the mines. He soon settled Millerton and opened a blacksmith shop. Although racial relations were tense in the state, most of Kit's customers were American.<sup>176</sup>



*Figure X: Ah Kit  
(photograph courtesy of  
Fresno County: the  
Pioneer Years).*

Ah Kit expanded his interests and became business partners with Jefferson M. Shannon, a hog raiser among other professions. This venture was the first Caucasian/Chinese partnership in central California.<sup>177</sup> When the county seat moved to Fresno in 1873, Ah Kit and Jefferson Shannon opened a blacksmith shop on Merced Street between H and Broadway Streets. Jefferson Shannon was a deputy sheriff of Fresno County, the first railroad station agent, and salesperson of town lots for the Pacific Improvement Company. His involvement in land sales enabled Shannon to acquire lots in a favorable part of town when it was established.<sup>178</sup> As a result, Jefferson and Kit were able to build a blacksmith shop at Fresno Street and I. However, as a result of racial agitation, all Chinese, including Ah Kit, soon moved across the tracks, to Chinatown.<sup>179</sup>

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<sup>175</sup> Opper, 5.

<sup>176</sup> Ibid., 6.

<sup>177</sup> Rehart, 27.

<sup>178</sup> Opper, 7.

<sup>179</sup> Winchell.



In the late nineteenth century Kit was one of the few Chinese in Fresno to have a wife and family in the U.S.<sup>180</sup> When Ah Kit's first son was born in 1867, he named him Jefferson Shannon Kit after his friend and business partner.<sup>181</sup>

The last six or seven years of his life, Ah Kit was a merchant. Ah Kit never returned to China and remained in Fresno until his death in 1895. His passing was noted in the Fresno Daily Expositor, a citywide newspaper, "The death of Ah Kit in Chinatown yesterday removes a character more generally known among the pioneers of this county than any other of this countrymen."<sup>182</sup>

#### Dr. Buntaro Okonogi



Figure Y: Fresno's first Japanese bank, the Industrial Bank of Fresno at Tulare and F Streets.

In 1908 Dr. Buntaro Okonogi established the first financial lending institution for Fresno's Japanese population, the Industrial Bank of Fresno. Okonogi hired San Francisco architect John C. Dressel to design a structure to house the institution at Tulare and F Streets. The building was a two-story brick structure with Mission Revival style ornamentation. Okonogi served as president and director of the Industrial Bank, which

made farm and building loans to West Fresno residents. For several years the West Fresno Branch of the Bank of Italy operated side by side with the Industrial Bank in the structure at Tulare and F Streets. Other tenants included the *Japanese American Newspaper*, Japanese Association of Fresno, T.K. Tomita-General Business Agency and George Photography Studio.<sup>183</sup> Okonogi also founded a Japanese hospital.<sup>184</sup>

<sup>180</sup> Rehart, 27.

<sup>181</sup> Opper, 7.

<sup>182</sup> Wong, 529.

<sup>183</sup> Rehart, 112.

<sup>184</sup> Transcript, Nori Masuda Oral History Interview, 9 June 2005, by Suzanne Guerra and Margo McBane, West Fresno Chinatown Oral History Project, 29.



**Amy Purcell (1882-unknown)**

Amy Purcell was born April 8, 1882, in Marion Center, Kansas, and in 1911 she graduated from the Baptist Missionary Training School in Chicago. Although Purcell would spend the majority of her work life in missionary service in Fresno, she began her vocation in the Pacific Northwest where she worked with Japanese in Seattle from 1913 and 1914 and then among Italians in Portland until May 1915. Her first paid commission was in San Francisco in March 1916. She remained in San Francisco through May 1918 at which time she returned home after the death of her mother.<sup>185</sup>

In September 1918 the Woman's American Baptist Home Mission Society and the Northern California Baptist Convention sent Purcell to work as a missionary at the Chinese Mission in Fresno, a position which paid \$55 per month. In a 1936 letter to Miss Oliver Russell, Woman's Home Mission Society in New York, Purcell described her early work and the predominance of single men in Fresno's Chinatown, "When I began my work here in the fall of 1918, shortly after Miss Bennet left, there were only a few Chinese homes, but many boys and young men living in stores and rooming houses. In the summer time they all went out to work in the fruit. My work was almost entirely with young men, save for the English lessons I was giving the women in their homes. There were few children."<sup>186</sup>

The Chinese Mission on 1053 E Street consisted of two front rooms used for religious services and lodging for single Chinese young men in back. The first instructions Purcell received from the director of the American Baptist Home Mission Society were to go house to house teaching English and explaining her beliefs to all Chinese. Her duties also included: instructing women in domestic duties and the care of the family and the sick; organizing social gatherings; and creating wholesome activities for all age groups such as choir, sewing, cooking, Mother-Daughter teas, Guild Girls and, of course, a Bible Study class and Sunday School.<sup>187</sup>

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<sup>185</sup> *Oppe* 12, 13.

<sup>186</sup> *Ibid.*, 13, 14.

<sup>187</sup> *Ibid.*, 14.



Gradually, Purcell made inroads into the Chinese community through teaching young men English at the mission and visiting the homes to teach the few Chinese women to speak English and learn sewing and cooking. As more Chinese viewed the U.S. as their permanent residence, Chinese men began to bring wives to the U.S. and start families. In response to this change in Fresno, Purcell started a nursery school in the early 1920s. During the 1920s the list of the Mission's activities expanded and included girls' art classes, picnics, home-canning lessons, family nights, three language schools, and a women's society. In addition, Purcell personally aided the Chinese with their citizenship papers. For years Purcell was assisted by her trusted volunteer Ruth Nelson.<sup>188</sup>

After decades in Fresno's Chinese community, in 1942 Purcell requested leave of absence due to ill health. Two years later she returned to Fresno's Chinatown. As a fitting culmination of her work, the First Chinese Baptist Church was organized in 1946. Purcell retired the next year.<sup>189</sup>

#### Tong Sing

Tong Sing settled in Millerton's Chinatown in the mid nineteenth century. He partnered with Tong Duck to create a firm, that provided miners with equipment. During the mass relocation from Millerton to Fresno in 1873 and 1874, many Chinese residents hired Sing's firm to move their furnishings in the large freight wagons the company used to transport supplies to the Chinese in the gold mines.<sup>190</sup>

In Fresno Sing and Duck built the first large-scale brick building in Chinatown, which housed their general merchandise store. In addition to providing supplies,

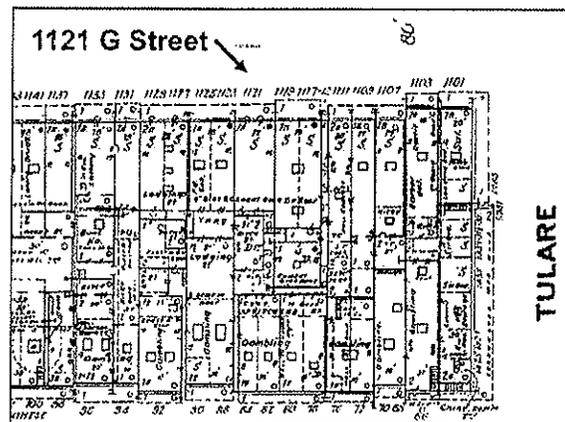


Figure Z: 1898 Sanborn Map showing 1121 G Street, the possible the location of the Tong Duk & Co., store.

<sup>188</sup> *Ibid.*, 15, 17.

<sup>189</sup> *Ibid.*, 17.

<sup>190</sup> *Chacon*, 375-376.



the store served an important role for California's itinerant Chinese labor force. The store functioned as a stopover for Chinese traveling between San Francisco and Los Angeles, and mail for Chinese workers throughout the San Joaquin Valley was held at the store.<sup>191</sup> It is not clear where the store was located, however, the 1899-1900 Fresno County Business Records lists Tong Duck & Co. as "trader[s]" located at 1121 G Street, which may have been the address of the business.

Tong Sing's role in the Chinese community was much more than that of merchant; he organized and was head of the Sam Yup Association.<sup>192</sup> Along with his business partner Tong Duck, he built the joss house at 1023 China Alley in 1889. The building was a very narrow, long, two-story structure. Lodging was located on the first floor, and the joss house on the second. In some accounts the Sam Yup Association was called a tong. However, tongs (fraternal organizations) were often confused with the district associations, which were frequently held responsible for actions members took on behalf of tongs.<sup>193</sup> The tongs and district associations began in San Francisco in the 1860s and spread to Chinatowns throughout the state. Some were initially organized to provide burial in China if their members died in America. In addition, the immigration of many Chinese was sponsored by tongs. Workers had the burden of paying off immigration loans in addition to providing for daily needs.<sup>194</sup> The organizations soon grew to include criminal elements that controlled gambling, prostitution, opium dens, and labor racketeering.<sup>195</sup>

Whether the blame was justified or not, the Sam Yup Association was charged for Chinatown's tong violence in the 1890s in local newspapers, "There is a bitter war going on between two Chinese societies known as the Sam Yup and the See Yup, and matters have assumed a nature of such grave importance that bloodshed will inevitably result unless the local authorities take immediate steps to quell the disturbance."<sup>196</sup> Tong Sing was not directly mentioned in newspaper

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<sup>191</sup> *Ibid.*

<sup>192</sup> *Ibid.*, 376.

<sup>193</sup> *Selland.*

<sup>194</sup> *Clough and Secrest*, 61.

<sup>195</sup> *Selland.*

<sup>196</sup> *Wong*, 529.



reports of violence. Similarly, no evidence was found of any direct associations with Tong Sing and vice operations. However, if the descriptions of the Sam Yup Association's involvement in tong activities were accurate, it is likely that Tong Sing, as head of the organization, was involved. Although his contributions may have been both beneficial and unsavory, Tong Sing undoubtedly played a prominent and powerful role in early Chinatown.

#### **Hi Loy Wong (c.1856 – 1926)**

Born and educated in China, Hi Loy Wong came to California at sixteen years of age in search of gold. His parents arranged for him to be married before he left China in order to insure that he would someday return home. He was later hired by Mr. Miller, "Cattle King of the West," a prominent cattle rancher with ranches in California, Nevada, Oregon, and Arizona.<sup>197</sup>

After his arrival in California, Hi Loy Wong married Lily Lum. Prior to the wedding, the couple had not met but had only exchanged photographs, a practice known as a "picture-marriage." Marriages of this type were arranged by matchmakers with photographs of the two parties. Lily Lum was born in the town of Almaden, in the San Jose area. At the time of their marriage, Lily was thirteen, twenty years junior to Hi Loy Wong. The couple wed in San Francisco but then moved to Fresno to open the Hi Loy Company a general merchandise store on G and Kern Streets. The couple would eventually have fourteen children.<sup>198</sup>

In addition to his work at his store, Wong contracted Chinese labor for the farms in the area. Chinese came to Fresno looking for work in agriculture. Hi Loy would contract them and provide them with everything they needed for their jobs—groceries, denim clothing, bamboo hats—all on credit from his merchandise store.<sup>199</sup> Hi Loy built the brick building at 900 block of G Street. In addition, Hi Loy Wong was involved in the Chinese community and taught Confucianism.<sup>200</sup> He never returned to China and died at the age of 68.<sup>201</sup>

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<sup>197</sup> *Opper, 9.*

<sup>198</sup> *Ibid., 10, 11.*

<sup>199</sup> *Chacon, 376.*

<sup>200</sup> *Grimes.*

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<sup>186</sup> *Ibid.*, 13, 14.

<sup>187</sup> *Ibid.*, 14.



Gradually, Purcell made inroads into the Chinese community through teaching young men English at the mission and visiting the homes to teach the few Chinese women to speak English and learn sewing and cooking. As more Chinese viewed the U.S. as their permanent residence, Chinese men began to bring wives to the U.S. and start families. In response to this change in Fresno, Purcell started a nursery school in the early 1920s. During the 1920s the list of the Mission's activities expanded and included girls' art classes, picnics, home-canning lessons, family nights, three language schools, and a women's society. In addition, Purcell personally aided the Chinese with their citizenship papers. For years Purcell was assisted by her trusted volunteer Ruth Nelson.<sup>188</sup>

After decades in Fresno's Chinese community, in 1942 Purcell requested leave of absence due to ill health. Two years later she returned to Fresno's Chinatown. As a fitting culmination of her work, the First Chinese Baptist Church was organized in 1946. Purcell retired the next year.<sup>189</sup>

### Tong Sing

Tong Sing settled in Millerton's Chinatown in the mid nineteenth century. He partnered with Tong Duck to create a firm, that provided miners with equipment. During the mass relocation from Millerton to Fresno in 1873 and 1874, many Chinese residents hired Sing's firm to move their furnishings in the large freight wagons the company used to transport supplies to the Chinese in the gold mines.<sup>190</sup>

In Fresno Sing and Duck built the first large-scale brick building in Chinatown, which housed their general merchandise store. In addition to providing supplies,

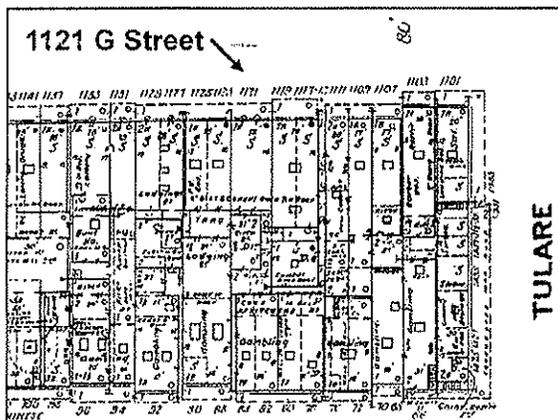


Figure Z: 1898 Sanborn Map showing 1121 G Street, the possible location of the Tong Duk & Co., store.

<sup>188</sup> *Ibid.*, 15, 17.

<sup>189</sup> *Ibid.*, 17.

<sup>190</sup> *Chacon*, 375-376.



the store served an important role for California's itinerant Chinese labor force. The store functioned as a stopover for Chinese traveling between San Francisco and Los Angeles, and mail for Chinese workers throughout the San Joaquin Valley was held at the store.<sup>191</sup> It is not clear where the store was located, however, the 1899-1900 Fresno County Business Records lists Tong Duck & Co. as "trader[s]" located at 1121 G Street, which may have been the address of the business.

Tong Sing's role in the Chinese community was much more than that of merchant; he organized and was head of the Sam Yup Association.<sup>192</sup> Along with his business partner Tong Duck, he built the joss house at 1023 China Alley in 1889. The building was a very narrow, long, two-story structure. Lodging was located on the first floor, and the joss house on the second. In some accounts the Sam Yup Association was called a tong. However, tongs (fraternal organizations) were often confused with the district associations, which were frequently held responsible for actions members took on behalf of tongs.<sup>193</sup> The tongs and district associations began in San Francisco in the 1860s and spread to Chinatowns throughout the state. Some were initially organized to provide burial in China if their members died in America. In addition, the immigration of many Chinese was sponsored by tongs. Workers had the burden of paying off immigration loans in addition to providing for daily needs.<sup>194</sup> The organizations soon grew to include criminal elements that controlled gambling, prostitution, opium dens, and labor racketeering.<sup>195</sup>

Whether the blame was justified or not, the Sam Yup Association was charged for Chinatown's tong violence in the 1890s in local newspapers, "There is a bitter war going on between two Chinese societies known as the Sam Yup and the See Yup, and matters have assumed a nature of such grave importance that bloodshed will inevitably result unless the local authorities take immediate steps to quell the disturbance."<sup>196</sup> Tong Sing was not directly mentioned in newspaper

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<sup>191</sup> *Ibid.*

<sup>192</sup> *Ibid.*, 376.

<sup>193</sup> *Selland.*

<sup>194</sup> *Clough and Secret, 61.*

<sup>195</sup> *Selland.*

<sup>196</sup> *Wong, 529.*



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**Chinatown Historic Resources Survey**  
**City of Fresno, Planning and Development Department**  
**4 April 2006**

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Appendix A. Department of Parks and Recreation 523 Forms for Individual Properties



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 3B

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 921-927 China Alley

P1. Other Identifier: Bing Kong Association Building

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 921 China Alley City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250471 mE/ 4068583 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707113

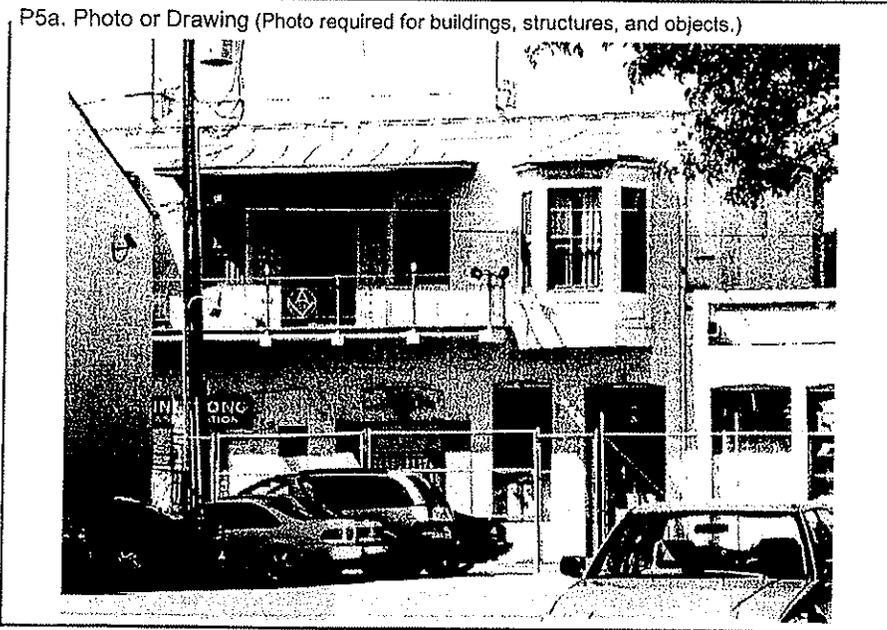
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

The Bing Kong Association building on China Alley is a large two-story structure with a rectangular footprint. This is a brick structure with stucco applied to the (northeast) façade. The roof is flat with a partial parapet. A dentil range runs below the parapet wall, along the entire expanse of the façade roofline. Three doorways and one double-hung sash window mark the first floor of the façade. The entrance on the west consists of a set of paired glass doors with transom inset within an arched entryway. The central door and door on the east end of the building are covered with identical grille doors and flanked by ornamental tile work. Plywood signs with Chinese characters are positioned above these doorways. The single, inset, double-hung window on the first floor is positioned between the door on the west end and center door of the front facade. Raised, stucco panels that currently exhibit no use are applied to the wall above the double door towards the west end and vent on its east side. Projecting bay windows, a balcony, and partially hipped roofs are located on the second-story. The second floor projecting balcony is iron, accented with stylized Chinese characters. Double, glass doors covered in an ornamental grille, and surrounded by similar plywood signage as seen on the first story, dominate the central perimeter of the balcony. Two double-hung windows flank the balcony doorway. A partial hipped roof serves as an overhang for the balcony. The projecting bay windows, which flank the central balcony, are double-hung sash and topped by a partial hipped roof with projecting overhang. See continuation sheet.

P3b. Resource Attributes: HP13 - Community center/social hall HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)  
View looking southwest, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1900/ Draft EIR

P7. Owner and Address:

Bing Kong Benevolent Society  
921 China Alley  
Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 3B

Resource Name or #: (Assigned by recorder) 921-927 China Alley

B1. Historic Name: Bing Kong Association Building

B2. Common Name: Bing Kong Building

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century vernacular

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type religious/association

Applicable Criteria A

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

The Bing Kong Tong Building at 921-927 China Alley is one of two remaining tong houses in Fresno's Chinatown. Although every Chinese belonged to one of the district associations (except Christian Chinese), not every Chinese was a member of a tong. Tongs were fraternal organizations, which, like the district associations, began in San Francisco in the 1860s and spread to Chinatowns throughout the state. Some tongs were initially organized to provide burial in China if their members died in America.

Constructed in 1900, the Bing Kong Tong Building was a center of Chinese culture for 85 years ("Draft Environmental Impact Report: Regarding the Chinatown Expanded Community Redevelopment Plan"). The Bing Kong Tong Association has held ownership of this building since the time of its construction. The Bing Kong Tong Building was a significant addition to the densely built-up area of Fresno's Chinatown. When constructed the building was comprised of commercial space on the first floor, with Tong House meeting rooms on the second floor. A separate use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

The 1906 Sanborn map shows the footprint of the current building, but it was labeled as dwellings and a shop. According to Nori Masuda, a resident of Chinatown, in the 1920s his family were proprietors of a shop at 921 China Alley, and the family lived in an apartment behind the store. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP13 - Community center/social hall

HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

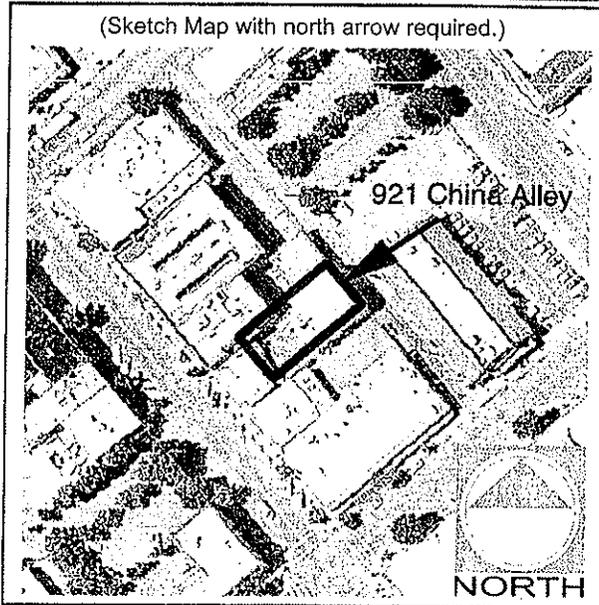
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

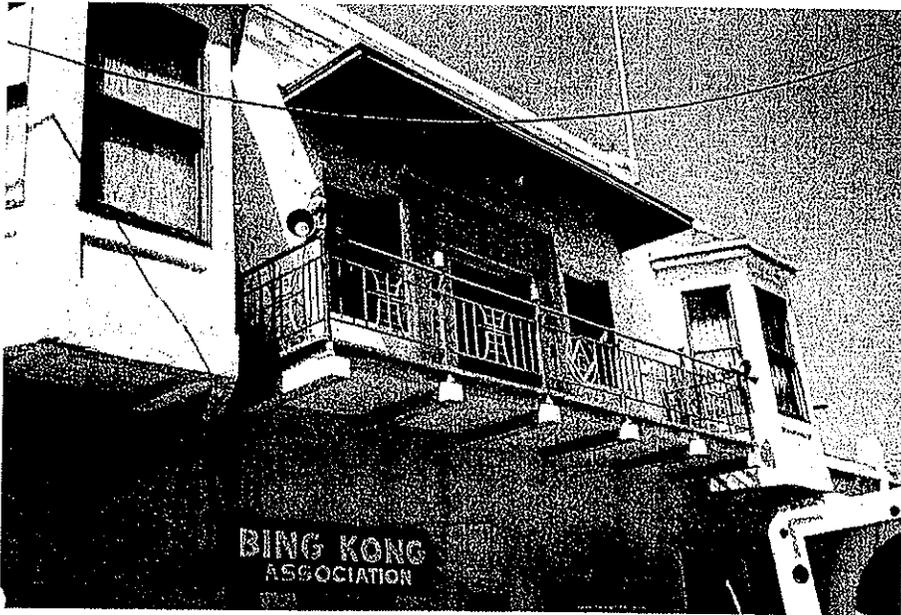


Page 3 of 4

Resource Name or #: (Assigned by recorder) 921-927 China Alley

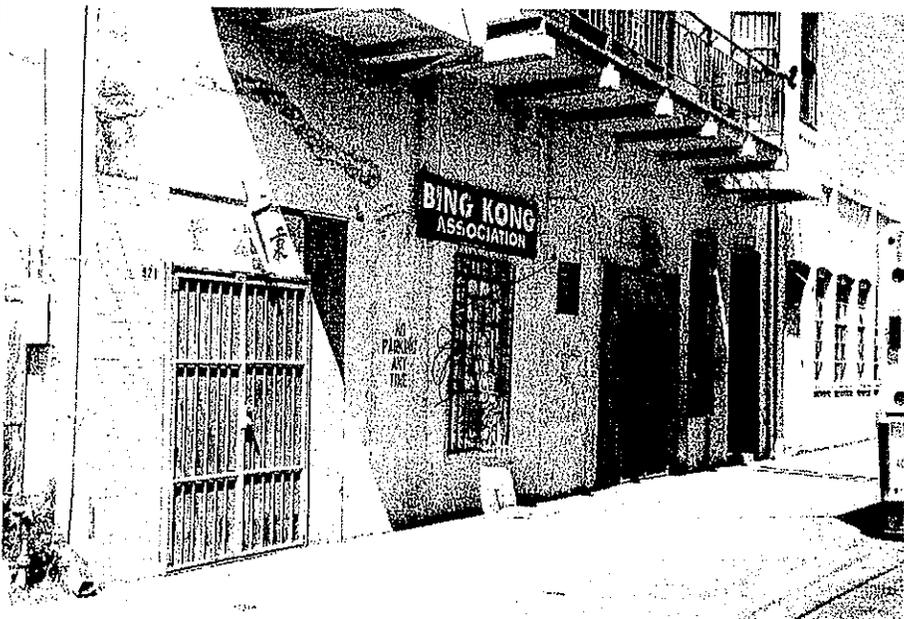
Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

CONTINUATION SHEET

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 921-927 China Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**P3a. Description:**

Extensive alterations to the façade of this structure are evident in the remaining impressions of arched panels that have been filled in. Damage to the stucco is apparent above the left doorway. A Chinese influence is apparent in the decorative plywood signage and ornamental ironwork on balcony and façade.

**B10. Significance:**

The Masuda family's store sold books as well as other Japanese goods and candies (Nori Masuda, oral history, 9 June 2005). The building appears as "Oriental" in the city directories of 1920 and 1926. In the 1930s the family moved the shop to a building on F Street near the Lyceum Theater. Directory listings provide a more complete description of the tenants who occupied the building. For example, in 1931 the city directory recorded that a Mrs. L.M. Choy, proprietor of the Tong Hing Jan Co. grocery was tenant of 925 China Alley. Six years later, in 1936, M. Murikami was proprietor of a restaurant in the commercial space. In the 1950s and 1960s social clubs that operated in the building included: Bing Kong Association and the Ching Wai Club. The Bing Kong Association and Fong Wai Club occupied the building during the late 1980s and 1990s. Several of the commercial spaces on the first floor were vacant in the late 1970s through the early 1990s.

The building retains an excellent degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1906 Sanborn Map.

This Bing Kong Association Building appears to be eligible for the National Register under Criterion A, California Register under Criterion 1, and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local and regional history. The building is an excellent example of a Chinese association building. Association buildings were found in Chinatowns throughout California in the late nineteenth and early twentieth centuries and played a central role in the religious and social lives of Chinese residents.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history*. The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 3B

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 929-937 China Alley

P1. Other Identifier: 931-937 China Alley  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
(P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
c. Address 931 China Alley City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250435 mE/ 4068563 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707115

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This one-story, brick commercial building is clad in stucco on the facade. The bricks are laid in a running stretcher pattern. The ornamental parapet of the roof is of cement block construction, accented by a sequence of three pinnacles, which project above the roofline. The (northeast) facade has a series of alternating windows of six-over-nine and four-over-six and two large metal doors. Three light fixtures project from the lower cornice of the roof above the door on the west end of the buildings facade. A series of four indented panels along the upper level of the facade accent the upper portion of the building and the three pinnacle embellishments. This segmental division in the upper tier of the building creates a sense of organized division in response to the asymmetrical division of the windows and doors.

The rear of the building includes three doorways, positioned in the center and on either end of the building, as well as two window openings. A large wooden lintel sits above the rear entryway of the central door. Brick patterns in regular coursed brick; reveal the locations of past windows on the rear elevation. The brickwork in this section is primarily in poor condition.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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

P5b. Description of Photo:  
(View, date, accession #)  
View looking west, May 2005

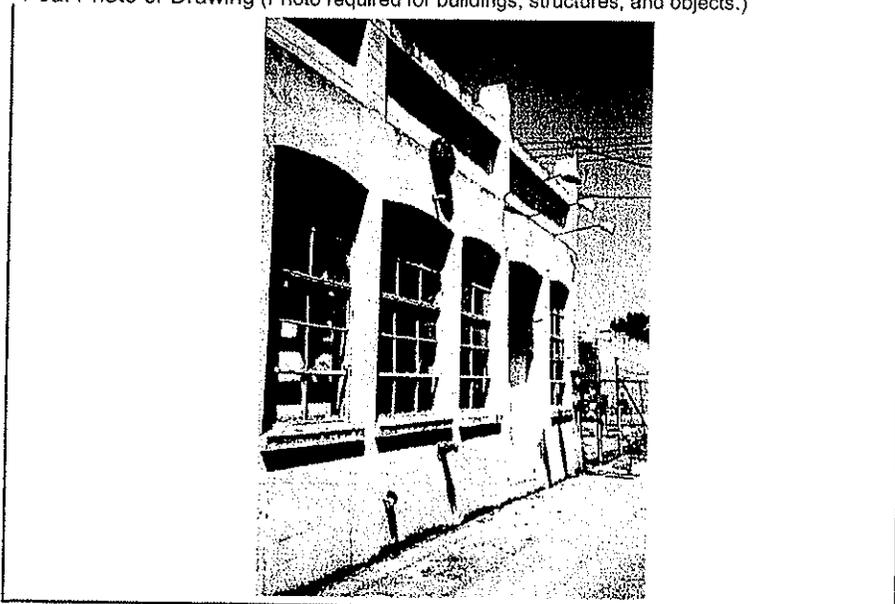
P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1900/ 1898 & 1906 Sanborn Maps

P7. Owner and Address:  
Chinatown Revitalization INC of  
Fresno  
1433 Kern

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey



P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 3B

Resource Name or #: (Assigned by recorder) 929-937 China Alley

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial structure at 929-937 China Alley was built c.1900. This building is identified on both the 1906 and 1918 Sanborn Fire Insurance Map; on both maps the building is labeled "restaurant." A building permit dating from May 1918 refers to the building as a rooming house and references the construction of interior partitions. City directories from the 1920s and 1930s refer to the building as "Oriental." As indicated on the Sanborn Fire Insurance Maps, 931-937 is located on the same parcel as the building that faces 934 F Street, which housed the Bow On Association.

Lena Wong and Lung Kam Cheung owned the building during the 1940s. The Chong Wai Fong Association was a tenant in 1947. In 1953 a new stucco façade was added to the building, and the use of the structure was changed to a warehouse. Throughout the 1950s, 1960s, and 1970s, the building was vacant. Ling Y. Yee was tenant of 929 during the 1980s. By 1990 Rev. Leo Wong owned the property. The building is currently vacant and has been since 1993. Chinatown Revitalization INC of Fresno has held ownership since 2000.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1906 Sanborn Map. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

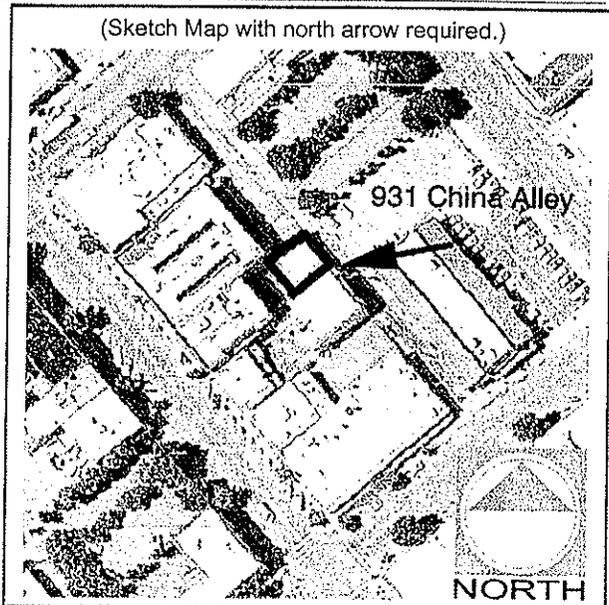
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



page 3 of 4

Resource Name or #: (Assigned by recorder) 929-937 China Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking north, May 2005*

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking northeast, May 2005*

**CONTINUATION SHEET**

Page 4 of 4

Resource Name or #: (Assigned by recorder) 929-937 China Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building at 929-937 China Alley appears to be eligible for the National Register under Criterion A, California Register under Criterion 1, and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local and regional history. The building is eligible as part of the Bow On Association property (see 930-934 F Street), which is an excellent example of a Chinese association building. Association buildings were found in Chinatowns throughout California in the late nineteenth and early twentieth centuries and played a central role in the religious and social lives of Chinese residents.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5B

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

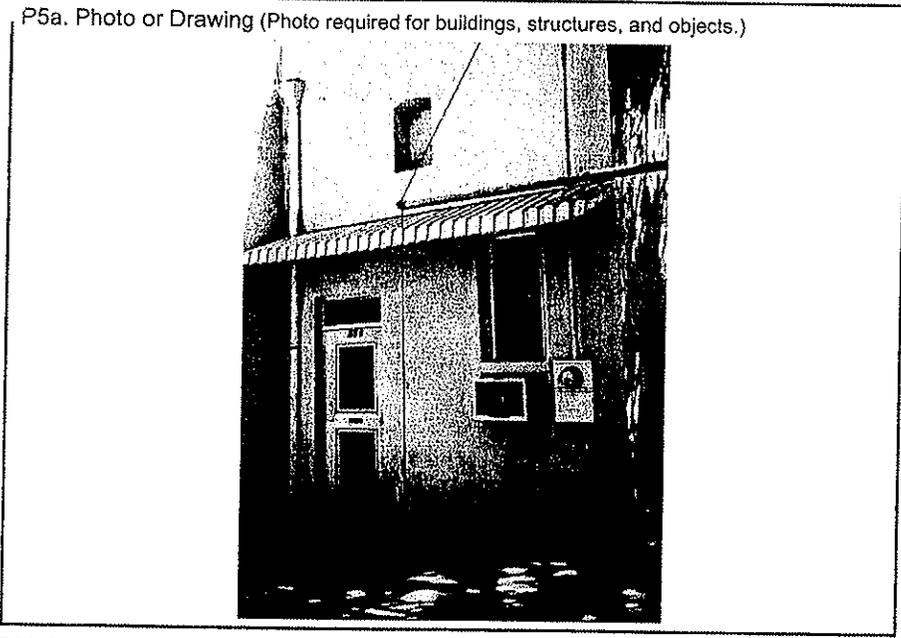
Page 1 of 4 Resource Name or #: (Assigned by recorder) 956 China Alley

P1. Other Identifier: 956 China Alley  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
c. Address 956 China Alley City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250471 mE/ 4068583 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This single-story commercial building has a rectangular footprint. This is a brick structure laid in a running stretcher pattern, with applied stucco on two (southwest and southeast) facades. The roof is flat with no ornamentation. The first floor includes a glazed door with transom; a four-lite window occupies the east end of the front façade. An aluminum awning projects above the main doorway. A small semicircular arched opening is centrally located in the upper portion of the southwest façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking northwest, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1900/ 1898 & 1906 Sanborn Maps

P7. Owner and Address:  
Shunkichi and Helen Yayeko Ego  
(Trustees)  
956 China Alley, Fresno, CA 93706

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 5B

Resource Name or #: (Assigned by recorder) 956 China Alley

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 956 China Alley was built c.1900 (it was shown on the 1906 Sanborn Map but not on the 1898 map). In 1906 the building functioned as a shop. Members of the Ego family have continuously owned the building since 1926. From 1926 through the late 1930s a restaurant occupied the building, which was then owned by H.G. Ego. This building was vacant from 1941 through 1960. In 1965 Mrs. Torayo Ego assumed ownership of the building. The current owners of 956 China Alley are Shun Kichi and Helen Ego; they have had ownership since 1980.

The building retains a fair degree of integrity; the location, design, workmanship, feeling, and association appear to remain unchanged. However, the material has been negatively affected by the application of stucco over what was likely originally brick. The current footprint of the building matches that shown on the 1906 Sanborn Map.

The building at 956 China Alley does not appear to meet the level of significance necessary for the National Register or California Register. However, it does appear to meet the level of significance necessary for Fresno's Local Register under Criterion iii; it embodies the distinctive characteristics of a type, in this case it is one of the few surviving examples of the very narrow, long buildings typical of structures built in the core of Chinatown in the late nineteenth century. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

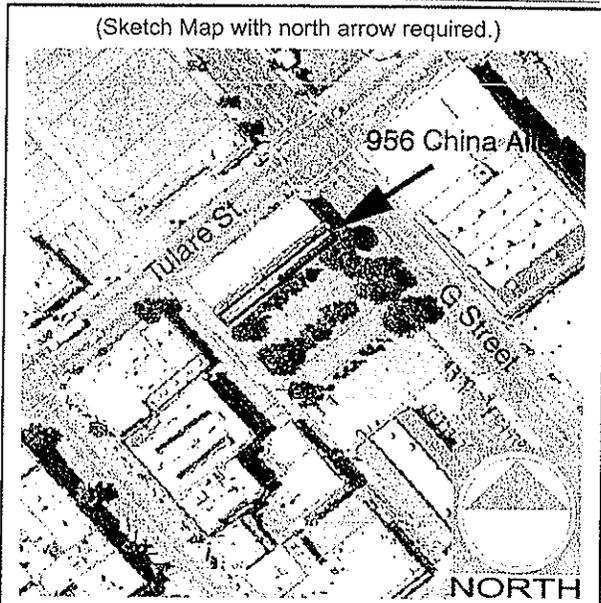
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Page 3 of 4

Resource Name or #: (Assigned by recorder) 956 China Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



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

Supplemental Photograph or Drawing

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

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

**CONTINUATION SHEET**

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 956 China Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

*Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: it is associated with events that have made a significant contribution to the broad patterns of our history. The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.*

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 553

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 818, 820, 828, and 842 E Street

P1. Other Identifier: 818, 820, 828, and 842 E Street  
 P2. Location:  Not for Publication  Unrestricted a. County Fresno  
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
 b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M.  
 c. Address 818 E Street City Fresno Zip 93706  
 d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250405 mE/ 4068375 mN  
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707509

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
 The complex at 818-842 E Street is a U plan court composed of four individual one-story bungalows and a two-story apartment/garage building. 818 E Street is a one-story stucco domestic Spanish Revival style bungalow with a central block plan and irregular footprint. The roofline is comprised of a cross gabled roof with projecting overhang. Clay red tiles cover the roof. The front façade has a projecting bay on the west end, with a pair of double-hung windows. South of the bay the façades main doorway is followed by a series of three wood frame double-hung windows extending to the east corner of the house. A partial wall extends from the east corner of the front façade, and includes an arched doorway and sloped roofline covered in terra cotta mission tile identical to the main roof. Iron security grilles cover the windows and doors of the façade.

830 E Street northeast of 818 is identical in both footprint and appearance. Directly behind these two units are two more bungalows. While they are not visible from the street it is assumed that they are similar in appearance.

The two-story, three-unit stucco apartment building is located on the back of this lot. The ridgeline of this gable roof with mission style terra cotta tile runs parallel to Fagan Alley. Four double-width sliding garage doors occupy the entire lower level. Twelve double-hung windows run the rear elevation of this apartment block on the second floor.

P3b. Resource Attributes: HP3 - Multiple Family Property  
 Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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

P5b. Description of Photo:  
 (View, date, accession #)  
View looking northeast, May 2005



P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1941/ Building Permit

P7. Owner and Address:  
Calamerica Properties INC  
1752 W. Cortland  
Fresno, CA 93705

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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) 818, 820, 828, and 842 E Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Residential

B4. Present Use: Residential

B5. Architectural Style: Spanish Revival style bungalow court

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type residential

Applicable Criteria A

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

The residential buildings at 818-842 E Street were constructed in 1941. The current residences replaced a washhouse, built in 1914 that previously occupied the site. The owner of the property at the time of the construction of the bungalow court was a Mrs. Henmi. The court is comprised of four bungalows and a series of garages with second-story apartments located to the rear of the site. A number of tenants have occupied these dwellings since the time of their construction. The occupants of the bungalows were primarily of Japanese descent, from the time the dwellings were first opened for residential use through the 1980s. Mid-century a growing number of individuals of Hispanic ethnicity began to move into the Chinatown neighborhood. The growth of the Hispanic population in Fresno's Chinatown is a pattern evident in the city directories listing of occupants for this bungalow court.

Bungalow courts like that at 818-842 E Street were examples of housing constructed in response to the significant population increase in Fresno between 1940-1950. This bungalow court is an example of the "U" Court type. The "U" Court was one of the most common bungalow types in California. In this case the "U" formation consists of the four bungalows located adjacent to one another; the apartments and garage are located to the rear of the site. The residential complex is open to E Street.

The bungalow court retains a high degree of integrity; the location, design, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1948 Sanborn Map. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP3 - Multiple Family Property

B12. References:

See continuation sheet.

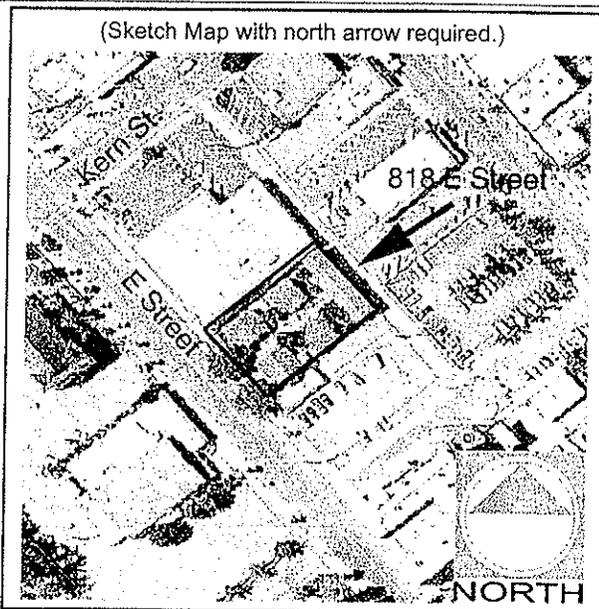
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Page 3 of 3

Resource Name or #: (Assigned by recorder) 818, 820, 828, and 842 E Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The buildings at 818-842 E Street do not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the buildings do appear to be eligible as a Heritage Property, resources which are worthy of preservation because of their historical, architectural, or aesthetic merit but are not proposed for and are not designated as a Historic Resource. The buildings are a good example of a bungalow court. The buildings are not located within the boundaries of the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 920-922 E Street

P1. Other Identifier: 920-922 E Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 920 E Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250329 mE/ 4068487 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

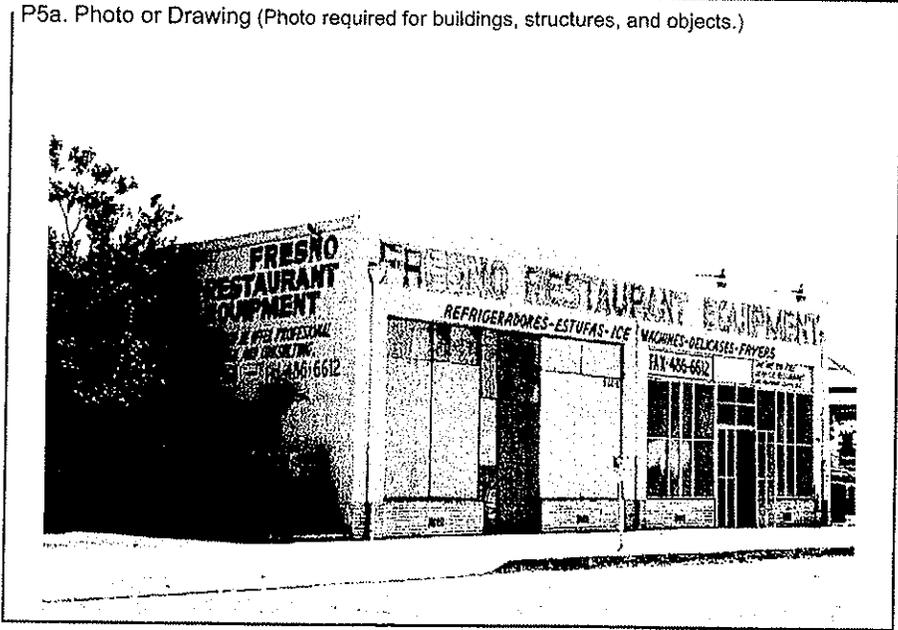
This single-story commercial building has a large rectangular footprint and a flat roof. This building is constructed of brick and covered with stucco along the. While constructed as one block, the building is divided into two sections creating two commercial spaces. The main (southwest) façade has a framed window wall with a pair of centrally placed glazed doors. Bricks in running stretcher pattern are exposed below the sill line.

922 E Street has experienced significant damage on the façade. The glazing on the west end of the façade has been replaced with plywood boards.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



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

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1923/ Building Permit

P7. Owner and Address:

Aquirre Esteban  
2333 Martin Luther King  
Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 920-922 E Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial

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

This building has undergone significant alterations: A balcony was installed on the original building in 1948. Significant alterations made in 1968-1969 drastically modernized the façade, eliminating the balcony from the 1948 alteration. See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building 920-922 E Street was built in 1923. At the time of construction, the building was divided into two commercial spaces. City records indicate that the owner was Mr. Yosh Nii.

The commercial space at 920 E Street has had a number of tenants since its construction. From the 1930s through the early 1940s the "Japanese Times" occupied the building. By 1947 the newspaper was replaced with a restaurant, which would occupy this space into the early 1950s. Julio Murillo in the late 1940s, and Mrs. F.E. Welch, in 1951, managed this restaurant. The Salvation Army occupied the building in 1956. The building is recorded in the city directories as vacant from 1960 until 1993. In 1993 the Carnaceria La Reyna grocery operated out of the space. Although the windows of the building are boarded, it appears the building is still being used. A large painted sign across both commercial spaces reads, "Fresno Restaurant Equipment."

Tenants of 922 E Street in the 1930s included: Mr. Harry Marashima (locksmith) and Mrs. Kinn Murashima (dressmaker). The West Fresno Police Station was a tenant in 1956. The 1960 city directory recorded the space as vacant. By 1965 the Agricultural Workers Organizing Committee was a tenant. During the 1970s the commercial space was once again vacant. The El Pabo and El Pabo Real restaurants were tenants of the commercial space in the 1980s. In the 1990s, 922 E Street was vacant. Esteban Aguirre has owned the property since 2004. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

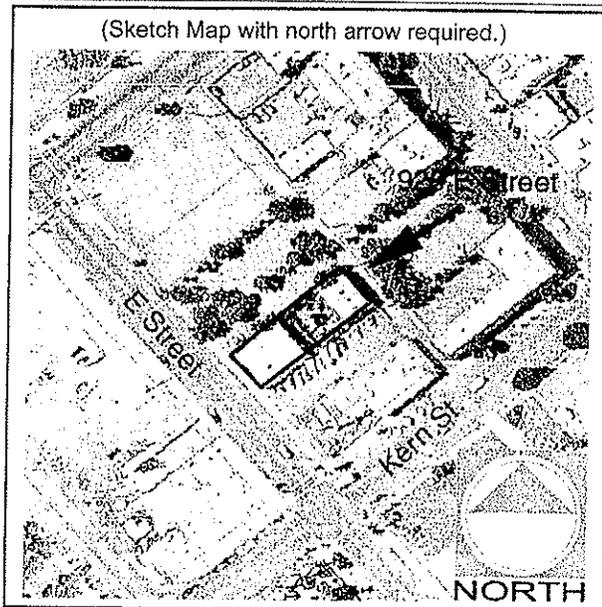
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 920-922 E Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by major alterations in the 1960s. Because one side of the building is boarded, it is not clear if the fenestration is intact. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 920-922 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the buildings do appear to be eligible as a Heritage Property, resources which are worthy of preservation because of their historical, architectural, or aesthetic merit but are not proposed for and are not designated as a Historic Resource. The building is a good example of vernacular commercial building. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 1010-1018 E Street

P1. Other Identifier: 1010-1016 E Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 1010 E Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250253 mE/ 4068609 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

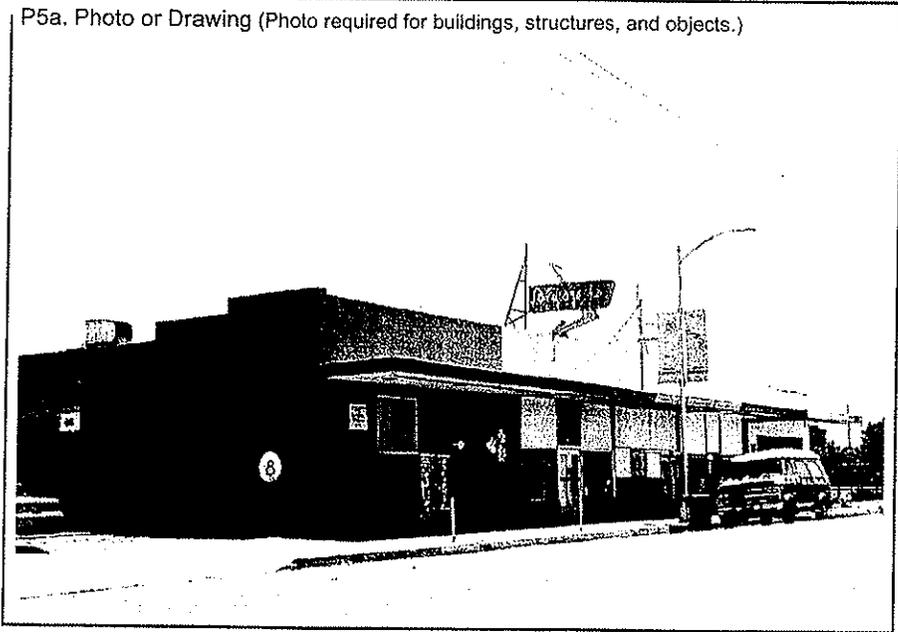
Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This is a single-story commercial building with a large rectangular footprint. The core block is divided into four commercial spaces. A parapet roof runs the full extent of the street facade. A large flat-roofed overhang runs the length of the four commercial spaces. The facade is comprised of two types. The spaces at 1010 and 1014 have a central paired glazed wood door flanked double sliding windows. The spaces at 1012 and 1016 also have a centrally placed paired glazed wood door with large commercial windows above the door and to the west. The front (southwest) facade is accented with a variety of applied materials. The commercial spaces on the west and east ends have stacked brick to the sill line. The two central commercial spaces are ornamented with stone to the sill line. Security grilles cover much of the fenestration and doors.

The rear (northeast) facade has a series of doors serving as rear access points for the commercial spaces. Round openings centrally located above the doors.

A visual point of interest is the "La Cucaracha" store sign above 1014. This is a prime example of mid-twentieth-century neon commercial signage.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking east, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1944/ Building Permit

P7. Owner and Address:  
Robert Papazian (Trustee)  
2479 E. Cooper  
Clovis, CA 93611

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 1010-1018 E Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The first structure built on this site in 1911, was an "Iron Garage," under the ownership of H.S.M. Investment Co. The current commercial building at 1010-1018 E Street was built in 1944, under the ownership of R. Papazian. The building was divided into several commercial spaces and rented to a variety of tenants. However, tenants were not recorded for the commercial space in the city directories until 1951.

In 1951 the commercial space at 1010 E Street was a shoe store, managed by H.G. Calusdian. By 1956 Save-On Tommy's Clothing Store occupied the space. The Modernistic Barbershop/Beauty Salon was an occupant in 1960. From 1965 through 1975 Rosie's Place, a restaurant managed by Mrs. Rose Taylor, was tenant. In the early 1980s the space was vacant. By 1984 Rosie's Place once again occupied the space. From 1990 to at least 1993, the commercial space at 1010 E Street was vacant.

The commercial space at 1012 E Street was recorded in the 1951 city directory as the Rosario Café, under the management of Mrs. Petra Torres. The directory also included names of tenants who occupied the residential rooms located in the rear of this building including Mrs. Salvador Torres and Juan Torres. By 1956 1012 E Street underwent a name change to the Rosario Apartments and Tavern. As the Rosario Apartments and Tavern, tenants were Mrs. Petra Torres, V. Richard Torres, and Lupe Camerina. Through the 1970s and 1980s three restaurants occupied 1012 E. Street. The first was Rosita's Restaurant, from 1970-1975 and in 1980 the Cos Las Casnela's restaurant was tenant. For one year, from 1984-1985 Chata's Restaurant occupied the commercial space. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

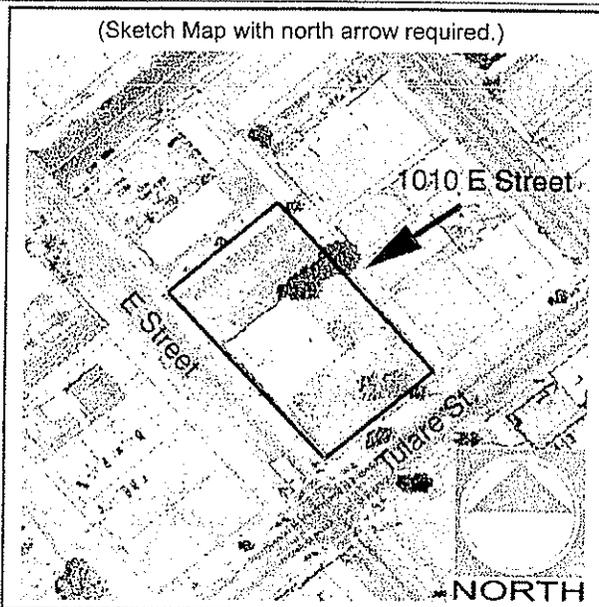
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Page 3 of 4

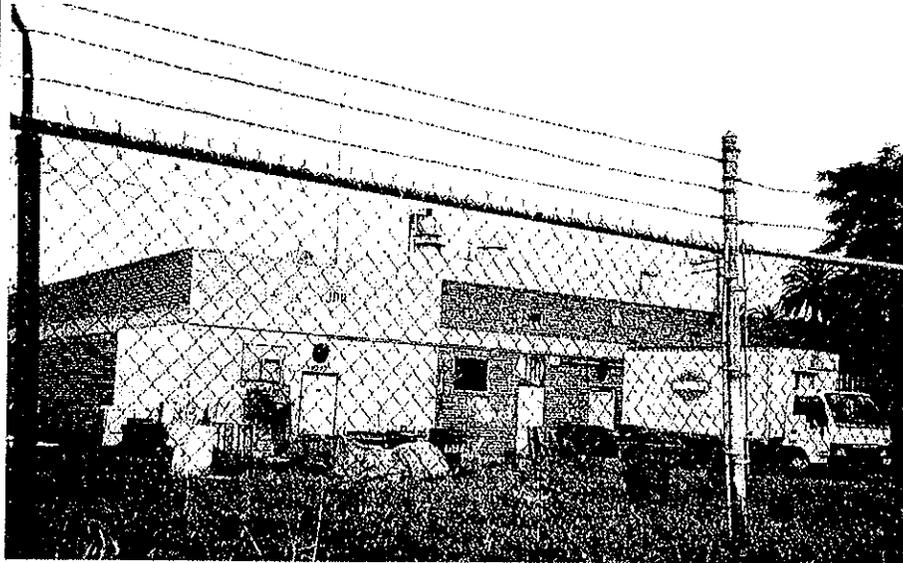
Resource Name or #: (Assigned by recorder) 1010-1018 E Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Page 4 of 4

Resource Name or #: (Assigned by recorder) 1010-1018 E Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

During the 1950s, the commercial space at 1014 was Antuna's Food Market, under the ownership of T.C. Antuna Jr. La Cucaracha Grocery had replaced Antuna's Food Market by 1960. La Cucaracha remained in commercial space 1014 through the late 1980s, and the La Cucaracha neon sign is still mounted on the cornice. From 1990 until at least 1993 the commercial space was vacant. Currently, this space appears to be vacant.

During the 1950s the commercial space at 1016 E Street was occupied by a department store called "The Shop," under the ownership of Mrs. E.C. Massenge. In the 1960s Pena's Bakery was tenant. The commercial space was vacant during the early 1970s, but by 1975 Meja's Bakery had moved in. By 1980 the occupant for 1016 had changed once again, to that of Good Samaritan Inc. From 1984 until at least 1993, the commercial space was vacant. Robert Papazian is listed as the current trustee of the building, a position he has held since 2004. Large signs reading "Pool Tables R Us" are painted on the exterior walls of this space. It is not clear if this business continues to occupy the building or if it is vacant.

The building retains a poor degree of integrity; the location, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by the remodeling of the façade. In addition, the setting has been impacted by the demolition of adjacent structures. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1010 E Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "La Cucaracha" sign mounted on the roof of 1010 E Street is an excellent example of postwar neon signage.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 2 Resource Name or #: (Assigned by recorder) 1048 E Street

P1. Other Identifier: 1048 E Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 1048 E Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250253 mE/ 4068609 mN

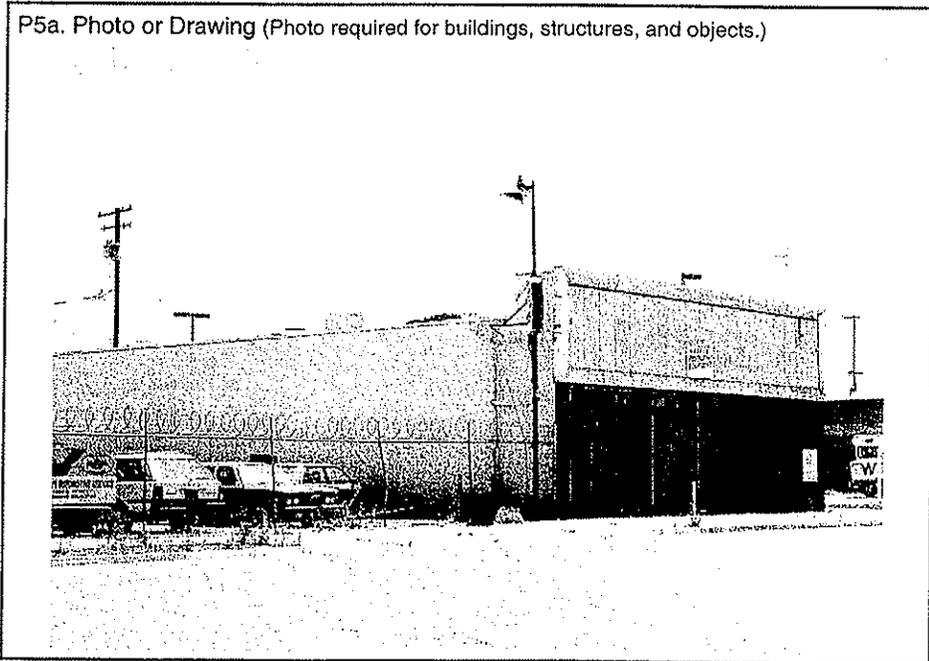
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

**P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This single-story commercial building has a large rectangular footprint and flat roof with parapet. This building is constructed of cement block with a brick and cement-faced façade. The lower portion of the façade is comprised of a framed window wall, beginning on the west end of the front (northeast) façade and running three quarters of the way across the facade. Pair of glazed doors are located in the west corner of the building. The façade is ornamented with stacked brick, extending from the window wall to the far east corner of the structure. Along the upper portion of the façade run a series of applied cement panels in a rectangular shape with interior fluting surrounded by a metal frame. Security grills have been applied to both door and fenestration.

b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking east, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1961/ Building Permit

P7. Owner and Address:  
Harry and Mary Sahakian (Trustees)  
5421 E. Liberty  
Fresno, CA 93727

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

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

- Attachments:
- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 2

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 1048 E Street

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: Harry's Restaurant Equipment  
B3. Original Use: Commercial Building B4. Present Use: Commercial Building  
B5. Architectural Style: Modern Movement  
B6. Construction History: (Construction date, alterations, and date of alterations)  
See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno  
Period of Significance 1872-1942 Property Type bank Applicable Criteria A

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

In 1961 a building permit was issued to A.C. Mar, for a new bank building at 1048 E Street. The new building was constructed that year. Wells Fargo Bank assumed ownership of the building in 1965, which they held through 1983. In 1993 the occupant recorded in the city directories was Centro Belled Artes, an art gallery. Harry and Mary Sahakian are the current trustees of 1048 E Street, a position they have held since 2002. A sign, which reads "Harry's Restaurant Equipment" is mounted on the façade.

The building retains an excellent degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged.

However, the building at 1048 E Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

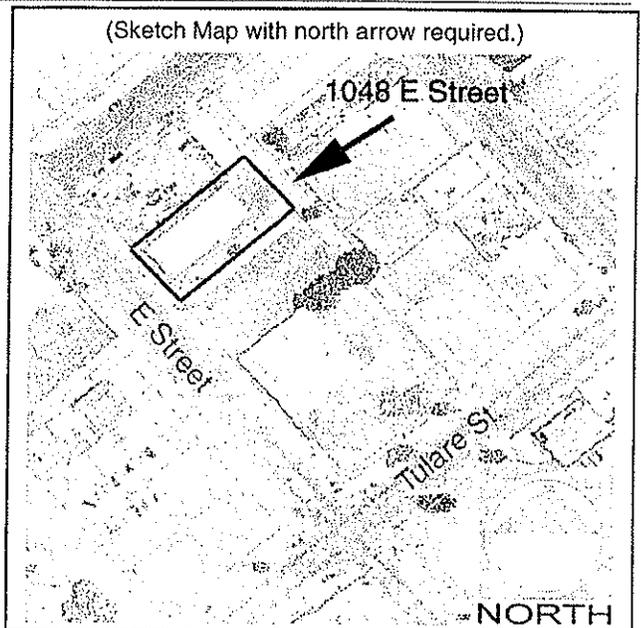
B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 1060 E Street

P1. Other Identifier: 1060 E Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; \_\_\_\_\_ B.M.

c. Address 1060 E Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250253 mE/ 4068609 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This is a one-story commercial structure with a large rectangular footprint. The roof is flat with a parapet running along the rear (northeast) facade. The exterior of this building is cement block construction. There are two windows on the facade running parallel to E Street. On the west side of the front facade is a multi pane window; the southeast facade has one large single-paned glass window, which raps around the east corner. The east side of the building has a door with covered transom in the southern corner followed by a sequence of five garage openings, running the length of the structure. The southern end of the northwest facade has a small inset four-paned window with sloped sill followed by a series of four multi pane inset windows with sloped sill. A large metal garage roll up door occupies the northern end of this facade.

A point of visual interest is the "Mac's Garage" sign positioned in the southeast corner of the roof. This white and red neon sign is an example of mid-twentieth-century commercial signage.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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

P5b. Description of Photo:

(View, date, accession #)

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1950/ Building Permit

P7. Owner and Address:

Mikiye Tashima  
2105 Rue St. Michel  
Fresno, CA 93711

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey



P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 1060 E Street

B1. Historic Name: Mac's Garage

B2. Common Name: Kurata's Automotive Service

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century utilitarian

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1060 E Street was built in 1950. There is no record of this structure in the city directories until 1951 when the building was occupied by Mac's Garage (owner Frank Tashima). In 1956 the building underwent a name change to Mac's Garage and Auto Repair, however, Frank Tashima continued as the building's owner. By 1970 the name of this building had changed again, this time to Norwalk Service Gas Station. From 1975 until at least 1993, Frank's Exxon Service occupied the building. The building continues to function as a garage under the ownership of Mikiye Tashima, a position he has held since 2005.

The building retains a good degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged.

The building at 1060 E Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

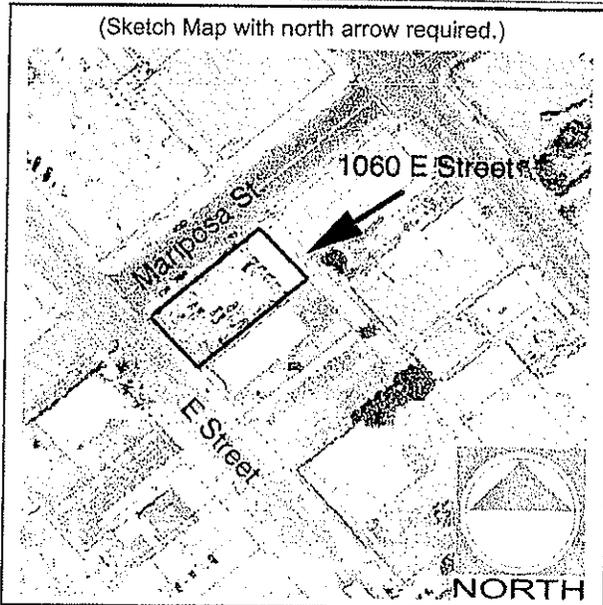
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1060 E Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Mac's Garage" sign mounted on the roof of 1060 E Street is an excellent example of postwar neon signage.



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 2

Resource Name or #: (Assigned by recorder) 804 F Street

P1. Other Identifier: 804 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_

c. Address 804 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250573 mE/ 4068482 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

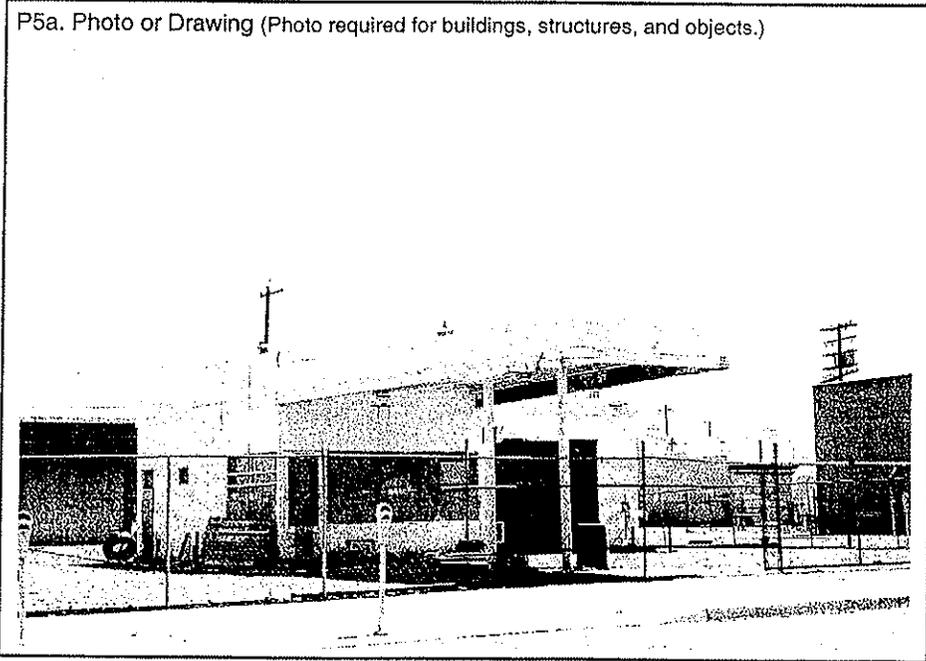
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This single-story gas station has an irregular footprint. The roof is flat with a streamline, molded metal cornice on the front (southwest) façade. The west end of the southwest façade has a projecting bay with a large rectangular window and glazed wood door near the west corner. From the projecting bay extends an expansive overhang with rounded exterior corners, supported by two metal poles. The east end of the southwest façade has a large garage door opening. A large single-pane window in the southern corner of the northwest façade is followed by a small inset square window and doorway. A stringcourse of molded metal accents the exterior, extending around the overhang. Typical features of the streamline architectural style are evident in the decorative cornice, stringcourse and rounded corners of the overhang.

4b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



P5b. Description of Photo:

(View, date, accession #)  
View looking northeast, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1949/ Building Permit

P7. Owner and Address:

Polly Anna Parenti  
3474 W. Jensen  
Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 2

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 804 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Streamlined Moderne

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type service station

Applicable Criteria A

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

In 1949 a new service station was built at 804 F Street, replacing an earlier commercial structure. In the 1960s and 1970s businesses operating in the building included: I and T Union service station, Kurata's Union service station, Diaz Sunland service station and Dian Arco service station. The Arco service station occupied the commercial space from 1975 to 1990. Felix Auto Repair was the last recorded tenant in 1993. Polly Anna Parenti has owned the property since 2002. The building is currently vacant.

The gas station at 804 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is a good example of a mid-century gas station and represents the arrival of car culture in Chinatown. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

*See continuation sheet.*

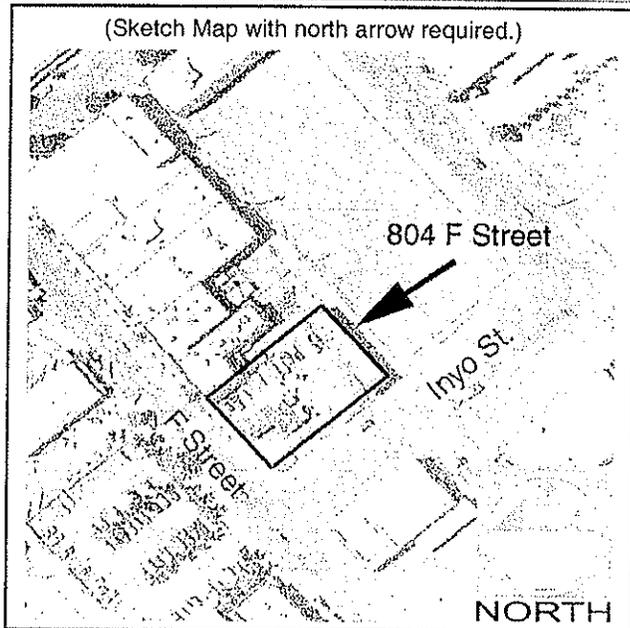
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 6Z

Other Listings  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 818-822 F Street

P1. Other Identifier: 818-822 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M.

c. Address 818 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250573 mE/ 4068482 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707210

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

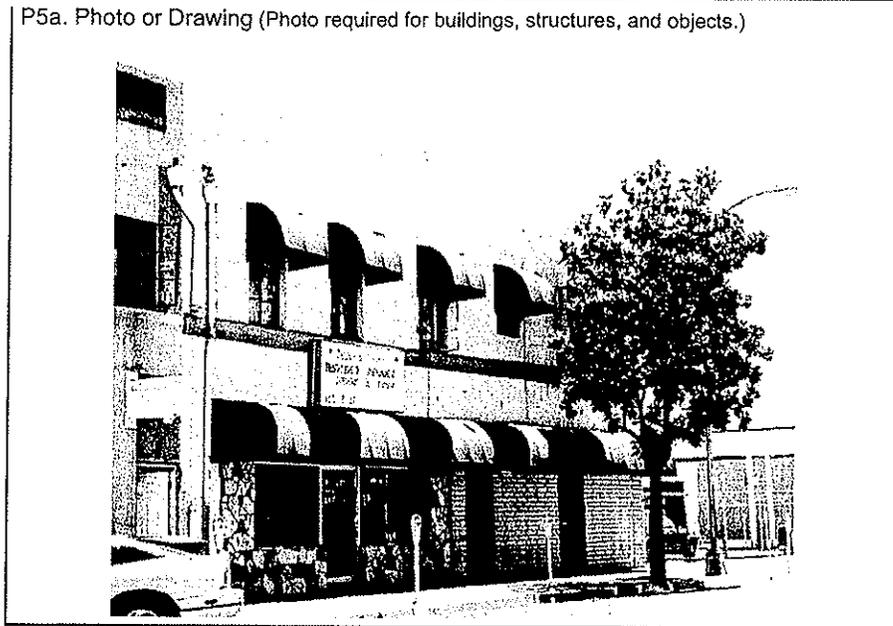
This two-story brick structure with an irregular rectangular footprint and parapet roof is an example of a two-part commercial block, with commercial space below and residential space above. Stucco has been applied to the façade. The first floor of 818 on the east side of the front (southwest) façade is faced with large terra cotta bricks laid in a running stretcher pattern. Two doorways, covered with security grille work are inset into the brickwork. To the west of the terra cotta brickwork the façade has an enframed window wall and glass door, around which the façade has been faced with stone. Both the door and the enframed window wall are covered by security grille work. A simple stucco-covered stringcourse spans the length of the building at the second floor sill level. The second story has pairs of divided light casement windows. Modern awnings are located over all openings on the façade.

The rear of this building reveals a pattern of running stretcher brickwork and a series of arched double-hung sash windows. An exterior stair provides access to a second-story door that is centrally located on the rear (northeast) elevation.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

*View looking east, May 2005*

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
 c. 1910, 1906 and 1918 Sanborn maps

P7. Owner and Address:

*Andrew V. Choa  
 818 F Street  
 Fresno, CA 93706*

P8. Recorded by:

*J. Stock & L. MacDonald  
 Architectural Resources Group  
 Pier 9, The Embarcadero  
 San Francisco, CA 94111*

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

*City of Fresno Chinatown Historic  
 Property Survey*

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 818-822 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The building at 818-822 F Street was built c.1910 (the building is shown on the 1918 Sanborn Map but not the 1906 map). The structure was divided into several commercial spaces on the first floor and residential spaces on the second floor. Separation of use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access from the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls. At the time of construction, the owner of 818-822 F Street was Oscar Shuklian. Shuklian continued to hold ownership through the 1940s. Over the decades the building has been rented to a variety of tenants.

In the 1940s and 1950s a restaurant occupied commercial space 818. Junior De La Rosa was the restaurant's owner in 1947. By 1951 Nellie Rea had purchased the property, and Mrs. Maria Lopez was the tenant of 818 F Street. From 1956 until at least 1993, the tenant of 818 was the El Patio Club, owned by Fred Ascencio. The most recent owner of commercial space 818 was A. V. Ochoa.

Residential rooms were located in 820 F Street. In the 1940s and 1950s the residential space operated under the name "Biola Rooms." Tenants of these rooms during the 1940s and 1950s included: Mrs. Kay O'Connor, Mr. Sunny Adams, and Ann Wilson. The "Biola Rooms" were followed by the "Ramon Hotel," which continued to rent out residential rooms from 1970 until at least 1993.

(See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

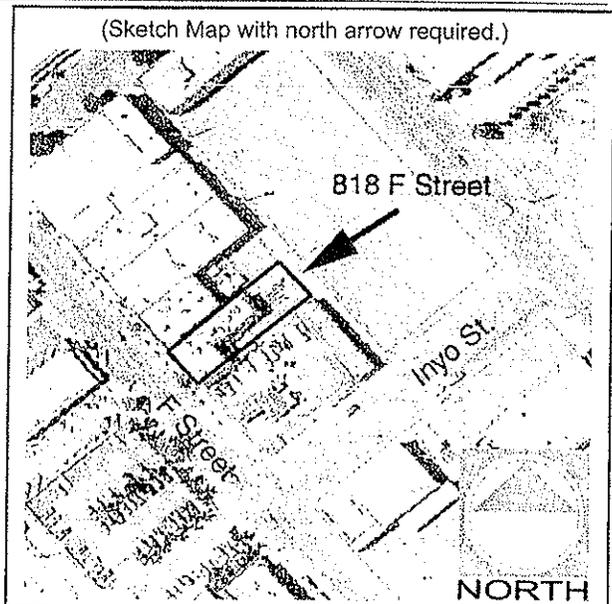
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

age 3 of 4

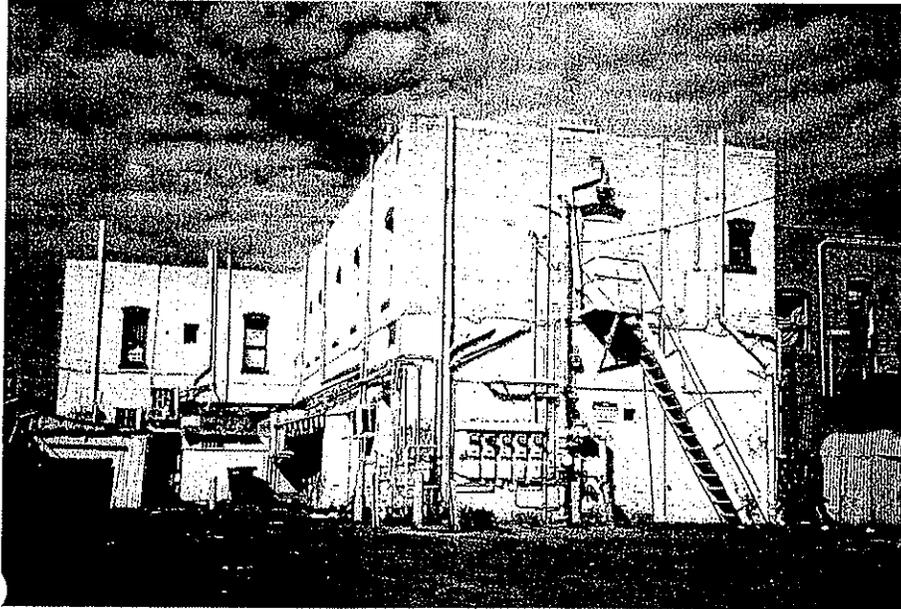
Resource Name or #: (Assigned by recorder) 818-822 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:

(View, date, accession #)

*View looking west, May 2005*

Supplemental Photograph or Drawing

Description of Photo:

(View, date, accession #)

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 818-822 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

In the 1930s and 1940s, the commercial space at 822 F Street functioned as a restaurant. In the 1950s and 1960s, the Happy Café, under the ownership of Quong Wing, occupied the space. From 1970 until at least 1993, the space was rented to a series of restaurants. These restaurants included: Mary's Café, La Cabana Mexican Food, Taco Loco, and La Piedad. The current owner, A. V. Ochoa, has owned the property since 1972.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the designs, materials, workmanship, have been negatively impacted by a major façade remodel.

The building at 818 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context because of the alterations. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

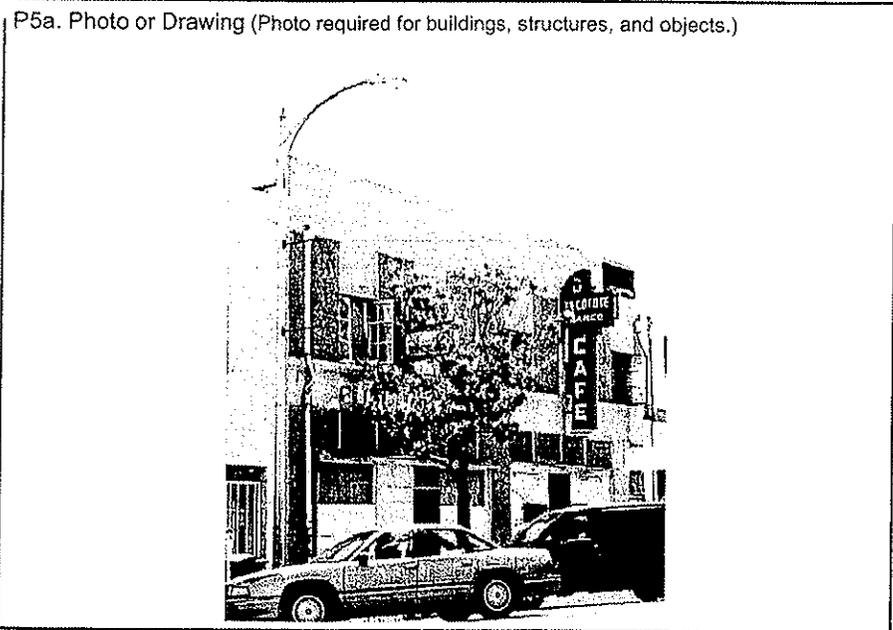
Page 1 of 4 Resource Name or #: (Assigned by recorder) 824-832 F Street

P1. Other Identifier: 824-832 F Street  
 P2. Location:  Not for Publication  Unrestricted a. County Fresno  
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
 b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
 c. Address 824 F Street City Fresno Zip 93706  
 d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250573 mE/ 4068482 mN  
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707205

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
 This two-story, two-part commercial block structure has a rectangular footprint. The building is a brick structure covered in stucco. Pebble-dash panels are applied to the façade at the ground floor and between the two windows of the second floor. The roof is flat with a parapet along the facade. Only the doorway and single paned commercial windows break the panels at the first floor. The first floor is divided into two commercial spaces divided by a shared internal wall. The second story is reserved for residential use. A series of five pairs of three-lite, metal frame windows extend across the second-story façade. The second-story of the rear elevation includes three segmentally-arched, double-hung windows and a segmentally-arched metal door with transom accessed by an exterior stairway. A vertical metal and neon sign (c. 1950), which reads "Tecolote Dance Café," is mounted to the façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building HP5 - Hotel/Motel  
 Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
 (View, date, accession #)  
View looking east, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1920/ 1948 Sanborn Map & 1926 Directory

P7. Owner and Address:  
Melvin K. Renge  
833 F Street  
Fresno, CA 93706

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 824-832 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The building at 824-832 F Street was constructed c. 1920 (the building is not shown on the 1918 Sanborn Map but was listed in city directories in 1926). When constructed the building was divided into commercial spaces on the first floor with residential units located on the second floor. Both the commercial and residential units were rented to a variety of tenants during the course of the building's history. Separation of use for the first and second floor was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

The commercial space at 824 was the Colton Hotel in 1926, under the ownership of Edward Simpson. After a minor name change, the Colton Rooms occupied the space in the 1930s and 1940s. During these decades the owners were Luis Morales and Mrs. Tiny Rodriguez. From the 1950s until at least 1993, the Azteca Rooms, owned by Jose Chavez and Anna Ontiberios, occupied the space.

The commercial space at 828 F Street was a restaurant from 1926 through the early 1950s. A number of individuals were tenants in these years, their names included: Mrs. Concha Church, Julian Huerta and B. Torres. In 1956 the Rainbow Café occupied 828. From 1963 until at least 1993, the tenant was the El Tecolote Café. The café's neon sign is still mounted on the façade of the building. Melvin K. Renge has owned 828 F Street since 2000. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

HP5 - Hotel/Motel

B12. References:

See continuation sheet.

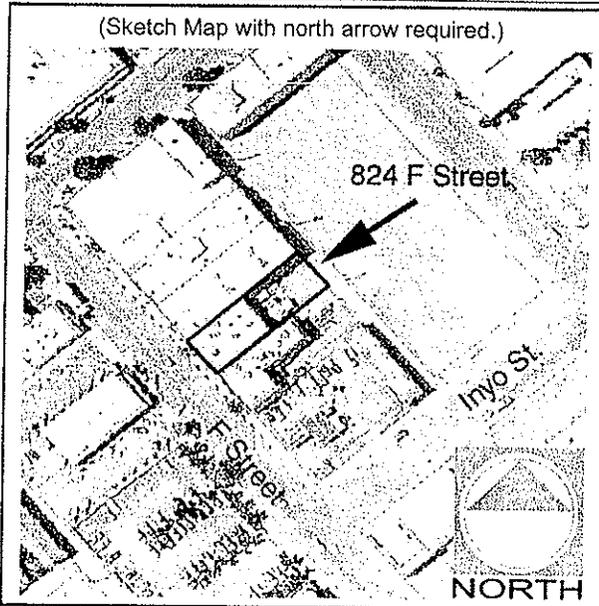
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

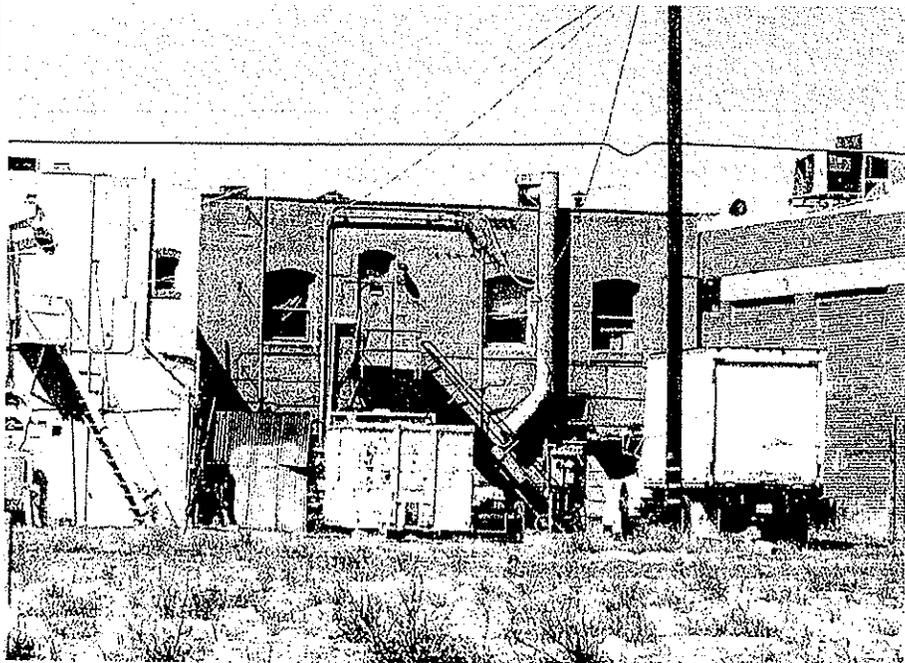


Page 3 of 4

Resource Name or #: (Assigned by recorder) 824-832 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking southwest, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 824-832 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The commercial space at 832 was first recorded in the 1926 city directory with a tenant by the name Jose Arebedo. At that time the owner of the building was L.H. Manning and Company. During the 1930s the commercial space was vacant. By the 1940s Cal Printers and Publishers occupied the space. From 1951 until at least 1993 a series of restaurants were located here. The Latino Café occupied the space from 1956 through 1960. By 1965 Joe's Inn Restaurant and Bar was the occupant. El Nuevo Latino restaurant and bar was tenant in the early 1970s. By 1975 Club Latino occupied the space, which was vacant by the early 1980s. From 1984 until at least 1993, El Nuevo Latino had again assumed tenancy.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the design, materials, workmanship, have been negatively impacted by a major façade remodel.

The building at 824 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context because of the alterations. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Tecalote Dance Cafe" sign mounted on the facade of 824 F Street is an excellent example of postwar neon signage.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 829-833 F Street

P1. Other Identifier: 829-833 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 829 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250522 mE/ 4068452 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707504

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This one-story commercial structure has a rectangular footprint and flat roof. The body of the structure is common (American bond) brick. Stacked brick runs below the sill line on the front (southwest) façade. A large overhang extends across the length of the building, above the window line. Large glass commercial windows as well a pair of glazed doors complete this façade. A visual point of interest is the narrow brick wall, two stories in height and constructed in stacked brick applied to the east side of the southwest façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

1951/ Building Permit

P7. Owner and Address:

Melvin K. Renge  
833 F Street  
Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 3

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 829-833 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Renge Pharmacy

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Modern Movement

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: Claude De Chow

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 831-833 F Street was built in 1951, replacing an earlier structure on the site. At the time of its construction the building was divided into three commercial spaces.

Viola Jesus, a physician, occupied the commercial space at 829 from 1984 until 1990. The city directory of 1993 records the commercial space at 829 as a parking lot.

The commercial space at 831 appears in the city directories from 1956 through 1970 as the International Barber Shop. From 1975 until at least 1993, the El Azteca Barber Shop occupied the commercial space.

The commercial space at 833 F Street is recorded in the city directory as the International Drug Store Company from 1956 through 1980. From 1984 until at least 1993, Renge Pharmacy was tenant.

In 1981 alterations were made to the façade. This work consisted of removing the existing door and exterior brick from the south elevation. The intention of this renovation was to incorporate a medical office along with the barbershop and pharmacy. The architect of this project was Claude De Chow. Melvin K. Renge has owned the building since 2000. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

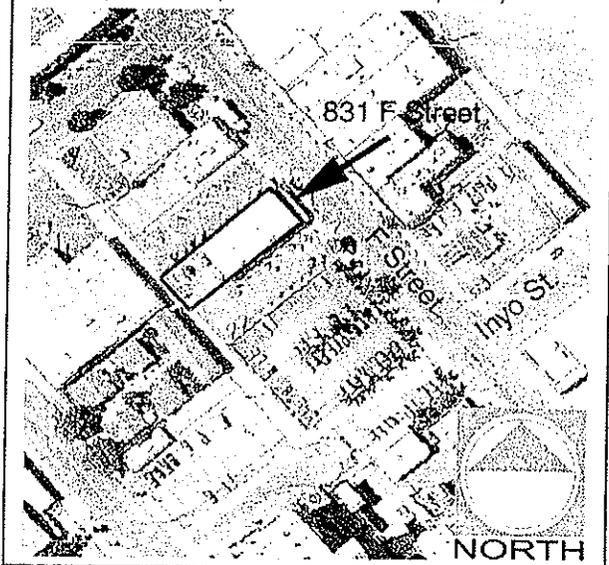
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 829-833 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a good degree of integrity; the location, design, setting, materials, feeling, and association appear to remain unchanged with the exception of a few alterations to the storefront. The buildings at 831-833 F Street do not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is a good example of a 1950s commercial building. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 3CS

Other Listings  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 836-840 F Street

P1. Other Identifier: Azteca Theatre

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 836 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250573 mE/ 4068482 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707206

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This American-bond brick structure is two stories with a rectangular footprint. The flat roof with stepped parapet is topped with a series of air-conditioning units and vents. Stucco has been applied to the facade. The lower level has a deeply recessed central foyer that once served as the main theatre entrance. To the left and right of this foyer are two recessed doorways with covered transoms. The second floor has four pairs of metal divided light casements. A vertical fin "Azteca" neon sign written in stylized lettering and marquee dominate the buildings façade.

The rear (northeast) elevation has boarded large recessed doorways on the east and west ends of the first floor. The second floor has two pairs of divided light casement windows on the far east and west corners, echoing the casement windows on the front façade. The building is a good example of the Art Deco style and include typical features such as the stepped parapet, vertical sign, and vertical marquee.

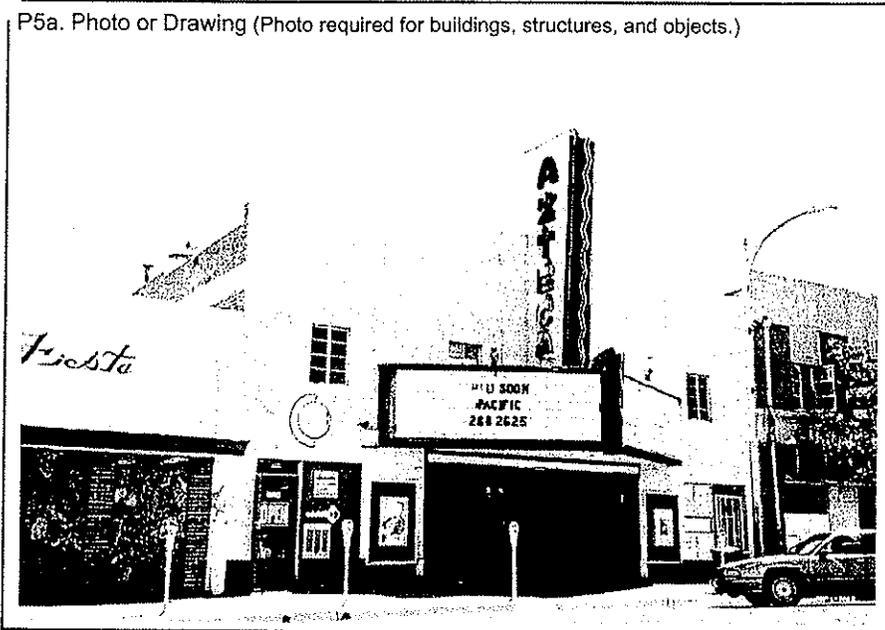
Alterations have been made to the façade of this commercial structure. Most apparent are the additions of security grille work to the foyer and flanking doorways. The theatre sign has cosmetic paint damage, and the theatre marquee requires repair.

P3b. Resource Attributes: HP10 - Theater

HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1950/ 1948 & 1950 Sanborn

P7. Owner and Address:

David Owens  
838 F Street  
Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald  
Architectoral Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 3CS

Resource Name or #: (Assigned by recorder) 836-840 F Street

B1. Historic Name: Azteca Theatre

B2. Common Name: Azteca Theatre

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Art Deco

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type movie theater

Applicable Criteria A

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

The building at 836-840 F Street was constructed c.1950 (the building does not appear on the 1948 Sanborn Map but is shown on the 1950 map). The building was constructed to house the Azteca Theater. Although the building appears to be vacant, the vertical Azteca sign still dominates the façade. While the theater and lobby occupied most of the building, there were two shops on the second floor, 836 and 840 F Street.

In the 1910s movie theaters opened throughout the country. The building form copied the legitimate theaters of past decades and often included retail or office space in addition to the movie theater functions. As movie theaters became a more established industry, the theater function became more prominent, often with elaborate projecting signs and marquees. The theater facades could be ornamented in a variety of styles, but by the 1930s, Art Deco and Period Revival styles were popular. Designs were often more elaborate than earlier theaters and incorporated the entire façade. The Azteca Theater at 836-840 F Street is an excellent example of a theater utilizing the two-part commercial block form designed in the Art Deco style. Geometric forms, stylized ornamentation, and vertical elements extending past the roofline characterized Art Deco, which was primarily applied to commercial buildings in the 1920s and 1930s, although the style was used for theaters like the Azteca into the 1950s. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP10 - Theater

HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

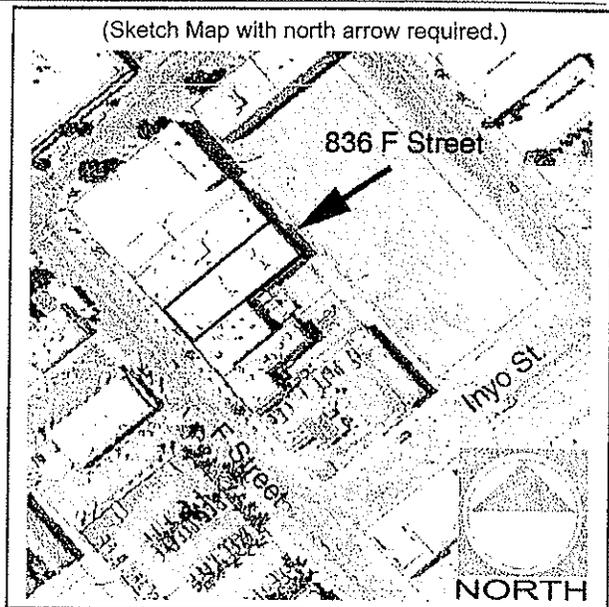
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

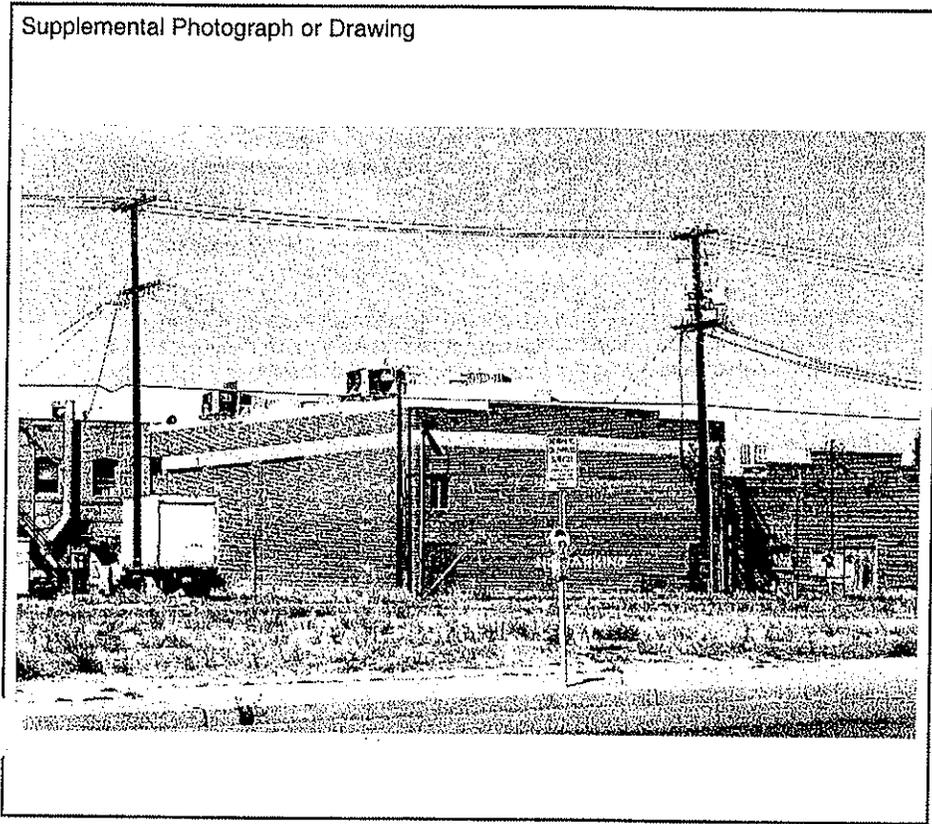
Date of Evaluation: April 2006

(This space reserved for official comments.)



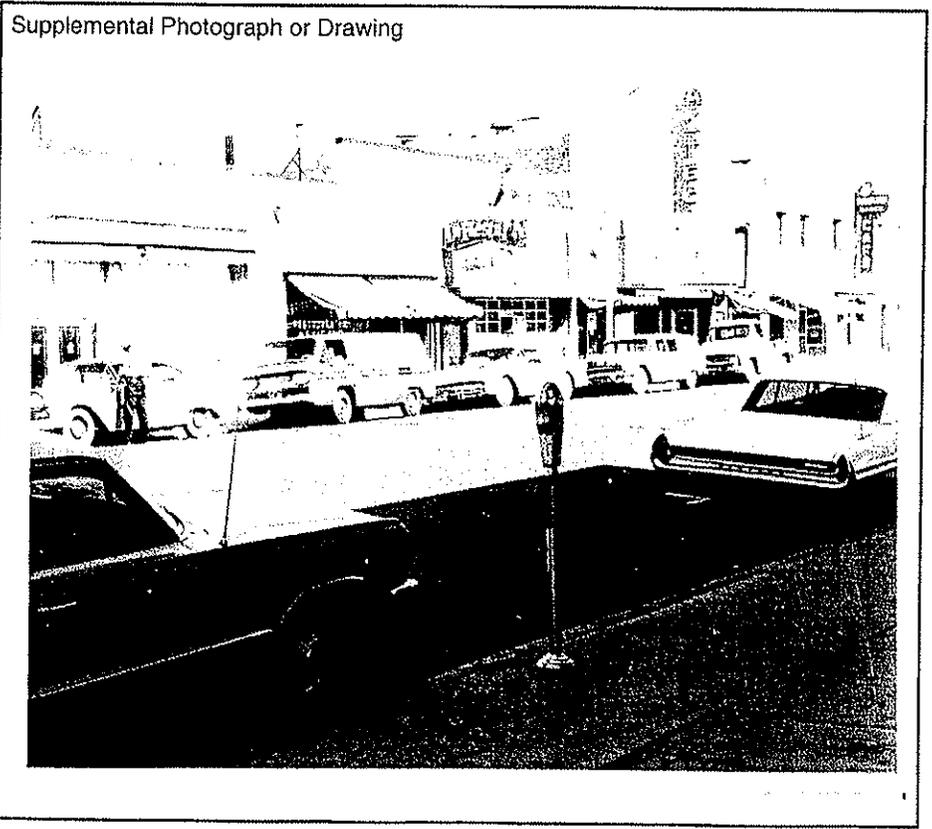
Page 3 of 4 Resource Name or #: (Assigned by recorder) 836-840 F Street  
Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*La Fiesta restaurant and bar and the Azteca Theatre c. 1965 (photograph courtesy of Nori Masuda).*

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 836-840 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

By 1956 the Ideal Bakery was tenant for 836 F Street and remained in the building through the early 1980s. From 1984 until at least 1993 the space was vacant. The early years of the commercial space at 840 F Street are unknown. However, by the early 1960s the space was recorded in the city directories as vacant. By 1965 the Fresno Community Service Welfare Relief occupied the space, and the Liberia Latino Americana news service were tenants in the early 1970s. The space was vacant in the later half of the 1970s and early 1980s. Toni's Record Shop assumed occupancy from 1984-1985. David Owens has owned the building since 2004.

The building retains a high degree of integrity; the location, design, materials, workmanship, setting, feeling, and association appear to remain unchanged.

The Azteca Theatre does not appear to meet the level of significance necessary for the National Register. However, it does appear to meet the level of significance necessary for the California Register under Criterion 3 and Fresno's Local Register under Criterion iii; it embodies the distinctive characteristics of a type, in this case a single-screen neighborhood theater in the Art Deco style.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Azteca" sign mounted on the facade of 836 F Street is an excellent example of postwar neon signage.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 2

Resource Name or #: (Assigned by recorder) 837 F Street

P1. Other Identifier: \_\_\_\_\_

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 837 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250573 mE/ 4068482 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

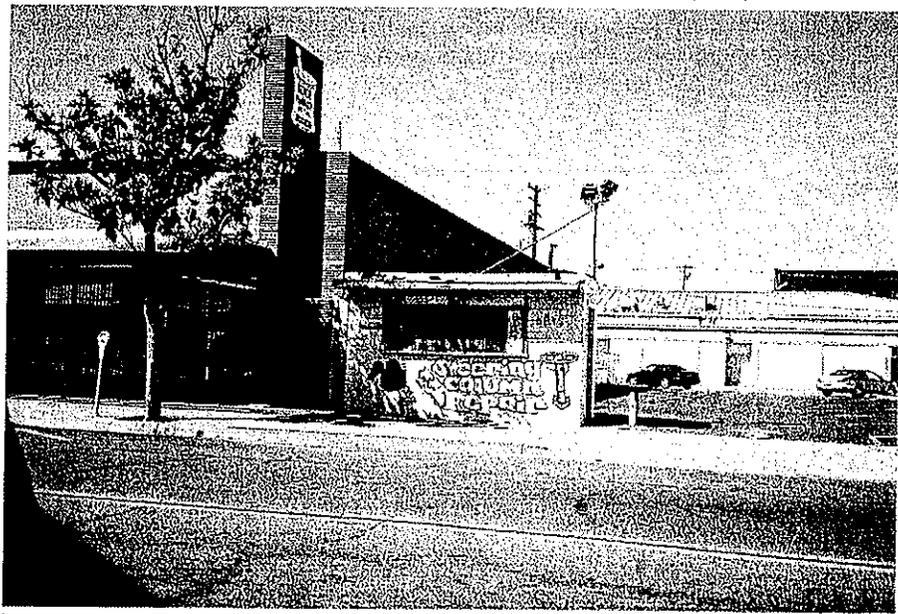
Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This very small structure has a narrow rectangular footprint. The roof is flat with a small projecting overhang running the length of the façade. Constructed out of concrete block with a recessed door on the northwest facade. An enframed window with sill runs horizontally across the front (northeast) façade.

Jb. Resource Attributes:

P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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



P5b. Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
*1952/*

P7. Owner and Address:  
*California First Bank  
P.O. Box 7788  
Newport Beach, CA 92658*

P8. Recorded by:  
*J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111*

P9. Date Recorded: *April 2006*

P10. Survey Type (Describe)  
*City of Fresno Chinatown Historic  
Property Survey*

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

Attachments:

- |                                       |   |   |  |                                       |
|---------------------------------------|---|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                  | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 2

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 837 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Bill's Lock and Bill's Parking Lot

B3. Original Use: \_\_\_\_\_ B4. Present Use: \_\_\_\_\_

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942 Property Type commercial Applicable Criteria A

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

The small commercial building at 837 F Street was built in 1952. The structure occupies the northeast corner of the property. The remainder of the property is utilized as a parking lot. Since the time of its opening, it has functioned as a key shop. The property first appears in the 1956 City Directory as "Bill's Parking Lot." During the 1960s the property was recorded as Bill's Confectionary and Bill's Parking Lot. From the mid 1970s until at least 1993 the building housed Bill's Lock Service. Bill's Key Shop is the current occupant.

The building retains a good degree of integrity; the location, design, materials, workmanship, setting, feeling, and association appear to remain unchanged.

The building at 837 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. This building is not typical of the pattern of development that occurred in this neighborhood, and the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: \_\_\_\_\_

B12. References:

*See continuation sheet.*

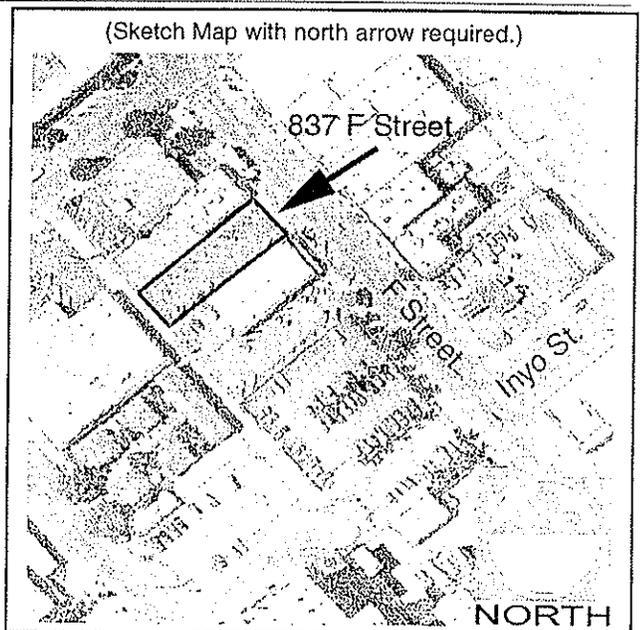
B13. Remarks: \_\_\_\_\_

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 841 F Street

P1. Other Identifier: \_\_\_\_\_

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date \_\_\_\_\_ T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_

c. Address 841 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone \_\_\_\_\_; mE/ \_\_\_\_\_ mN \_\_\_\_\_

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This single-story commercial building has a long rectangular footprint and symmetrical facade. This stucco structure has a parapet roof with a terra cotta mission tile overhang. Bricks run along the façade below the sill line of the front facade. A pair of metal glazed doors deeply recessed within an arched foyer marks the central entryway. Large horizontal windows are located on the facade. The windows are covered with security grille work. Attached to the parapet roofline on the façade above the mission tile overhang is a series of commercial advertising signs. This structure includes elements of the Spanish Revival style evident in the terra cotta tile overhang and arched entryway.

P3b. Resource Attributes:

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



P5b. Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
*c. 1915/ 1906 & 1918 Sanborn Map*

P7. Owner and Address:

P8. Recorded by:  
*J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111*

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
*City of Fresno Chinatown Historic  
Property Survey*

P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 841 F Street

B1. Historic Name: Congregational Japanese Church

B2. Common Name: \_\_\_\_\_

B3. Original Use: \_\_\_\_\_

B4. Present Use: \_\_\_\_\_

B5. Architectural Style: Spanish Revival

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 841 F Street was built in c.1915 (the building was not shown on the 1906 Sanborn Map but was shown on the 1918 map). In 1918 the building housed the Congregational Japanese Church. From the 1920s through 1941 the Fresno Japanese Language School occupied this space. While the school occupied the space, H. Ito held ownership. Likely as a result of Japanese internment during World War II, the property passed from Japanese ownership in the early 1940s. Sanborn Maps show that sometime between 1918 and 1948 an addition was built on the front of the building. After the remodel, the addition functioned as a restaurant, and the rear (original) portion of the building served as lodging.

In the 1940s and 1950s Mrs. Marthiel La Selve was the building's owner. During these years a variety of tenants occupied the commercial space including: the Harry Schumaker Restaurant, the San Carlos Café, El Farolito Restaurant, and the La Selve Hotel, which included a series of furnished rooms. The La Selve Hotel continued to provide lodgings into the early 1960s. From 1965 until at least 1993 the San Carlos Café was the sole tenant of this building. Salaam Seafood currently occupies the building. (See Continuation Sheet.)

B11. Additional Resource Attributes: \_\_\_\_\_

B12. References:

See continuation sheet.

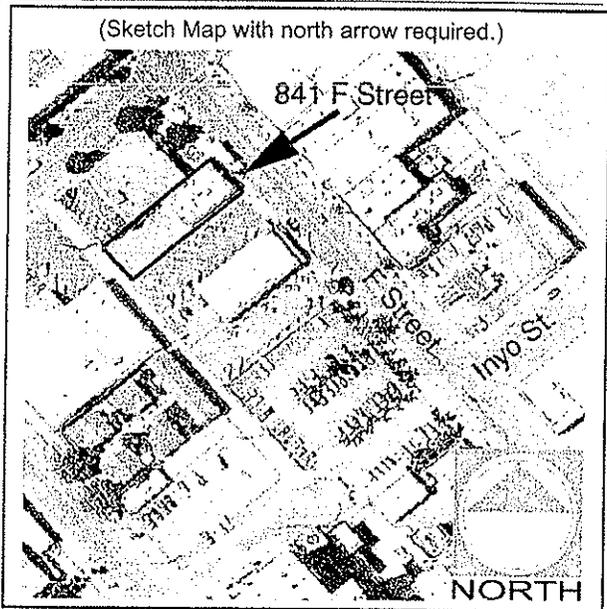
B13. Remarks: \_\_\_\_\_

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

page 3 of 3

Resource Name or #: (Assigned by recorder) 841 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a poor degree of integrity; the location is unchanged, but the setting has been negatively impacted by the demolition of structures on either side. The construction of an addition on the front of the building in the late 1940s significantly altered the design, materials, workmanship, feeling, and association of the building. The addition is not significant in its own right.

The building at 841 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. This building is not typical of the pattern of development that occurred in this neighborhood, and the building is not an outstanding example of a commercial or religious building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 844-846 F Street

P1. Other Identifier: 844-846 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 844 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250573 mE/ 4068482 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707207

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

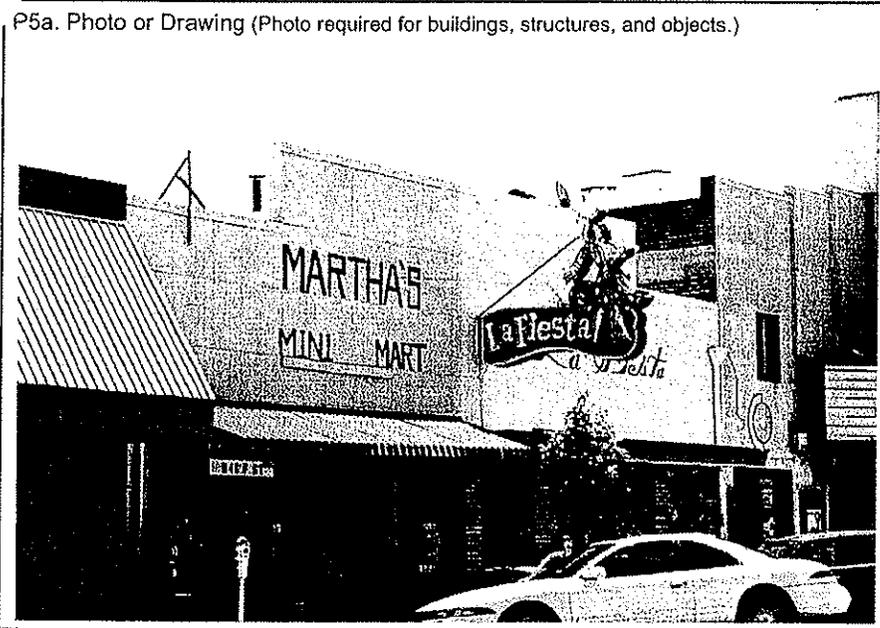
This is a single-story, brick commercial structure with a stepped parapet roof. The building contains two commercial spaces, which share a central interior wall. The façade is visually split into two levels by metal awnings, projecting from each of the storefronts. The east end of the front (southwest) façade has a deeply recessed door followed by three stone panels divided with stacked brick columns. The main entry to the building is located on the southwest corner of the building. The west end of the façade has a centrally-placed glazed door. Expansive commercial windows flank the door and run the length of the building. The windows are covered with iron security grille work. Bricks embellish the façade below the sill line. The upper level of the façade is faced with cement blocks, upon which has been painted the advertising signs of the two commercial spaces.

The southern commercial space (844 F Street) has a series of three applied stone panels interspersed between the brick columns. Projecting from the façade of 844 F Street is an ornate painted metal and neon sign depicting a Spanish flamenco dancer. The sign reads "La Fiesta."

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

1917/ Building Permit

P7. Owner and Address:

Santos Perez and Martha Navarro

3265 W. Madison

Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald

Architectoral Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic

Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 844-846 F Street

B1. Historic Name: Westside Garage

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 844-846 F Street was built in 1917. In 1918 the building was part of a complex of structures that functioned as the Westside Garage. Over the next several decades the building was labeled 842 F Street making deciphering the owners and occupants of this building and the buildings to the north, difficult. According to the 1948 Sanborn Map, the space functioned as a miscellaneous warehouse. By 1950 the maps show the building had been divided into two shops, its current configuration.

In 1951 the two spaces were a record store and restaurant, run by Edward Palamino. Both commercial spaces housed the La Fiesta Restaurant in the late 1950s and 1960s. In the 1970s two different tenants occupied the spaces. The La Fiesta Nite Club occupied space 844 from 1970 through 1993. Commercial space 866 housed Mary's Liquors from 1970 through 1993. Santos Perez and Martha Navarro have owned the property since 1999. Currently, an animated neon La Fiesta sign is mounted on the façade, and it appears the club is still operating. "Martha's Mini Mart" is painted on the other commercial space.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. The design, materials, and workmanship have been negatively affected by a complete remodel of the façade. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

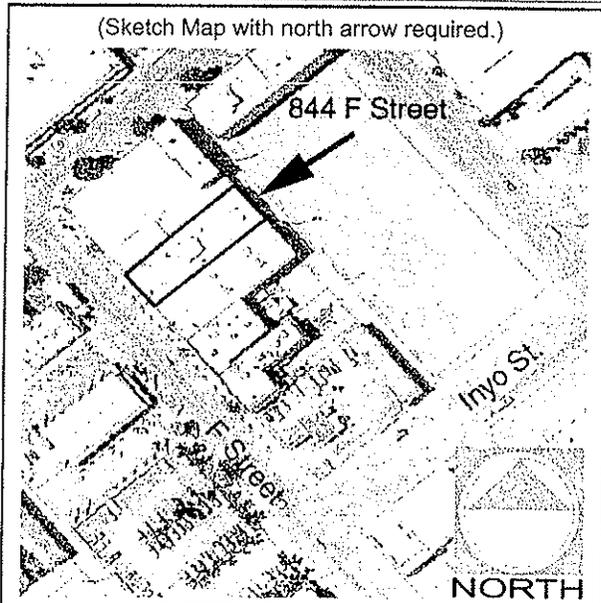
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

age 3 of 4

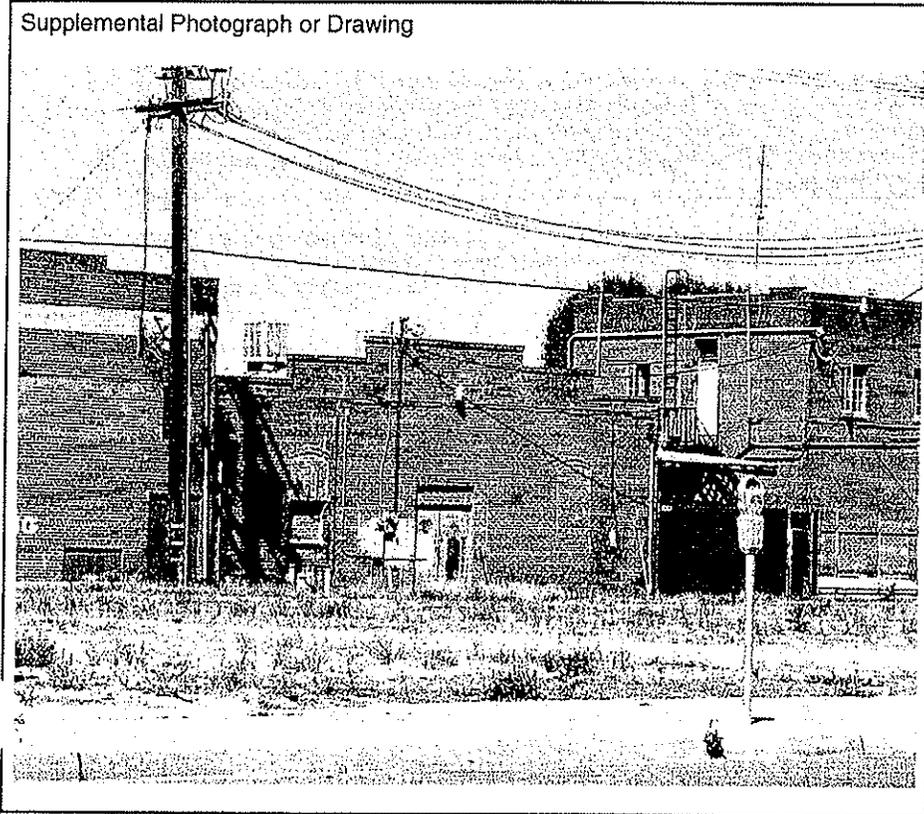
Resource Name or #: (Assigned by recorder) 844-846 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

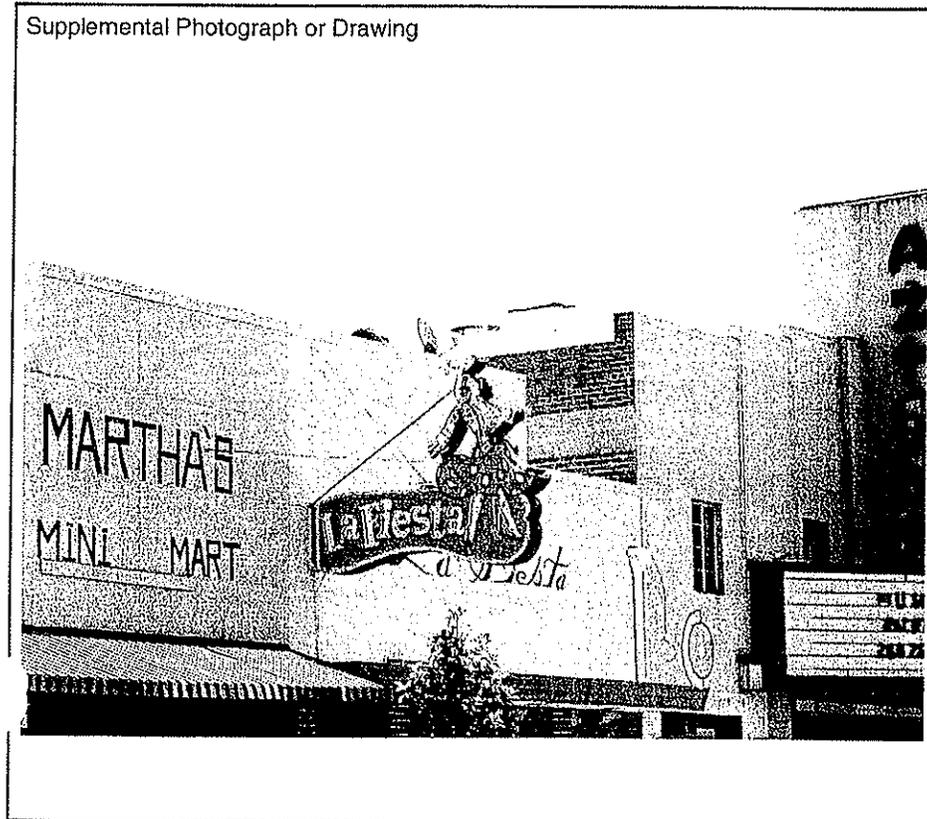
Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing



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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 844-846 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building at 844 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. This building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is within the boundaries of the potential historic district identified in this neighborhood but is a non-contributor because of a complete remodel of the façade.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "La Fiesta" sign mounted on the facade of 844 F Street is an excellent example of postwar neon signage.

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5D3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 901-911 F Street

P1. Other Identifier: Nippon Building No. 1

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 901 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250425 mE/ 4068564 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)  
also 1425-1449 Kern

Parcel No. 46707407

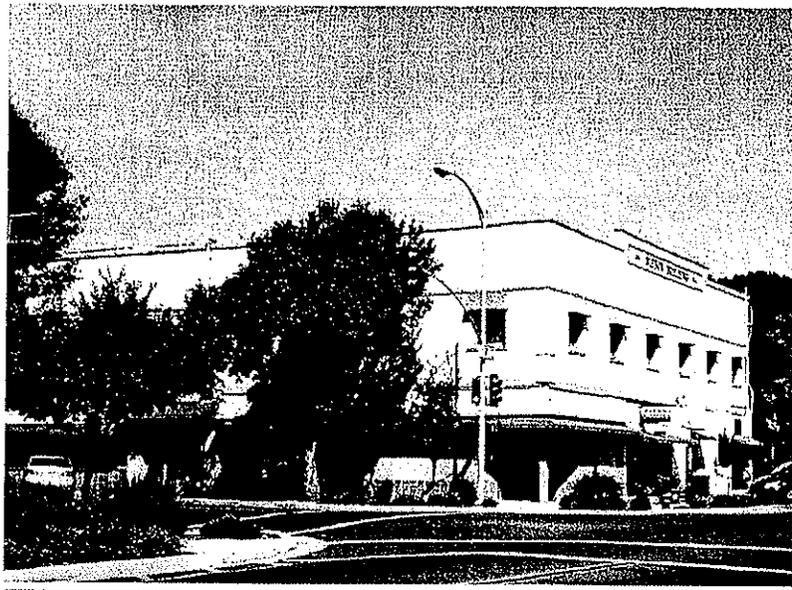
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This tall two-story, two-part commercial building has a large rectangular footprint and sits on a corner lot. Constructed of brick, the exterior façade has been faced with stucco. The parapet roof, which runs the length of the building, is capped with a simple rounded molding. Two squared stringcourses wrap around the street façades between the floors and above the second floor windows. The parapet of the F Street façade is stepped, creating a visual marker for the "Nippon Building" sign. The first floor façade is comprised of intermittently located glazed doors providing entry to the various commercial spaces. Large commercial windows of varying heights run the expanse of the building. Stacked brick has been applied to the façade below the sill line. A series of double-hung sash windows run the expanse of the second-story. Individual canopies have been attached to the second-story windows and continuous awnings cover the first commercial level.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

r. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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



P5b. Description of Photo:

(View, date, accession #)

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

1912/ Building Permit

P7. Owner and Address:

Nippon Building Co.

P.O. Box 492

Fowler, CA 93625

P8. Recorded by:

J. Stock & L. MacDonald

Architectural Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5D3

Resource Name or #: (Assigned by recorder) 901-911 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Nippon Building No. 1

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Streamlined Moderne

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

In 1947 building permits indicate the owners of the building spent \$3000 on a "new store front." In 1953 the storefront was again remodeled and a new box office was constructed.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial/residential

Applicable Criteria A

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

The building at 901-911 F Street was constructed in 1912. The 1918 Sanborn Map shows the core of the building was a large "Japanese Theatre," which was surrounded on the Kern and F Street sides by a commercial/residential building. The ground floor commercial section was divided into seven shops, and the second floor functioned as a residential hotel. The separation of use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

Although Sanborn Maps show the Japanese Theater was an early occupant of the theater space (909 F Street), it was not listed in city directories in the 1910s and 1920s. The 1918 Sanborn Map shows a full stage and scenery area and stage entrance indicating the theater was used for plays and performances, not a movie theater. However, by 1936 the space housed the "Rex Theater," which showed moving pictures and remained in the building through 1950. From 1951 through 1970 the California Theatre occupied the space. From the mid 1970s through the early 1990s, 909 F Street was either not listed or labeled "vacant" in city directories.

Originally, the second floor of the building functioned as a lodging house. The name of the earliest house is unknown, but a c. 1915 historic photograph of the building shows a large sign advertising rooms for 35 and 50 cents. The 1926 city directory lists the upstairs lodging house (1435 Kern Street) as "Opera Rooms." (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

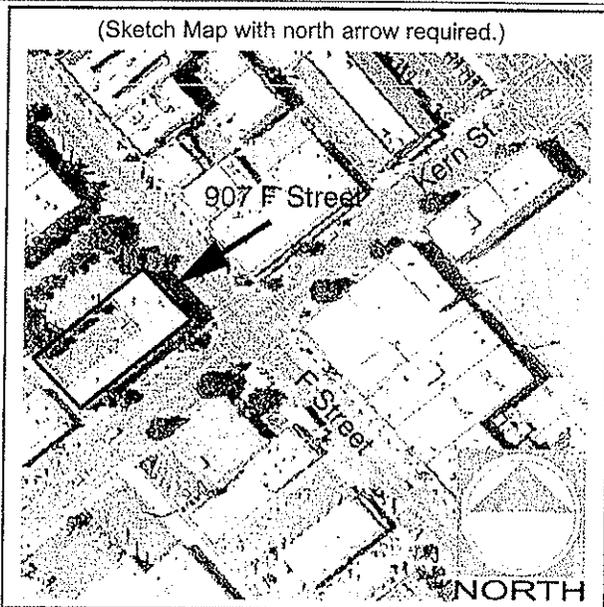
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



age 3 of 4

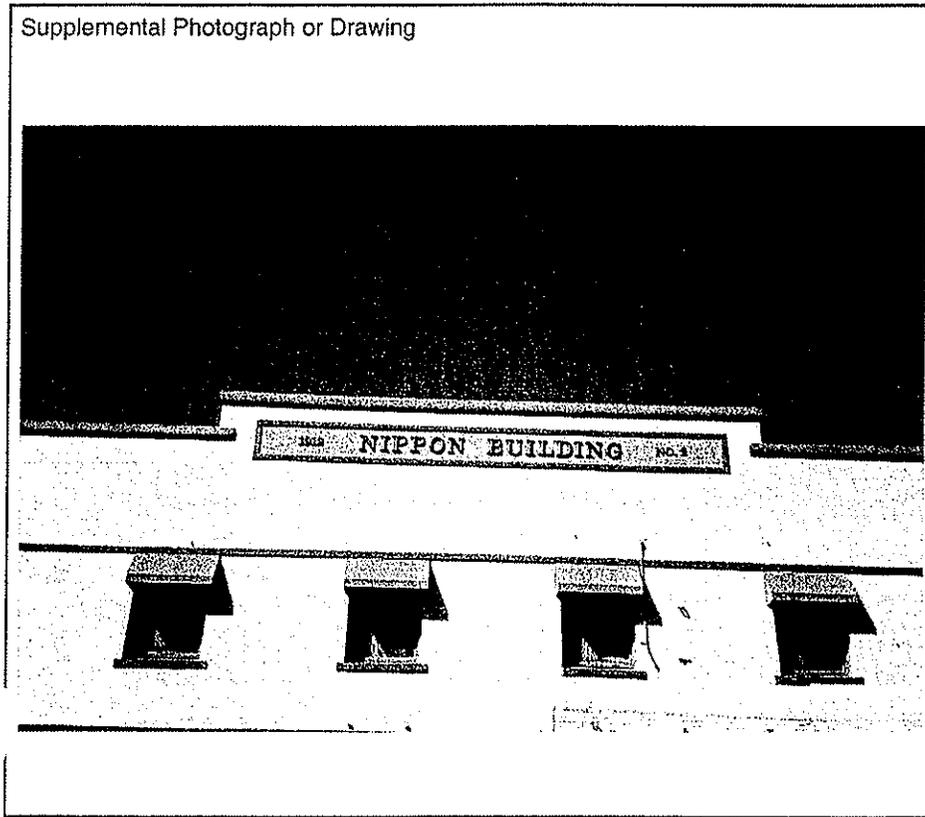
Resource Name or #: (Assigned by recorder) 901-911 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

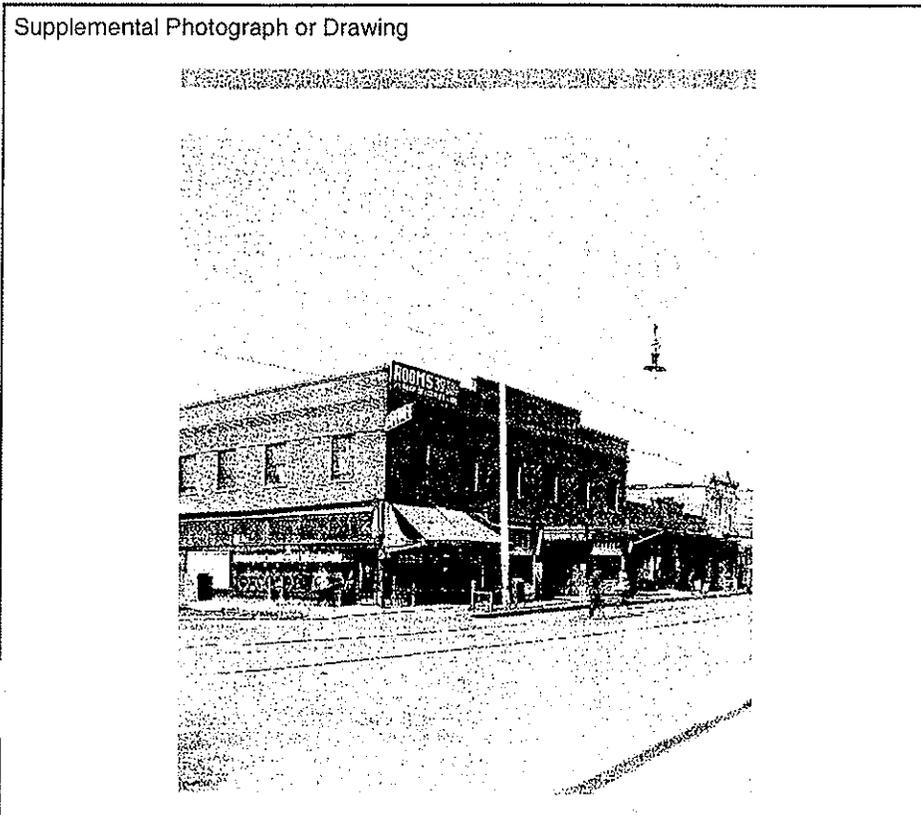
Continuation  Update

Supplemental Photograph or Drawing



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

Supplemental Photograph or Drawing



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

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 901-911 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

In the 1930s the space was occupied by Kobayashi furnished rooms, which were replaced by Cooley Rooms in the 1940s. By 1951 the Olympic Hotel occupied the second floor. The hotel was a long-term occupant of the building and remained in operation through at least 1993. In the 1960s, 1970s, and early 1980s the hotel was owned by Jinkawa Tsunayo.

The earliest tenants of the first floor commercial spaces are unknown. City directories indicate that in the 1920s and 1930s the spaces housed various businesses including: Ito Sakazo Dry Goods, Ozawa Y Drugs, Taira Tomotu watchmaker, Tani S. Shoes, and Yamamisaka & Sons Real Estate. In the 1940s and 1950s occupants were: Ignacio Garibay (grocer), Barbalee Fashion Shoppe, C.K. Dawson (liquors), J.T. Nishioka (liquors), Socko's Restaurant, Lilly Yamasaki Beauty Shop, L.Y. Ishii Beauty Shop, George Cho (jeweler), H.H. Masada jewelers, and Royal Jewelers.

Reflective of the changing demographics of the neighborhood, in the 1960s and 1970s there were fewer Asian businesses in the building. The commercial spaces housed: Marsyl's Women's Clothing, Olivia's Sportswear, Sanchez Bail Bonds, Bataan Café, and Royal Jewelers. In the 1980s and 1990s some units were vacant and others housed: Morales & Associates Income Tax Service, Cuca's Restaurant, Tak Shing Herbs Center, and Royal Jewelers. Currently the building is called the "Nippon Building." Many of the commercial spaces appear to be vacant.

The building retains only a fair degree of integrity; the location, setting, feeling, and association remain unchanged. However the design, materials, and workmanship have been negatively impacted by a major remodel of the principal facades. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 901-911 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context because of the alterations. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

However, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: it is associated with events that have made a significant contribution to the broad patterns of our history. The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 912 F Street

P1. Other Identifier: 912 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 912 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250471 mE/ 4068594 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

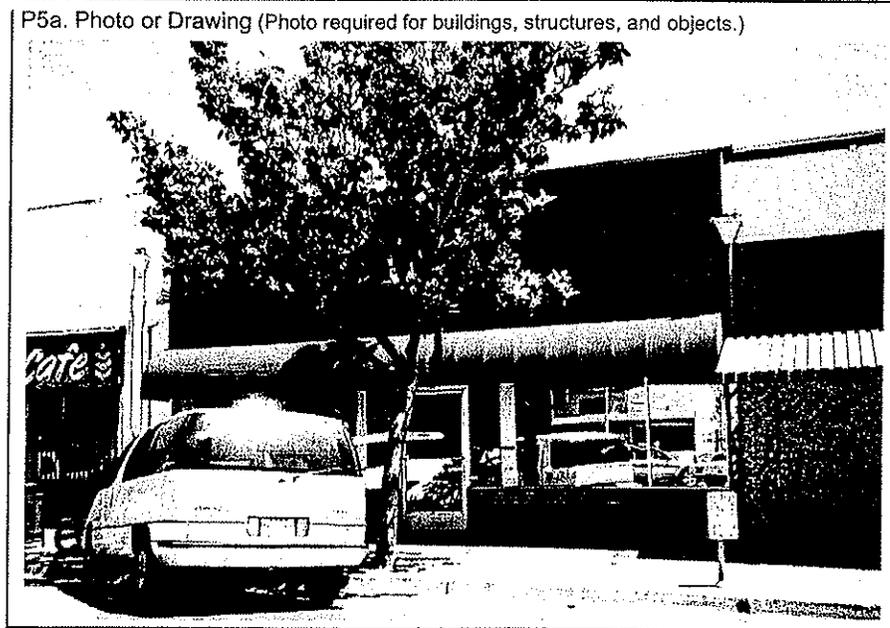
P3a. Description: (Describe resource and its major elements. include design, materials, condition, alterations, size, setting, and boundaries)

This single-story commercial structure has a rectangular footprint with parapet roof. A centrally-placed glazed metal door interrupts an enframed window wall. Bricks in a running stretcher pattern run below the sill line, adding texture and ornament to the façade. An awning extends above the enframed window wall creating spatial division. A corrugated metal panel fills the façade above the canopy, extending to the roofline.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking north, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1910/ 1906 & 1918 Sanborn Map

P7. Owner and Address:

Nippon Building Co.

P.O. Box 492

Fowler, CA 93625

P8. Recorded by:

J. Stock & L. MacDonald

Architectural Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 912 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 912 F Street was built c. 1910 (it was shown on the 1918 Sanborn Map, but not the 1906 map). In 1918 the small building housed a shop with an office. By 1926 T. Toshiyuki drugs was a tenant, and in the 1930s Tensho-Do Company oriental goods occupied the space. In the early 1940s, the address was not listed in city directories, but by 1947 Juan Izquierdo was a tenant. The building was occupied by E.J. Mah radios 1951 and Central Radio & Television Company from 1956 through 1965. By 1970 the building was vacant. In 1975 the building housed the Issei Service Center club. Issei refers to first generation Japanese immigrants. By 1980 the name had changed to Nikkei Service Center club. Nikkei is defined as all persons of Japanese descent who live outside Japan. The building has continued to house the Nikkei Service Center through the present day.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the applications of siding and remodeling of the storefront have negatively affected the building's design, material, and workmanship. The current footprint of the building matches that shown on the 1918 Sanborn Map.

The building at 912 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

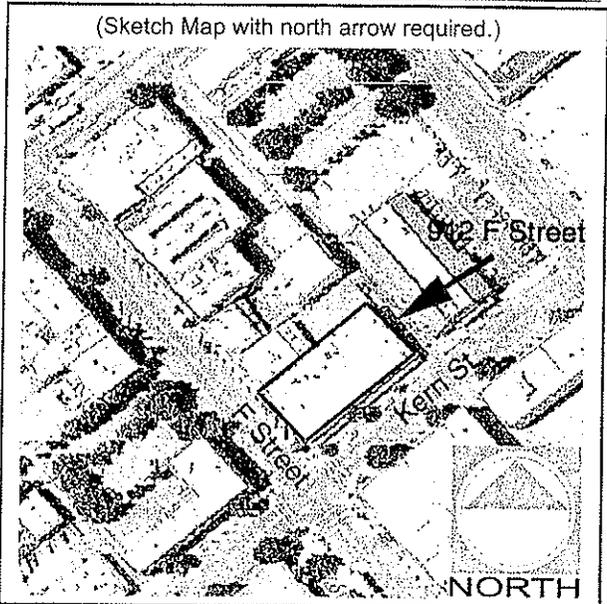
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 912 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is within the boundaries of the potential historic district identified in this neighborhood but is a non-contributor because of the application of siding and a complete remodel of the storefront.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5B

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 914-920 F Street

P1. Other Identifier: 914-920 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 914 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250471 mE/ 4068594 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This single-story commercial structure has a rectangular footprint with parapet roof. This structure is brick with stucco applied to the façade. This building (shared by two commercial spaces) is divided by a shared interior wall. An enframed window wall with centrally-placed paired glazed door with transom occupies the first floor of both commercial spaces. Above the window wall runs a recessed rectangular space allotted for commercial signage. A canopy projects from the cornice, running the length of the commercial space at 920 F Street. A "Victory Café" sign is painted above the commercial space at 914 F Street.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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

P5b. Description of Photo:

(View, date, accession #)

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1900/ 1898 & 1906 Sanborn Maps

P7. Owner and Address:

Steven and Lynn Ikeda

6305 N. Dewey

Fresno, CA 93711

P8. Recorded by:

J. Stock & L. MacDonald

Architectural Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic

Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5B

Resource Name or #: (Assigned by recorder) 914-920 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 914-920 F Street was built c. 1900 (it was shown on the 1906 Sanborn Map but not on the 1898 map). In 1906 the building, which is now divided into two commercial spaces, was a large space occupied by a pool hall. "Japanese Female Boarding," most likely prostitution cribs, flanked the building. Repairs were made to the structure in 1910; at this time the building was divided into two separate commercial spaces and rented to a variety of tenants. The primary owner of this building during its early history was the Lake Moon Company.

In 1918 the space at 914 functioned as a shop. The address was not listed in city directories until 1931, when it was a restaurant under the management of Moritaro Nakamoto and later C.W. Quong. From 1951 until at least 1993 the building housed the Victory Café owned by W. Lee Chinn.

In 1918 the space at 920 functioned as a restaurant, and by 1926 it was occupied by the Kogetsu-do confectionary. The Kogetsu-do confectionary continues to operate in this commercial space today. The Victory Café appears to be out of business. Steven Ikeda has owned the building since 2002. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

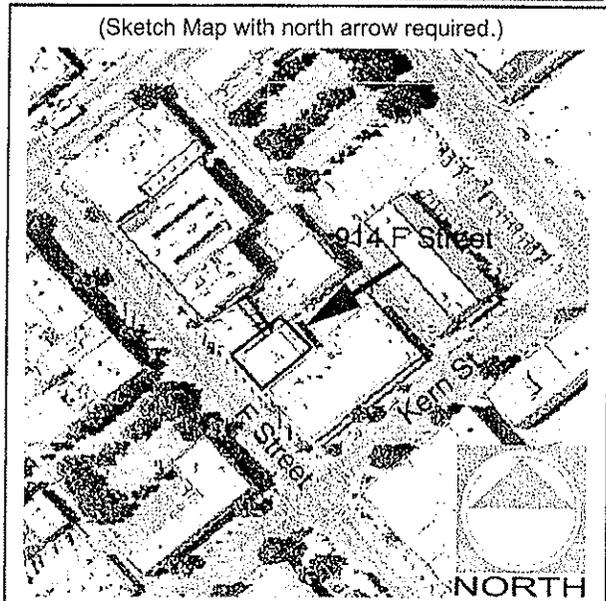
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

page 3 of 4

Resource Name or #: (Assigned by recorder) 914-920 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



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

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 914-920 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by façade alterations. The current footprint of the building matches that shown on the 1906 Sanborn Map.

The building at 914-920 F Street does not appear to meet the level of significance necessary for the National Register or California Register. However, it does appear to meet the level of significance necessary for Fresno's Local Register under Criterion i; it is associated with events that have made a significant contribution to the broad patterns of our history. In this case it represents the early commercial development of Chinatown.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5D3

Other Listings  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 922-926 F Street

P1. Other Identifier: 922-926 F Street  
 P2. Location:  Not for Publication  Unrestricted a. County Fresno  
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
 b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
 c. Address 922 F Street City Fresno Zip 93706  
 d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250557 mE/ 4068482 mN  
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707114

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
 This single-story commercial building has a rectangular footprint, with a flat roof. The brick structure is covered in stucco. It is divided into three commercial spaces. The west end of the front (southwest) facade has a square inset commercial window followed by an enframed window wall with centrally-placed pair of glazed wood doors with transom. Following this entryway is a single glazed wood door with square commercial window. Above this door and window, extending the length of this commercial space is a covered transom. This same pattern is repeated in the far east end of the front facade. Tile panels in a diamond pattern accent the facade below the commercial windows. Security grille work covers all doors and windows.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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

P5b. Description of Photo:  
 (View, date, accession #)  
View looking east, May 2005

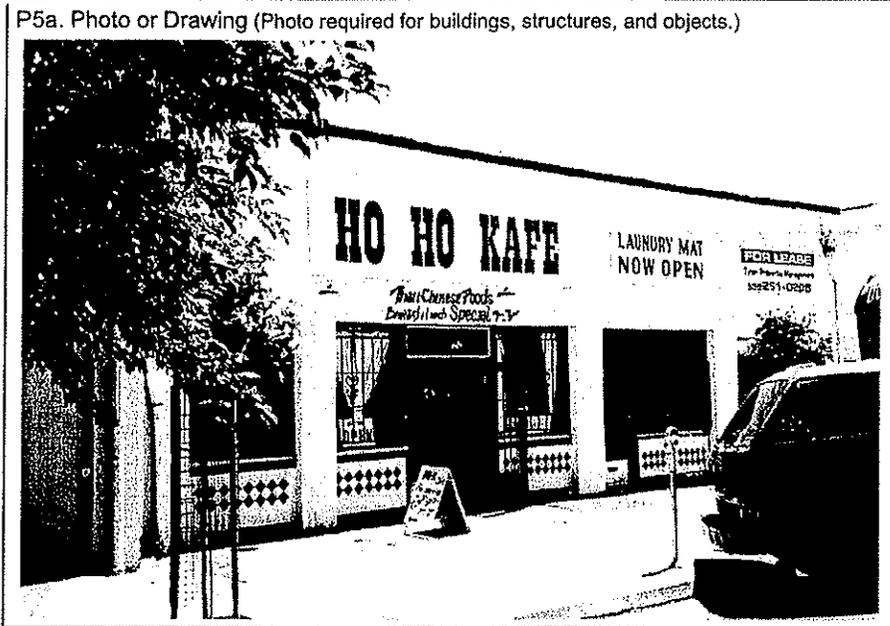
P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1900/ 1898 & 1906 Sanborn Maps

P7. Owner and Address:  
Jaime L and Jaime A Marquez  
2507 W. Lake Van Ness Circle  
Fresno, CA 93711

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey



P11. Report Citation: (Cite survey report and other sources, or enter "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 5D3

Resource Name or #: (Assigned by recorder) 922-926 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 922-926 F Street appears to have been built c.1900, although heavily remodeled. An inspection of the interior and rear of the building may help establish the construction date. The 1906 Sanborn Map showed a rectangular, one-story building of the same size as the current structure. The building was divided into four identical spaces with four windows on the rear elevation. On the 1906 map the building was labeled "Japanese Female Boarding." Chinatown served as Fresno's red light district, and these spaces were likely prostitution cribs.

On the 1918 Sanborn Map the building's configuration continued to be divided into four main spaces, but partitions had been added to the front of each. These very small rooms fronted the street and were labeled a restaurant and three shops. The larger spaces behind were "Japanese R[oo]ms." In the 1920s and 1930s Masao and Fujiye Nii owned the property.

In the 1920s and 1930s a Japanese book company named Komoto K. Books, occupied the commercial space at 922. In the late 1950s and first half of the 1960s the tenant of 922 was the Victory Jewelry Shop. From 1965 until at least 1993, the commercial space was vacant. Currently, a sign on the building indicates the space is for lease. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

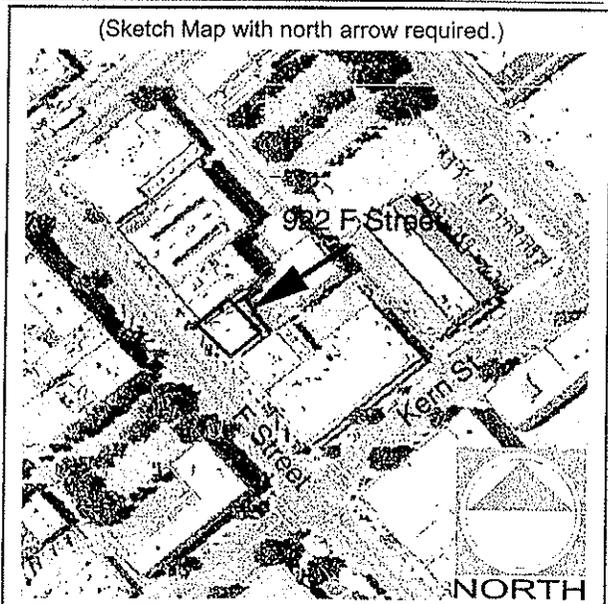
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Page 3 of 3

Resource Name or #: (Assigned by recorder) 922-926 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The commercial space at 924 does not appear in the city directories until 1956. In the late 1950s and 1960s Sensano's Barber Shop was the occupant. Cheung Low Lun and Ken and Kit Siu Yung were listed as owners in the 1960s. By the 1970s and through the 1980s, the space was vacant. The Ho Ho Laundromat established business here in the early 1990s, and the space still functions as a laundromat.

From 1931 through the 1970s Nii's Café occupied the commercial space at 926. This name is derived from the owner's last name, Masao and Fujiye Nii. The space remained vacant until 1993 when it was named the Ho Ho Kafe, which is still housed in the building today. Jaime L. and Jaime A. Marquez have owned the building since 2002.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by major alterations to the facade. The current footprint of the building matches that shown on the 1906 Sanborn Map.

The building at 922-926 F Street does not appear to retain sufficient integrity to be eligible for the National Register or California Register. However, if further research confirms that the core of the building is the structure built c. 1900, it does appear to meet the level of significance necessary for Fresno's Local Register under Criterion i; it is associated with events that have made a significant contribution to the broad patterns of our history. In this case it appears to be one of the only remaining examples of a Japanese brothel.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5S3

Other Listings  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 927-931 F Street

P1. Other Identifier: 927-931 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 927 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250532 mE/ 4068452 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707404

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This two-story, two-part commercial building has a long rectangular footprint. This building has a flat roof with parapet. The roofline is accented with an upside-down "U" shaped cornice. The walls of this structure are covered in stucco. The first floor has outlets for two commercial spaces, with a centrally placed door as access to the residential space above. The first floor on the west side of the front facade has stone facing below the sill line, a centrally-placed glazed door, flanked by side lights. Two rectangular windows are on either side of the doorway. All glazed windows and doors for this commercial unit are covered in security grille work. The commercial outlet to the east of the front facade is an enframed window wall with glazed metal door. Security grille work covers this commercial outlet. The second-story of this building has a series of seven double-hung sash windows, framed by a projecting rectangular band.

A point of visual interest is the metal and neon "Paris Chop Suey" sign. This neon commercial sign is typical of mid-twentieth-century commercial signage.

b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking south, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1910/ 1906 & 1918 Sanborn Maps

P7. Owner and Address:

Steven Tran  
P.O. Box 478  
Alviso, CA 95002

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 927-931 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential B4. Present Use: Commercial / Residential

B5. Architectural Style: Modern Movement

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type commercial Applicable Criteria A

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

The commercial building at 927-931 F Street was built c.1910 (it was shown on the 1918 Sanborn Map, but not the 1906 map). The first floor functioned as commercial space, while the second story was rented out as residential rooms. The separation of use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

The 1918 Sanborn Map shows a restaurant and a shop occupied the first floor of the building with "baths," most likely located on the second floor. This configuration was also shown on the 1950 map. At some point, probably in the 1950s, the façade of the building was significantly altered. In the course of its history the building has been rented to a variety of tenants. The first name to be associated with ownership of the building was a V. Chavoor and G. Adoor. The current owner, Steven Tran, purchased the building in 2001.

The commercial space at 927 first appeared in the city directories in 1920 as "Oriental." In the 1920s and 1930s businesses operating in the structure included: baths (run by G. and Ono Taka), furnished rooms, (run by Geo Jung), billiards, (run by J. F. Blake), and a barbershop (run by Keiso Ondo). (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

*See continuation sheet.*

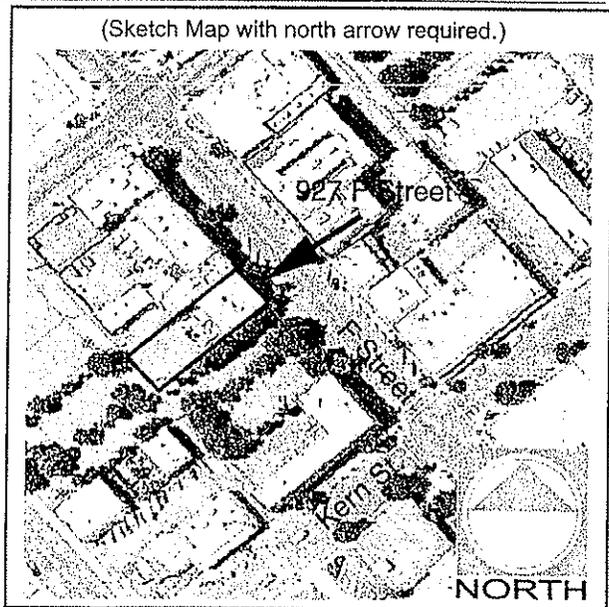
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Page 3 of 4

Resource Name or #: (Assigned by recorder) 927-931 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



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

Supplemental Photograph or Drawing

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

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 927-931 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

In the 1940s, 1950s, and 1960s businesses included: a barbershop operated by various individuals and furnished rooms. From 1970 to present day, the Paris Café has occupied 927. The neon Paris Chop Suey sign is still mounted on the façade.

The commercial space at 929 F Street was first listed in the 1956 city directories as vacant. In the 1960s and 1970s the space was occupied by Machi's Beauty Salon. Also in the 1970s, the Mar Rooms, under the ownership of the Bow On Association, occupied the second story. By the 1990s the space was vacant.

The commercial space at 931 was listed as the La Plaza Café, owned by Gee Wong from 1956 until 1990 when the space was vacant.

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by major alterations in the 1950s. The current footprint of the building matches that shown on the 1918 Sanborn Map.

The building at 927-931 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context because of the alterations. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Paris Chop Suey" sign mounted on the Façade of 927 F Street is an excellent example of postwar neon signage.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 3S

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 5 Resource Name or #: (Assigned by recorder) 930-934 F Street

P1. Other Identifier: Bow On Association Building  
 P2. Location:  Not for Publication  Unrestricted a. County Fresno  
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
 b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M.  
 c. Address 930 F Street City Fresno Zip 93706  
 d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250471 mE/ 4068589 mN  
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707115

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
 This two-story building has a long rectangular footprint, with an internal wall running the length of the building dividing it into public and residential space. This structure is of brick construction with stucco facing. The roof is flat with a parapet running the entire expanse of the structure. This building is one structure with two distinct facades.

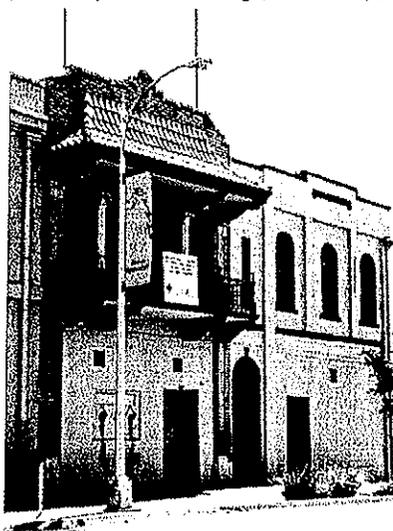
The eastern end of the front façade has a simple first-story with a single door in a recessed opening. A stringcourse runs midway through the façade marking the separation between the first and second stories. The second-story is divided into three inset semicircular bays, which house three rectangular six-over-six wood-sash windows. The uppermost region of this façade is accented with paneling in a stretched "U" shape emphasizing the roofline and providing ornamentation.

The central doorway serves as the main access point to the second floor of both spaces. This narrow access point is slightly recessed between the two projecting facades on the west and east ends. The recessed door is metal with a vertical four-lite window. A semicircular arch ornamented with diamond tiles, caps the foyer. See continuation page.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



P5b. Description of Photo:  
 (View, date, accession #)  
View looking east, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1920/ Building Permit

P7. Owner and Address:  
Chinatown Revitalization INC of  
Fresno  
1433 Kern

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 5

NRHP Status Code 3S

Resource Name or #: (Assigned by recorder) 930-934 F Street

B1. Historic Name: Bow On Association Building

B2. Common Name: Bow On Tong Joss House

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Early 20th century with elements of the Mission Revival style and Chinese architectural elements.

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: Charles Butner

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial structure at 930-934 F Street is one of only two known, remaining Tong Association buildings in Fresno's Chinatown. The Bow On Tong Joss House was constructed in 1920 and replaced an earlier joss house at 945 G Street. The Bow On Association has had continuous ownership of this building since its construction. Architect Charles Butner designed the eclectic architectural embellishment on the second story of the façade.

Although every Chinese belonged to one of the district associations (except Christian Chinese), not every Chinese was a member of a tong. Tongs were fraternal organizations frequently confused with the district associations. The tongs were secret societies, which, like the district associations, began in San Francisco in the 1860s and spread to Chinatowns throughout the state. Some tongs were initially organized to provide burial in China if their members died in America.

The tongs in Fresno's Chinatown included Hop Sings, Bing Kongs, Suey On, Kwong Fook, and Bow On. The organizations soon grew to include criminal elements that controlled gambling, prostitution, opium dens, and labor racketeering. Reports of extortion from Chinese businesses were also made. Once men took a vow and were initiated into the tongs, they were members for life. Chinese tong gangsters were commonly called highbinders or hatchetmen. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

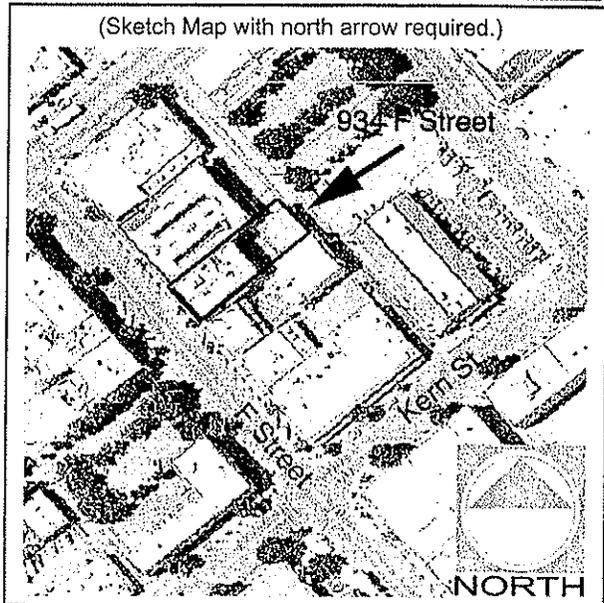
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



age 3 of 5

Resource Name or #: (Assigned by recorder) 930-934 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*Bo On c. 1965 ("Five Views of California," [www.cr.nps.gov/history/online\\_books/5views3.htm](http://www.cr.nps.gov/history/online_books/5views3.htm)).*

**P3a. Description:**

A projecting keystone tops the arch as an architectural accent. Chinese characters have been painted on the central metal panel of the door with the English translation (Bow On Assn.). Above the central doorway on the second-story is a narrow double-hung sash window.

The western end of the front facade is by far the most ornamented section of this building, expressing the importance of this space to the Buddhist community. A shaped parapet adorns the western roofline. A single door with sash provides access to the first floor. West of the door is a square window with sill. A panel covers this window with three diamond shapes cut into it permitting light. Vents are cut into the facade above the door and window. The second floor features an ornate balcony. The balcony has ornate Victorian wrought-iron railing. Decorative scrolls brackets ornament the underside of the balcony. Two columns with composite capitals accent the balcony, drawing the eye upwards to the series of four scrolled brackets that adorn the underside of the tiled hipped roof with flared eaves, which projects over the balcony. An ornamental lamp is directly positioned above the pairs of glazed wood balcony doors. Chinese characters are attached to the wall surrounding the balcony door. Engaged pilasters run the height of the building, connecting to the decorative scrollwork at the far corners of the hipped roof. Bricks complete the decoration on this façade extending up the far sides of the building and capping the parapet roof in what can be described as mission style design.

The rear of this multiuse commercial and residential structure expresses American-bond brickwork. The first-story has a series of segmentally-arched doorways and double-hung segmentally-arched windows. An identical pattern of arched double-hung windows runs along the second-story. On the rear of the west side of the building a large window dominates the second-story. Wood mullions separate four ten-lite windows with a semi-circular arched transom. The rear east corner of the building has a square shaped brick structure attached to the main wall. A slightly sloped metal roof partially projects over the attached structure's northeast façade. This addition was used as a lavatory. Two identical five paneled wood doors with transoms provide access to the facilities.

While the interior of this building has experienced significant damage, many features are still intact creating a unique space. Dark wainscot, detailed molding, and chair rails run through many of the rooms on the second floor. A red lacquered Buddhist shrine in poor condition remains within an alcove space on the second-story. Original lamps hang from the ceiling throughout the building. Plaster has fallen from the ceiling in various locations exposing lathe and plaster construction in a state of severe deterioration. Interior doors have wood molding with projecting architrave and transom. The original kitchen is intact with what appears to be the original tile work, but has experienced severe damage to both wall and appliances.

The interior stairs are a straight run, riser and tread with nosing, lit by a rectangular skylight with hipped glazing. The stair runs between the interior walls that frame the residential and public spaces. The walls have wainscot.

**B10. Significance:**

The Bow On Tong Association represented a large number of Fresno's Chinese, and according to newspaper articles, the opening of the building was a cause for great celebration: "Practically half of the inhabitants of the local Chinese quarter are members of the company, which represent those of the celestials who have not yet given up their old country customs for those of the new world." The article continues by describing the interior of the new building: "The new joss house has been fitted out at a cost of about \$2,000. Eight rooms in all comprise the part of the building devoted to the use of the order. Of these seven are for transient guests of the society, the other being a lounging place as well as one of worship" ("Ten Years Ago," Fresno Republican, newspaper clipping, Fresno Historical Society archives). The two historic uses of the second floor, residential and religious, are still clearly communicated in the building's interior configuration and fixtures.

The building was designed by Charles E. Butner (1888-1957) a well-known architect in Fresno. Butner, and his former college classmate Edward Glass formed the firm Glass and Butner in 1914. After designing many substantial residences and commercial buildings in Fresno, in the early 1920s the pair dissolved their partnership. Butner continued to practice in Fresno until the early years the Depression when he moved to Salinas. For the next two decades, he practiced architecture throughout Monterey County and established a thriving practice.

When constructed, the first floor was occupied by two commercial spaces. Although a temple and commercial spaces are an unusual combination, the separation of use for the first and second floor was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, such as the temple and residential space of the Bow On Tong Association Building.

In the 1920s the Tamaya and Co. Jewelry store occupied the commercial space at 934 F Street. From the 1930s through the 1950s the businesses operating on the first floor of the structure included: a barbershop, shooting gallery, variety store, Chong Lun Liquors, Young Louis Liquors, and the Fresno Radio City Television Company. During the 1960s the building was vacant. In 1975 the Playland Cardroom assumed tenancy. During the 1980s the Bow On Tong Social Club occupied the building. In the 1990s all the commercial spaces were vacant. Chinatown Revitalization Inc. of Fresno has owned the building since 2000. All of the spaces are currently vacant.

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 5 of 5

Resource Name or #: (Assigned by recorder) 930-934 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Various structural alterations, additions and repairs have occurred, primarily on the interior. A new facade and remodeled facade, dating from 1953 and 1957 respectively, complete the listing of exterior alterations. The building shares a lot with 929-937 China Alley.

The building retains a good degree of integrity; the location, design, setting, workmanship, feeling, and association appear to remain unchanged. However, the materials of the ground floor shops have been altered. The configuration and finishes of the second floor interior spaces are intact. The current footprint of the building matches that shown on the 1948 Sanborn Map.

This Bow On Association Building appears to be eligible for the National Register under Criterion A, California Register under Criterion 1, and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local and regional history. The building is an excellent example of a Chinese association building. Association buildings were found in Chinatowns throughout California in the late nineteenth and early twentieth centuries and played a central role in the religious and social lives of Chinese residents.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5D3

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

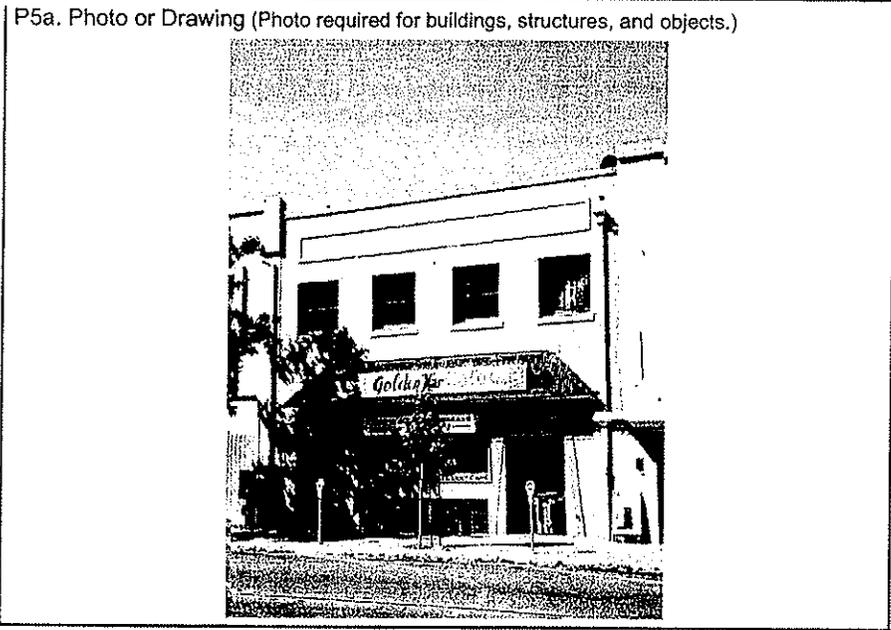
Page 1 of 4 Resource Name or #: (Assigned by recorder) 933-935 F Street

P1. Other Identifier: 933-935 F Street  
 P2. Location:  Not for Publication  Unrestricted a. County Fresno  
 and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
 b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
 c. Address 933 F Street City Fresno Zip 93706  
 d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250430 mE/ 4068569 mN  
 e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707403

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
 This two-story, two-part painted brick commercial structure has a rectangular footprint and flat roof. An intermediate hipped roof extends from the front (northeast) façade of the structure marking a separation between the first and second stories. The first-story of this building has a doorway on the east and west ends with a horizontal rectangular window stretching across the central portion of the wall. Decorative red tile is applied to the façade below the sill line running the expanse of the window. The door on the east side of the front facade leads to the commercial portion of the building. Deeply recessed into the wall the exterior doorway is framed by a torii gateway in the Shinto shrine style. The door on the west end is of no unique visual significance, but serves as access to the upper residential space. Four identical double-hung sash windows mark the second floor. Above these windows runs simple ornamental brickwork in a rectangular configuration.  
 A one-story concrete block addition is located on the rear of the building. This addition provides an entryway as well as three-part window with sill and small double-hung window on the far east side. Stairs lead from this level to a small porch, which abuts the rear of the second floor. The rear second-story façade has a plain entryway with three large square, multi-lite windows. Architectural accents in the traditional Chinese style are expressed with the inclusion of Torii gateway and hipped roof overhang.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
 4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
 (View, date, accession #)  
View looking south, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1925/ 1918 & 1948 Sanborn Maps

P7. Owner and Address:  
Wayne Mah  
2256 E. Everglade  
Fresno, CA 93720

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 5D3

Resource Name or #: (Assigned by recorder) 933-935 F Street

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: \_\_\_\_\_  
B3. Original Use: Commercial / Residential B4. Present Use: Commercial / Residential  
B5. Architectural Style: Early 20th century commercial with Chinese architectural elements  
B6. Construction History: (Construction date, alterations, and date of alterations)  
See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_  
B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942 Property Type commercial Applicable Criteria A

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

The commercial building at 933-935 F Street was built c. 1925 (the building is shown on the 1948 Sanborn Map but is not shown on the 1918 map). When constructed the building was divided into two different uses, commercial space occupied the first floor and what is believed to have been residential space located on the second floor. A separate use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

Since its construction the commercial space has been used as a restaurant. During the span of the building's history a number of restaurants have occupied the space, for example, Frank's Café, Spanish Grill, Jimmie's Café, and a restaurant run by the Tanaka family were tenants during the 1940s and 1950s. In the 1960s and 1970s the only business operating in the structure was Winnie's Café. In the 1980s the only listed tenant was the Jade Palace Restaurant. From the 1990s to present day, the Golden Mar Café has occupied both commercial spaces. The current owner, Wayne Mah, has owned the property since 1982.

The building retains a good degree of integrity; the location, design, workmanship, feeling, and association appear to remain unchanged. However, the material has been somewhat affected by the alteration of the first floor storefront. The current footprint of the building matches that shown on the 1948 Sanborn Map. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 4

Resource Name or #: (Assigned by recorder) 933-935 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:

(View, date, accession #)

*View looking northeast, May 2005*

Supplemental Photograph or Drawing

Description of Photo:

(View, date, accession #)

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 933-935 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building at 933-935 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

However, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5D3

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 937-945 F Street

P1. Other Identifier: Peacock Department Store Building

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 937 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250430 mE/ 4068569 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707402

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

The two-story structure has a large rectangular footprint. The building is built of brick with stucco facing. The roof is a flat with a parapet. A square cornice runs the extent of the facade. The first floor of the building is a series of large enframed window walls broken by recessed glazed doorways. Stone applied below the sill line accents the facade. An expansive aluminum overhang extends from the façade creating a visual separation between the first and second-stories. A projecting sloped rectangular ornament, which enframes the main commercial sign and rectangular window, with raised square molding dominates the second-story. The dominant rectangular ornament is flanked by a series of four divided-light casement windows with transom on the east end of the front facade, while the west end includes a series of five. In repetition of the ornamental theme, these windows are framed by a raised rectangular molding. The space between the windows is ornamented with horizontal bands. The first floor of the rear elevation is exposed brick with various windows and garage entryways. The second floor repeats a similar window pattern as the façade on the second floor, with the only difference being the inclusion of a doorway with transom, and exterior stair leading to the second floor.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



P5b. Description of Photo:

(View, date, accession #)

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1926/ 1906 & 1918 Sanborn Maps

P7. Owner and Address:

Kei Cheong and Tu A Lam Wong  
255 Miramar Ave  
San Francisco, CA 94112

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 5D3

Resource Name or #: (Assigned by recorder) 937-945 F Street

B1. Historic Name: Peacock Department Store

B2. Common Name:

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Modern Movement

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

During the first several decades of the building's existence, the majority of alterations and repairs were on the interior of the building, however, a new front was added to the building in 1932, and an addition of 8-by 10 feet was constructed in 1937. The following year, 1938, an addition of 13-by 26 feet was built. (See Continuation Sheet.)

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect:

b. Builder:

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial space at 937 was built c. 1910 (the building is shown on the 1918 Sanborn Map but is not shown on the 1906 map). A building permit for repairs issued in 1914 indicates the building was constructed prior to that year. In 1918 the first floor housed four commercial spaces; two were occupied by shops, the third a restaurant, and the fourth a shooting gallery. The upper floor functioned as a hotel. The separation of use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls. In the early twentieth century, H. Sargavak et/al are recorded as owners on all building permits.

The commercial space at 939 was recorded as "Oriental" in the city directory of 1920. From 1926 until 1936 a restaurant occupied the commercial space. Tamura Masachi managed this restaurant until 1936, when N. Hamaguchi assumed ownership. From the 1930s through the 1950s Wah Young Liquors and later Mexicali Liquors Company occupied the commercial space. The space was vacant during the 1960s and then occupied by Cardena's Barber Shop from the late 1960s through at least 1993.

The space at 943 was not listed in the city directories until 1931 when Y. Mukai Furnished rooms occupied the space. The space was not listed in later directories. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

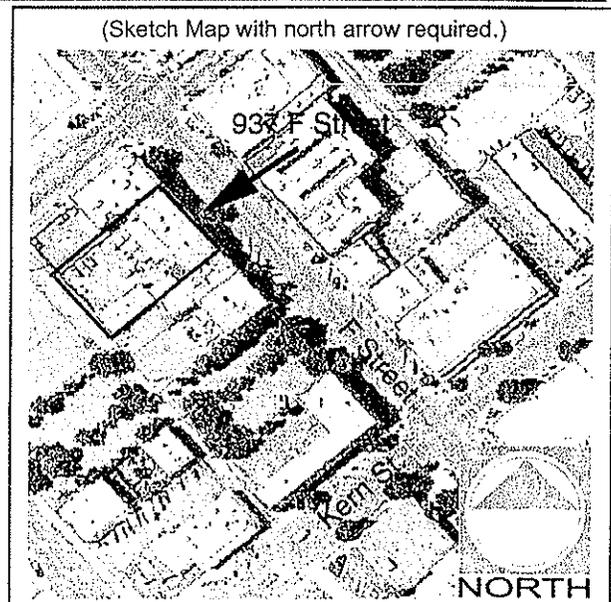
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

age 3 of 4

Resource Name or #: (Assigned by recorder) 937-945 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



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

Supplemental Photograph or Drawing

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

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 937-945 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B6. Construction History:**

A rear addition on the northwest corner is indicated on the 1948 Sanborn Map. The four commercial spaces were combined, and the building was being utilized as a single store. Significant changes were made to the façade in the mid-1950s, including: a change to the storefront in 1954, a new marquee and the installation of the Peacock Department Store sign in 1955. The neon sign is no longer extant.

**B10. Significance:**

Allen C. Mar Sr. opened a dry goods store in 945 F Street in 1930. Mar immigrated from China in the early 1900s and worked in the fields until he and his wife, Jessie, were able to open a store. As the business grew and the family's finances improved, they bought more of the building. Allen Mar Jr., and later his children, were raised in an apartment behind the store. Although the family retained ownership of the business, in the 1950s it was renamed the Peacock Department Store. In the late 1980s Allen Mar Jr. and his wife, Ellen, changed the focus of the merchandise, specializing in men's wear. In the early 1990s the space was vacant. It is now occupied by Alijama Thrift Store.

The small commercial space at 945 1/2 F Street was not listed in city directories until 1941 when the Cooley Hobart Shoe Shiner occupied the space. Cooley's remained in the building through 1975, although the name changed to Cooley's Classy Shine in the 1950s and Classy Shine in the early 1970s. The address was not listed in directories in the 1980s and 1990s but a shoe shop currently occupies the space. Kei Cheong and Tu A Lam Wong assumed ownership of the building in 2004 and continue to own the building today in its current use as a shoe repair store and thrift shop.

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. The design, material, and workmanship have been negatively affected by a complete remodel of the facade. However, the alterations are representative of 1950s architecture. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 937-945 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

However, this building appears to be eligible as part of a potential district under Fresno Register Criterion I: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5B3

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 938-954 F Street

P1. Other Identifier: 938-954 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 938 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250466 mE/ 4068599 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707116

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This two-story, two-part commercial structure has a rectangular foot print with flat roof. Built of American-bond brick, the front façade has been faced with stucco. The first-story has a series of enframed window walls with glazed doors. A square stringcourse runs horizontally across the length of the building between the first and second-stories. The second-story has a series of seven recessed, double-hung sash windows. Just below the roofline a stepped stringcourse runs the length of the façade. The historic metal awning over the "Lincoln Hotel" is an expression of early twentieth century Victorian style architectural ornament.

The rear of this structure reveals a series of segmentally-arched doors as well as inset segmentally arched double-hung wood sash windows.

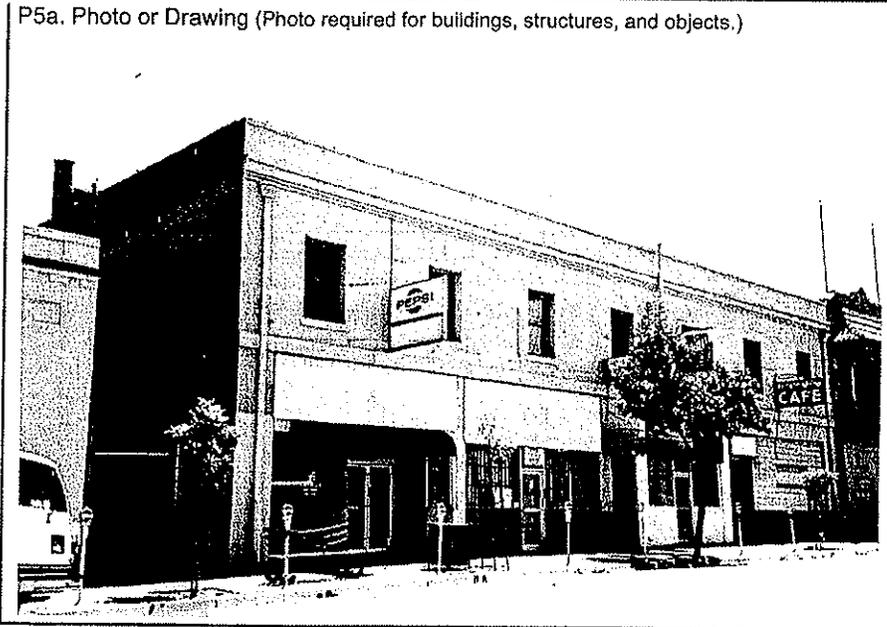
Various degrees of cosmetic alterations to the front façade of this building have resulted in a variety of doors, windows, and commercial signage. The "Lincoln Hotel" and "El Gato Negro" painted neon signage are examples of mid-twentieth century commercial signage.

b. Resource Attributes: HP6 - 1-3 story Commercial Building HP5 - Hotel/Motel

c. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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

P5b. Description of Photo:  
 (View, date, accession #)  
View looking east, May 2005



P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
c. 1925/ 1948 Sanborn Map & 1926 Directory

P7. Owner and Address:

Saeed and Azita Hekmat-Niaz  
16501 Ventura Blvd. #305  
Encino, CA 91436

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5B3

Resource Name or #: (Assigned by recorder) 938-954 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 938-954 F Street was built c.1925 (the building appears on the 1948 Sanborn Map but does not appear on 1918 map). The building was not listed in the city directories until 1926. In the 1920s and 1930s the businesses operating in the structure included: Murakami and Hori billiards, Harry Horg cigars, a series of restaurants, Chon Su furnished rooms, and the Lincoln Hotel. The 1948 Sanborn Map indicates the first floor was divided into two restaurants, two shops, and lodging at the rear of the building. The second floor was also lodging. A separate use for the first and second floors was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls.

In the 1940s and 1950s the businesses operating in the building included: The Ace Café, (owned by On Wong), Young Gordon Liquors, Lai Robart billiards, Lincoln Inn, and a variety of restaurants. Pool halls, the Lincoln Hotel, Wong's Café, and the El Gato Negro Café occupied the commercial space in the 1960s and 1970s. Many of the businesses in operation in the 1980s, including, David's Café, Wong's Café, El Gato Café, and the Lincoln Hotel, had vacated by the 1990s. The "El Gato Negro" and "Lincoln Hotel Rooms" neon signs are still mounted to the façade of the building. Wong's Café (owned by Julie Wong), Grupo Libertad Alcoholics Anonymous, and the Lincoln Hotel were the only remaining occupants in 1993. Saeed and Azita Hekmat-Niaz are the current owners of the building; a position they have held since 2003. At present the commercial spaces appear to be vacant. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

HP5 - Hotel/Motel

B12. References:

See continuation sheet.

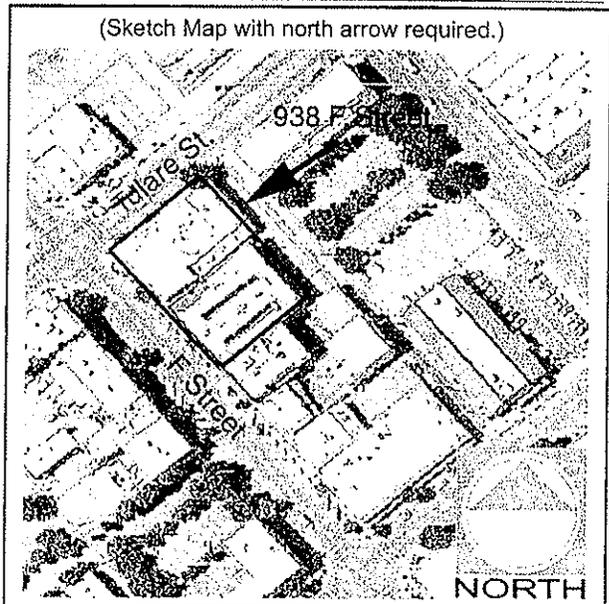
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

age 3 of 4

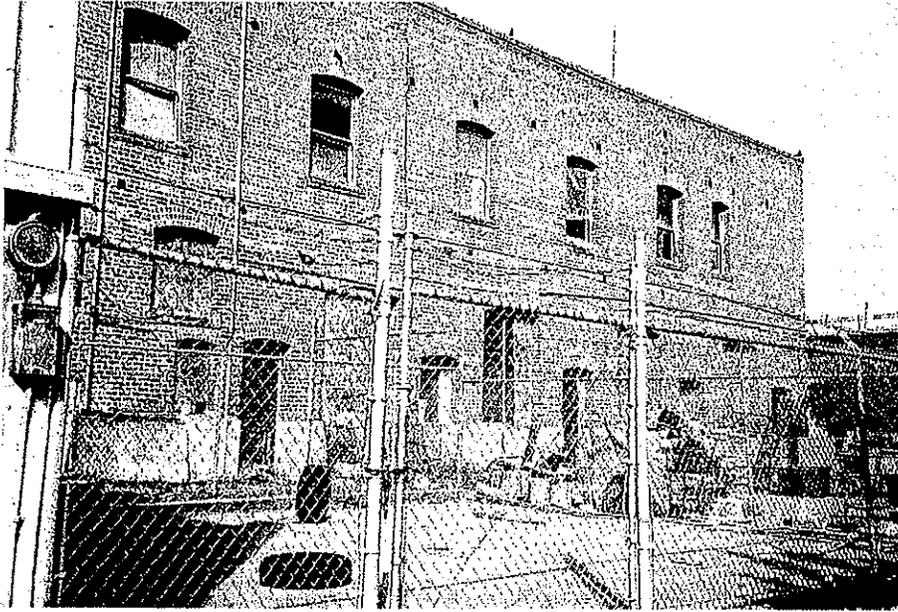
Resource Name or #: (Assigned by recorder) 938-954 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing

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

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 938-954 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a fair degree of integrity; the location, design, setting, feeling, and association appear to remain unchanged. However, the material, and workmanship have been negatively affected by the application of stucco over the brick façade and the alteration of storefronts. The original massing and fenestration pattern is intact. The alterations do not appear to be significant in their own right. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 938-954 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

However, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "El Gato Negro Cafe" sign mounted on the roof of 1010 E Street is a good example of postwar neon signage.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 3S

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 947-951 F Street

P1. Other Identifier: Bank of America Building

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 947 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250430 mE/ 4068569 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707401

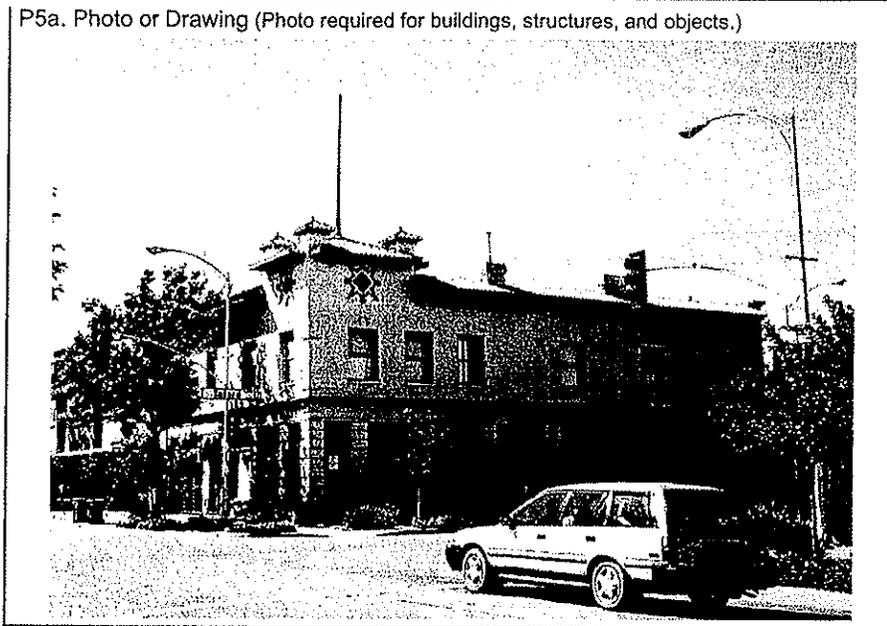
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This two-story, two-part commercial building has a long rectangular footprint. Stucco has been applied to the façade of this structure. The roof is flat with ceramic tile and a loped section with slight overhang. A pyramidal roof, ornamented with medallions, rises from the southwest corner of the second-story. Miniature tower like projections with pyramidal roofs accent the four corners of this roof projection. Along the first floor of the northwest façade facing Tulare Street runs a series of large square commercial windows with transom, enframed with blocked pilasters. The southern façade of F Street is faced with doorways both double and single, topped with transoms and covered with security grille work. A projecting stringcourse runs along the expanse of the southwest and northwest facades between the first and second floors. The second-story is comprised of a series of double-hung sash windows.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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



P5b. Description of Photo:

(View, date, accession #)

View looking south, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1908/ (HP List)

P7. Owner and Address:

Scott Truong and Donna Duong  
3105 Woods Way  
San Jose, CA 95148

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 4

NRHP Status Code 3S

Resource Name or #: (Assigned by recorder) 947-951 F Street

B1. Historic Name: Bank of Italy, Bank of America

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Early twentieth century commercial with Mission Revival style elements

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: John C. Dressel

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type bank

Applicable Criteria A

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

Architect John C. Dressel designed the large commercial building at 947-951 F Street in 1908. The structure was built to house the Industrial Bank of Fresno, founded by Dr. Bunkaro Okonogi, Fresno's first Japanese physician and initial owner of the building. When the building was constructed, commercial spaces were allocated to the first floor, while the second floor was comprised of office space. When the building opened in addition to the Industrial Bank of Fresno, tenants included: the Japanese American Newspaper, Japanese Association of Fresno, T.K. Tomita-General Business Agency, and the George Studio.

In the mid-1920s the Industrial Bank of Fresno shared the first floor of the building with the West Fresno Branch of the Bank of Italy. In the 1930s the Bank of Italy consolidated with the Bank of America. A Bank of America branch would remain in this location until the early 1950s.

Another significant business that shared this commercial building was the George Studio operated by M. Hishida, which specialized in photography. The George Studio opened in the 1920s and remained in operation until 1959, when the Mission Studio replaced it. In 1973 Ezequiel Guzman, an employee of the former owners, purchased the business. Ezequiel's wife, Trinidad, and his son, Carlos, also worked at the shop. The Mission Studio was housed in the building until 1992. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

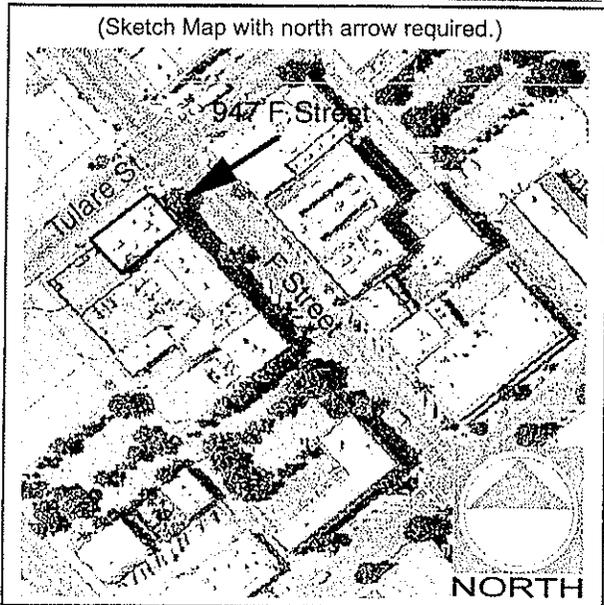
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



age 3 of 4

Resource Name or #: (Assigned by recorder) 947-951 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking north, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 947-951 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

In addition to the businesses addressed above, a variety of offices have used the commercial space, including architects and various ethnic community organizations. Scott Truong and Donna Duong have owned the property since 2004. The building last functioned as the Chinatown Gallery.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1918 Sanborn Map.

The building at 947 F Street appears to be eligible for the National Register under Criterion A, California Register under Criterion 1, and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local and regional history. The building originally functioned as the Industrial Bank of Fresno, the first Japanese lending institution for Fresno's Japanese community. The building at 947 F Street also appears to be eligible for the National Register under Criterion B, California Register under Criterion 2, and Fresno's Local Register under Criterion ii; it is associated with the lives of persons important to the nation or to California's past. The building was constructed for, and the bank founded by, Dr. Bunkaro Okonogi, a prominent member in Fresno's Japanese community.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: it is associated with events that have made a significant contribution to the broad patterns of our history. The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 1010 F Street

P1. Other Identifier: 1010 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 1010 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250430 mE/ 4068629 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Also 1507-1515 Tulare.

Parcel No. \_\_\_\_\_

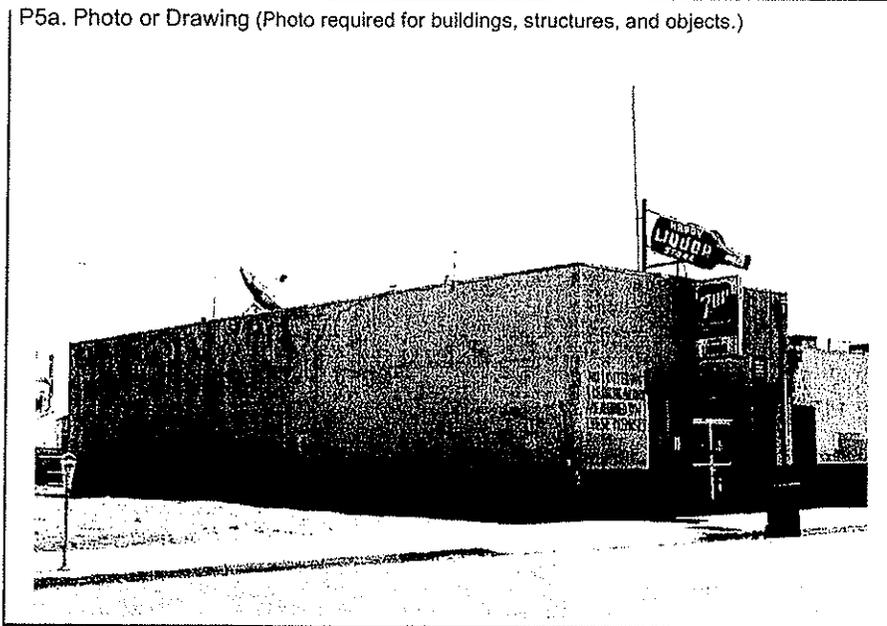
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

1010 F Street is a single-story commercial building with an "L" shape footprint and flat roof. Stucco has been applied to the façade and elevations. Two large square windows flank a pair of glazed metal doors with transoms. The door and windows on the façade are off-center, shifted towards the west end of the facade. The "Happy Liquor Store" neon sign in the shape of a beer bottle, projects from the top roofline. This sign is typical of mid-twentieth-century commercial signage.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

P3c. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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



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

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1915/ 1906 & 1918 Sanborn Maps

P7. Owner and Address:

Floyd L. Williams  
1714 Franklin Street  
Oakland, CA 94612

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 3

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 1010 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1010 F Street was built c.1915 (the building appears on the 1918 Sanborn map but not the 1906 map). A listing for the building first appears in the 1926 city directory. In the 1920s, 1930s, and 1940s the commercial tenants included a restaurant managed by a number of individuals and a music store. In the 1950s and 1960s the Sportsman Barber Shop and Jimmie's Beauty Shop occupied the commercial space. From 1975 to present day, the Happy Liquor Store has been a tenant. A "Happy Liquor" neon sign in the shape of a tipped bottle is mounted on the building's roof. Floyd L. Williams has owned the property since 1999.

The building retains a poor degree of integrity; the location, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by the remodeling of the façade. In addition, the setting has been impacted by the demolition of adjacent structures to the north. The current footprint of the building matches that shown on the 1918 Sanborn Map.

The building at 1010 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

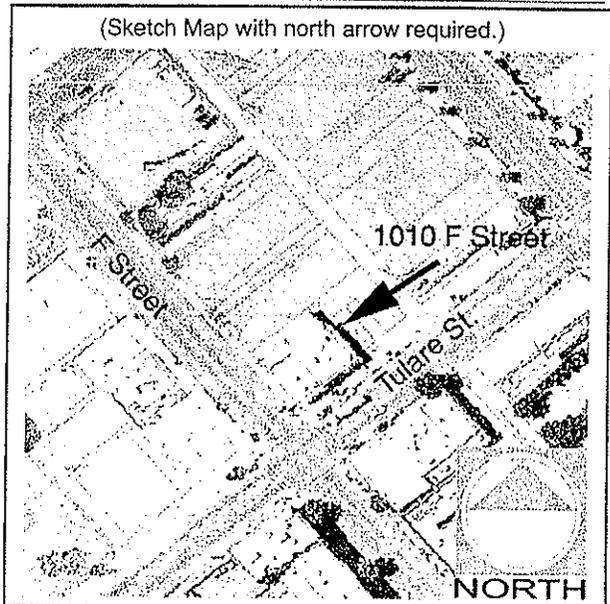
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

page 3 of 3

Resource Name or #: (Assigned by recorder) 1010 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Happy Liquor Store" sign mounted on the roof of 1010 F Street is an excellent example of postwar neon signage.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 1027-1029 F Street

P1. Other Identifier: 1027-1029 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 1027 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250411 mE/ 4068583 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

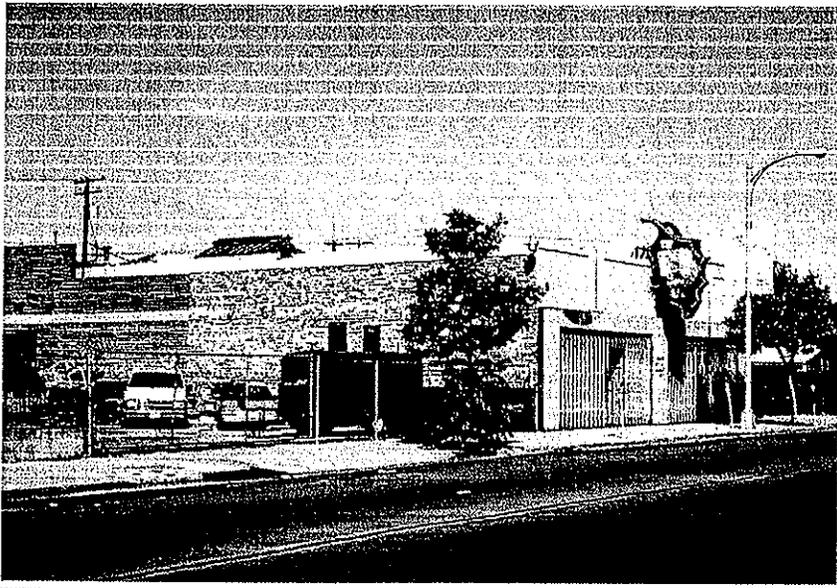
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This single-story commercial building has a rectangular footprint and flat roof with pediment. The façade has been faced with stucco. The commercial entryways have been enframed with an applied brick wall. Metal security gates run the expanse of the façade. From the top of the applied brick wall, extending over the parapet cornice line, run a series of fluted vertical bands on the west and east end of the façade. A large red leaf once used for commercial signage projects from the center of the building.

P4b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

1948/ 1948 Sanborn Map & Directory

P7. Owner and Address:

Gloria Stanfield  
1502 Church  
Sanger, CA 93657

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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) 1027-1029 F Street

B1. Historic Name: Holly Department Store

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Modern Movement

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1027 F Street was built in 1948 (the building appears on the 1948 Sanborn map but was not listed in the 1947 city directory). When constructed, the building was a single open space and functioned as a shop. In 1951 city directories indicate the building housed Holly Department Store. The neon sign shaped like a holly leaf remains mounted on the façade. The Holly Department Store was in business through 1980. From the mid 1980s through the 1990s the address was not listed in city directories. Currently, the building appears to be vacant.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. However, the building at 1027 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is a good example of a post-war commercial structure in Chinatown.

(See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

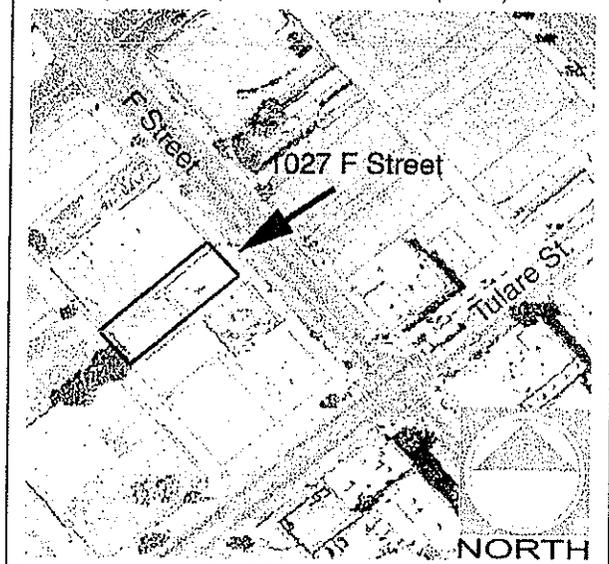
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

page 3 of 3

Resource Name or #: (Assigned by recorder) 1027-1029 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

*B10. Significance:*

The building at 1027 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The red holly leaf sign mounted on the façade of 1027 F Street is a good example of postwar neon signage.



**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 1038 F Street

P1. Other Identifier: 1038 F Street

P2. Location:  Not for Publication  Unrestricted

a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; \_\_\_\_\_ B.M.

c. Address 1038 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250467 mE/ 4068593 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

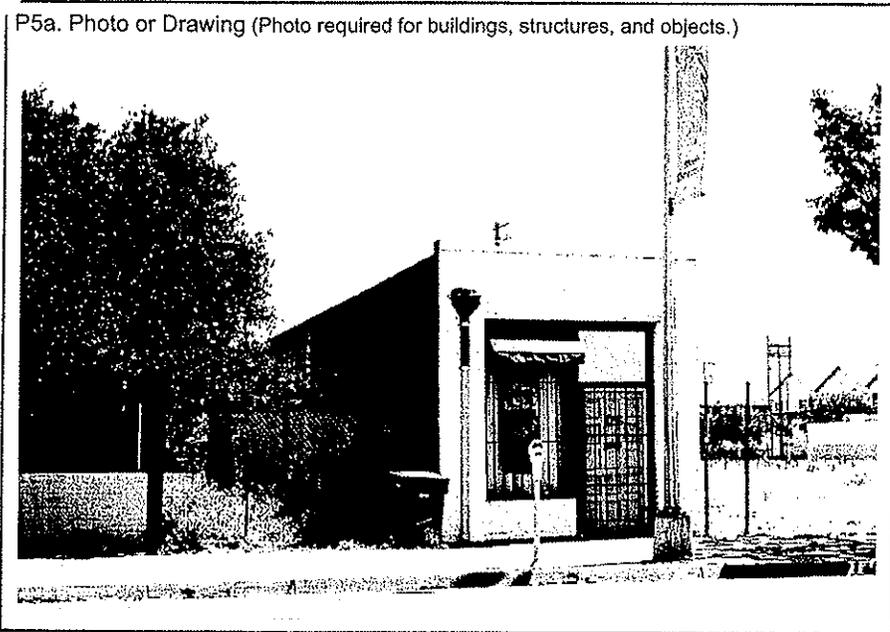
1038 F Street is a single-story commercial building with an extremely long rectangular footprint. This brick structure has a flat roof with parapet. The west end of the (northeast) façade has a wood door topped with transom. A single rectangular commercial window, with projecting canvas awning lies to the east of the doorway. Security grilles have been applied to the door and window. The rear (southwest) elevation is faced in stucco and has a centrally placed door with canvas awning. The south end of the northwest elevation has experienced significant damage to the brickwork.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building

HP2 - Single Family Property

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking east, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

c. 1940/ 1918 & 1948 Sanborn Maps

P7. Owner and Address:

Oscar Richard Nersesian

1038 F Street

Fresno, CA 93706

P8. Recorded by:

J. Stock & L. MacDonald

Architectural Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 1038 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building B4. Present Use: Commercial Building

B5. Architectural Style: Other: residential vernacular

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type commercial Applicable Criteria A

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

Although the commercial building at 1038 F Street was constructed c. 1940, the site has a much older history. The block bordered by F, Tulare, G, and Mariposa Streets (which includes the subject parcel) was the earliest and most densely-developed area of Chinatown. The 1888 Sanborn Map indicates a shed had been constructed on the site as early as 1888. By 1898 a bunkhouse addition had been constructed on the rear of the shed. Characteristic of buildings in Chinatown at the time (and like the current structure) the shed/bunkhouse had a very narrow, long footprint. By 1918, the former building had either been altered, or a new structure constructed; the new building also functioned as a bunkhouse.

The current structure at 1038 F Street was built c. 1940 and was labeled "shop" on the 1948 Sanborn Map. The building was recorded as 888 square feet on the County of Fresno tax records. This measurement may have been intentional: in Chinese tradition the number eight is a mystical number bringing wealth and good fortune. In the 1950s and 1960s the building was occupied by a number of tenants. In 1951 it housed an electrical equipment store, in 1956 Emanuel Diel ran a refrigerator service in the building, and in 1960 Cut Rate Liquor was tenant. In the 1970s and 1980s Club Paradise Tavern, under the ownership of John Green occupied the building. Oscar Richard Nersesian is the current owner and occupant of the building. At the rear of the property there is a crumbling brick wall. This may be the remains of one of the late nineteenth century buildings. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

HP2 - Single Family Property

B12. References:

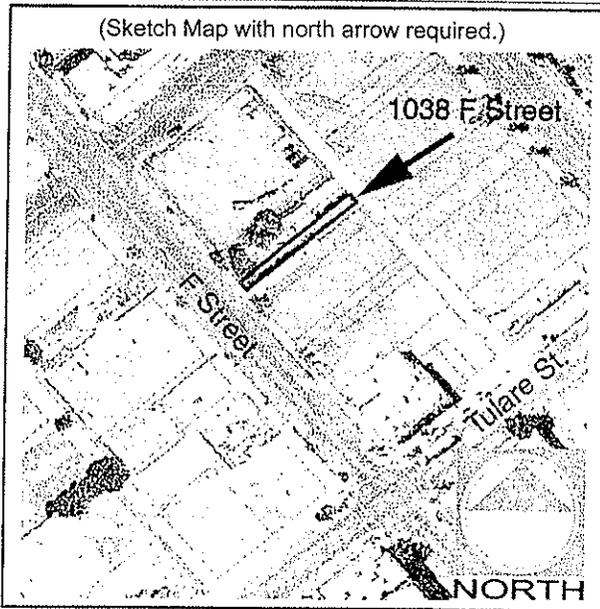
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

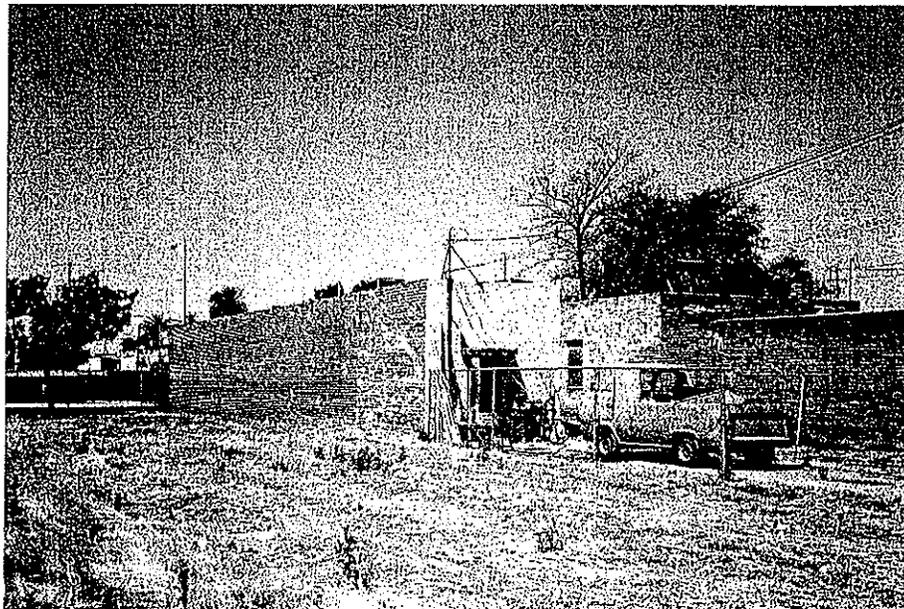


Page 3 of 4

Resource Name or #: (Assigned by recorder) 1038 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 4 of 4

Resource Name or #: (Assigned by recorder) 1038 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged.

The building at 1038 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. Although the building was constructed later, c. 1940, the size and form of the structure is typical of late nineteenth century structures in Chinatown. Since no one-story examples of this type of building remain, 1038 F Street is important for its representation of early Chinatown building patterns. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 1042 F Street

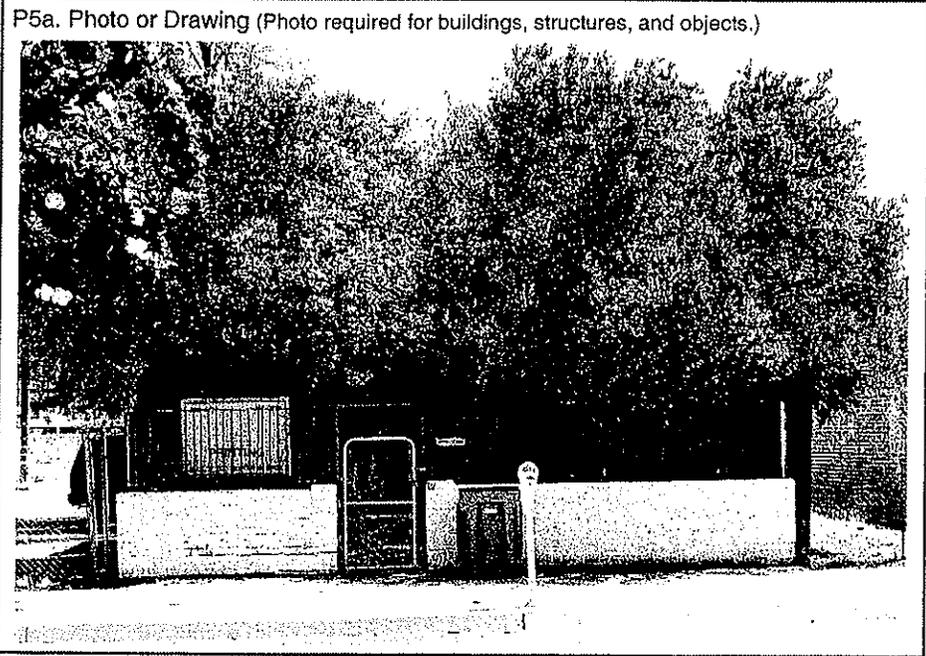
P1. Other Identifier: 1042 F Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; \_\_\_\_\_ B.M.  
c. Address 1042 F Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250467 mE/ 4068593 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
1042 F Street is a single-story brick residence with a "C" shape footprint. The central core of the plan is rectangular upon which two parallel rectangular block structures make the northeast and southwest elevations. The roof is flat with a chimney on the rear (southwest) elevation. The (northeast) façade facing F Street is largely screened by trees, however, one can decipher a central doorway flanked by two rectangular windows. A low brick wall frames the front yard. Entrance into the yard is gained through a centrally placed gate. A sloped roof of terra cotta Spanish tile tops the gate.

A secondary brick structure is attached to the southwest elevation. This attached structure has a central doorway flanked by two horizontal rectangular windows. The roofline of the southwest elevation is lower than the rest of the residence. From this roofline extends a shed roof covered with corrugated metal sheeting, creating a slight overhang. A brick wall extends from the northwest corner of the rear elevation. This brick wall is laid in a common American-bond pattern and has suffered significant damage. An entire section of the lower wall is missing and continues to weaken the structure.

4b. Resource Attributes: HP6 - 1-3 story Commercial Building HP2 - Single Family Property  
4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking northeast, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1930/ Building Permit

P7. Owner and Address:  
Sidney and William Chun Tuck  
825 E. Pontiac Way, Fresno, CA  
93704

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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) 1042 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Residential B4. Present Use: Residential

B5. Architectural Style: Other: residential vernacular

B6. Construction History: (Construction date, alterations, and date of alterations)  
See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type residential Applicable Criteria A

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

The building at 1042 F Street was built in 1930 for Frank Tuck. Sanborn Maps show the building continued to be used as a dwelling in 1948 and 1950. No structural alterations were made to the building until August 1971, when the demolition of 576 square feet removed the garage and constructed a new one in its place. Tuck resided in the building through 1975. In 1980 there was no return for 1042 F Street in the city directory. From the mid 1980s through the mid 1990s, Sir Sid Printing occupied the space. Sidney and William Chun Tuck have owned the building since 1997. Currently, the building appears to be used as a residence.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged.

The building at 1038 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. Although the building was constructed later, c. 1930, the size and form of the structure is typical of late nineteenth century structures in Chinatown. Since no one-story examples of this type of building remain, 1038 F Street is important for its representation of early Chinatown building patterns. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building HP2 - Single Family Property

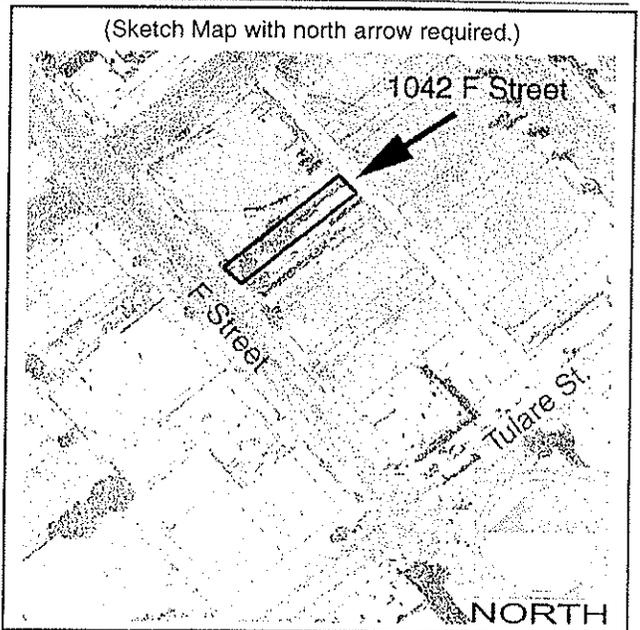
B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

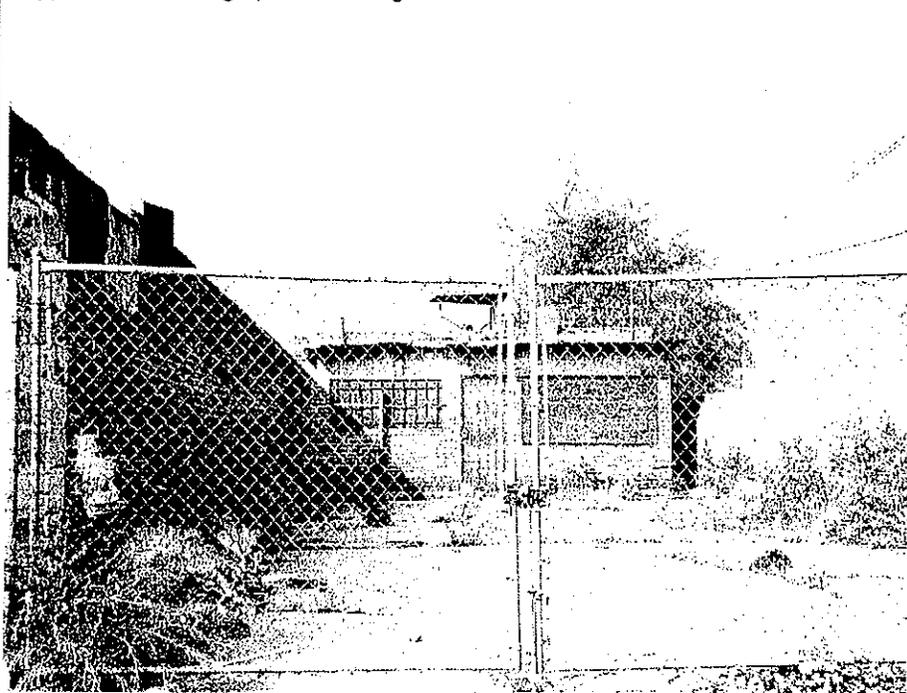


Page 3 of 3

Resource Name or #: (Assigned by recorder) 1042 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking southwest, May 2005*

Supplemental Photograph or Drawing



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



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 553

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 1045 F Street

P1. Other Identifier: 1045 F Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 1045 F Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250421 mE/ 4068583 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

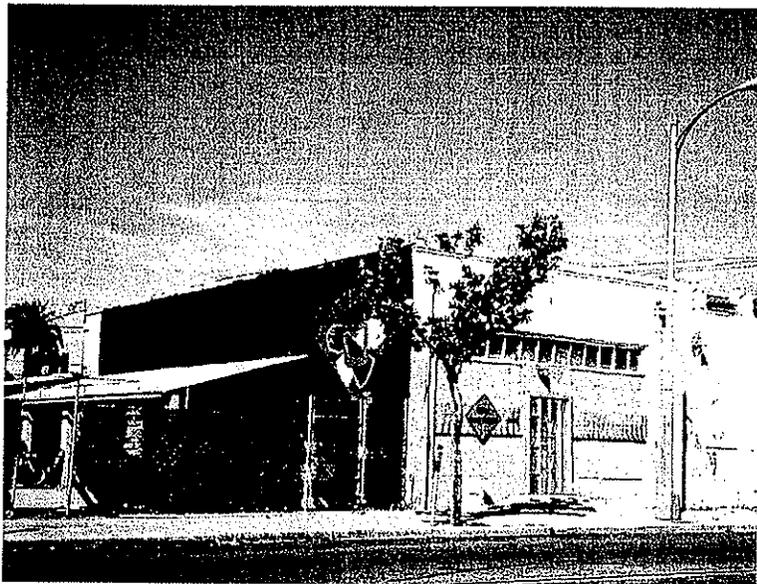
Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This is a single-story commercial building, with rectangular footprint. The building is brick with applied stucco. The flat roof has a stepped cornice on the (northeast) façade facing F Street. The doorway is centrally placed on the northeast façade and covered with a security grille. On either side of the door are two inset panels, through which run two horizontal fluted block bands. Above the doorway running the across the façade is a clerestory window. A stylized sun has been carved into the exterior stucco beginning above the band of fenestration and ending at the cornice line. A lean-to projects from the southeast elevation.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



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

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
c. 1895/ 1888 & 1898 Sanborn Map

P7. Owner and Address:

Pasquale and Carmela De Santis  
(Trustees)  
P.O. Box 15222, Fresno, CA 93702

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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) 1045 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type commercial Applicable Criteria A

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

The commercial building at 1045 F Street appears to have been built c. 1895. The 1898 Sanborn Map shows a building with a footprint very similar to the current structure. The building was labeled "saloon" on both the 1898 and 1906 maps. In 1915 the city directory recorded James Coullas and Peter Condos as occupants. The building was labeled "cheap lodgings" on the 1918 Sanborn Map. In the 1920s and 1930s, the building functioned as the Fresno County Hotel, and Mrs. Myrtle King's furnished rooms. The 1930 census data for the property recorded a total of four lodgers including: one hotel porter of Mexican descent, one hotel operator from Texas, one elderly border of Chinese descent, and his son, a farm laborer. By 1941 the building was no longer occupied by lodgers and had become a restaurant and bakery. From the 1940s through the 1980s the tenant of this building was El Jardin Las Palmas Restaurant, under the ownership of the Canales brothers. By the 1990s the building was vacant. Pasquale and Carmela De Santis have owned the property since 2003. The building appears to be vacant. A "Soul Brothers" sign painted on the exterior wall suggests the property's last use was a motorcycle club.

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the design, materials, and workmanship have been negatively affected by alterations. Many of the changes are more than fifty years old and may be significant in their own right if additional research identifies a later period of significance. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

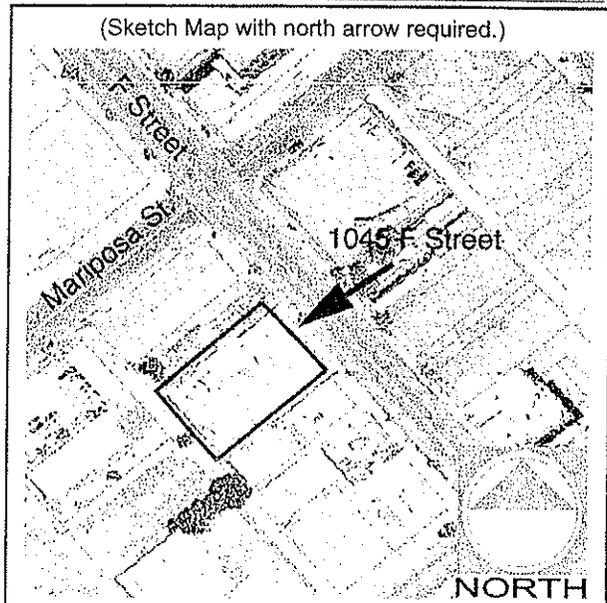
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1045 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building at 1045 F Street does not appear to meet the level of significance necessary for the National Register or California Register. However, it does appear to meet the level of significance necessary for Fresno's Local Register under Criterion I; it is associated with events that have made a significant contribution to the broad patterns of our history. This building appears to have been built c. 1895 (this should be confirmed with further research and examination), and is therefore one of the oldest remaining structures in Chinatown. This building is not located within the boundaries of the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 553

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 2

Resource Name or #: (Assigned by recorder) 1047 F Street

P1. Other Identifier: 1047 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_

c. Address 1047 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250421 mE/ 4068583 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

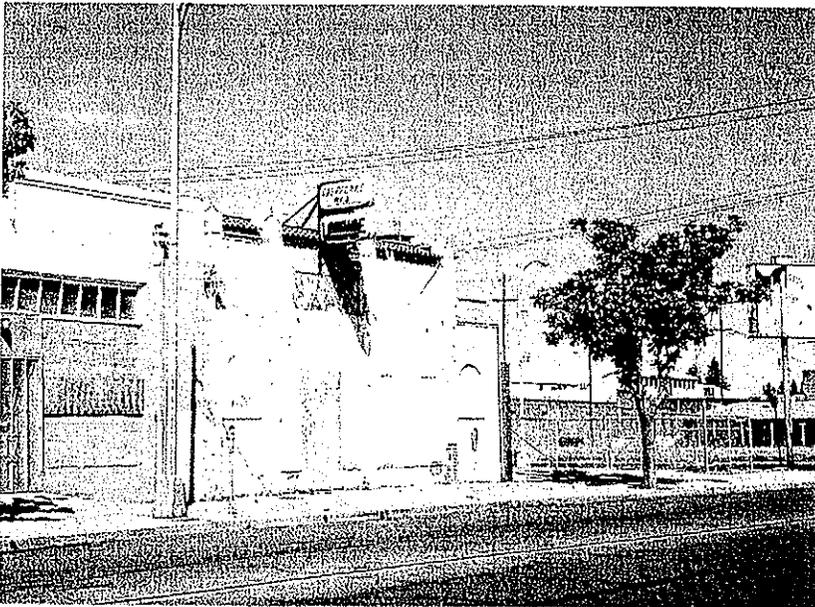
This is a single-story commercial building with a rectangular footprint and flat roof with parapet. This structure is brick with applied stucco. Running along the parapet is an attached gabled roof of terra cotta mission tile, interrupted by the gabled peaks of four pilasters, which run the vertical length of the front (northeast) façade. The main doorway centrally located on the façade has been covered over with concrete. To the west of the door frame is a large square impression of a window. To the east of the door frame is a circular impression of a window.

Projecting off of the western corner is a rectangular structure running three-quarters of the way up the building. This structure appears to have once included a door (now covered), above which remains a silhouette of a semicircular arched window.

1b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



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

*View looking west, May 2005*

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
 c. 1920/ 1918 Sanborn Map & 1926 Directory

P7. Owner and Address:

*Fritz M and Angelica L Wenthe  
 (Trustees)  
 7096 N. Briarwood, Fresno, CA 93711*

P8. Recorded by:

*J. Stock & L. MacDonald  
 Architectural Resources Group  
 Pier 9, The Embarcadero  
 San Francisco, CA 94111*

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

*City of Fresno Chinatown Historic  
 Property Survey*

P11. Report Citation: (Cite survey report and other sources, or enter "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 2

NRHP Status Code 5S3

Resource Name or #: (Assigned by recorder) 1047 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial with Spanish Revival style elements.

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

In 1935 a 6-by-12 foot addition was constructed, followed by a 14-by-20 foot addition in 1937. All other alterations to the building were made to the interior.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type commercial Applicable Criteria A

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

The commercial building at 1047 was built c.1920 (the building is not shown on the 1918 Sanborn map but is shown on the 1948 map). By 1926 the building was recorded in the city directories under the ownership of G. and A. Contino. From the 1920s until the early 1950s, a series of tenants occupied the space including: restaurants run by Mrs. Eulalia Herrera, Carmen Contreras and Mrs. Ruby Wong, and Jose Contino Liquors. From the 1950s through the 1970s the space was occupied by Joy-N-Joy Restaurant. In the 1980s the tenants were the Las Palmas Lounge and later the El Tenampa Lounge. By the 1990s the building was vacant. The current owners of 1047 F Street are Fritz and Angelica Wenthe; they have owned the building since 1997.

The building retains a good degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been somewhat affected by alterations to the storefront. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1047 F Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is a good example of a 1920s commercial structure in Chinatown. The building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

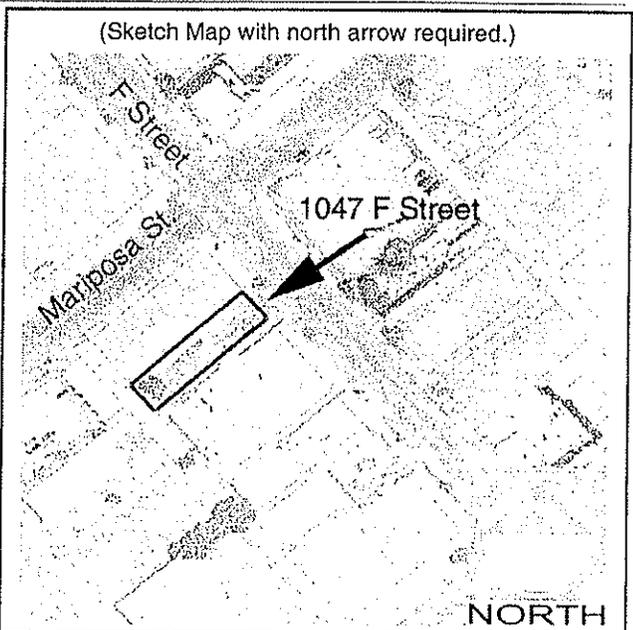
B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 1129 F Street

P1. Other Identifier: 1129 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 1129 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250335 mE/ 4068669 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

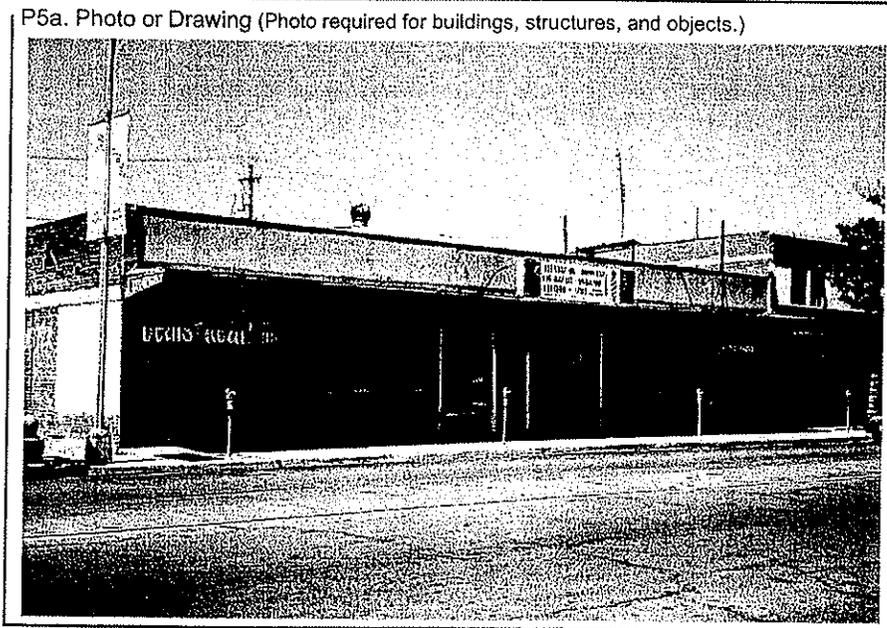
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This building is a single-story American-bond brick structure with a rectangular footprint and flat roof. A projecting metal awning runs the width of the building. Above the overhang stucco has been applied to the façade. This single block structure has been broken into four commercial bays. The bays are comprised of a single doorway flanked by large square commercial windows. Below the sill line stacked bricks have been applied to the façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



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

*View looking west, May 2005*

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
*1956/ Building Permit*

P7. Owner and Address:

*Barbara L. Wilson  
P.O. Box 262  
San Leandro, CA 94577*

P8. Recorded by:

*J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111*

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

*City of Fresno Chinatown Historic  
Property Survey*

P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 1129 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1129-1137 F Street was built in 1956. The building was divided into several commercial spaces and rented by a number of tenants. John D. Romano was listed as the owner of the commercial space at 1129, and Emil J. Torres was listed as the owner of commercial space 1131. In the late 1950s and early 1960s the city directories record physicians Earl R. Meyers and Noel J. Smith as tenants. In 1965 the interior of the commercial space at 1131 was remodeled under the ownership of H. K. Antoyson. After the remodeling, the space was used as a doctor's office for Stanley Stain MD. From 1965 to 1980 Yee Pharmacy occupied the building. In the 1980s and 1990s the tenants for the commercial space at 1129 included Family Affair Beauty Salon and Polynesian Beauty Salon. Barbara L. Wilson has owned the building since 2004. Signage indicates The Unity Shop Consignment Clothing and a barbershop occupy the building.

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by alterations to the storefront. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1129 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

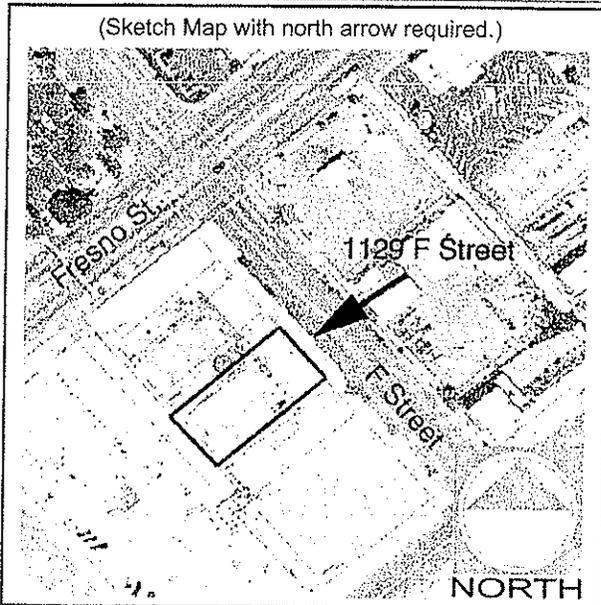
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1129 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006

Continuation  Update

**B10. Significance:**

While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 1143 F Street

P1. Other Identifier: 1143 F Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 1143 F Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250335 mE/ 4068669 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This two-story, two-type brick commercial building has a rectangular footprint and a flat roof. This is a brick structure with a flat roof. The first-story has a wood door with sash. To the east of this door is a bay of large vertically rectangular windows. Stacked rusticated stone adorns the east and west corners of the (northeast) façade. Security grilles have been attached to the exterior windows. The second-story has four pairs of divided-light casement windows. Above and below the windows metal siding has been applied to the façade.

The rear elevation is faced with stucco. The first-story has a door. To the west of this door is a square window with projecting sill. An exterior stairway leads to the second-story balcony. This second-story balcony frames a single door and large multi pane window located near the western corner.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

View looking west, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

1921/ Building Permit

P7. Owner and Address:

Barbara L. Wilson

P.O. Box 262

San Leandro, CA 94577

P8. Recorded by:

J. Stock & L. MacDonald

Architectural Resources Group

Pier 9, The Embarcadero

San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 6Z

Resource Name or #: (Assigned by recorder) 1143 F Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Mid twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1143-1145 F Street was built in 1921 under the ownership of John D. Ramano. The building's first floor was allocated to commercial spaces, and the second floor was residential space. The separation of use for the first and second floor was a common typology for buildings constructed in urban environments in the early twentieth century. Commercial spaces were located on the lower story providing direct access with the street. The upper stories were typically reserved for more private uses, ranging from residential rooms to community meeting halls. The first floor commercial space housed an ice cream parlor in 1921.

A number of individuals occupied the residential rooms on the second floor from the 1930s through the 1960s. For example, J.M. Caballero, Mrs. Carmen Martinez, Mike Villalva, Catalina Campos, Pietro Carollo (owner), Mrs. Mitzi Maekawa (dressmaker), Hugh Goodwon (lawyer), Francisco Noriega, and Eduardo H. Duralde were tenants. In the 1970s Joe Howard, public accountant, and Ken's Bookkeeping, occupied the commercial space on the first floor. In the 1980s the tenant was Polynesian Curl. By the early 1990s the building was vacant. The current owner is Barbara L. Wilson; Ms. Wilson has been owner since 2003. Rosebud Barber Shop currently occupies the commercial space. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

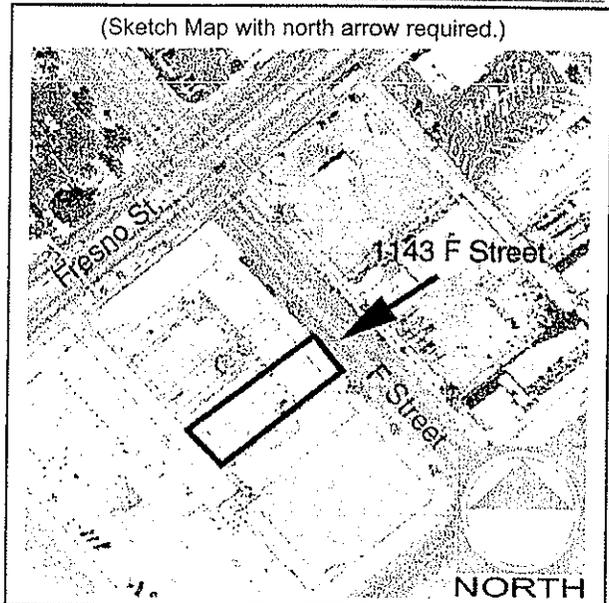
J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1143 F Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains a poor degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by the remodel of the facade. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1143 F Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.



Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 5S3

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3

Resource Name or #: (Assigned by recorder) 911-919 Fagan Alley

P1. Other Identifier: 911-919 Fagan Alley

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 911 Fagan Alley City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250426 mE/ 4068522 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707409

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This is a single-story commercial building of American-bond brick construction with a flat roof. A stringcourse of bricks runs the length of the (northeast) façade. A pair of doors occupies the center span of the facade. To the east and west of these doors are single double-hung wood sash windows with projecting sill. Single doors follow these windows. Double-hung sash windows with projecting sill are located in the west and east ends of the northeast facade. The two arched doors on the west end of the northeast façade are

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)

*View looking west, May 2005*

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both

*c. 1920/ 1948 Sanborn & 1926 Directory*

P7. Owner and Address:

*Esteban Aguirre  
 2333 Martin Luther King  
 Fresno, CA 93706*

P8. Recorded by:

*J. Stock & L. MacDonald  
 Architectural Resources Group  
 Pier 9, The Embarcadero  
 San Francisco, CA 94111*

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

*City of Fresno Chinatown Historic Property Survey*

P11. Report Citation: (Cite survey report and other sources, or enter "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) 911-919 Fagan Alley

B1. Historic Name: \_\_\_\_\_  
B2. Common Name: \_\_\_\_\_  
B3. Original Use: Commercial Building B4. Present Use: Commercial Building  
B5. Architectural Style: Early twentieth century vernacular  
B6. Construction History: (Construction date, alterations, and date of alterations)  
See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_  
B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno  
Period of Significance 1872-1942 Property Type residential Applicable Criteria A  
(Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The residential building at 911-919 Fagan Alley was built c.1920 (the building does not appear on the 1918 Sanborn Map of 1918, however, there are city directory listings for this building as early as 1920). In the 1920s and 1930s the building was simply recorded as "oriental" in the city directories. The 1948 Sanborn Map indicates the building was divided into four small residential units. From the 1940s through the 1970s an extensive list of tenants reveals that the majority were of Asian descent. The only building permit on record for this structure was issued for the installation of a new shower and bathroom in 1951; the owner at the time was Yoshio Murashimo. By the 1980s and 1990s most of the residential space was listed as vacant, not verified, or simply not listed. Esteban Aguirre assumed ownership of the building in 2004. Currently the windows and doors have been boarded over suggesting the building is vacant.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The 911 Fagan Alley does not appear to meet the level of significance necessary for the National Register. However, it does appear to meet the level of significance necessary for the California Register under Criterion C and Fresno's Local Register under Criterion iii; it embodies the distinctive characteristics of a type, in this case worker housing in Chinatown. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

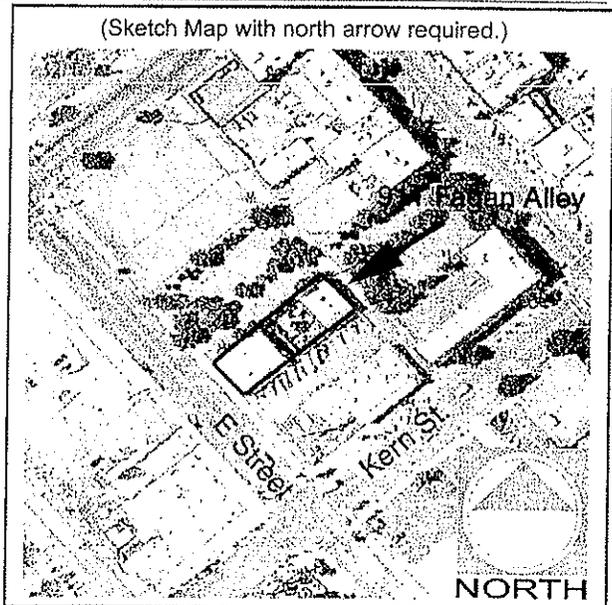
B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 911-919 Fagan Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

*This building is not located within the boundaries of the potential historic district identified in this neighborhood.*



**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 5B

Resource Name or #: (Assigned by recorder) 942 Fagan Alley

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century vernacular

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type residential

Applicable Criteria A

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

The residential building at 942 Fagan Alley was built c. 1925 for H. Sargavak (the building appears on the 1948 Sanborn map but not on the 1918 map). When constructed, the building was divided into four residential spaces. In the late 1920s and 1930s the building was simply recorded in the city directories as "oriental." Census data from 1930 records Makai Yarmkuche and his wife, both of Japanese descent, as the owners of the building. At the time this census data was collected, the four rooms were rented to two farm laborers, one cook, and one waitress. From the 1940s through the 1970s a large number of tenants lived in the building; the majority of the occupants were of Chinese, Japanese, and Hispanic descent. By the 1980s and 1990s most of the residential space was vacant, could not be verified, or was simply not recorded. The only significant building permit was for a re-roofing project done in 1983. In 1983 the owner was Walter N. Kingen. Kei Cheong and Tu A. Lam Wong assumed ownership of the building in 2004.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1948 Sanborn Map. The 942 Fagan Alley does not appear to meet the level of significance necessary for the National Register. However, it does appear to meet the level of significance necessary for the California Register under Criterion C and Fresno's Local Register under Criterion iii; it embodies the distinctive characteristics of a type, in this case worker housing in Chinatown. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP3 - Multiple Family Property

B12. References:

See continuation sheet.

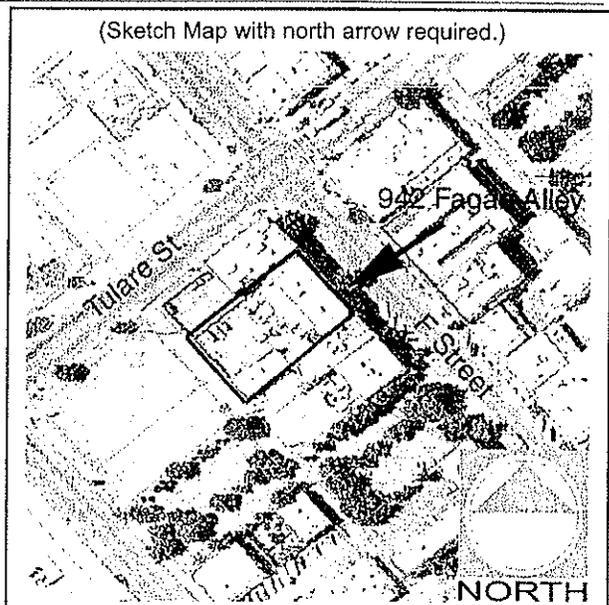
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



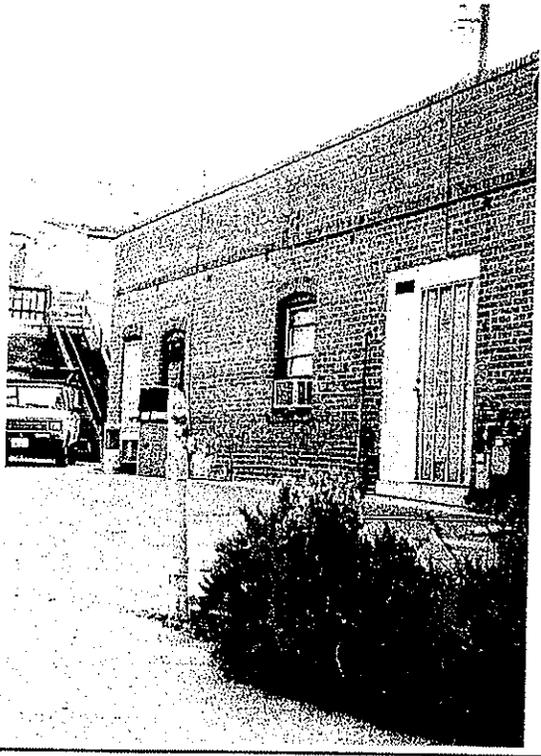
Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_

Page 3 of 4

Resource Name or #: (Assigned by recorder) 942 Fagan Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking east, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Page 4 of 4

Resource Name or #: (Assigned by recorder) 942 Fagan Alley

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion I: it is associated with events that have made a significant contribution to the broad patterns of our history. The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5D3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 2 Resource Name or #: (Assigned by recorder) 1515 Inyo Street

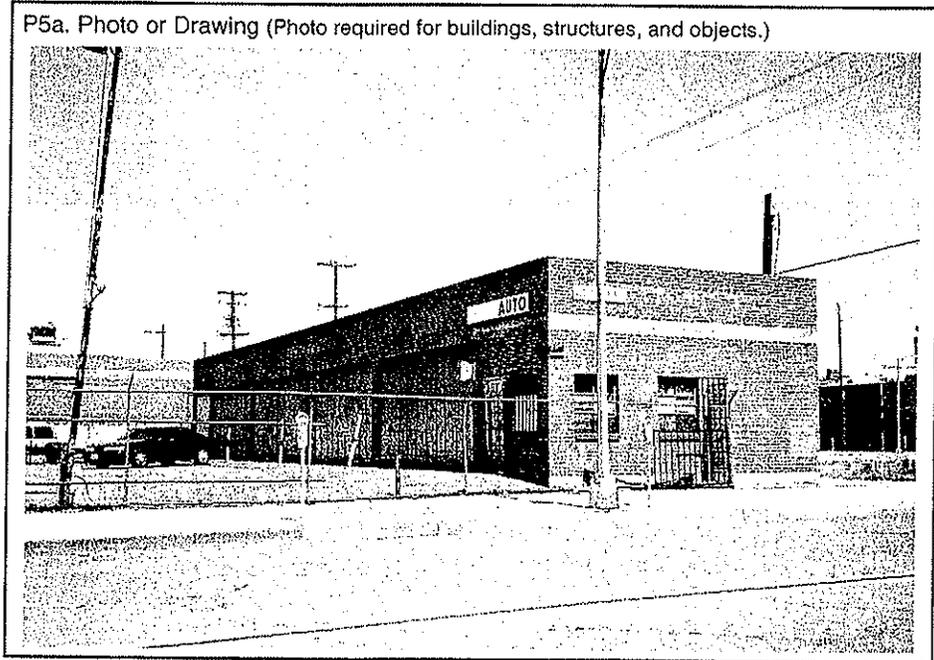
P1. Other Identifier: 1515 Inyo Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_; R \_\_\_\_\_; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_; B.M. \_\_\_\_\_  
c. Address 1515 Inyo Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11; 250608 mE/ 4068461 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707203

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This is a single-story commercial building with a long rectangular footprint. The building at 1515 Inyo Street is of American-bond brick construction with a flat roof. The southeast façade, facing Inyo Street has two six-lite windows with projecting sill, positioned in the center and south end of this façade. The southwest elevation has a series of four metal garage doors. On the west end of this façade is a single door. On the east end of this façade is a wood door paired with a six-lite window with projecting sill.

The brickwork, while in relatively good condition displays patches of damaged areas where sections of the brick wall has been replaced.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking north, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
1949/ Building Permit

P7. Owner and Address:  
Poly Anna Parenti  
3474 W. Jensen  
Fresno, CA 93706

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

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

- Attachments:
- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 2

NRHP Status Code 5D3

Resource Name or #: (Assigned by recorder) 1515 Inyo Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Nissei Automotive Repair

B3. Original Use: Commercial Building B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century utilitarian

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_ b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown Area Fresno

Period of Significance 1872-1942, Property Type garage Applicable Criteria A

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

The building at 1515 Inyo Street was built in 1949. At the time of construction, the owner was Walter N. Kingen. The structure was built as a garage and was occupied by the Nisei Auto Service beginning in 1965. The current tenant is Nisei Auto Service, and Polly Parenti is current owner of the property.

The building retains an excellent degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1950 Sanborn Map.

The building at 1515 Inyo Street does not appear to meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. However, the building does appear to be eligible as a Heritage Property, a resource which is worthy of preservation because of its historical, architectural, or aesthetic merit but which is not proposed for and is not designated as a Historic Resource. The building is a good example of a mid-century auto garage and represents the arrival of car culture in Chinatown. This building is not located within the boundaries of the potential historic district identified in this neighborhood.

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

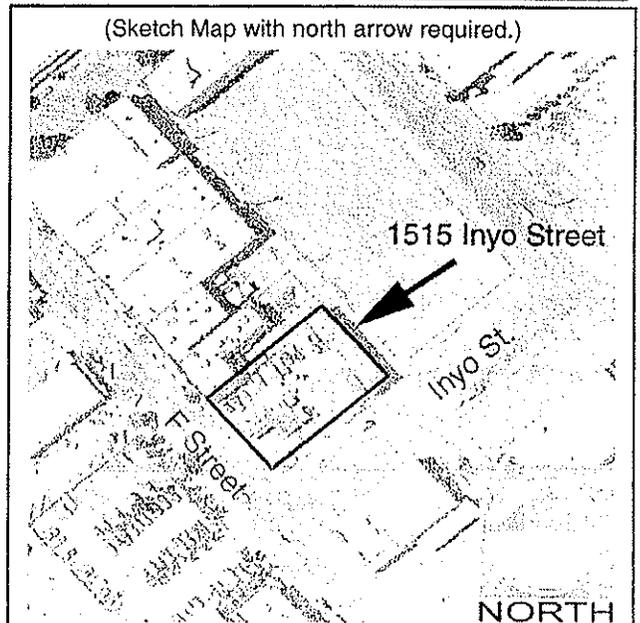
B12. References:  
See continuation sheet.

B13. Remarks:

B14. Evaluator: J. Stock & L. MacDonald  
Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 1501-1521 Kern Street

P1. Other Identifier: Nippon Building No. 2

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_ ; R \_\_\_ ; 1/4 of \_\_\_ 1/4 of Sec \_\_\_ ; B.M. \_\_\_

c. Address 1501 Kern Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250527 mE/ 4068578 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707110

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

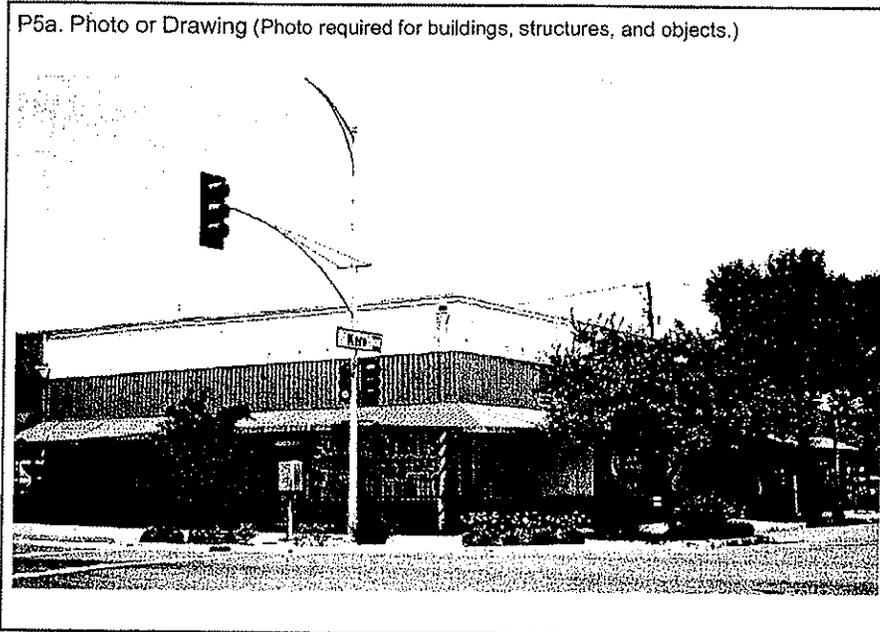
This single-story commercial building has a rectangular footprint occupying a corner lot. The structure is brick with applied stucco. This building has a flat roof with square cornice. The first-story is a series of alternating glazed metal doors and large square commercial windows. Along the façade run alternating broad panels with pebble-dash finish. Stacked brick runs below the sill line. A metal awning stretches across the entire façade followed by a wide metal panel stringcourse.

The rear of this building shows a series of segmentally-arched windows that have since been in-filled with brick. Based on the appearance of this dated brickwork on the northeast elevation one can assume that the modern façade facing Kern Street and F Street was a later alteration.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)  
View looking north, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
c. 1910/ 1906 & 1918 Sanborn Maps

P7. Owner and Address:

Nippon Building Co.  
P.O. Box 492  
Fowler, CA 93625

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 1501-1521 Kern Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Nippon Building No. 2

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

Alterations to the building's storefront took place in 1916, 1934, 1950, and 1952.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1501-1521 was built c.1910 (the building is not shown on the 1906 Sanborn Fire Insurance Map, but is shown on the 1918 Map); the earliest building permit was for alterations made in 1914. The owner of this structure was the Nippon Building Corporation. At the time of construction, the building was divided into several commercial spaces, which have had a variety of tenants. For example, T. Toshiyuki Drugs, West Fresno Drug Company, U.S. Post Office, Jose Isnardi Druge, Henmi Co. Groceries, T. Hamazama restaurant, a barbershop, Imperial Hotel, billiards, the Fresno Sanatorium, Todd Sugai florist, and a physiotherapist were all tenants in the 1920s through the 1950s. Tenants in the 1960s and 1970s included: West Fresno Drug Company, the Central Fish Company, Aries Barber Shop, Tak's Barber Shop, West Fresno Floral, and the Fuji Café. The occupants in the 1980s and 1990s included the Guadalajara Restaurant, Joe's Shoe Repair, the Paradise Club Tavern, Richard's Barber Shop, West Fresno Floral, and the Fuji Café. The building currently houses two barbershops, Floreria-Rubi, and the Fuji Café. (See continuation sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

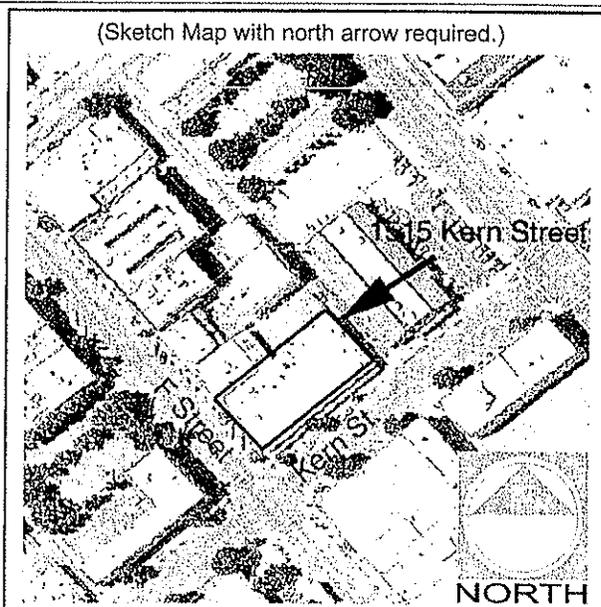
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



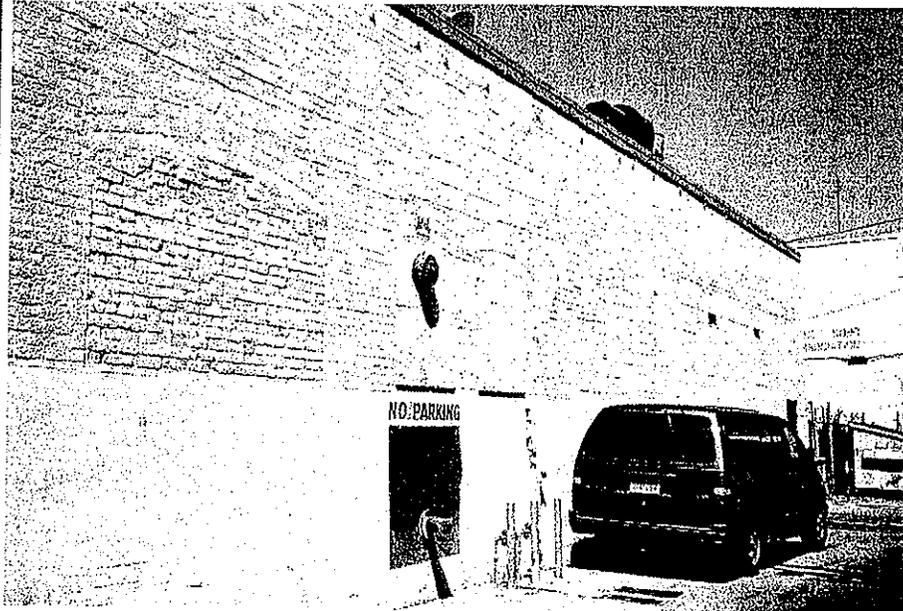
**CONTINUATION SHEET**

Page 3 of 4

Resource Name or #: (Assigned by recorder) 1501-1521 Kern Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*

Supplemental Photograph or Drawing

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

**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

age 4 of 4

Resource Name or #: (Assigned by recorder) 1501-1521 Kern Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

**B10. Significance:**

The building retains only a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the material, design, and workmanship have been negatively affected by major alterations to the principal facades. The current footprint of the building matches that shown on the 1918 Sanborn Map.

The building at 1501 Kern Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

The building is within the boundaries of the potential historic district identified in this neighborhood but is a non-contributor because of major alterations to the principal facades.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 3CS

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4

Resource Name or #: (Assigned by recorder) 1522-1526 Kern Street

P1. Other Identifier: Dick's

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M.

c. Address 1526 Kern Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250563 mE/ 4068553 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707208

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

1522 Kern Street is a two-story, two-part commercial building with a rectangular footprint. This is a brick structure with a flat roof. Brickwork along the front (northwest) façade facing Kern Street, and wrapping around the northeast and southwest corners is lighter in color. Darker brick ornaments the facade in a series of rectangular bands that run the length of the façade above the windows, under the second-story sill-line, and the corner bricks on the northwest façade. The first-story of the Kern Street façade has an enframed window-wall with a centrally located door deeply recessed into the window wall creating a foyer. Above the first-story windows is an overhang with retractable canvas awning. The original neon green "Dicks" clothing sign is centrally located above the first-story overhang. South of the window wall is a wood door with transom. This door provides access to the stairway leading to the second-story of residential accommodations. Along the second-story of the northwest façade is a series of three double-hung wood sash windows

The first-story of the northeast elevation has a large roll-up metal door in the west corner followed by deeply rectangular windows with projecting sill. The second-story has pairs of divided-light casement windows running the length of the façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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

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

View looking south, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
1923/ Building Permit

P7. Owner and Address:

KLM Corporation  
2126 N. Van Ness Blvd.  
Fresno, CA 93704

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 3CS

Resource Name or #: (Assigned by recorder) 1522-1526 Kern Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Dick's

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: Allen Y. Lew, FAIA (1953 remodel)

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942

Property Type commercial

Applicable Criteria A

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

The commercial building at 1522-1526 Kern Street was built in 1923. The structure was comprised of several commercial spaces on the first floor, with residential rooms on the second floor. The first tenant of this building was Abraham Kahn, a solicitor and tenant of both the first and second floors. Abraham Kahn tenancy was brief, only three years.

The building has popularly been known as Dick's, referring to Dick's Shoes (or variations), a business run by the the Avakian family, tenants since 1926. The original name of the shop was Dick Avakian Shoe Repair. David Dashjian Clothes Cleaner occupied the other first floor commercial space, and the Reno Rooms, lodging, were on the second. Richard "Dick" Avakian (1855-1944) was a native of Bitlas, Armenia. Tailor and clothes cleaner David Dashjian (1878-1953) was also a native of Armenia. The West Fresno Fancy Silk Underwear Company operated at 1526 Kern Street. In 1928 barbers Antonia and Mary Eredia conducted business out of the commercial spaces on the first floor along with Avakian and Dashjian. By the 1930s Dick Avakian still operated a business in the building, but David Dashjian had relocated. In 1931 Bernardo Urbi managed a barbershop in one commercial space. In 1937 clothes cleaner, Gosten Barigian was listed as the occupant of the 1526 Kern Street shop. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

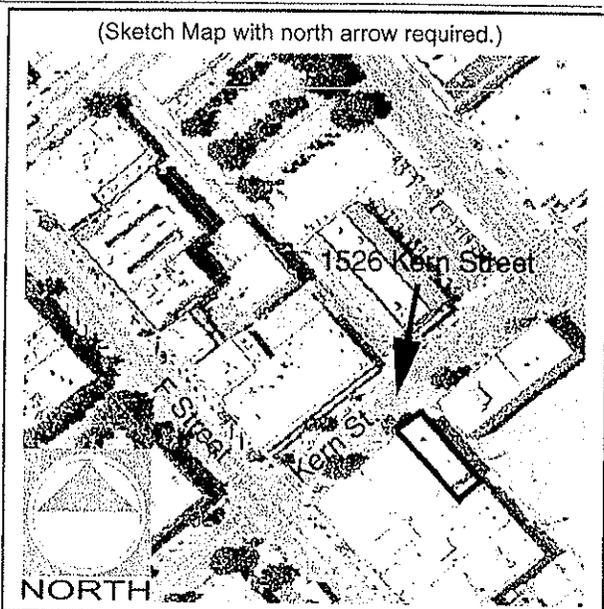
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

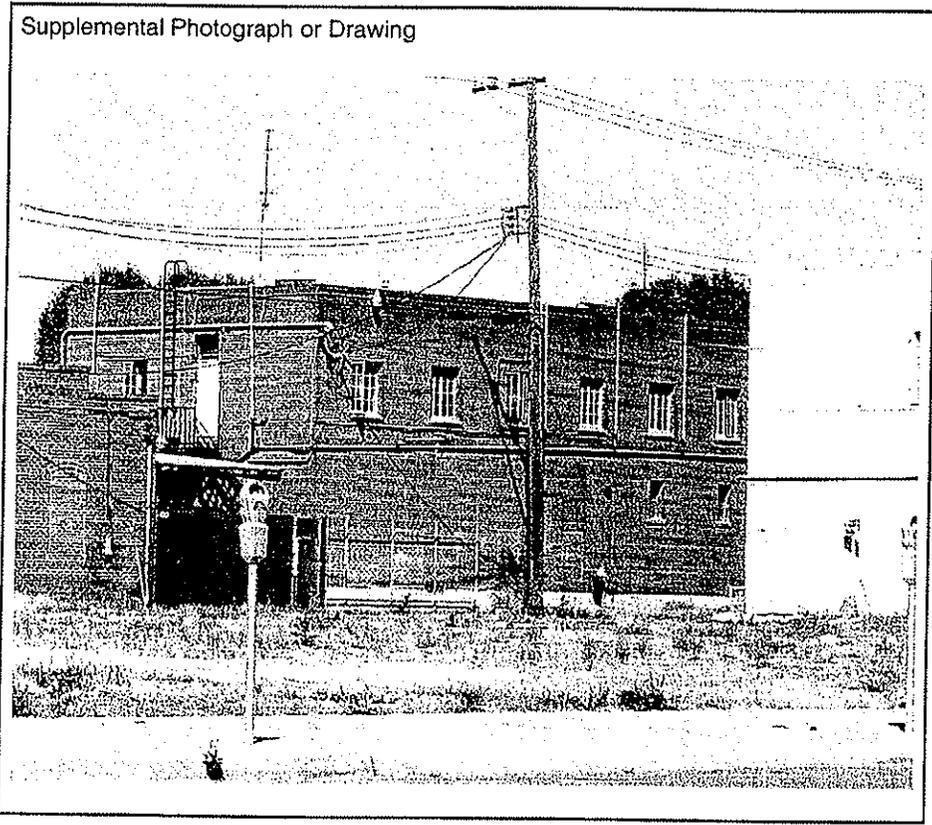
HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

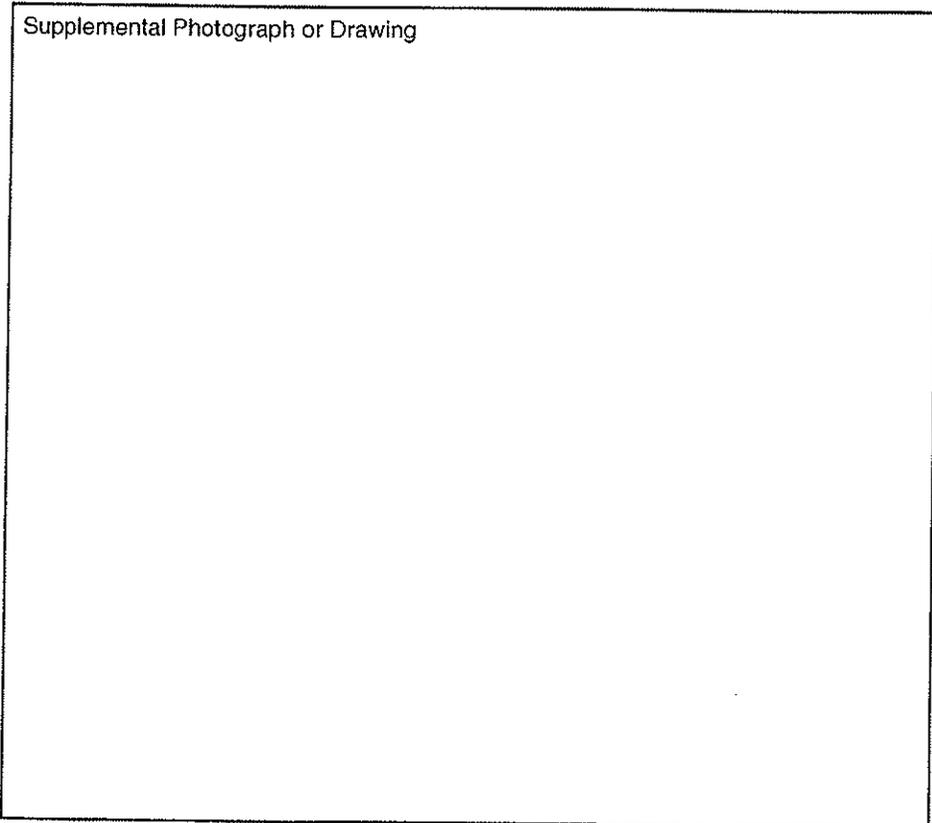
Page 3 of 4

Resource Name or #: (Assigned by recorder) 1522-1526 Kern Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update



Description of Photo:  
(View, date, accession #)  
*View looking west, May 2005*



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

**B10. Significance:**

During most of the late 1920s and 1930s, Alice Greenly, Betty Evans and Jean Martin managed the furnished rooms on the second floor. It was under Jean Martin's management of the apartments that they became known as the Reno Rooms. In 1953 architect Allen Y. Lew, FAIA, remodeled the shop entrance, and the entirety of the first floor commercial space functioned as Dick's Men's Wear and Shoes. Dick's continues to operate today, but is under new management.

The building retains a high degree of integrity; the location, design, setting, materials, workmanship, feeling, and association appear to remain unchanged. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1526 F Street, Dick's, does not appear to meet the level of significance necessary for the National Register. However, it does appear to meet the level of significance necessary for the California Register under Criterion A and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local history. In this case the building is one of the best examples of commercial buildings representing Chinatown's development in the early twentieth century.

Additionally this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Dick's" sign mounted on the façade of 1526 Kern Street is an excellent example of postwar neon signage.

State of California — The Resources Agency  
 DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
 HRI # \_\_\_\_\_  
 Trinomial \_\_\_\_\_  
 NRHP Status Code 3CS

Other Listings \_\_\_\_\_  
 Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 4 Resource Name or #: (Assigned by recorder) 1528-1540 Kern Street

P1. Other Identifier: Komoto's Department Store

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ B.M.

c. Address 1528 Kern Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250563 mE/ 4068553 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707201

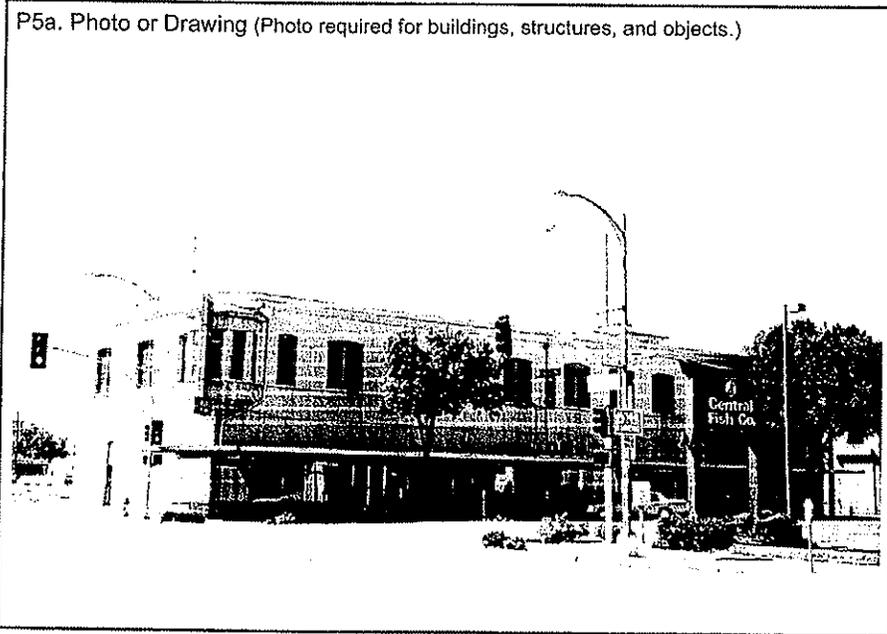
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

1528-1540 Kern Street is a two-story, two-part commercial building with a rectangular footprint that occupies the width of an entire commercial block. Built of brick in a running stretcher pattern, stucco and concrete panels have been applied to the façade. The main (northwest) façade facing Kern Street has a projecting flat metal awning extending above the first-story windows. Two rows of stucco panels have been applied to the façade, above the overhang. The first-story of the northwest façade has horizontal bands of commercial glass, spanning almost the entirety of the façade. These large commercial windows are broken by a pair of glazed metal doors inserted within the window span on the north and south ends of the façade. A door is inserted into the central portion of the wall. This central door leads to the residential units above (Asia Hotel). Tile has been applied to the façade below the sill line. Along the second-story run a series of segmentally-arched window heads. The corner of the northeast and northwest walls meet with a projecting bay window with partial octagonal roof. Six double-hung wood sash windows with transom span the bay. The first-story of the northeast elevation has a single doorway. The second-story of the northeast elevation has three segmentally-arched windows. The southwest façade shows impressions of segmentally-arched windows. An exterior stairway leads to the second-story, which has a door followed by four multi-lite rectangular windows. See continuation page.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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

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



P5b. Description of Photo:

(View, date, accession #)  
View looking south, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
c. 1908/ Plaque on building

P7. Owner and Address:

KLM Corporation  
2126 Van Ness Blvd.  
Fresno, CA 93704

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |   |                                       |
|---------------------------------------|--|---|---|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record              | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record              |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input checked="" type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 4

NRHP Status Code 3CS

Resource Name or #: (Assigned by recorder) 1528-1540 Kern Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: Komoto's Department Store Building

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Late Victorian

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

Although some reports suggest the commercial building at 1528-1540 Kern Street was built c.1908 a historic photograph shows the date of "1901" prominently displayed on the corner cornice. When constructed, the building was approximately half its current size. The footprint of the corner portion of the building, including the corner bay, is shown on the 1906 Sanborn Map. By 1918 a large addition had been built along Kern Street, west of the original structure. Kamikawa Brothers, Inc. were early tenants of the building. They operated a general merchandise and wholesale liquor store and managed a second floor hotel. Census data from 1910 records the lodgers as Japanese cooks. By 1938 the tenant of the first floor commercial space was Komoto's Department Store. Komoto's remained in the building until 1993.

The Komoto's were a prominent Japanese family in Fresno. Kanichi Komoto immigrated to the United States from Hiroshima, Japan in 1919 as a farming trainee. In 1942 the family was sent to a Japanese internment camp, and the department store was closed from 1942-1945. During that time, the Komoto family continued to pay rent with the intent of returning and resuming their commercial business. They were able to re-open the store at the end of World War II. At some point, probably in the 1950s, the building was remodeled. The shaped corner parapet was removed, the brick covered with stucco, the wood windows replaced with aluminum sliders, and the first floor storefront refitted with large plate-glass windows. The building is currently vacant. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 4

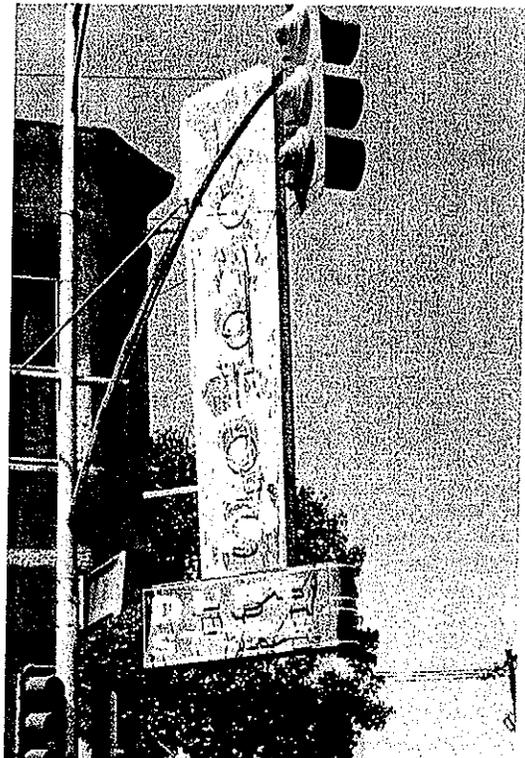
Resource Name or #: (Assigned by recorder) 1528-1540 Kern Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group

Date April 2006

Continuation  Update

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*View looking northwest, May 2005*

Supplemental Photograph or Drawing



Description of Photo:  
(View, date, accession #)  
*Kamikawa's Hotel c. 1910 (Online  
Archive of California  
<http://ark.cdlib.org>).*

會商第兒川神街一市布

**P3a. Description:**

Painted neon signs for "Komoto's Department Store" and the "Asia Hotel" project from the façade and flat metal awning. The dominant "Komoto's Department Store" sign on the awning is painted metal and neon in a stylized script. The "Komoto's Department Store" sign projecting from the bay is painted metal and neon in the Art Moderne style. These signs represent examples of mid-twentieth-century commercial signage.

Constructed sometime between 1898 and 1906 this building was a late Victorian structure. Based on this evidence it can be assumed that the first-story fenestration, concrete slabs, stucco and overhang were all later additions to what was most likely a brick and timber Victorian structure.

**B10. Significance:**

The building retains a good degree of integrity; the location, design, setting, feeling, and association appear to remain unchanged. However, the materials and workmanship have been somewhat affected by the application of stucco over the building's brick walls. Despite this alteration, the building's form, fenestration pattern, and some architectural detail are visible. The current footprint of the building matches that shown on the 1948 Sanborn Map.

The building at 1526 Kern Street, Dick's, does not appear to have sufficient integrity or meet the level of significance necessary for the National Register. However, it does appear to meet the level of significance necessary for the California Register under Criterion 1 and Fresno's Local Register under Criterion i; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local history. In this case the building is one of the best examples of a commercial enterprise representing Japanese immigrants contributions and role in the development of Chinatown in the early twentieth century.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown experienced a period of growth after World War II, and as a result, many existing buildings were remodeled. Neon signs in unique shapes were frequently part of the alterations. A number of these signs remain in Chinatown and could be considered historic resources in their own right. The "Komoto's Dept Store" sign mounted on the façade of 1528 F Street is a good example of postwar neon signage.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 6Z

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 1441-1447 Tulare Street

P1. Other Identifier: 1441-1447 Tulare Street

P2. Location:  Not for Publication  Unrestricted a. County Fresno

and (P2b and P2c or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_

c. Address 1441 Tulare Street City Fresno Zip 93706

d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250463 mE/ 4068507 mN

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. \_\_\_\_\_

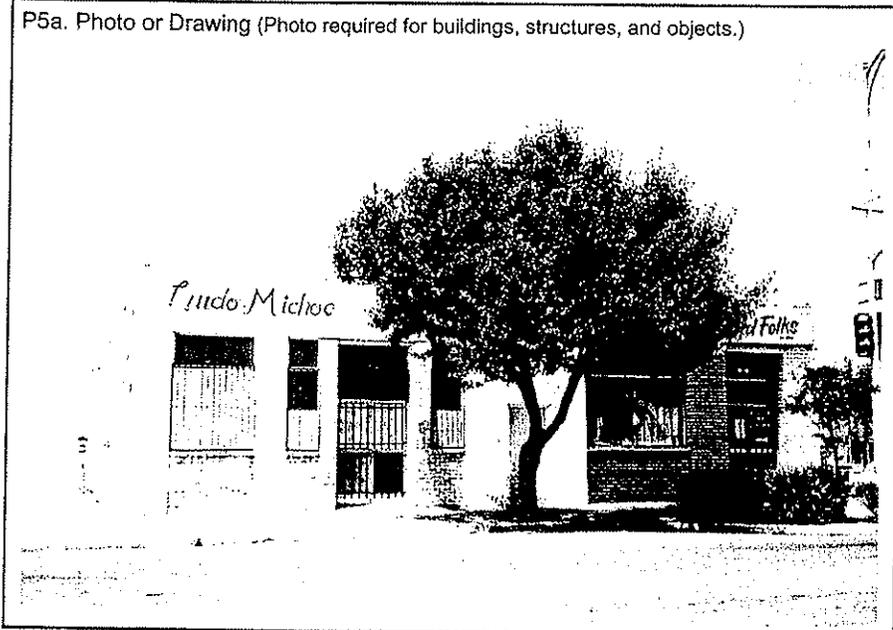
P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

This single-story commercial building is constructed of brick with a flat roof and rectangular footprint. Occupied by two commercial outlets, a single door in the center of the facade facing Tulare Street marks the division between the two commercial spaces. The south end of the facade has a pair of metal glazed doors with transom. A large commercial window lies just north of the doors. The north end of the facade has a pair of metal glazed doors with transom, flanked by two rectangular windows and a large square commercial window in the far north corner. All the windows and doors are capped by painted paneling. While stucco has been applied to the facade of much of this building, bands of brickwork are exposed below the sill line and frame either side of the doorways.

A significant amount of damage can be perceived along the facade, apparent in the chipped and peeling stucco on the walls.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

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



P5b. Description of Photo:  
(View, date, accession #)  
View looking northwest, May 2005

P6. Date Constructed/Age and Sources:

Historic  Prehistoric  Both  
c. 1910/ 1906 & 1918 Sanborn Maps

P7. Owner and Address:

Floyd L. Williams  
1714 Franklin St.  
Oakland, CA 94612

P8. Recorded by:

J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)

City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |

**BUILDING, STRUCTURE, AND OBJECT RECORD**

age 2 of 3

NRHP Status Code 6Z

Resource Name or #: (Assigned by recorder) 1441-1447 Tulare Street

B1. Historic Name: Hotel Ryan

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Early twentieth century commercial

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

See B10. Significance.

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_ Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1441-1447 Tulare Street was built in c.1910 (the building is not shown on the 1906 Sanborn map, but is shown on the 1918 map). On the Sanborn Map of 1918 the structure was divided into five commercial spaces: three shops, a restaurant, and a corner saloon. In the 1920s, 1930s and 1940s the building is listed as Hotel Ryan (managed by G.K. Jinkawa) and Mishima T. billiards. The 1920s census data lists Tachimo Manjiro as proprietor of the hotel. His wife, Otowa, and two daughters, Takiko and Mituri, lived in the residential hotel along with two borders; Seki Ngotaro, a Japanese doctor of medicine and Weh Lew, a doctor of dentistry of Chinese descent.

From the 1950s through the 1970s, one commercial space housed the El Trocadero Club Tavern. Another space was occupied by a series of tenants including: D.N. Wahl, Bob Wong, and Charles B. Chinn. In 1975 the building housed the Western Hotel. In the 1980s the tenant was the Lindo Michoan Restaurant. By 1990 the building was vacant. Currently one commercial space is vacant, and the other is an "Old Folk's Home."

The building has a poor degree of integrity; the location remains the same, but the design, setting, materials, workmanship, feeling, and association have been negatively affected by the complete remodel of the principal facades and the demolition of the surrounding buildings. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

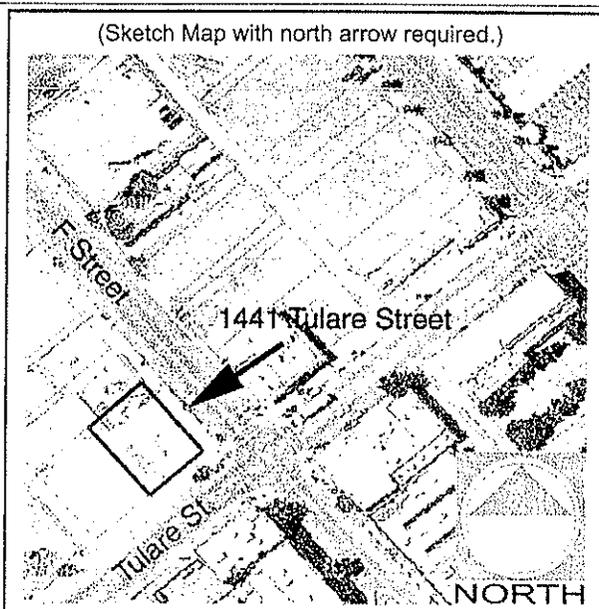
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1441-1447 Tulare Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building at 1441 Tulare Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction. Additionally, the building is not within the boundaries of and does not contribute to the potential historic district identified in this neighborhood.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5D3

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

Page 1 of 3 Resource Name or #: (Assigned by recorder) 1502-1520 Tulare Street

P1. Other Identifier: 1502-1520 Tulare Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 1502 Tulare Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250463 mE/ 4068634 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

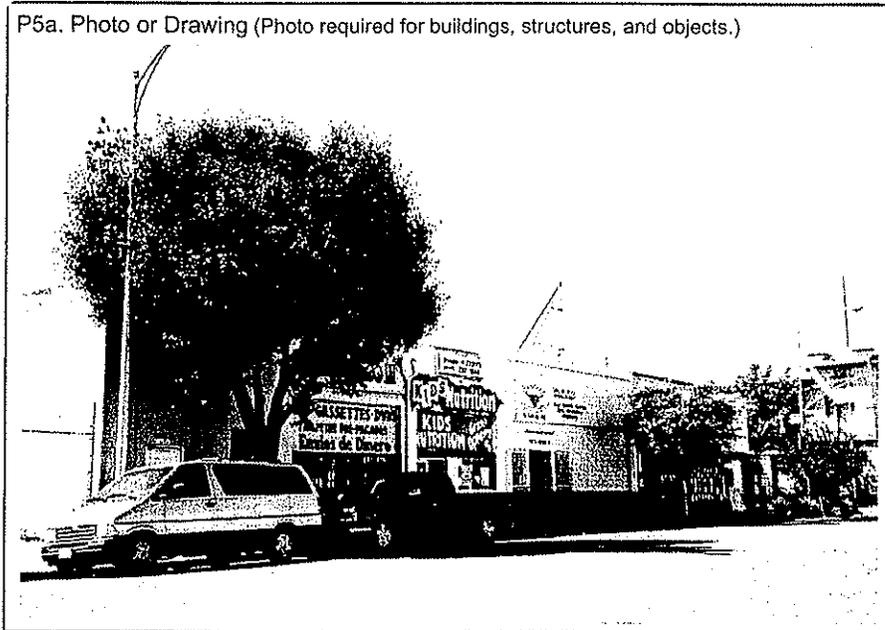
Parcel No. 46707116

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This single-story commercial building sits on the corner of Tulare and F Streets. This large rectangular building occupies an extensive amount of two commercial blocks. Constructed of brick, stucco has been applied to the façade. The roof is flat with a square cornice. Dentil molding runs along the building on the underside of the cornice. The southwest façade along F Street has a band of horizontal windows, which wrap around the northwest corner and continue along a quarter of the northwest façade. This band of fenestration is interrupted with a glazed metal door on the east end of the southwest façade. A glazed metal door is inset into the corner of the northwest and southwest facades. The remainder of the northwest façade is a series of doors flanked by windows in various sizes. All of the doors and windows are covered in security grille work. Aluminum siding and projecting sign boxes occupy the uppermost portions of the façade.

P3b. Resource Attributes: HP6 - 1-3 story Commercial Building

4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (isolates, etc.)

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



P5b. Description of Photo:  
(View, date, accession #)  
View looking south, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1905/ 1898 & 1906 Sanborn Maps

P7. Owner and Address:  
Saeed & Azita Hekmat-Niaz  
16501 Ventura Blvd. #305  
Encino, CA 91436

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

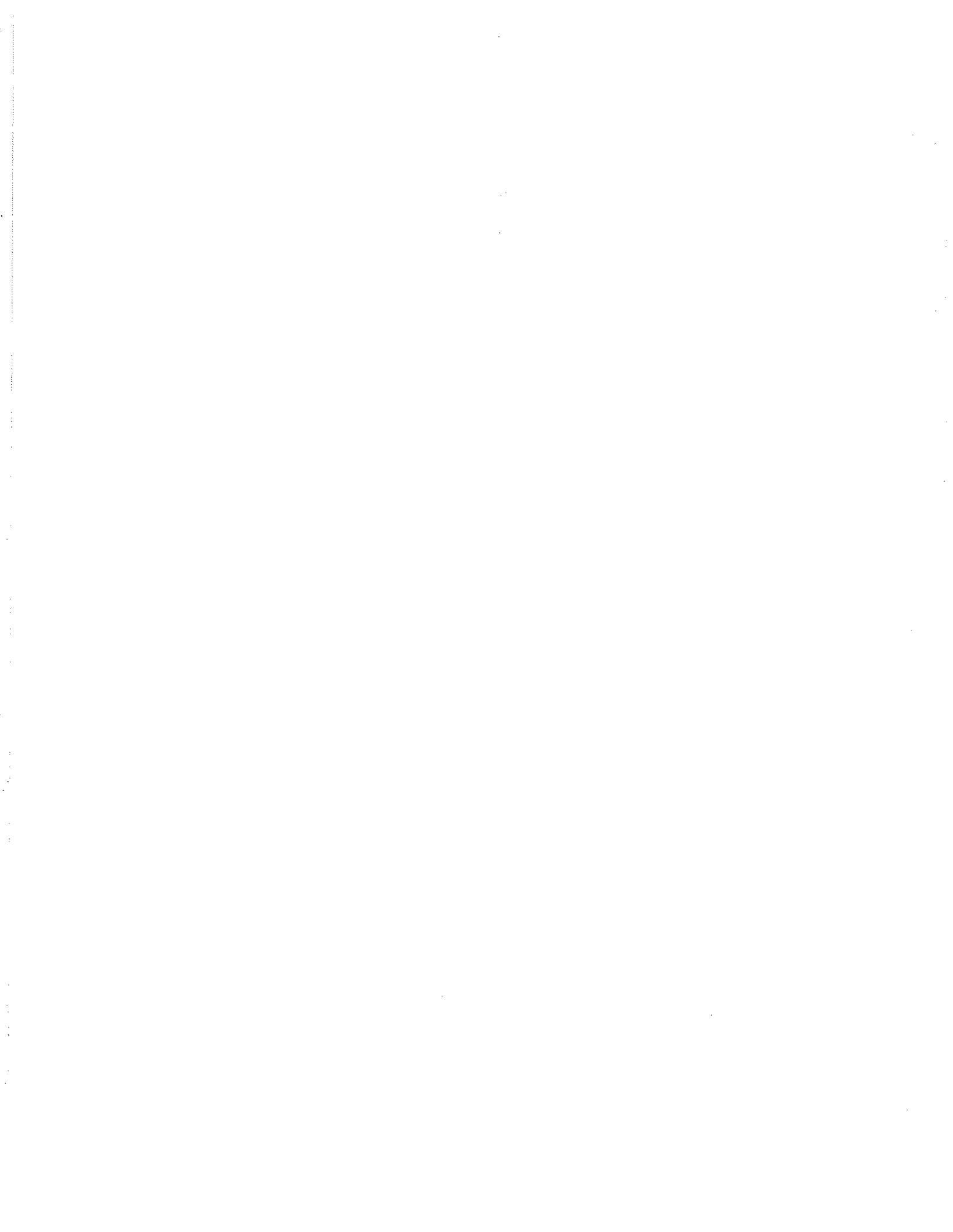
P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

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

Attachments:

- |                                       |  |   |  |                                       |
|---------------------------------------|--|---|--|---------------------------------------|
| <input type="checkbox"/> None         | <input checked="" type="checkbox"/> Continuation Sheet                     | <input type="checkbox"/> District Record        | <input type="checkbox"/> Rock Art Record   | <input type="checkbox"/> Other (List) |
| <input type="checkbox"/> Location Map | <input checked="" type="checkbox"/> Building, Structure, and Object Record | <input type="checkbox"/> Linear Feature Record  | <input type="checkbox"/> Artifact Record   |                                       |
| <input type="checkbox"/> Sketch Map   | <input type="checkbox"/> Archaeological Record                             | <input type="checkbox"/> Milling Station Record | <input type="checkbox"/> Photograph Record |                                       |



**BUILDING, STRUCTURE, AND OBJECT RECORD**

page 2 of 3

NRHP Status Code 5D3

Resource Name or #: (Assigned by recorder) 1502-1520 Tulare Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial Building

B4. Present Use: Commercial Building

B5. Architectural Style: Mid twentieth century commercial

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

A series of new market fronts were installed on the building in the years: 1919, 1949, and 1953. The majority of alterations to this building were made to the interior. (See Continuation Sheet.)

B7. Moved?  No  Yes  Unknown Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features:

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1502-1520 Tulare Street was built c.1905 (the building is on the 1906 Sanborn Map but does not appear on the 1898 map). The current structure was built on the site that was previously occupied by a dance hall. The former building, a single-story wooden structure, was destroyed in a fire, which occurred in May of 1887 (A Chinatown Community Scrapbook: Memories of the San Joaquin. Prosperity Press 200, 511). When constructed in 1905 the new building was divided into seven commercial spaces: three shops, three restaurants and a saloon. In 1918 the building housed: a saloon, four shops, a restaurant, and a shooting gallery. In the 1920s and 1930s tenants included: Oriental, Dry Goods Company, Rex Meat Market, Hop Chung Long and Co. oriental goods, International Meat Market, and Kon Kee and Company, which sold cigars. The building was divided into six commercial spaces in 1948: five shops and a restaurant. In the 1940s and 1950s businesses included: J.S. Chinn Meats, Sing Chong Lung Co. liquors, the Oriental Dry Goods Company, and the Twin Dragon Café. Tenants in the 1960s, 1970s and 1980s included: Twin Dragon Café, Wings Café, Oriental Dry Goods Company, Valley Market Grocers, and the Deluxe Shine Parlor (shoes), and Sing Chong Lung Co. Liquors. The Salinas Tile Company, Carniceria Taqueria Sanchez, Kids Nutrition, and Il Cassettes & DVDS are current occupants. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

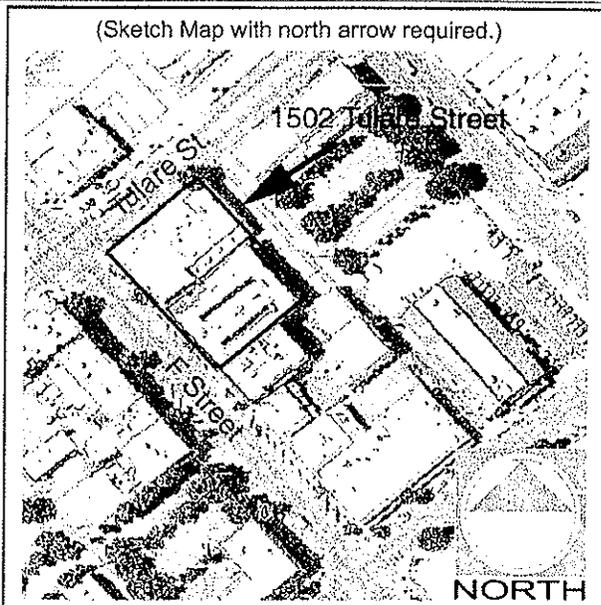
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



**CONTINUATION SHEET**

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1502-1520 Tulare Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

The building retains a fair degree of integrity; the location, design, setting, feeling, and association appear to remain unchanged. However, the workmanship and material have been negatively affected by the application of siding and alteration of storefronts. The stylized dentil range of the original design is visible along the cornice. The current footprint of the building matches that shown on the 1906 Sanborn Map.

The building at 1502-1520 Tulare Street does not appear to retain sufficient integrity or meet the level of significance necessary for the National Register, California Register, or Fresno's Local Register. While this building is typical of the pattern of development that occurred in this neighborhood, the building is not an outstanding example of a commercial building within this context. Further, no important persons within the history of Fresno or this neighborhood appear to be associated with the property. The building is not the work of a master, nor is it an exceptional example of its type, period, or method of construction.

However, this building appears to be eligible as part of a potential district under Fresno Register Criterion i: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**PRIMARY RECORD**

Primary # \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code 5B

Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

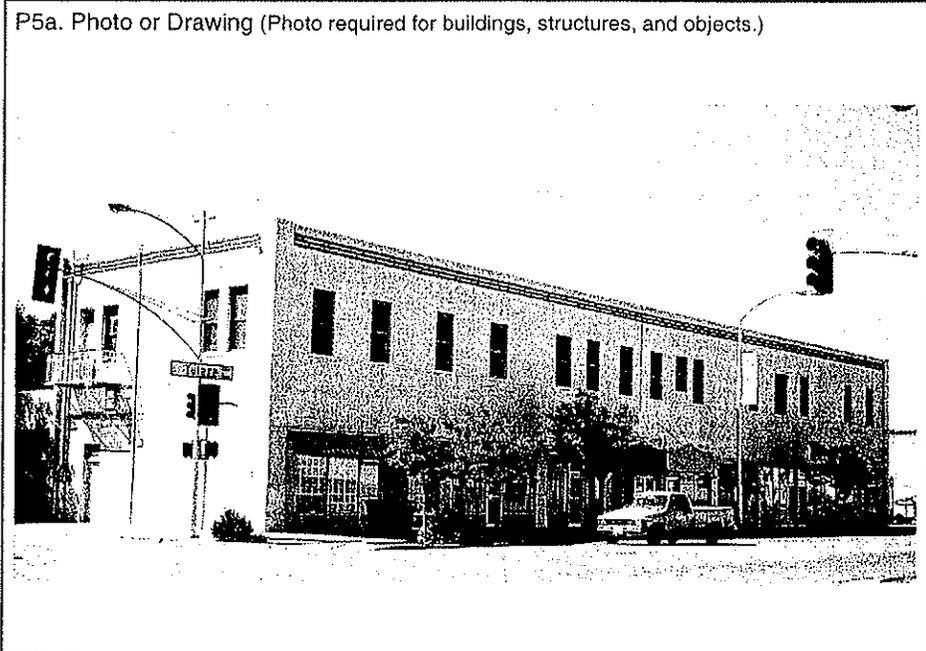
Page 1 of 3 Resource Name or #: (Assigned by recorder) 1528-1548 Tulare Street

P1. Other Identifier: 1528-1548 Tulare Street  
P2. Location:  Not for Publication  Unrestricted a. County Fresno  
and (P2b and P2c or P2d. Attach a Location Map as necessary.)  
b. USGS 7.5' Quad Fresno South Date 1978 T \_\_\_\_\_ ; R \_\_\_\_\_ ; 1/4 of \_\_\_\_\_ 1/4 of Sec \_\_\_\_\_ ; B.M. \_\_\_\_\_  
c. Address 1528 Tulare Street City Fresno Zip 93706  
d. UTM: (Give more than one for large and/or linear resources) Zone 11 ; 250472 mE/ 4068664 mN  
e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate)

Parcel No. 46707101

P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)  
This is a two-story, two-part commercial building. The roof is flat and the building is faced in stucco. A stringcourse of three raised bands wraps around the building just below the roofline. Along the first-story of the front (northwest) façade is a series of identical fronts to commercial outlets. These commercial fronts are comprised of metal glazed doors flanked by one or a set of large rectangular commercial windows. These commercial fronts have alternating tile and brick below the sill line. Many of the commercial fronts have a metal awning, but the rectangular red overhang with ornamental parapet over the central pair of metal glazed doors dominates the façade. On the second-story runs a series of double-hung wood sash windows. The northeast elevation has a single door with transom on the first-story and two sets of double-hung wood sash windows on the second-story.

3b. Resource Attributes: HP6 - 1-3 story Commercial Building  
P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)



P5b. Description of Photo:  
(View, date, accession #)  
View looking south, May 2005

P6. Date Constructed/Age and Sources:  
 Historic  Prehistoric  Both  
c. 1895/ 1888 & 1898 Sanborn Maps

P7. Owner and Address:  
Dick Avakian (Trustee)  
2126 Van Ness Blvd.  
Fresno, CA 93704

P8. Recorded by:  
J. Stock & L. MacDonald  
Architectural Resources Group  
Pier 9, The Embarcadero  
San Francisco, CA 94111

P9. Date Recorded: April 2006

P10. Survey Type (Describe)  
City of Fresno Chinatown Historic  
Property Survey

P11. Report Citation: (Cite survey report and other sources, or enter "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 5B

Resource Name or #: (Assigned by recorder) 1528-1548 Tulare Street

B1. Historic Name: \_\_\_\_\_

B2. Common Name: \_\_\_\_\_

B3. Original Use: Commercial / Residential

B4. Present Use: Commercial / Residential

B5. Architectural Style: Streamlined Moderne

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

A stucco front was applied to the main and side elevations in 1934, and further alterations to the façade were made in 1935. The massive second floor balcony, which wrapped around the Tulare and G Street facades, was also removed.

B7. Moved?  No  Yes  Unknown

Date: \_\_\_\_\_

Original Location: \_\_\_\_\_

B8. Related Features: \_\_\_\_\_

B9a. Architect: \_\_\_\_\_

b. Builder: \_\_\_\_\_

B10. Significance: Theme Development of Chinatown

Area Fresno

Period of Significance 1872-1942,

Property Type commercial

Applicable Criteria A

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

The commercial building at 1528-1548 Tulare Street was built c.1895 (the building is shown on the 1898 Sanborn Map but not the 1888 map). In 1898 the first floor of the building was divided into ten commercial spaces housing six shops, two lotteries, one gambling hall, and one saloon. "Chine[se] Dwellings and Lodgings" were located on the second floor. By 1906 the first floor had ten spaces: seven shops, two gambling halls, and one saloon. The second floor still housed Chinese lodging. The second floor functioned as a lodging house. Census data from 1910 indicates that the lodgers were Chinese and included three merchants and two laborers.

In 1918 the building continued to house commercial space on the first floor and Chinese lodging above. In 1926 L. M. Schwartz owned the property, and the building was vacant. Tenants of the commercial spaces from the late 1920s through the 1940s included: Gallen Kamp's shoes, Shwartz Men's Clothing, Yee Pharmacy, a barber shop run by members of the Tong family, New Shanghai Café, Hong Kong Café, and Hoy Kee Cigars.

In 1950 the first floor was divided into eight commercial spaces: seven shops and one restaurant. In the 1950s and 1960s these spaces were occupied by: Gallen Kamp's Shoes, West Fresno Clothing Store, Yee Pharmacy, Tony's Barber Shop, Greg's Barber Shop, Pete's Barber Shop, New Shanghai Café, Hing Kee Company Wholesale Tobacco, and Honey Café. (See Continuation Sheet.)

B11. Additional Resource Attributes: HP6 - 1-3 story Commercial Building

B12. References:

See continuation sheet.

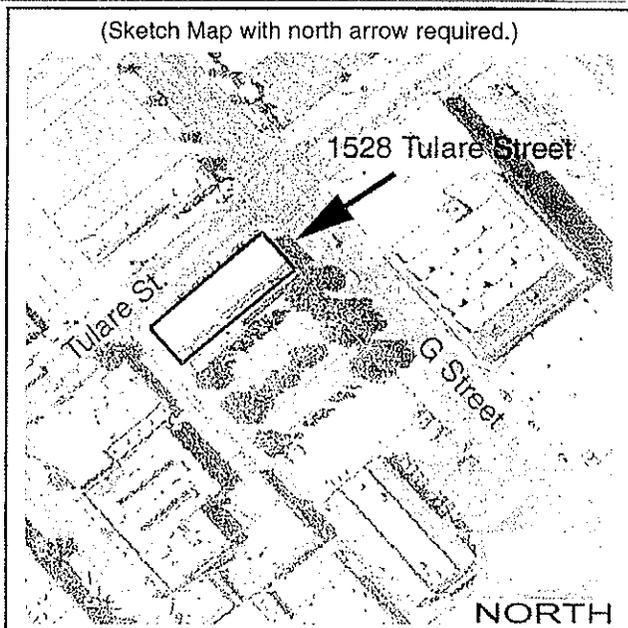
B13. Remarks:

J. Stock & L. MacDonald

B14. Evaluator: Architectural Resources Group

Date of Evaluation: April 2006

(This space reserved for official comments.)



Primary # \_\_\_\_\_

HRI # \_\_\_\_\_

Trinomial \_\_\_\_\_

Page 3 of 3

Resource Name or #: (Assigned by recorder) 1528-1548 Tulare Street

Recorded by J. Stock & L. MacDonald Arch. Resources Group Date April 2006  Continuation  Update

**B10. Significance:**

In the 1970s and 1980s, many spaces were vacant, and others housed La Mercantil (men's clothing), Richard Chinn (accountant), Rico's Barber Shop, Hair Rendezvous, Hing Kee Co. Wholesale Tobacco, and Ray's Shoe shop. By 1993 many of the vacancies had been filled, and tenants were: Salinas Furniture, La Posada Professional Services, Sonora Barber Shop, Hing Kee Company Wholesale Tobacco, and the Shoe Shop. Current occupants are Natura Vida, Sonora Barber Shop, and Cash Mex LLC.

The building retains a fair degree of integrity; the location, setting, feeling, and association appear to remain unchanged. However, the design, workmanship and material have been negatively affected by the application of stucco on the principal facades. The alterations do not appear to be significant in their own right. The current footprint of the building matches that shown on the 1898 Sanborn Map.

The building at 1528-1548 Tulare Street does not appear to have sufficient integrity or meet the level of significance necessary for the National Register or California Register. However, it does appear to meet the level of significance necessary for Fresno's Local Register under Criterion I; it is associated with events or patterns of events that have made a significant contribution to the broad patterns of local history. In this case the building is one of the oldest remaining buildings in Chinatown.

Additionally, this building appears to be eligible as part of a potential district under Fresno Register Criterion I: *it is associated with events that have made a significant contribution to the broad patterns of our history.* The district is important for its representation of the development of Fresno's Chinatown and a new phase of growth after World War II. All of the district contributors are one or two stories, but vary in style and detail according to their period of construction. Many are two-part commercial blocks with commercial functions on the first floor and lodgings on the second. Two of the structures, the Bow On and Bing Kong Association Buildings, combine commercial uses with religious and social functions. Despite the modifications of some structures and vacant lots resulting from demolition, the district conveys a strong sense of time and place.

Chinatown Historic Resources Survey  
City of Fresno, Planning and Development Department  
4 April 2006

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Appendix B. Sanborn Maps



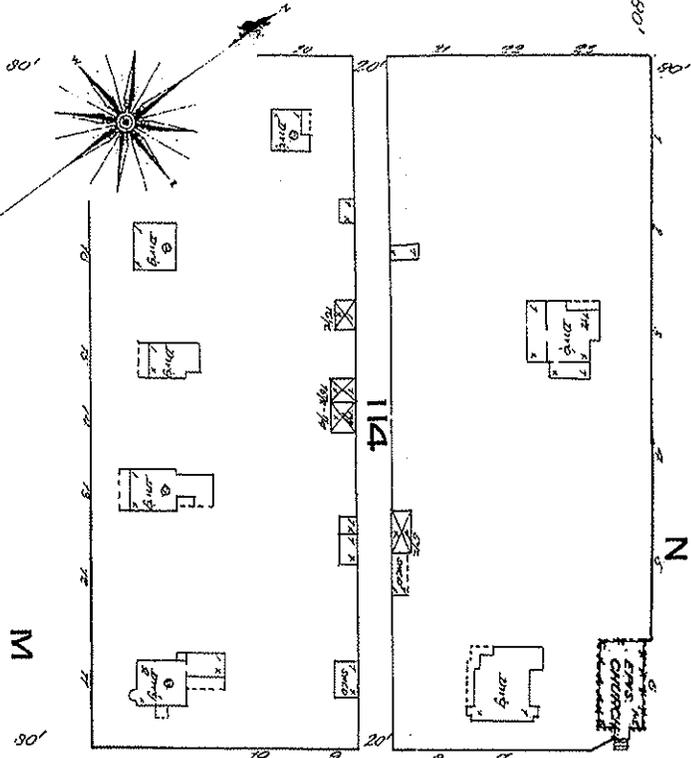
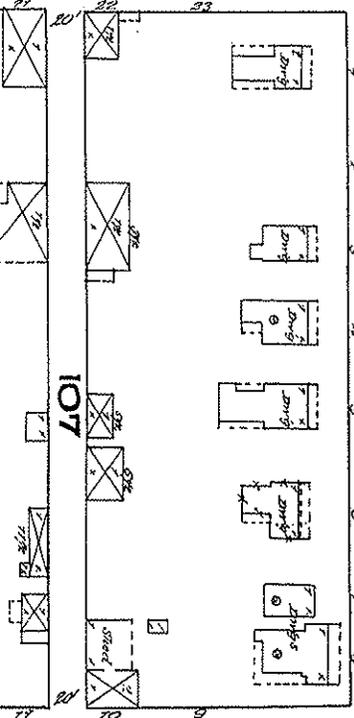
**Chinatown Historic Resources Survey**  
**City of Fresno, Planning and Development Department**  
**17 February 2006**

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**1885 SANBORN MAPS**

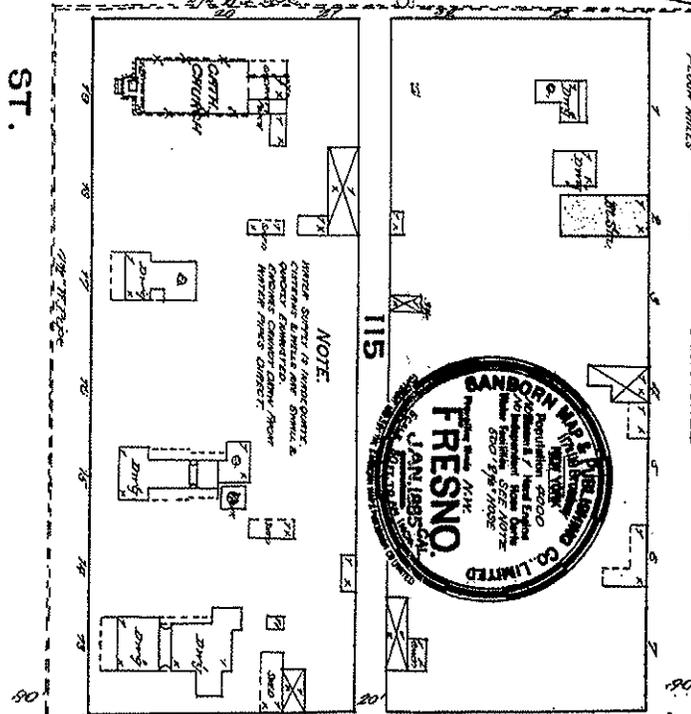
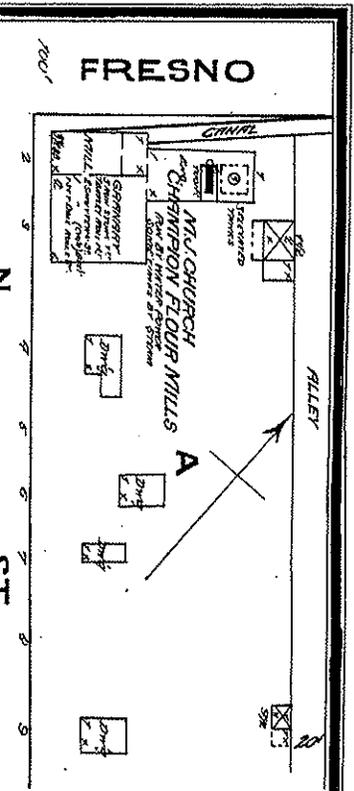


MERCED



FRESNO

IRRIGATION CANAL BRINGING WATER FROM KINGS RIVER 25 MILES DISTANT



**SANBORN FIRE INSURANCE CO. LIMITED**  
**FRESNO**  
 JAN 1895  
 FIRE INSURANCE  
 CAPITAL \$1,000,000  
 RESERVE FUND \$200,000  
 NEW YORK  
 100 N. W. COR. WALL ST.  
 FIRE DEPT. BLDG.  
 SEE NOTE  
 500 1/2 W. VINE ST.  
 FRESNO

**NOTE**  
 THESE SKETCHES IN THIS REPORT  
 CURRENTLY EXISTING AND SMALL  
 CHECKS FORWARDED TO THE  
 ARCHITECTS OFFICE FOR  
 FURTHER STUDY DIRECT.

MARIPOSA

LIBRARY OF CALIFORNIA  
 MAR 11 1895  
 CIVIL ENGINEERING

ST.

FOR COMPASS SEE DETACHED

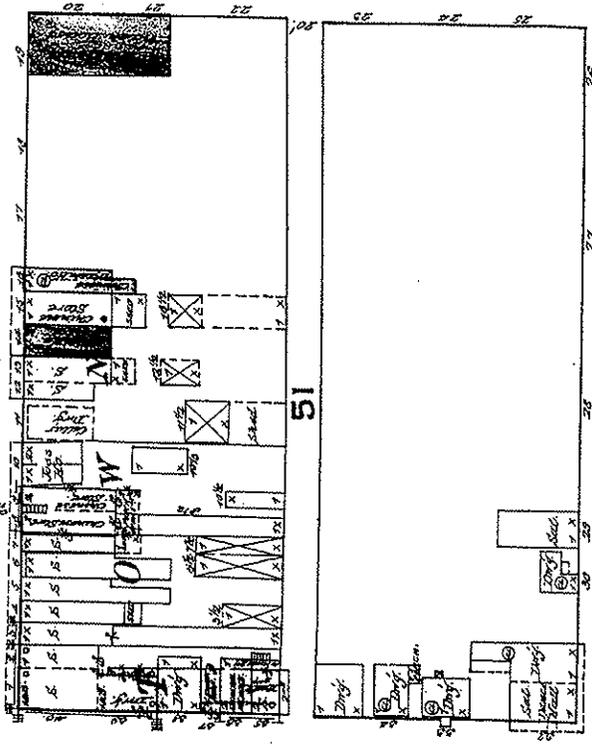
ST.



LICENSED BY THE SANDHORN MAP & PUB. CO. (Incorporated with Limited Liability) with the maps and plat maps. It is to be used exclusively by the Agent or Local Agent, and with the further agreement that, if not so used, one of the two copies will be returned to said Company.

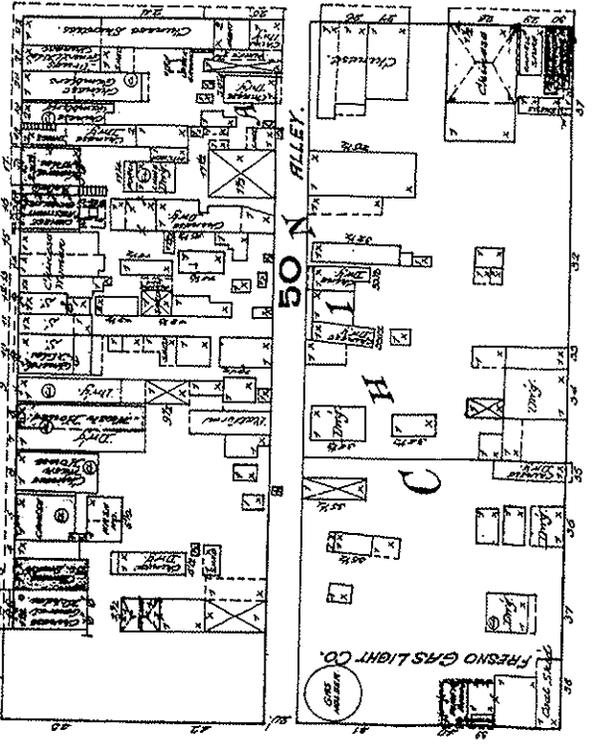
SEE

ST. 80' 80' 80'



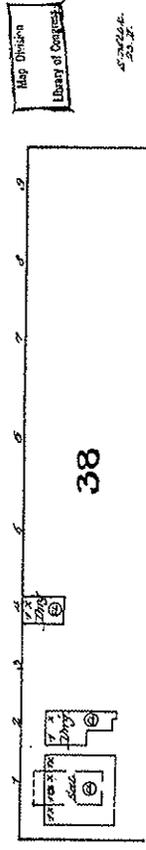
TULARE

G

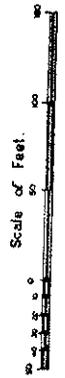
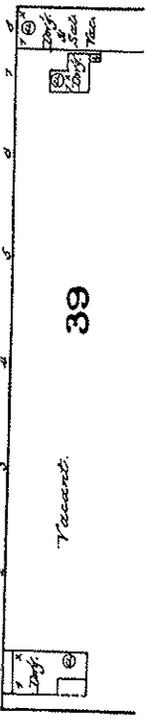


MARIPOSA

ST. 80' 80' 80'



F



39

38











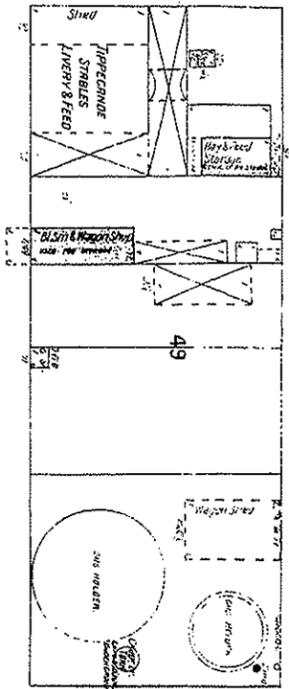
Chinatown Historic Resources Survey  
City of Fresno, Planning and Development Department  
17 February 2006

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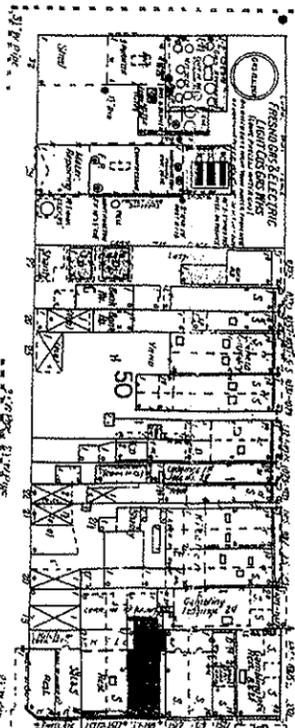
**1918 SANBORN MAPS**



13

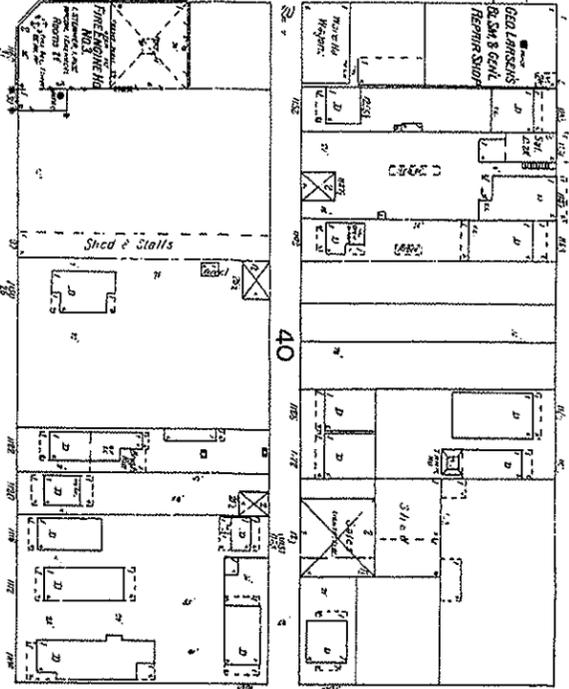


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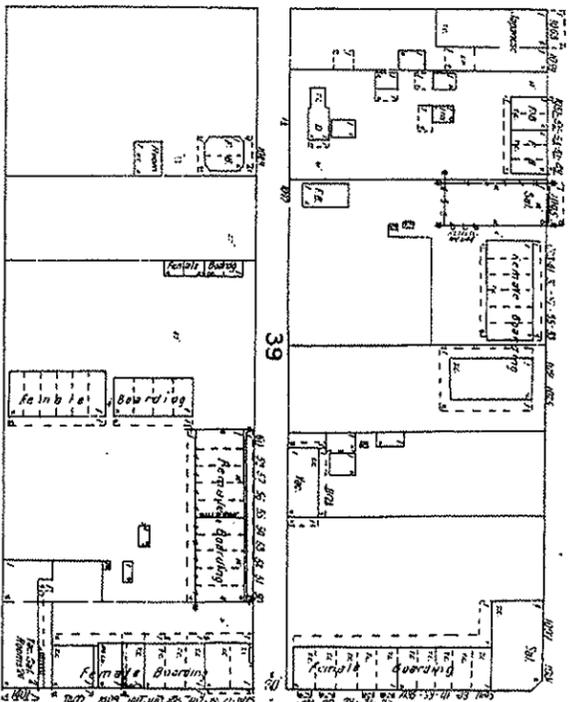


ST. (30 FEET WIDE)

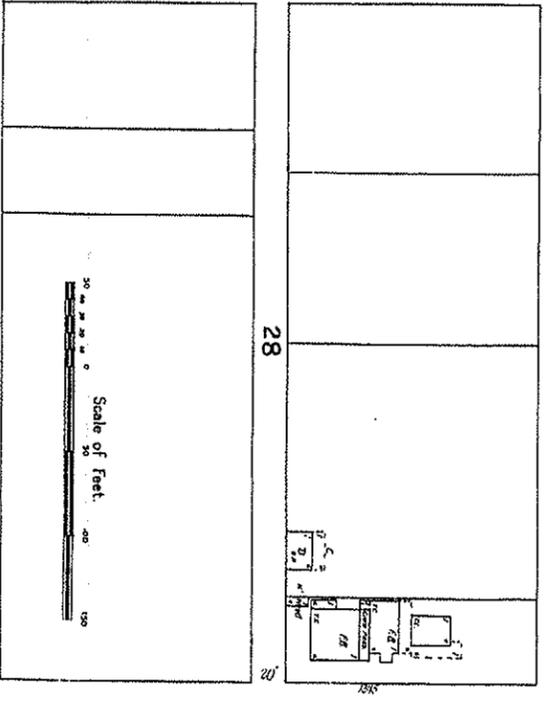
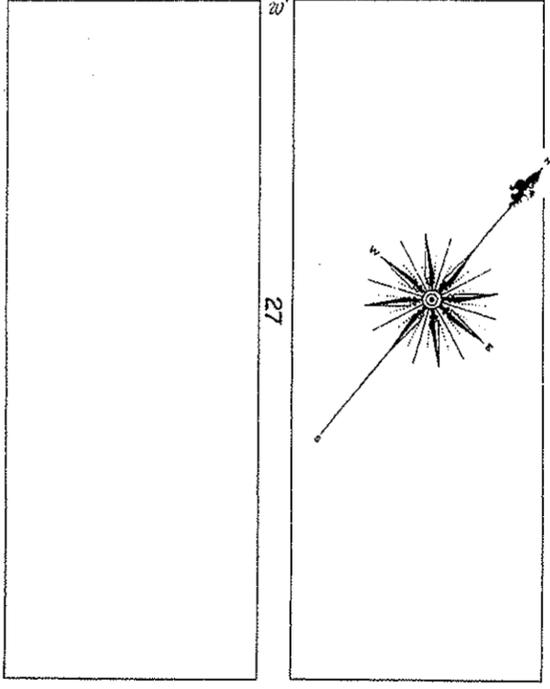
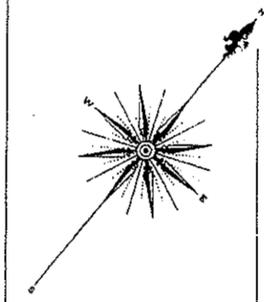
FRESNO



MARIPOSA



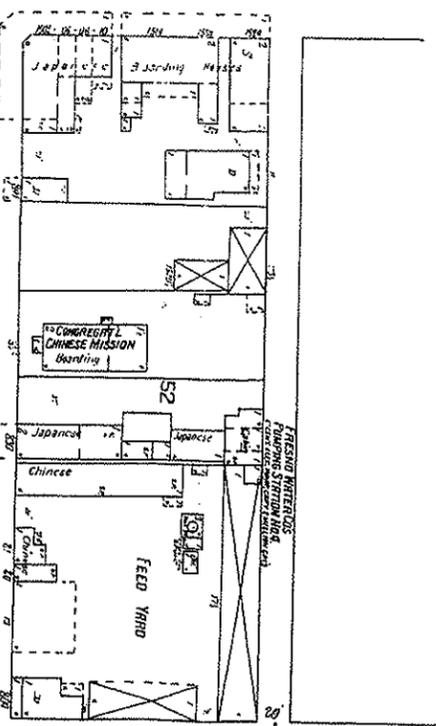
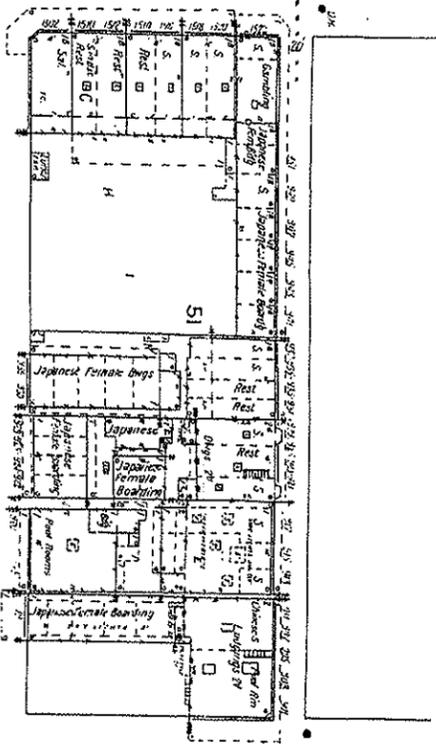
TULARE



Scale of Feet.

D.

ST.



F.

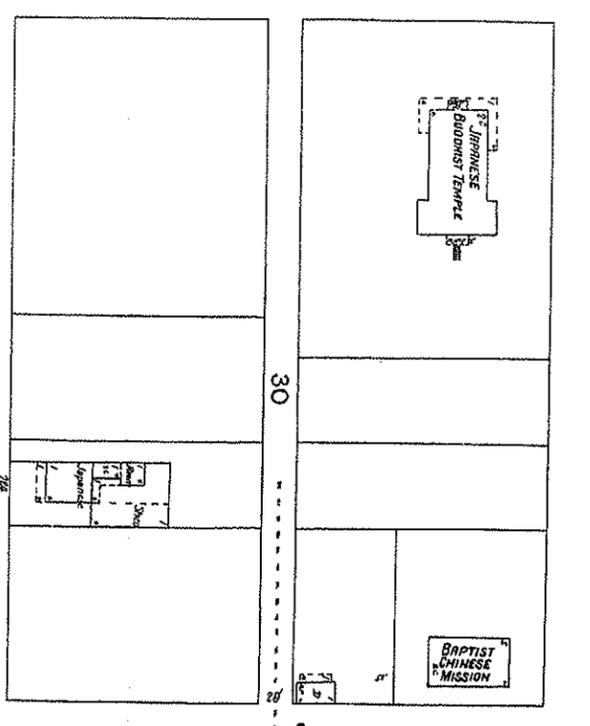
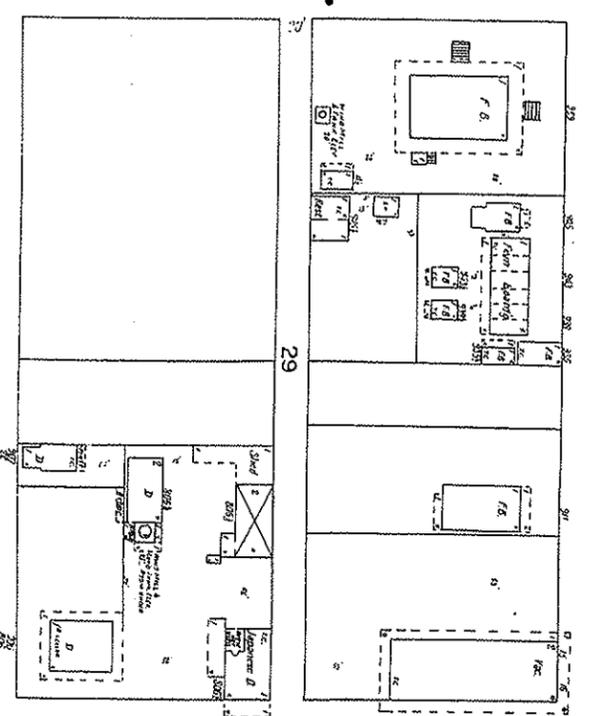
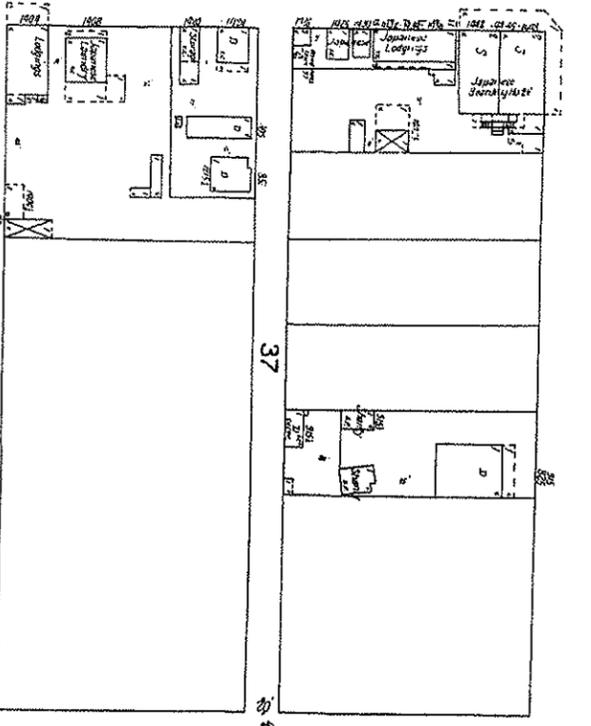
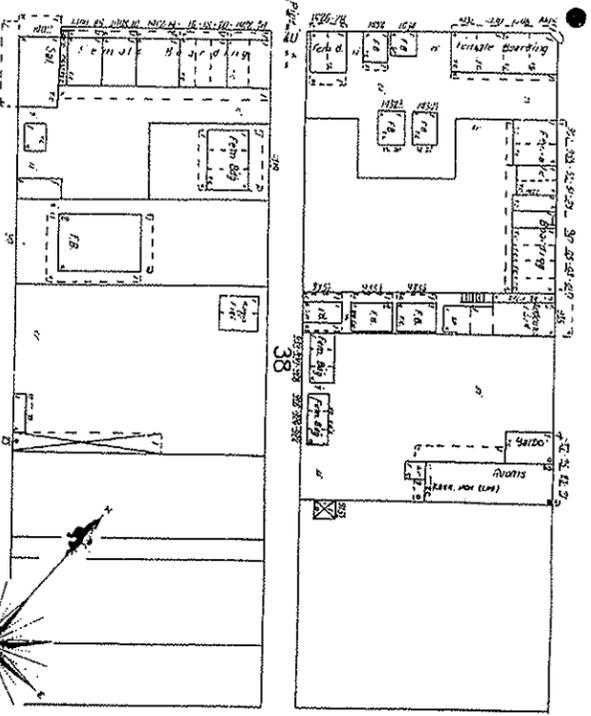
(80 FEET WIDE)

ST.

TULARE

KERN

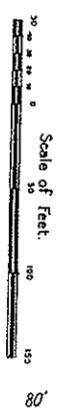
OXY 15



D.

4

ST.



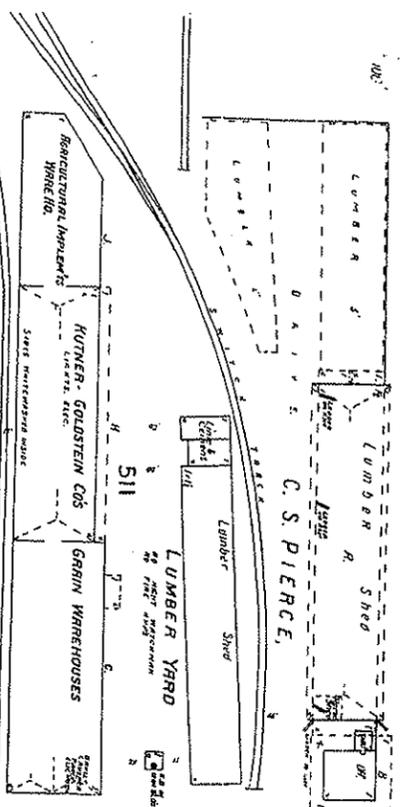
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H.

ST.

41

80'



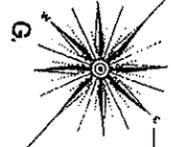
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FRESNO

MARIPOSA

TULARE

26

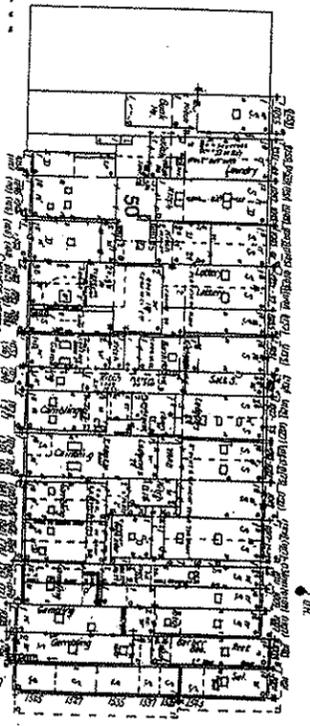
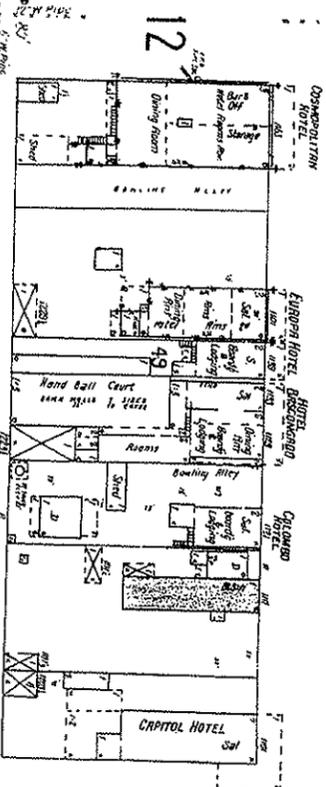


(80 FEET WIDE)

ST.

**PACIFIC COAST SEED RASIN CO'S PLANT NO. 5**

THIS PLANT HAS 125,000 SQUARE FEET OF FLOOR SPACE. IT IS EQUIPPED WITH THE LATEST AND MOST EFFICIENT MACHINERY FOR THE HANDLING, DRYING, AND PACKING OF RASINS. THE PLANT IS LOCATED IN THE MARIPOSA DISTRICT, FRESNO COUNTY, CALIFORNIA.



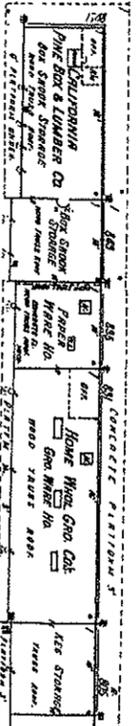
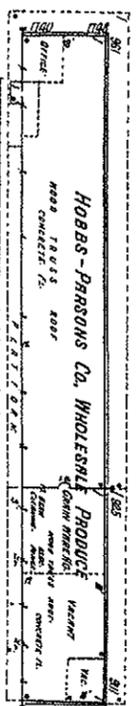


1918 SANBORN MAPS



62

H 9 ST



513

514

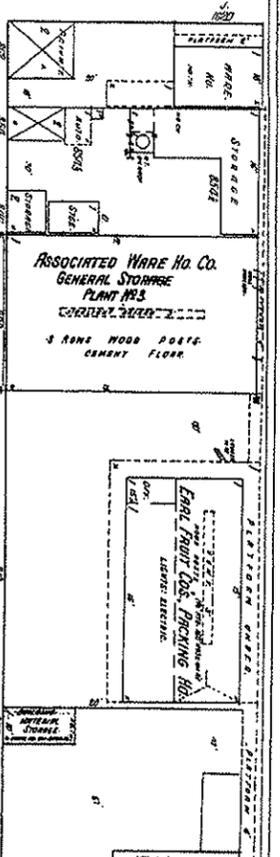
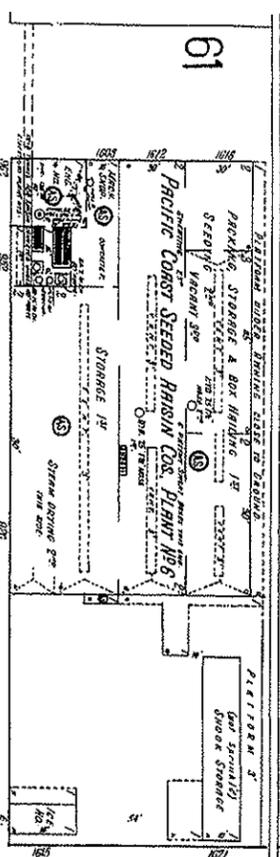
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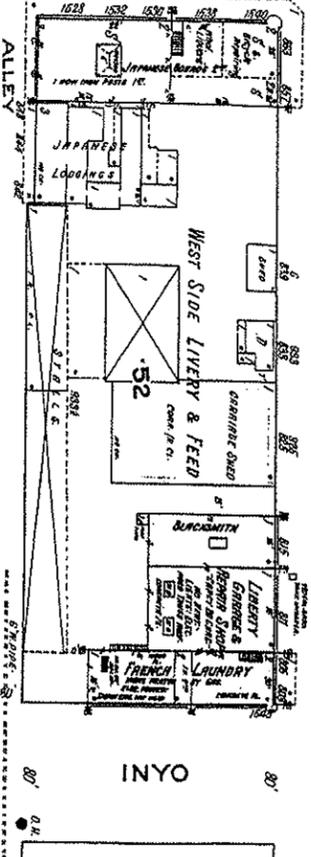
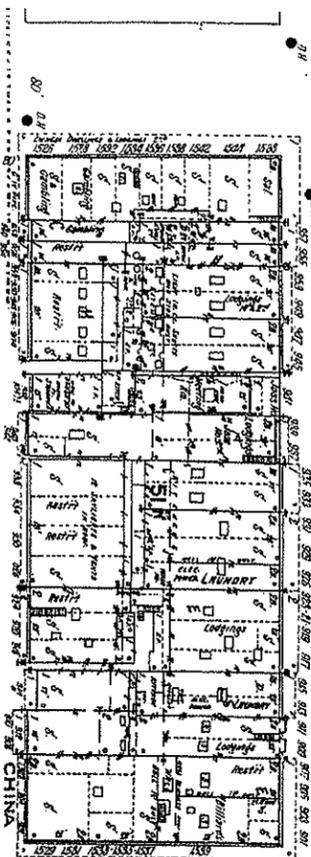
TULARE

KERN

63



ST.

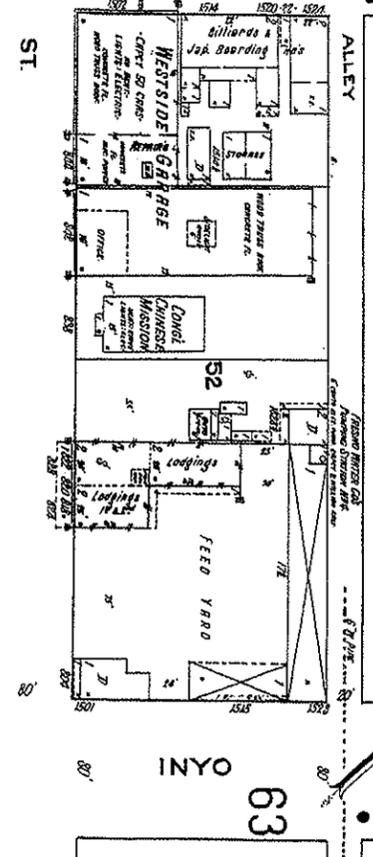
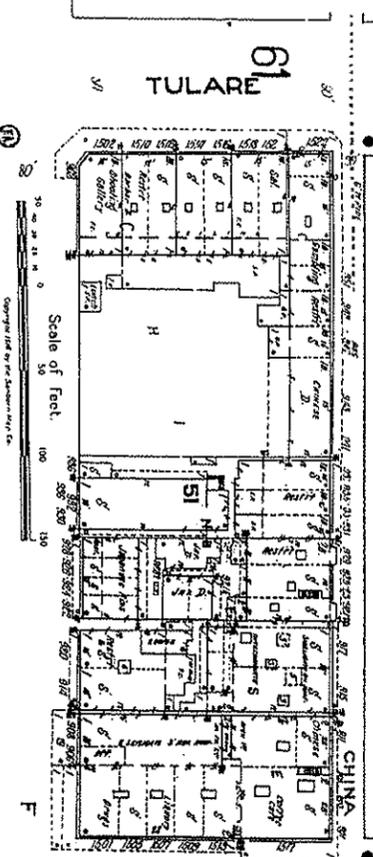


62

TULARE

KERN

63



72

ST.

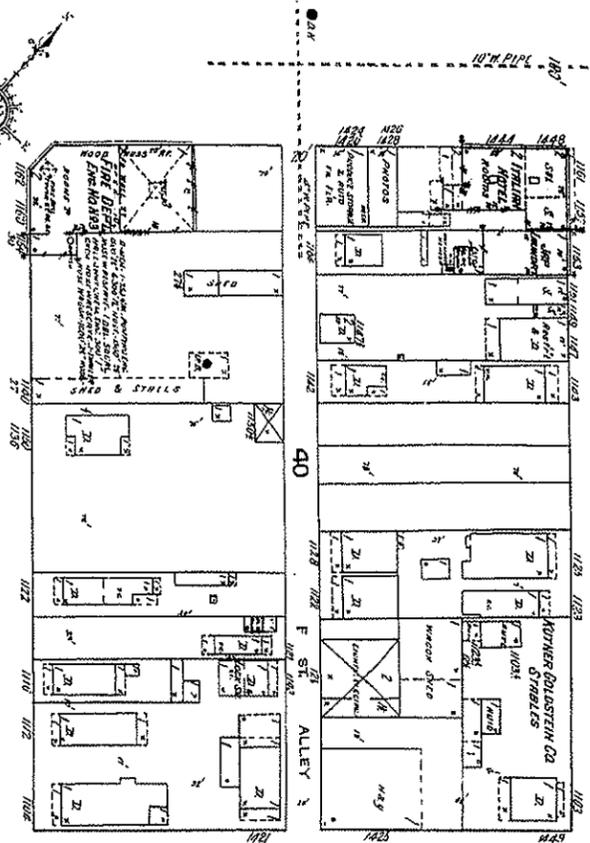
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Scale of Feet.

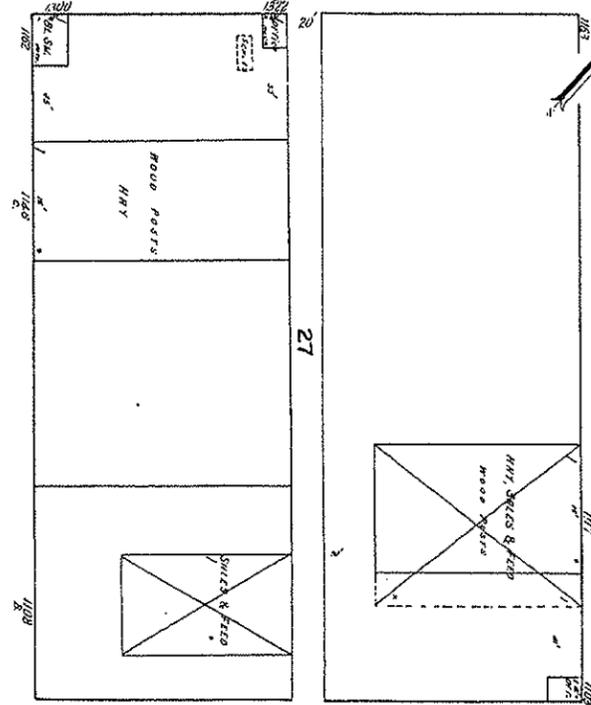


Passing On. Vol. 1



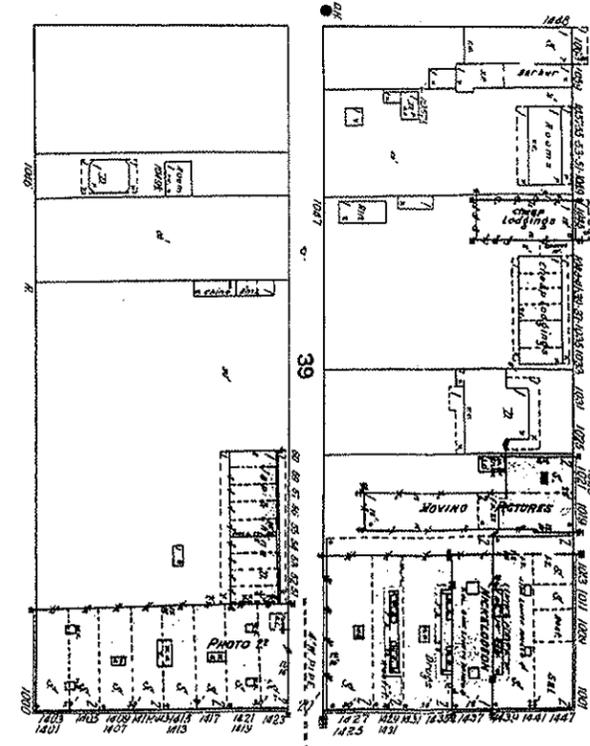
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FRESNO 70



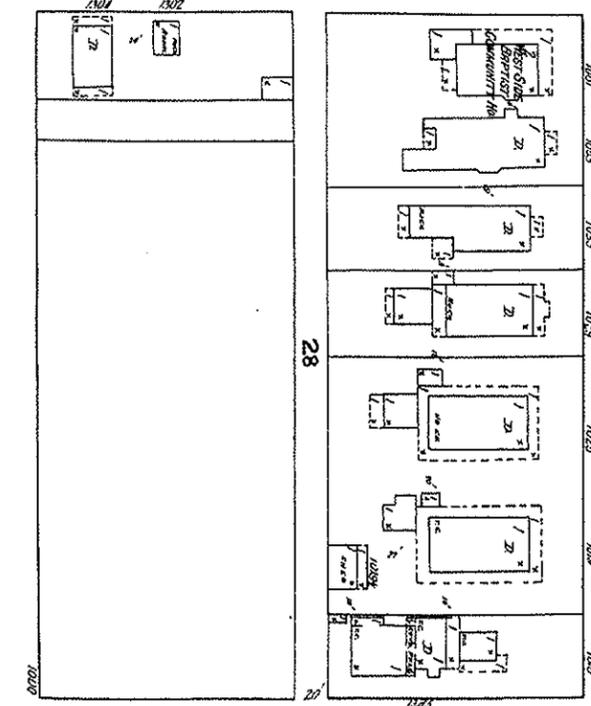
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MARIPOSA

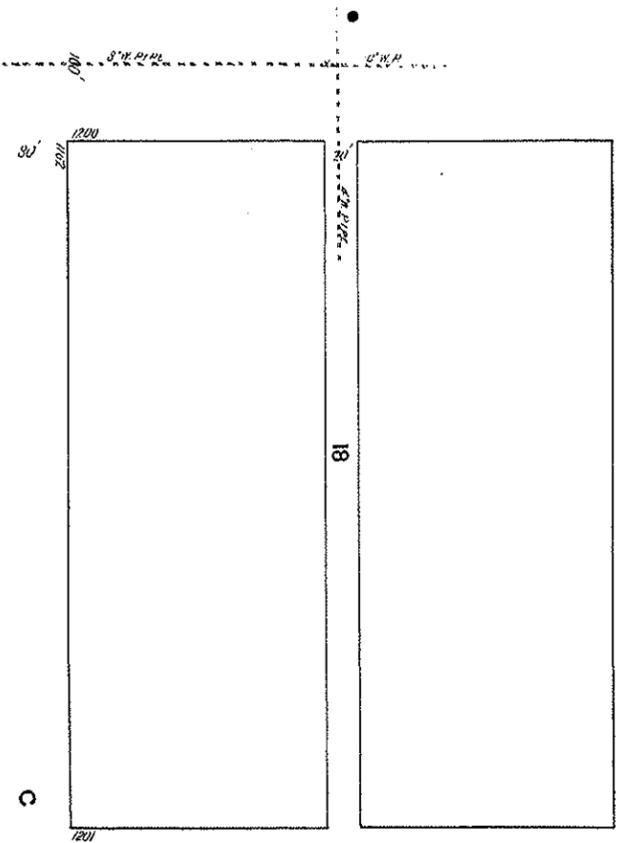
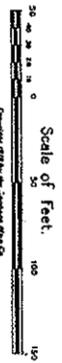


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TULARE 72



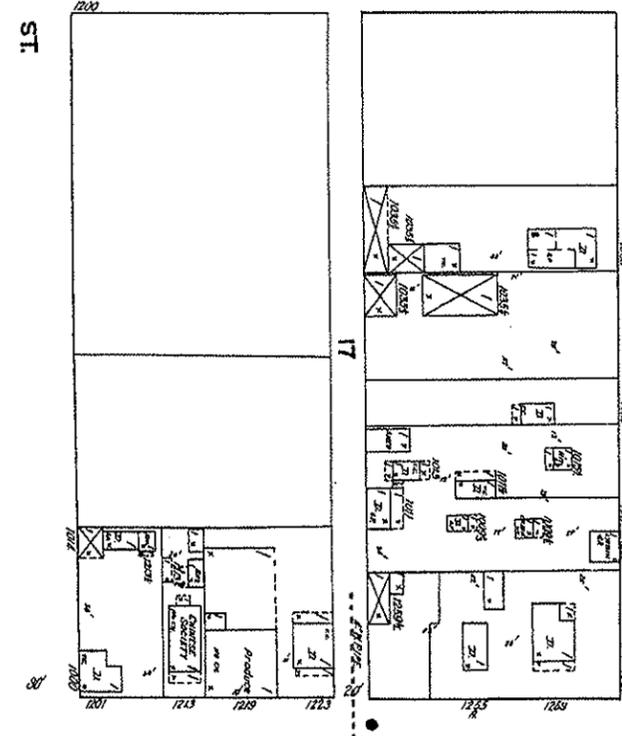
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C

80

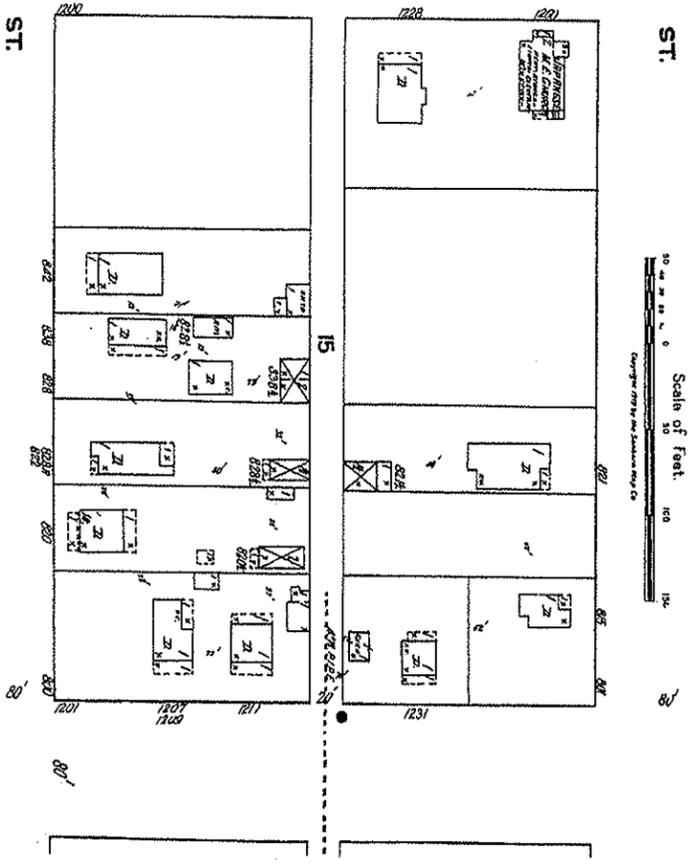
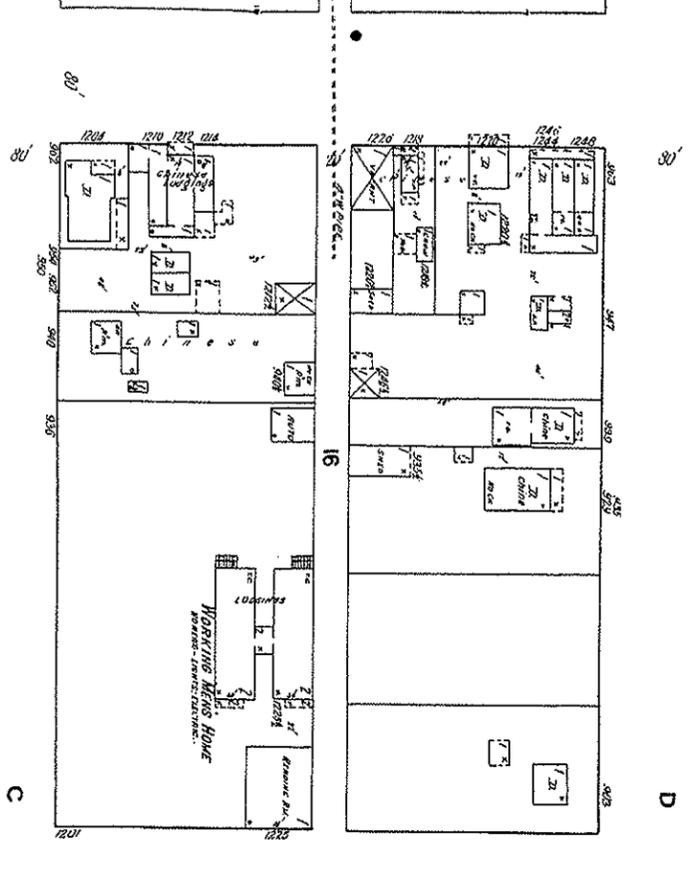
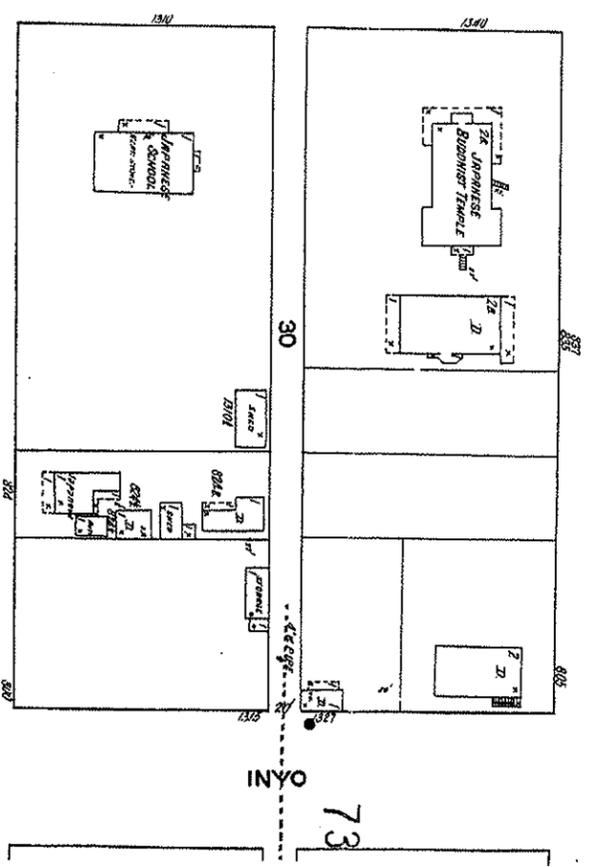
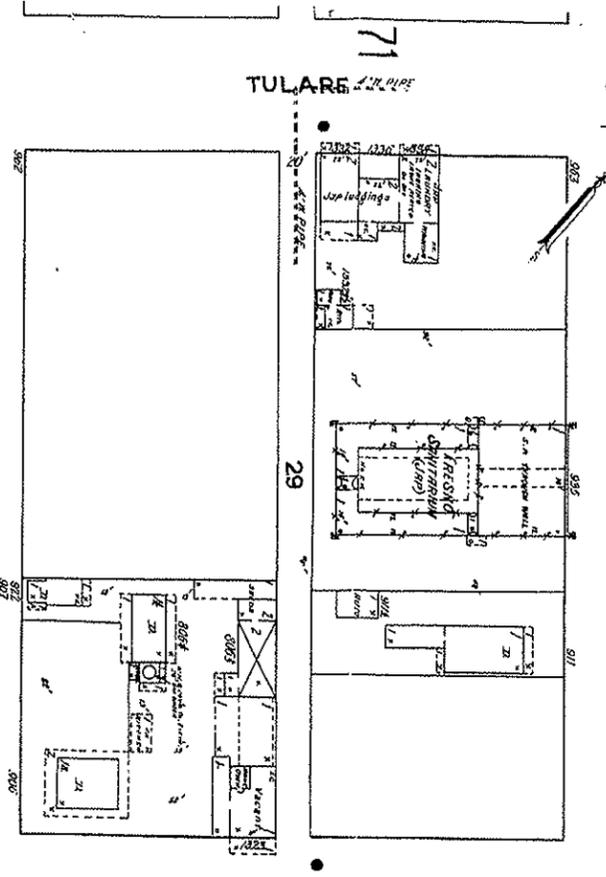
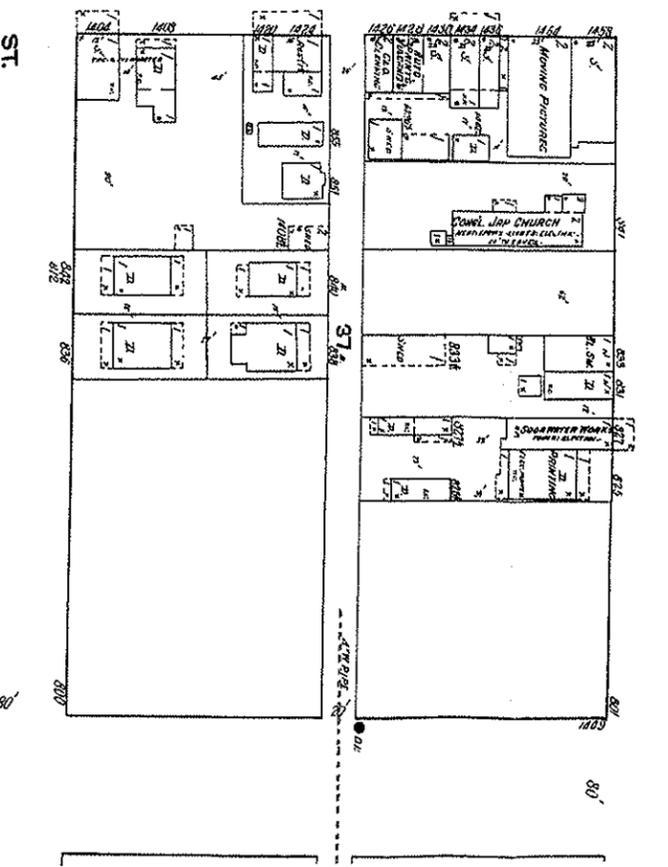
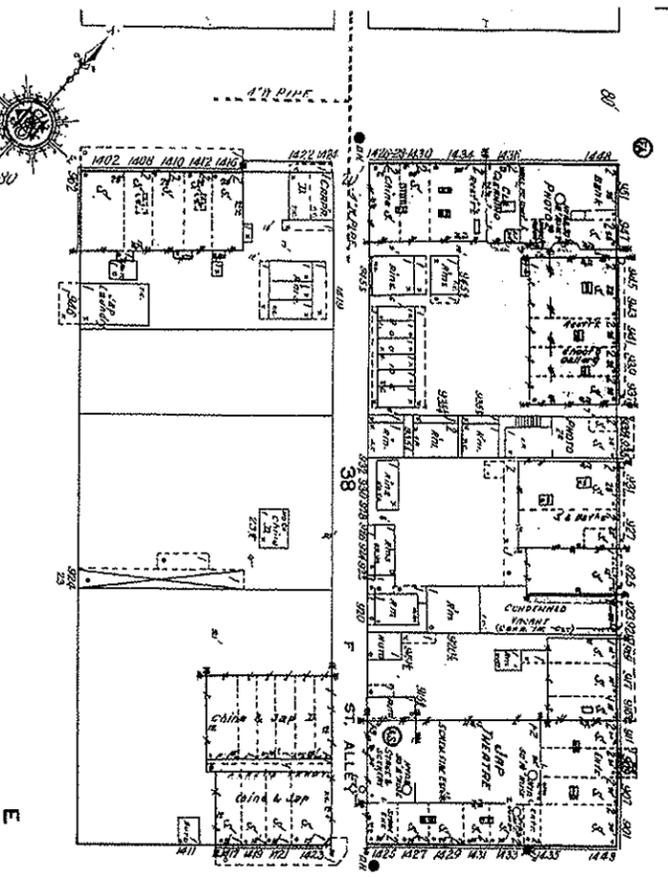
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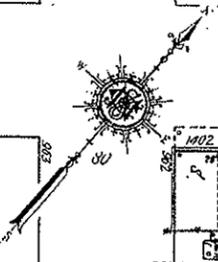
B

80' F 62 ST.

80' 72 FRESNO GR VOLL



Scale of feet. 0 50 100 150 200  
Copyright 1917 by the Standard Map Co.



71 TULARE ST.

KERN

73 INYO

81 ST.

C

D

E

38

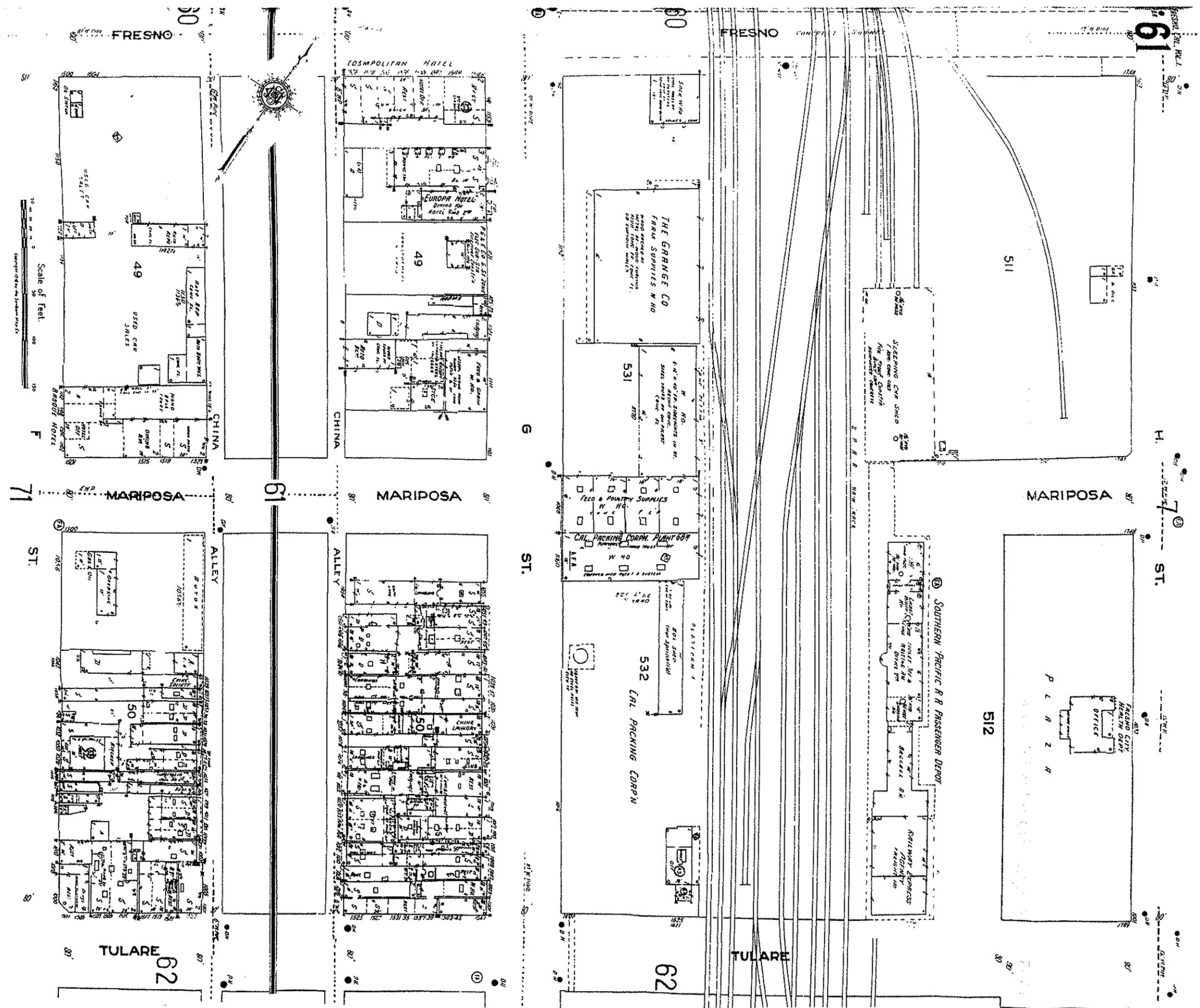
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29

30

16

15



H. 7 ST.

MARIPOSA

512

TULARE

62

G ST.

MARIPOSA

CHINA

61

ALLEY

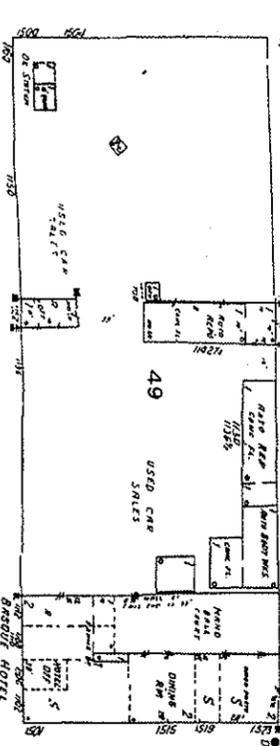
MARIPOSA

ST.

71

TULARE

62



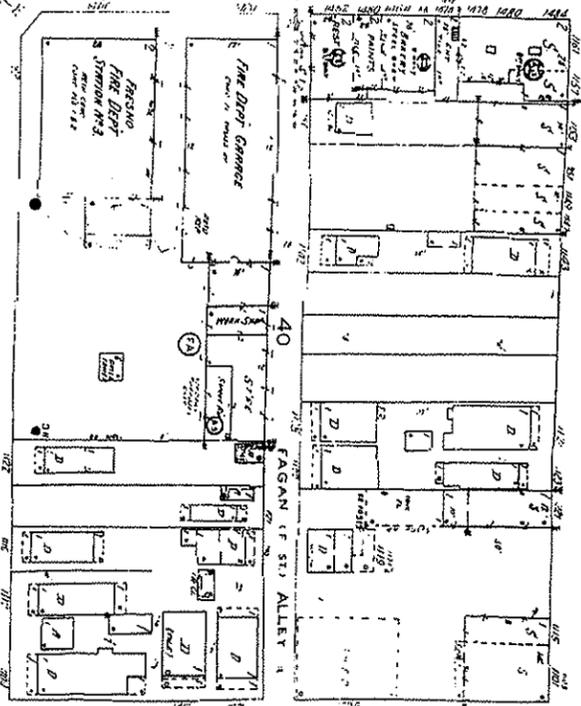
Scale of Feet

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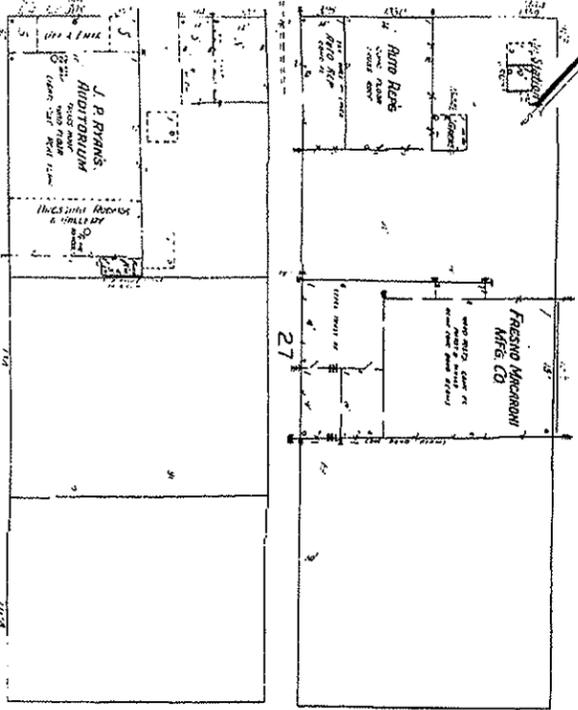


1948 SANBORN MAPS

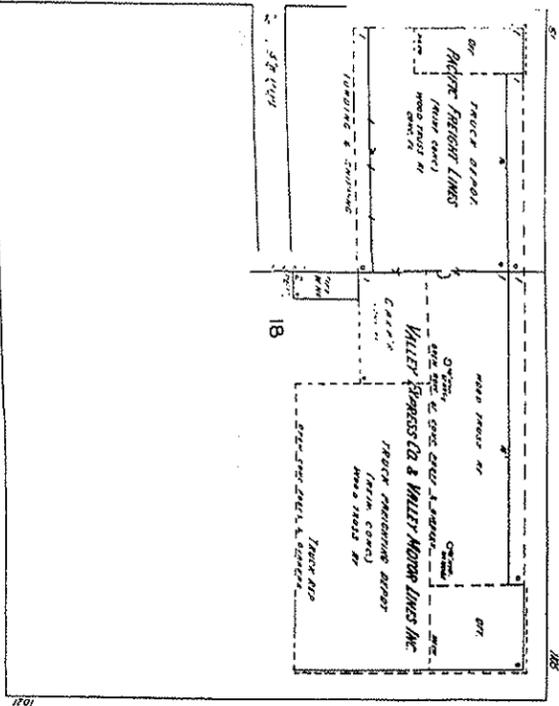
ARCHITECTURAL RESOURCES GROUP  
Architects, Planners & Conservators, Inc.



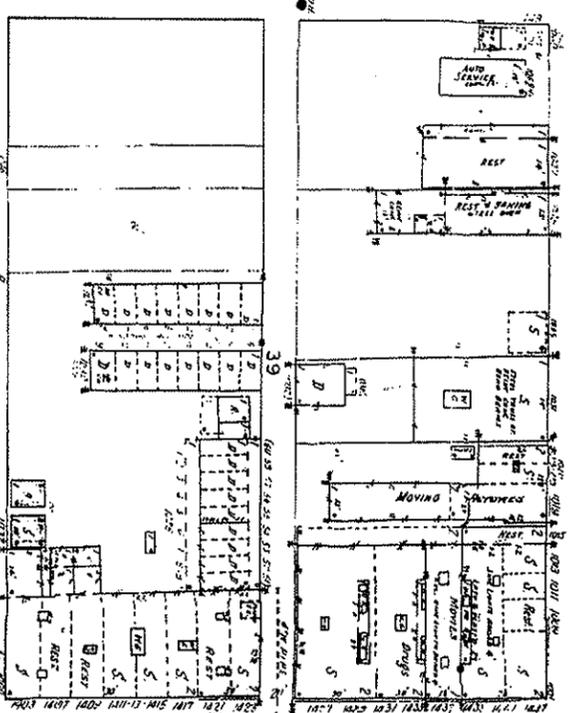
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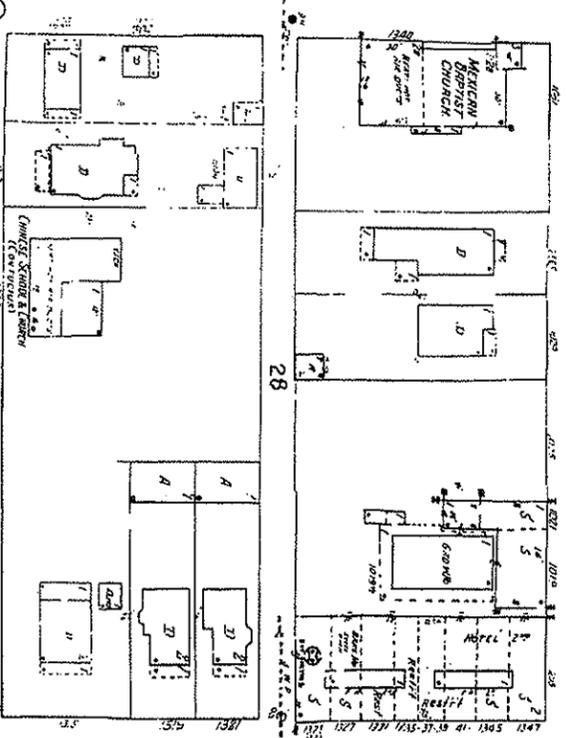
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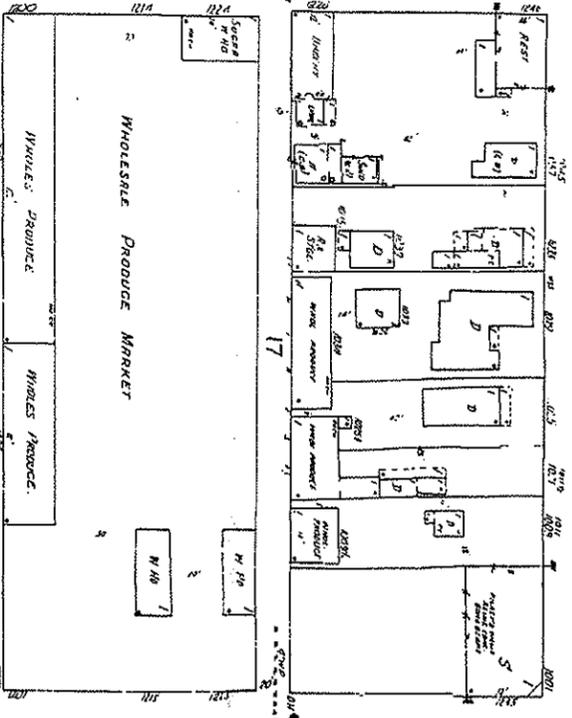
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MARIPOSA

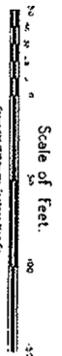
TULARE

ST.



80

ST.

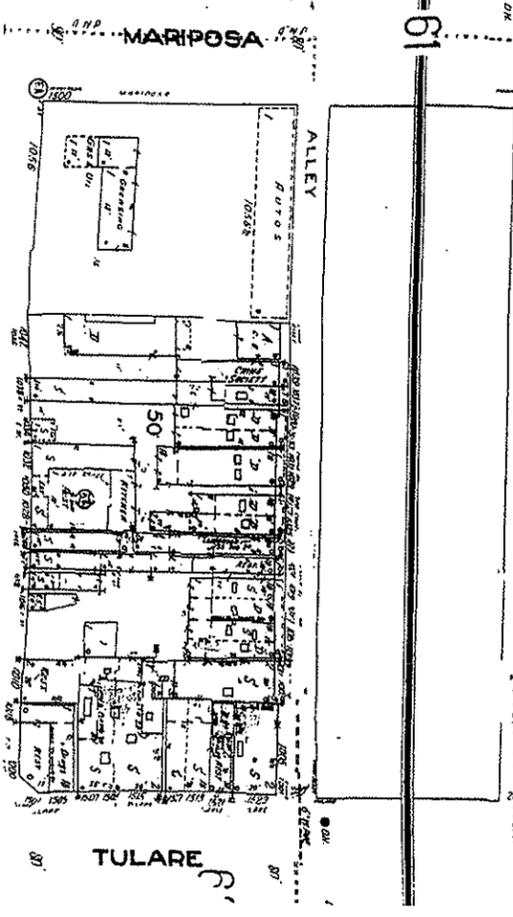
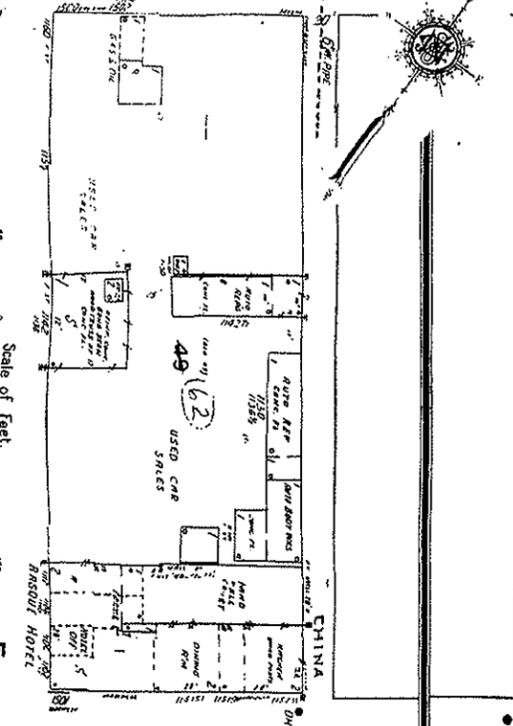
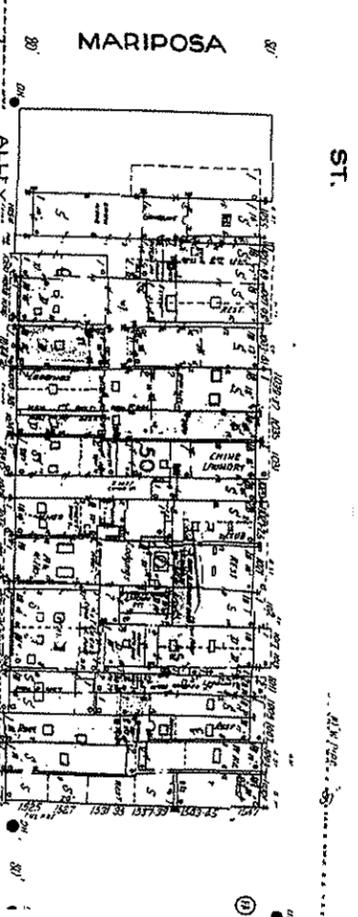
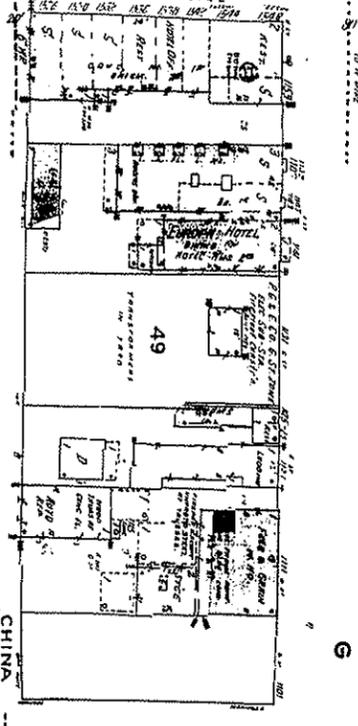
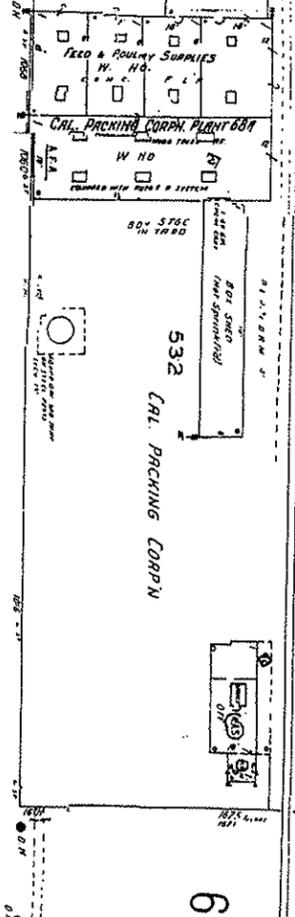
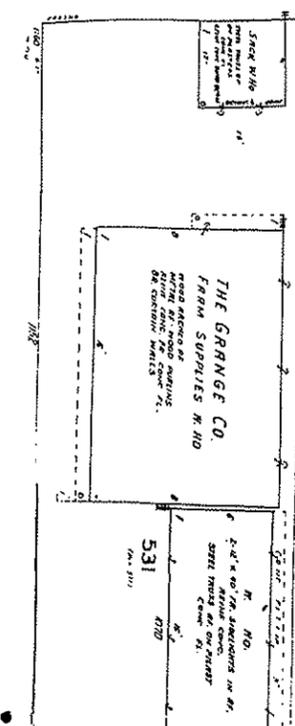
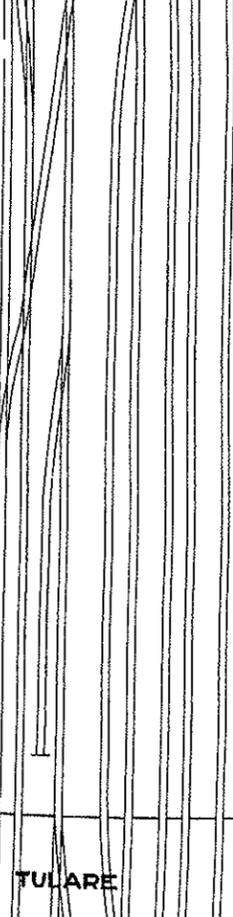
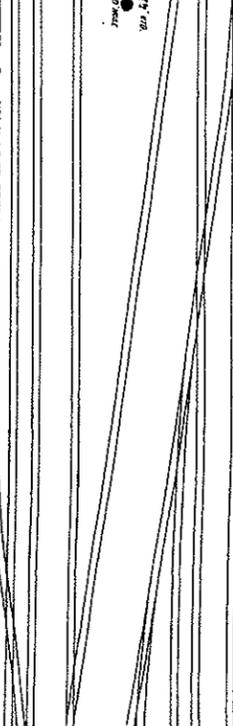
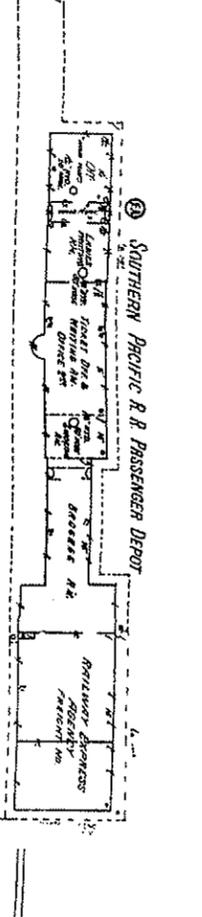
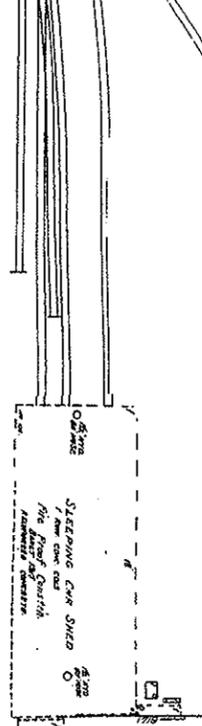
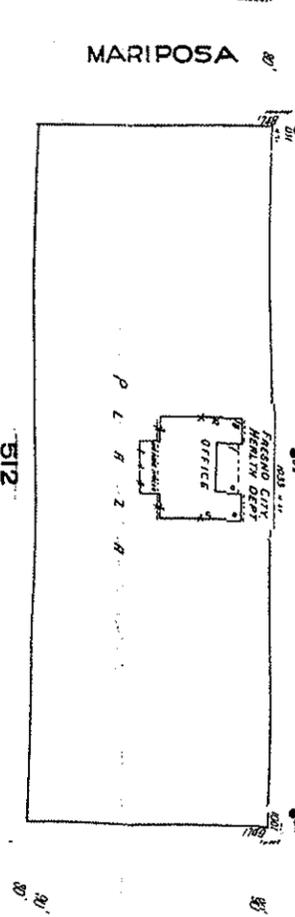
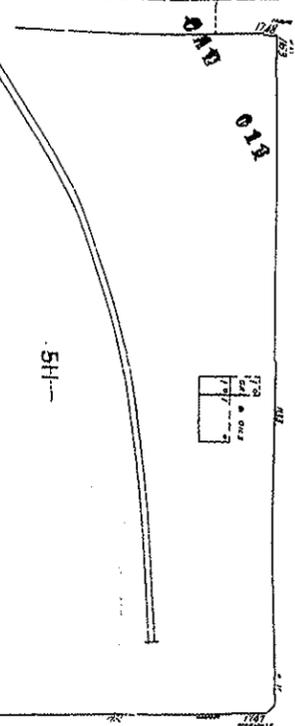




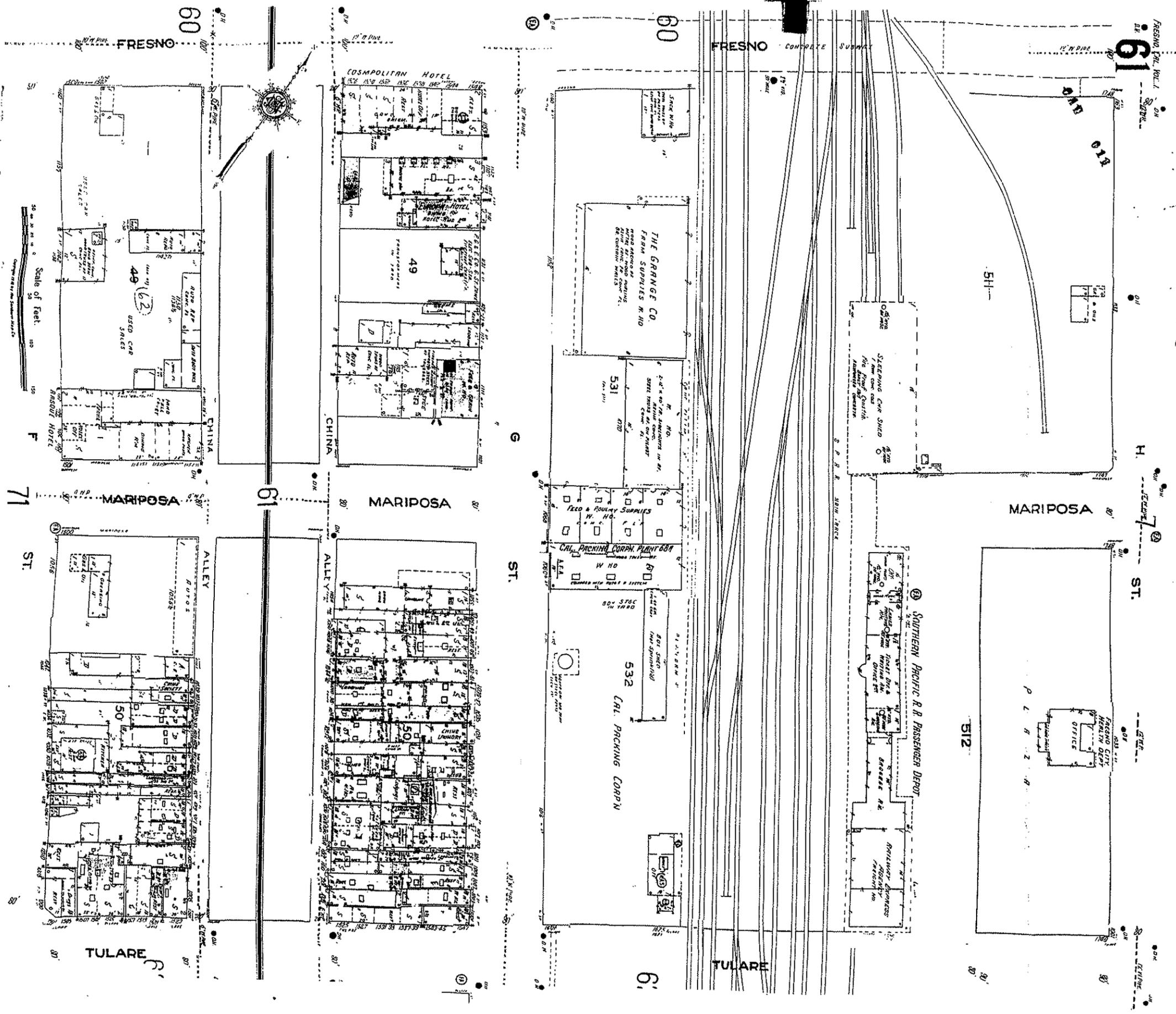
Chinatown Historic Resources Survey  
City of Fresno, Planning and Development Department  
17 February 2006

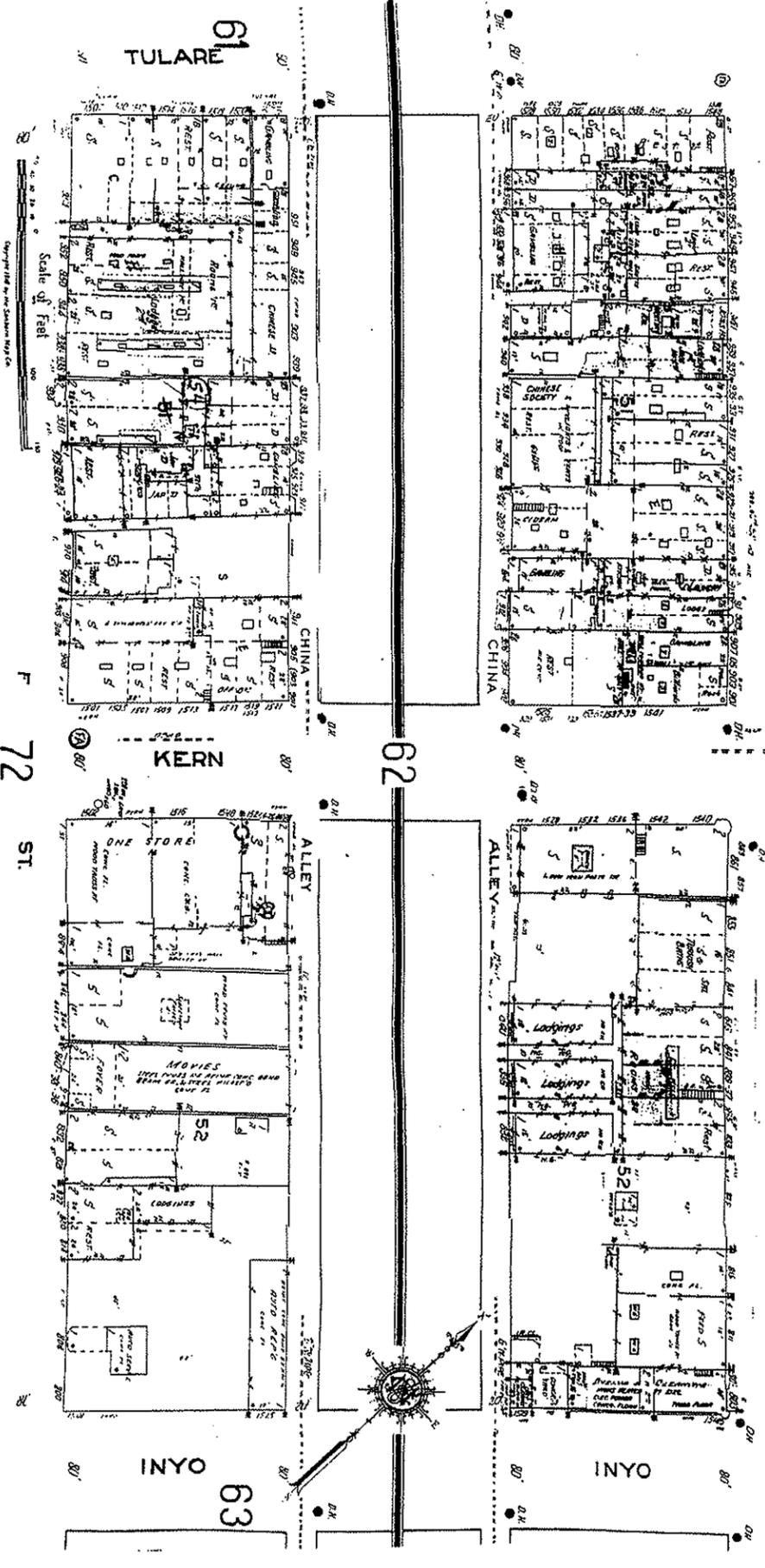
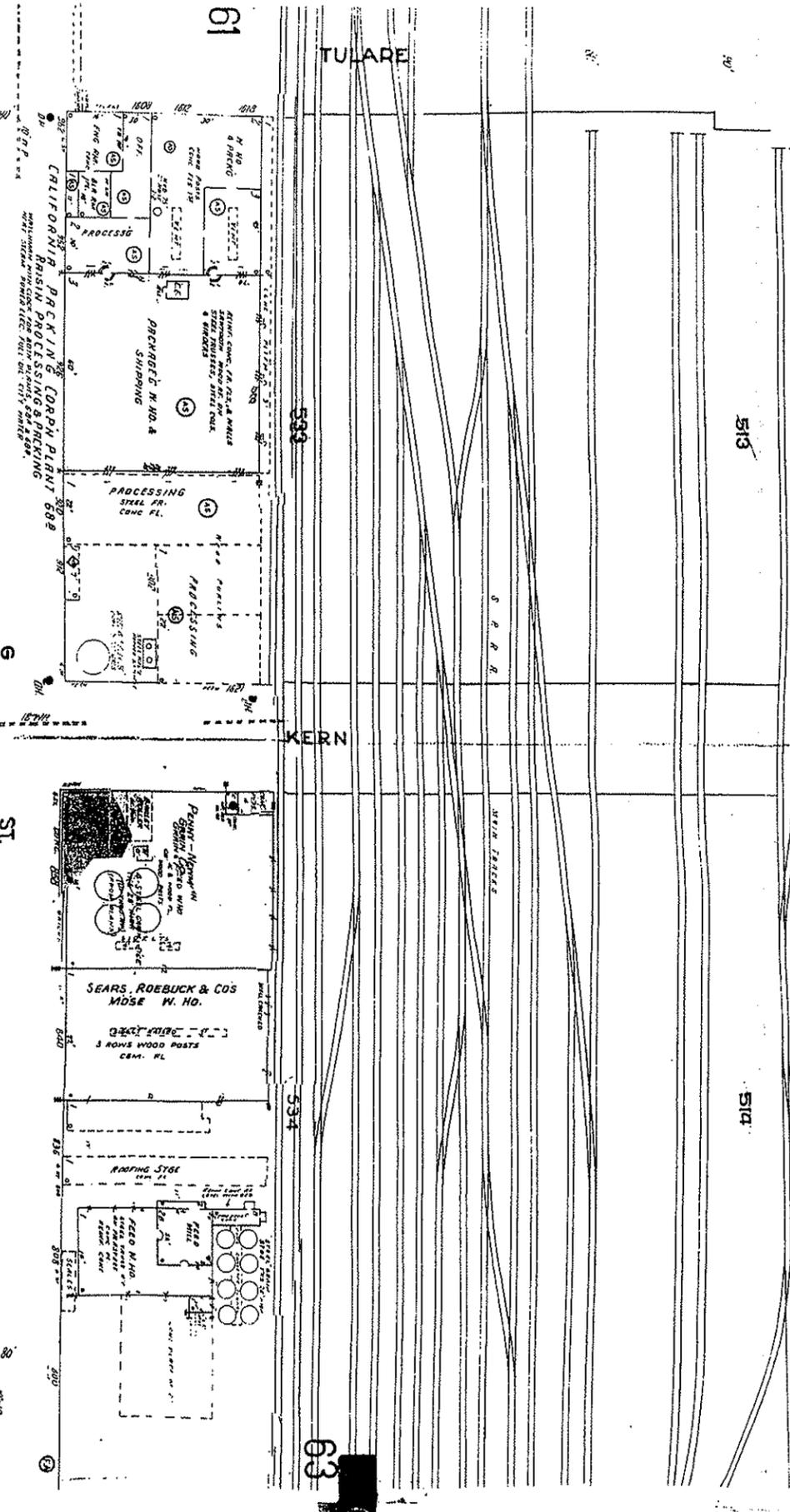
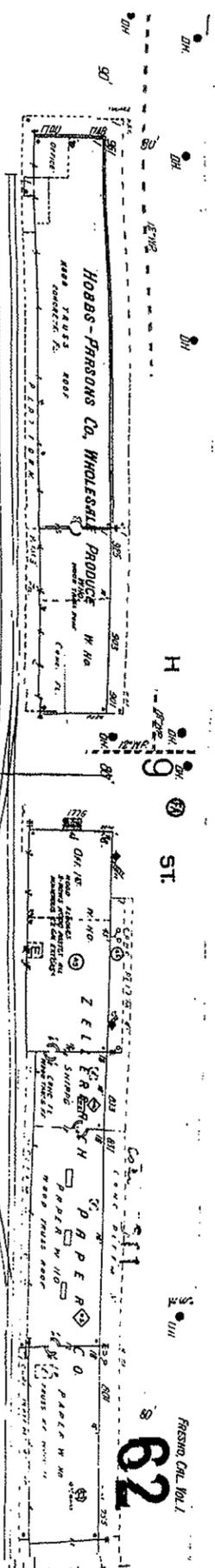
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1950 SANBORN MAPS



Scale of Feet.  
0 50 100 150





62

63

63







Figure 1: View of "China Alley," Fresno CA; c. 1890s (photograph courtesy of Fresno County Public Library).



Figure 2: View of two men carrying a pig in front of the commercial/residential building at 1528-1548 Tulare Street, Chinatown, Fresno, CA; c. 1890s (photograph courtesy of Fresno County Public Library).



Figure 3: Interior view of the Quong-Shun-Wo Company shop in Fresno Chinatown; Fresno, CA; c. 1890s (photograph courtesy of Fresno Historical Society Archives).



Figure 4: Chinatown storefront with girl, Fresno, CA; c. 1910 (photograph courtesy of Fresno County Public Library).

Chinatown, Fresno California  
March, 6, 2006

Historic Resources Survey  
Architectural Resources Group

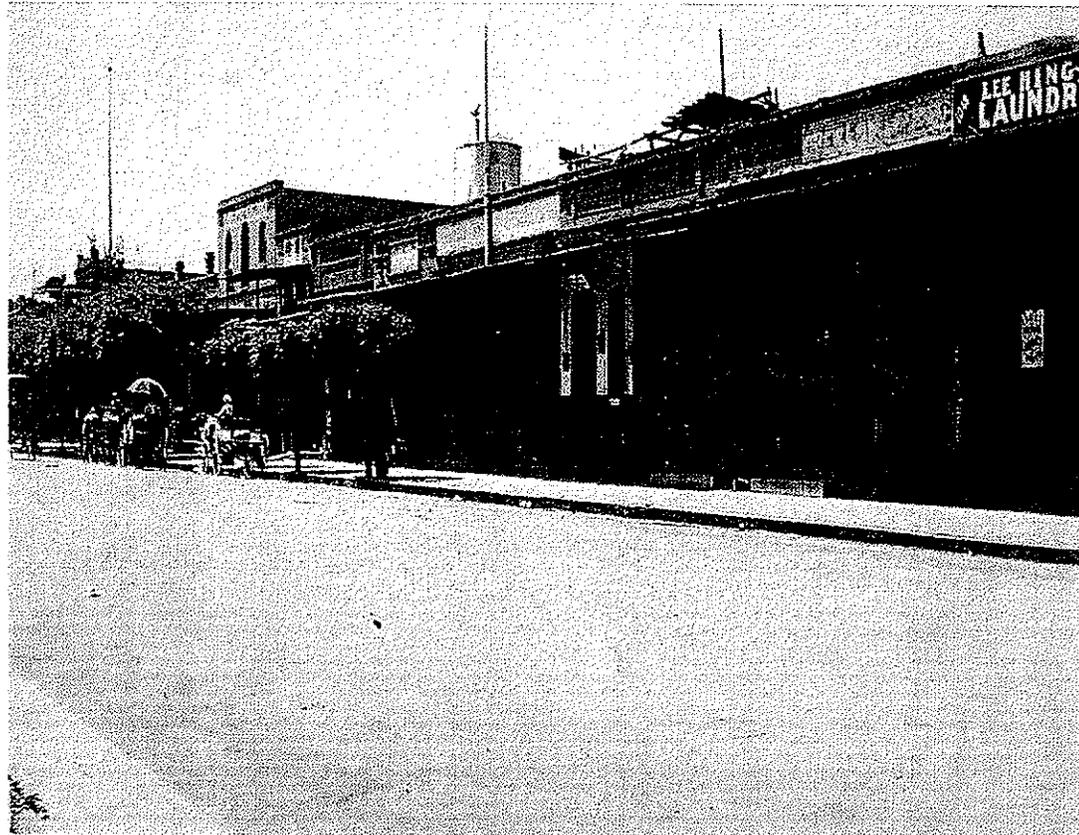


Figure 5: View of Chinatown streetscape, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 6: View of Chinatown storefront, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 7: View of Chinatown streetscape, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

Chinatown, Fresno California  
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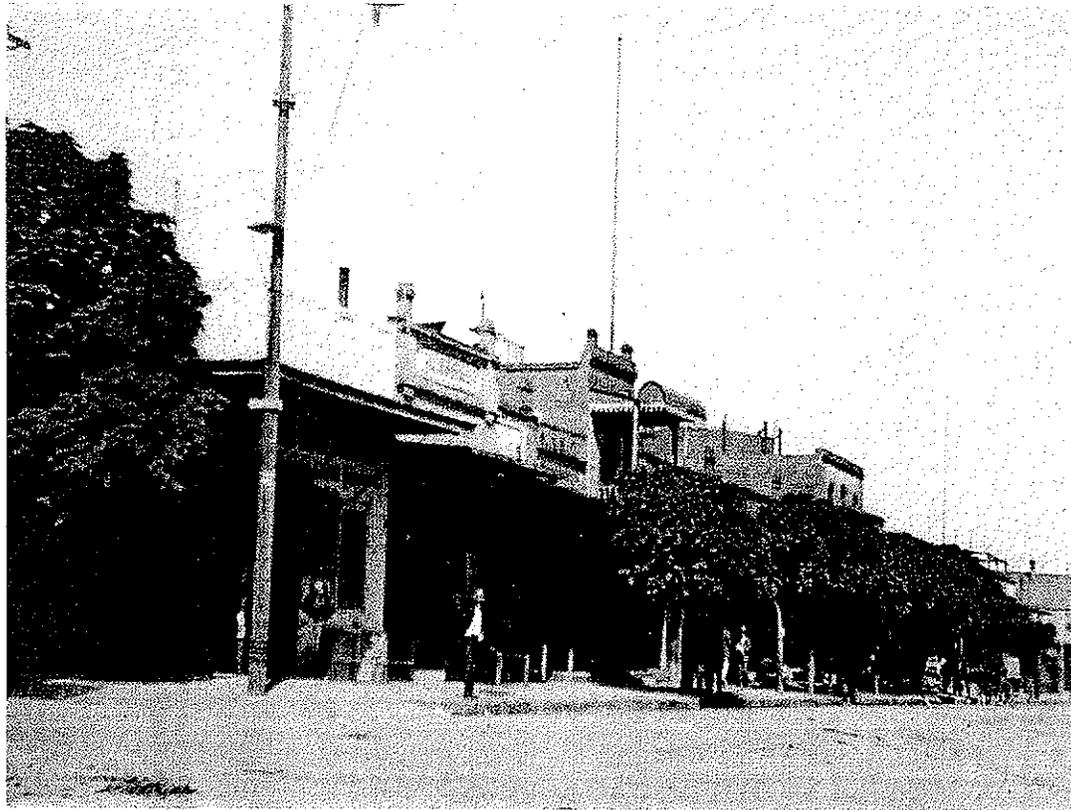


Figure 8: View of Chinatown streetscape, Fresno, CA; c.1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 9: View of the "Main Street of Chinatown," Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

Chinatown, Fresno California  
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Figure 10: "Mexican employment office" located along Chinatown's "Main" street, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 11: Children on Chinatown doorstep, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

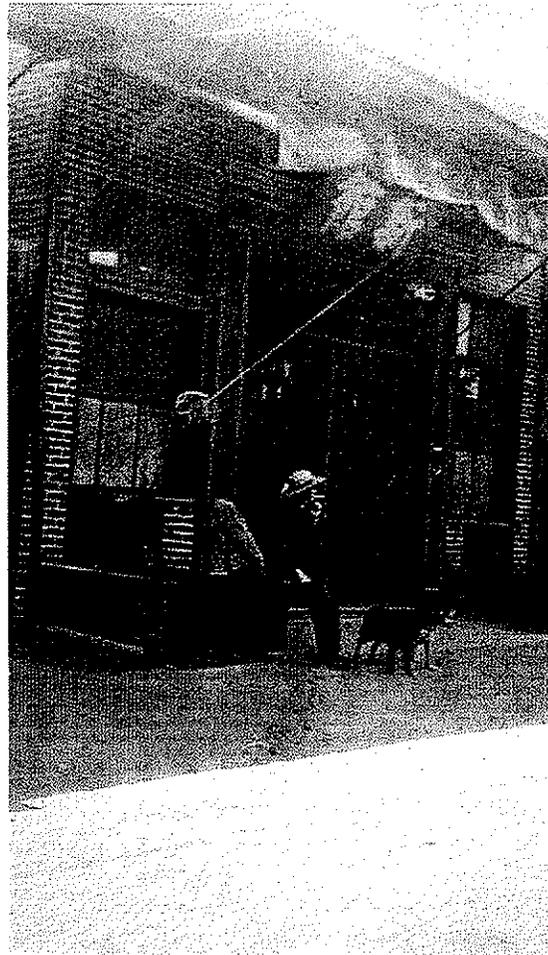


Figure 12: View of China Alley, Fresno, CA; c. 1910  
(photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

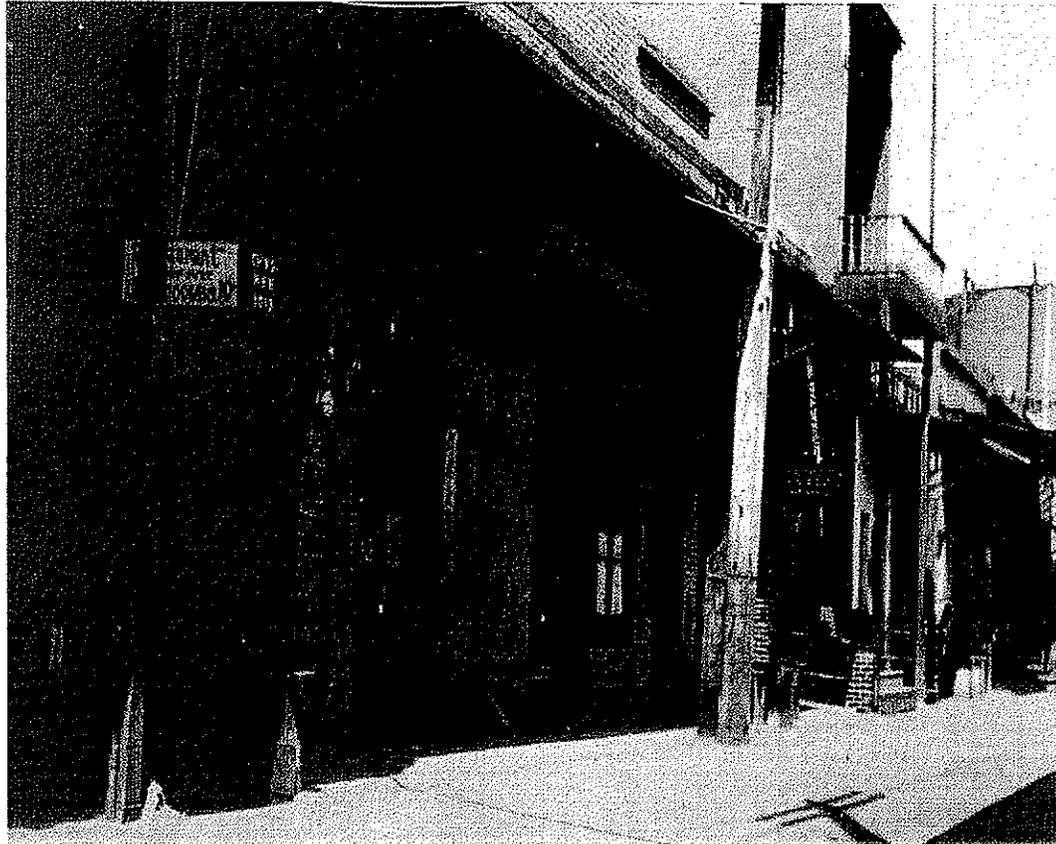


Figure 13: View of China Alley, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 14: View of the west side of G Street between Tulare and Kern Streets, Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).

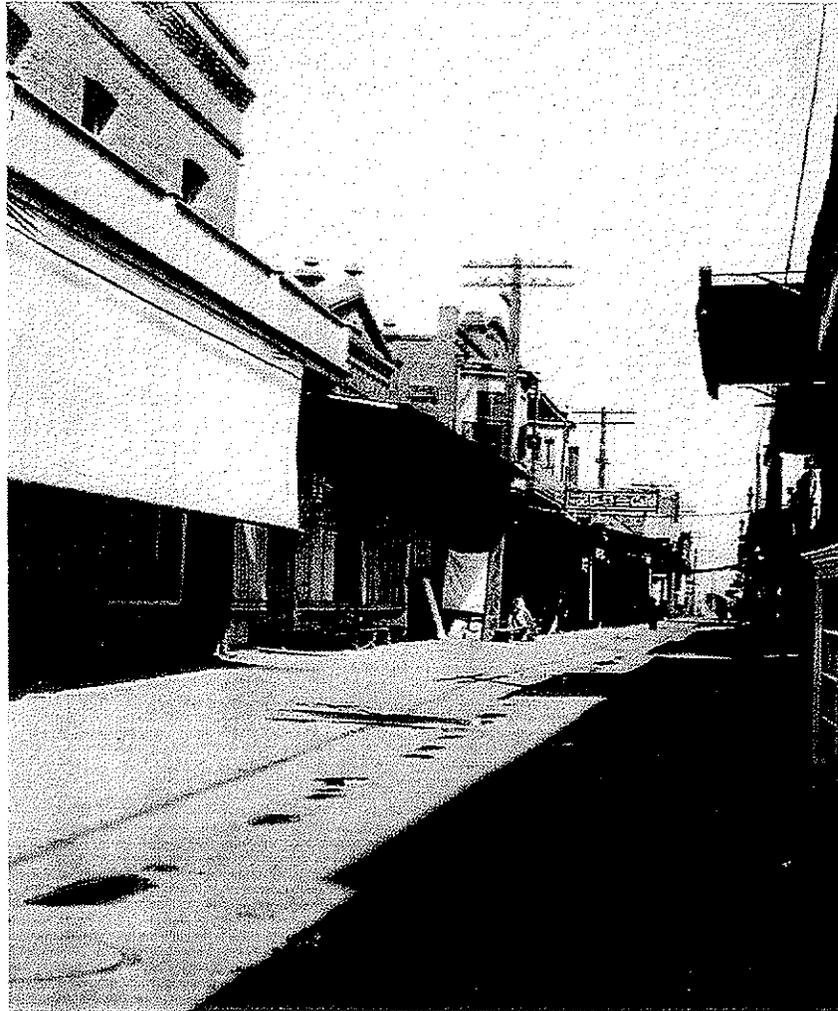


Figure 15: View of Japan Alley (China Alley), Fresno, CA; c. 1910 (photograph courtesy of the Online Archive of California <http://ark.cdlib.org>).



Figure 16: West Fresno Drug Company located at the corner of "F" and Kern Streets Fresno, CA; c. 1910 (photograph courtesy of Nori Masuda).



Figure 17: View of Chinatown streetscape, Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).

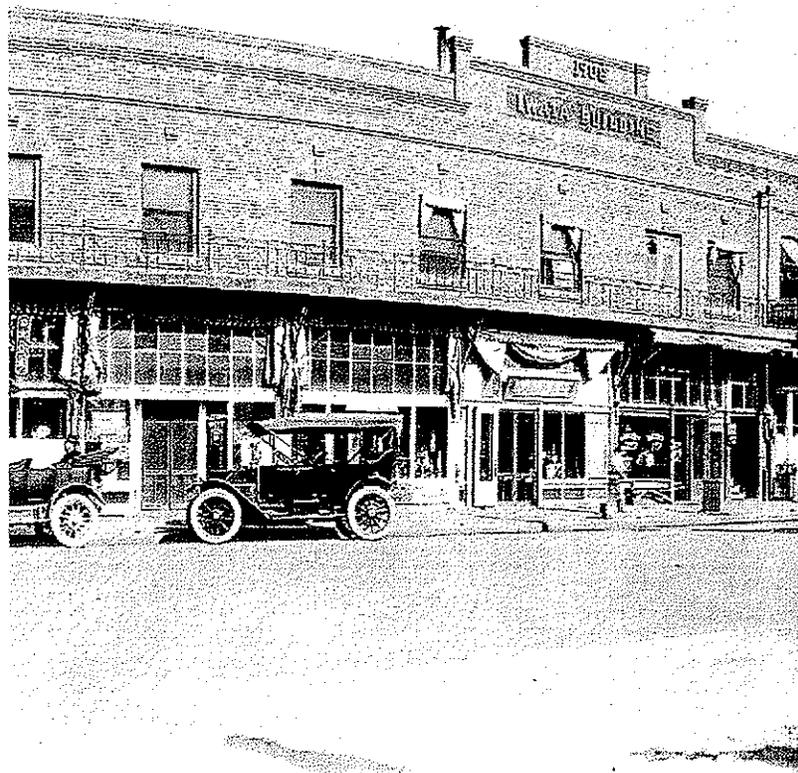


Figure 18: Iwata Building, Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).



Figure 19: View of "F" Street, Fresno, CA; c. 1915. The building on the left is the Japanese Theatre/commercial/residential building at 901-911 F Street (photograph courtesy of Nori Masuda).



Figure 20: View of the Japanese Theatre/commercial/residential building at 901-911 "F" Street, Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).



Figure 21: View of Chinatown streetscape, Fresno, CA; c. 1915 (photograph courtesy of the Mexican Baptist Church Archives).



Figure 22: Early photograph of the "O.K. Garage" located at 1402 Kern Street (now the site of the Harvest of Harmony Church), Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).

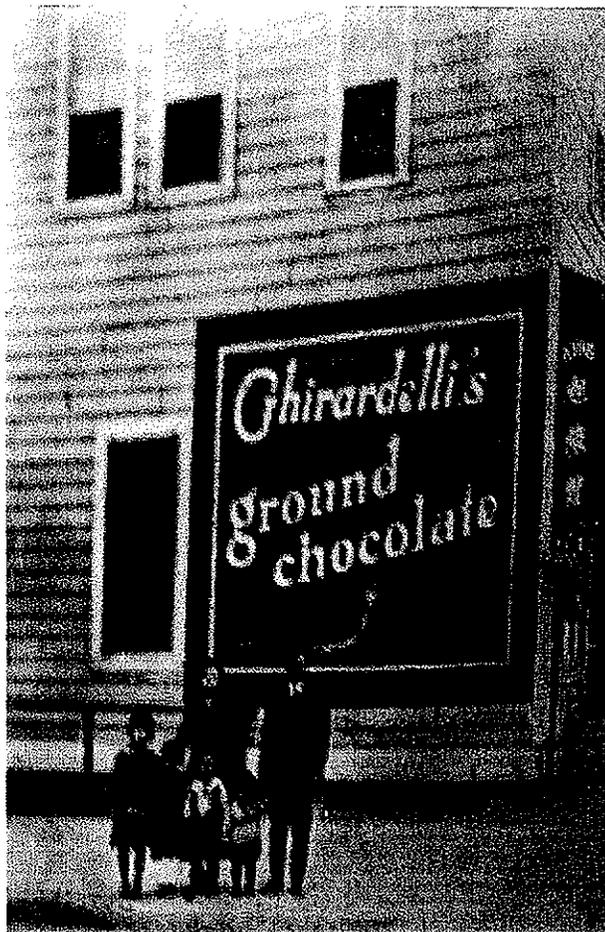


Figure 23: Side elevation of the Dukuzaku Boarding House located at "F" and Inyo Streets, Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).

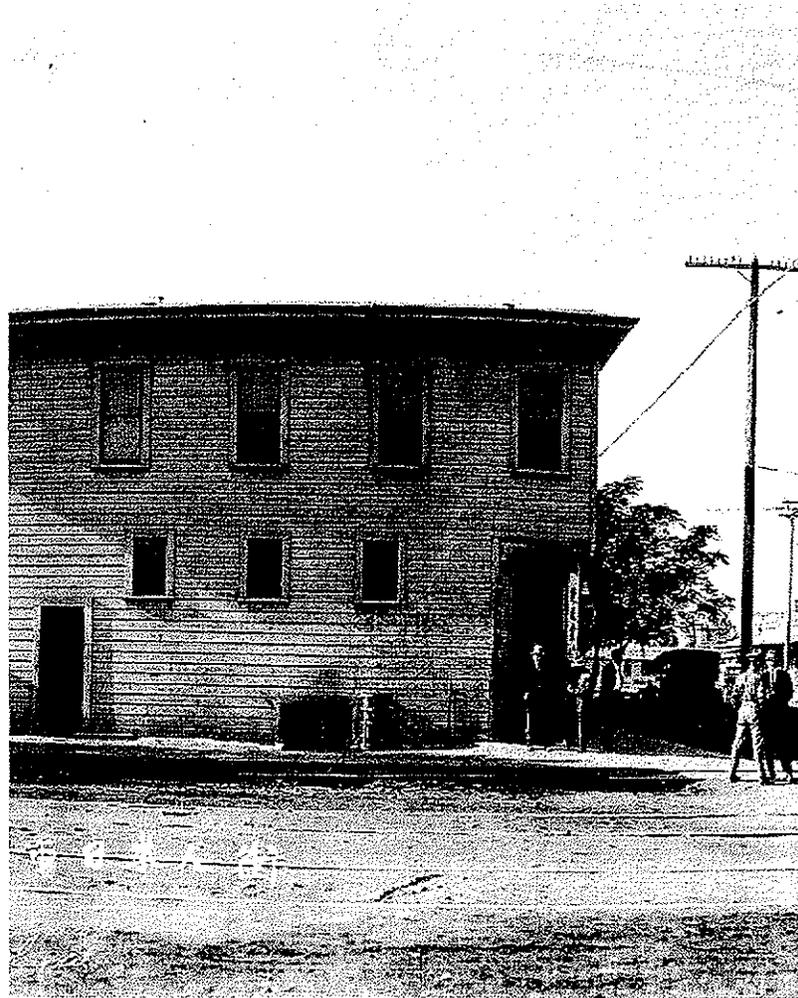


Figure 24: View of Chinatown streetscape, Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).



Figure 25: View of Mikado Laundry and delivery truck, located at 1338 Tulare Street. Fresno, CA; c. 1915 (photograph courtesy of Nori Masuda).



Figure 26: Kamikawa's Hotel located at the corner of Kern and "G" Streets, Fresno, CA; c. 1910  
(Online Archive of California <http://ark.cdlib.org>).

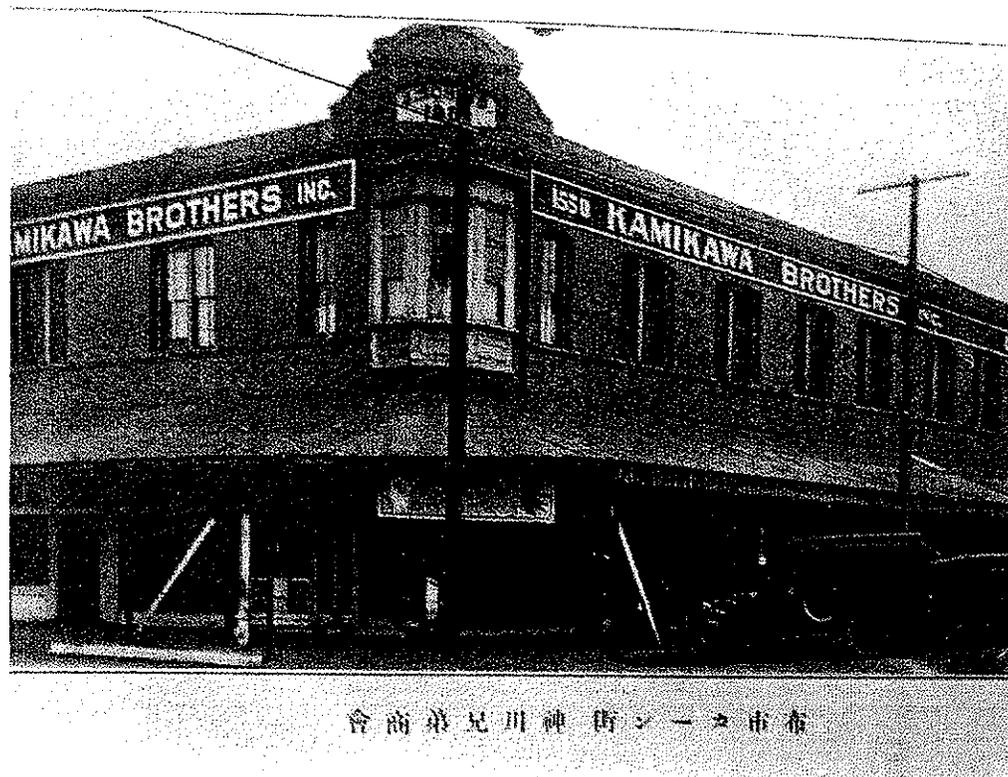


Figure 27: Kamikawa's Hotel located at the corner of Kern and "G" Streets, Fresno, CA; c. 1920 (photograph courtesy of Nori Masuda).



Figure 28: Kamikawa Brothers General Merchandise Store delivery truck, Fresno, CA; c. 1915.  
(photograph courtesy of Nori Masuda).

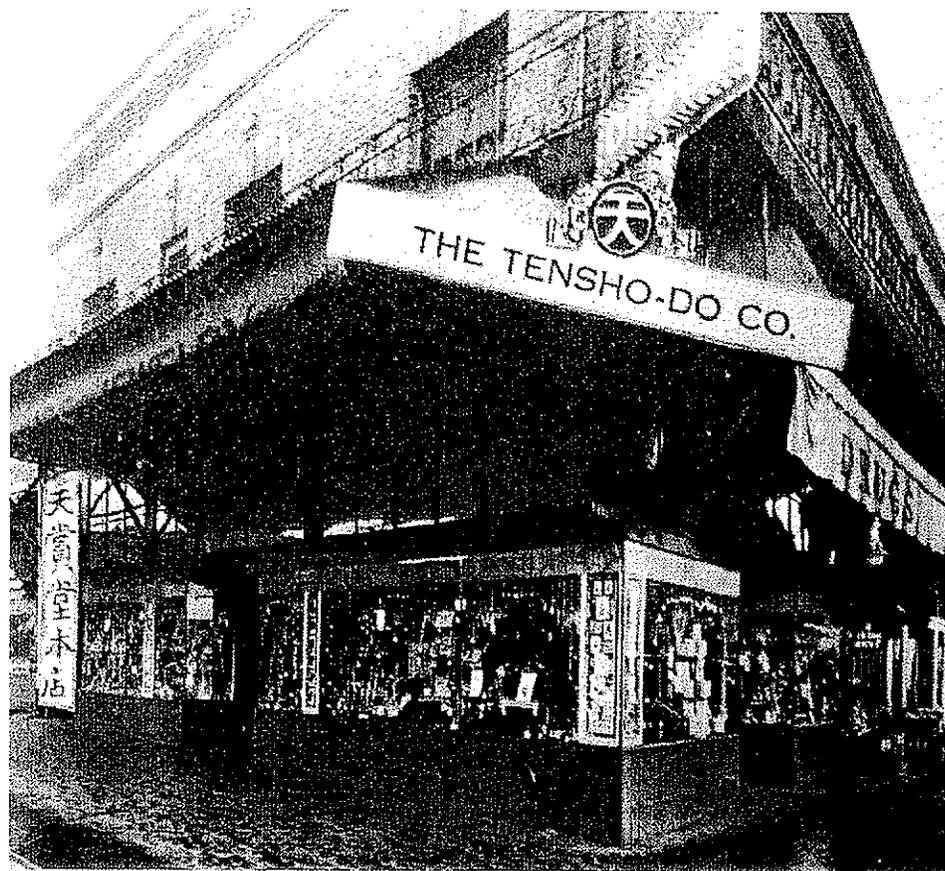


Figure 29: The Tensho-Do Company at the corner of "F" and Kern Streets, Fresno, CA; c. 1920 (photograph courtesy of Nori Masuda).



Figure 30: Liberty Garage located at 811 "G" Street, Fresno, CA; c. 1920 (photograph courtesy of Nori Masuda).



Figure 31: West Side Garage, located at 1500 Kern Street, Fresno, CA; c. 1920 (photograph courtesy of Nori Masuda).



Figure 32: Tamaya Watch Company located at 934 F Street (Harvest of Harmony Church now occupies this site), Fresno, CA; c. 1920 (photograph courtesy of Nori Masuda).



Figure 33: Masuda family bookstore, Fresno, CA; c. 1910 (photograph courtesy of Nori Masuda).



Figure 34: Laborers drying grapes in Fresno, CA; c. 1910 (Online Archive of California <http://ark.cdlib.org>).

Chinatown, Fresno California  
March, 6, 2006

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Architectural Resources Group

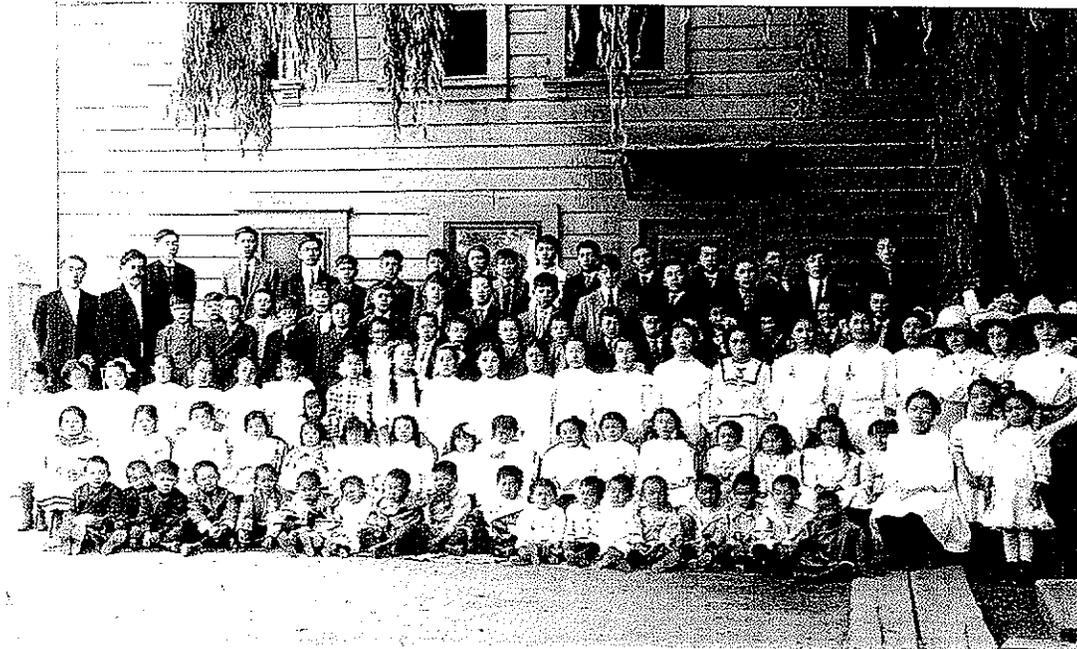


Figure 35: Members of the Buddhist School, Fresno, CA; 1912 (photograph courtesy of Nori Masuda).

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Figure 36: Members of the Buddhist Young Women's Association, Fresno, CA;  
c. 1915 (photograph courtesy of Nori Masuda).



Figure 37: Members of the Japanese American Community Theatre amateur theatrical group, Fresno, CA; c.1920 (photograph courtesy of Nori Masuda).



Figure 38: Members of the Japanese American Community amateur theatrical group, Fresno, CA; 1925 (photograph courtesy of Nori Masuda).

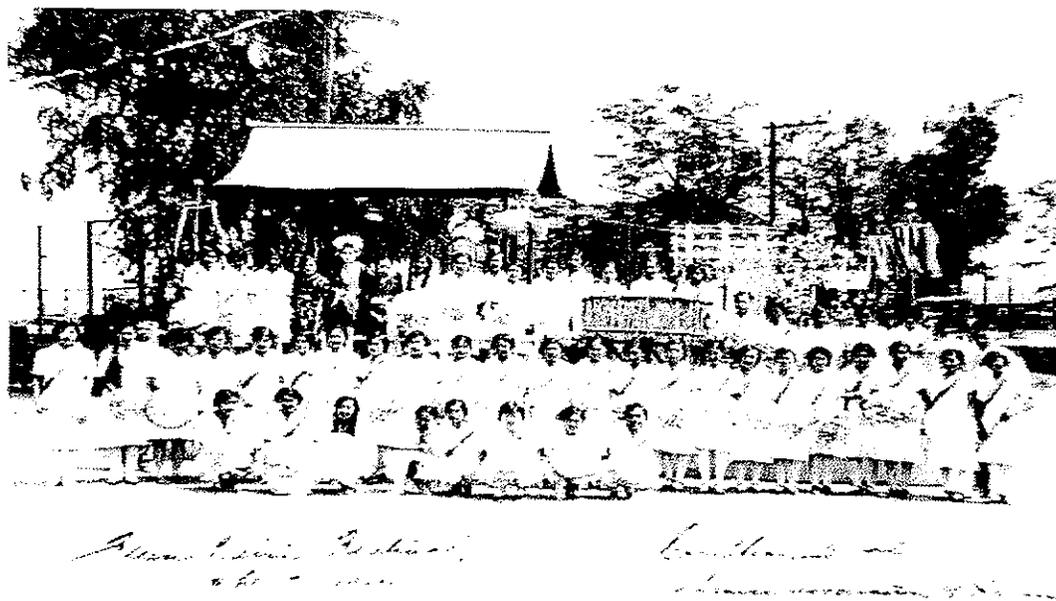


Figure 39: Raisin Day Parade, Fresno, CA; c. 1930 (photograph courtesy of Nori Masuda).



Figure 40: Japanese American Community Businessmen's Association Dinner, Fresno, CA; c. 1925  
(photograph courtesy of Nori Masuda).

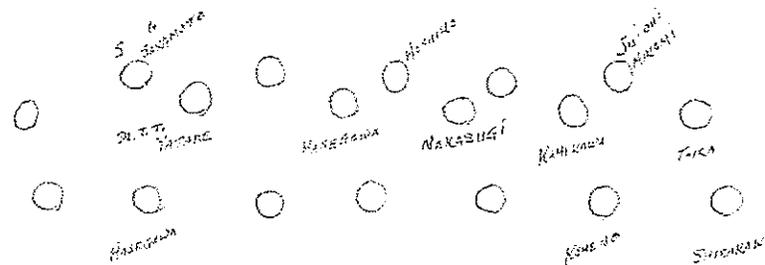


Figure 41: Members of the Japanese American Community Businessmen's Association, Fresno, CA; c. 1925 (photograph courtesy of Nori Masuda).

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March, 6, 2006

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Figure 42: Members of the Fresno Athletic Club, Fresno, CA; c. 1925 (photograph courtesy of Nori Masuda).

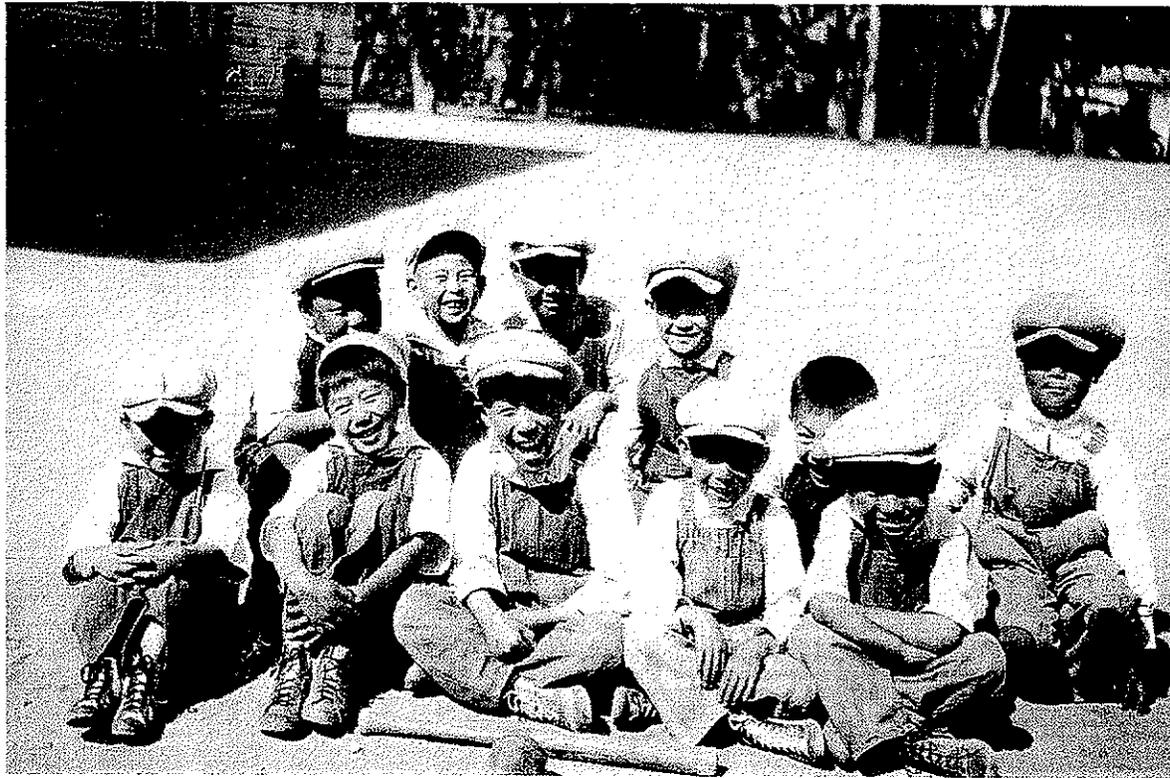


Figure 43: Children's baseball team, Fresno, CA; c. 1925 (photograph courtesy of Nori Masuda).



Figure 44: Sumo wrestling supporters, Fresno, CA; c. 1925 (photograph courtesy of Nori Masuda).



Figure 45: Sumo wrestling champions of the Central California Young Men's Association, Fresno, CA; 1930 (photograph courtesy of Nori Masuda).



Figure 46: Wedding Dinner, Fresno, CA; c. 1930 (photograph courtesy of Nori Masuda).

Chinatown, Fresno California  
March, 6, 2006

Historic Resources Survey  
Architectural Resources Group



Figure 47: View of Chinatown streetscape, Fresno, CA; c. 1939 (photograph courtesy of the Mexican Baptist Church Archives).

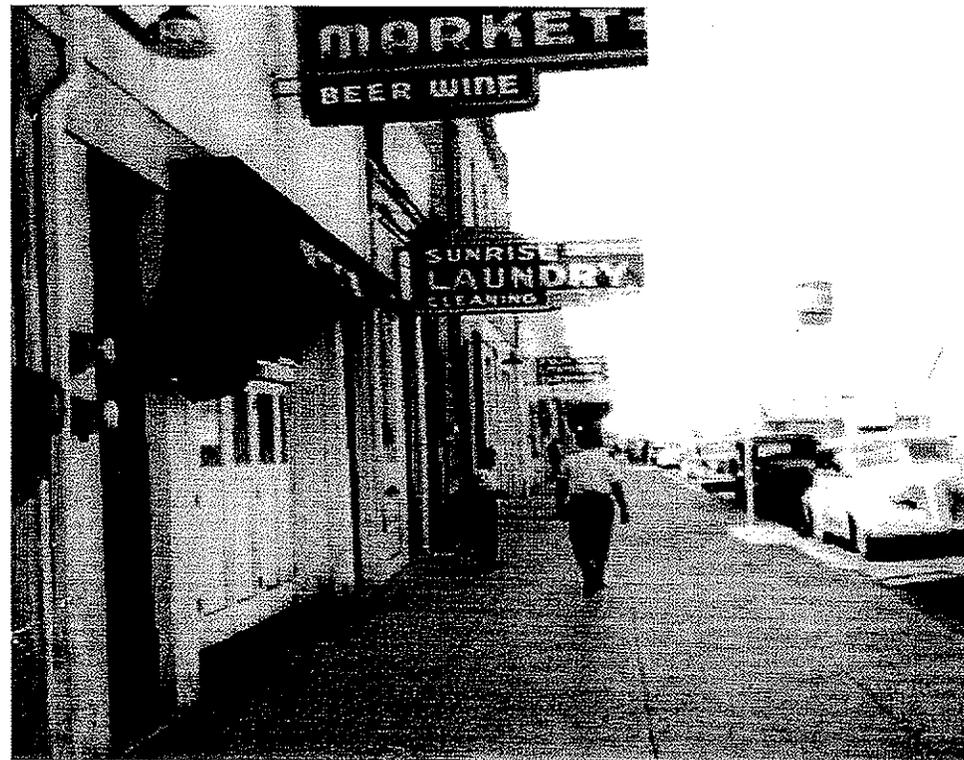


Figure 48: "F" Street view south, Fresno, CA; c. 1939 (photograph courtesy of the Mexican Baptist Church Archives).

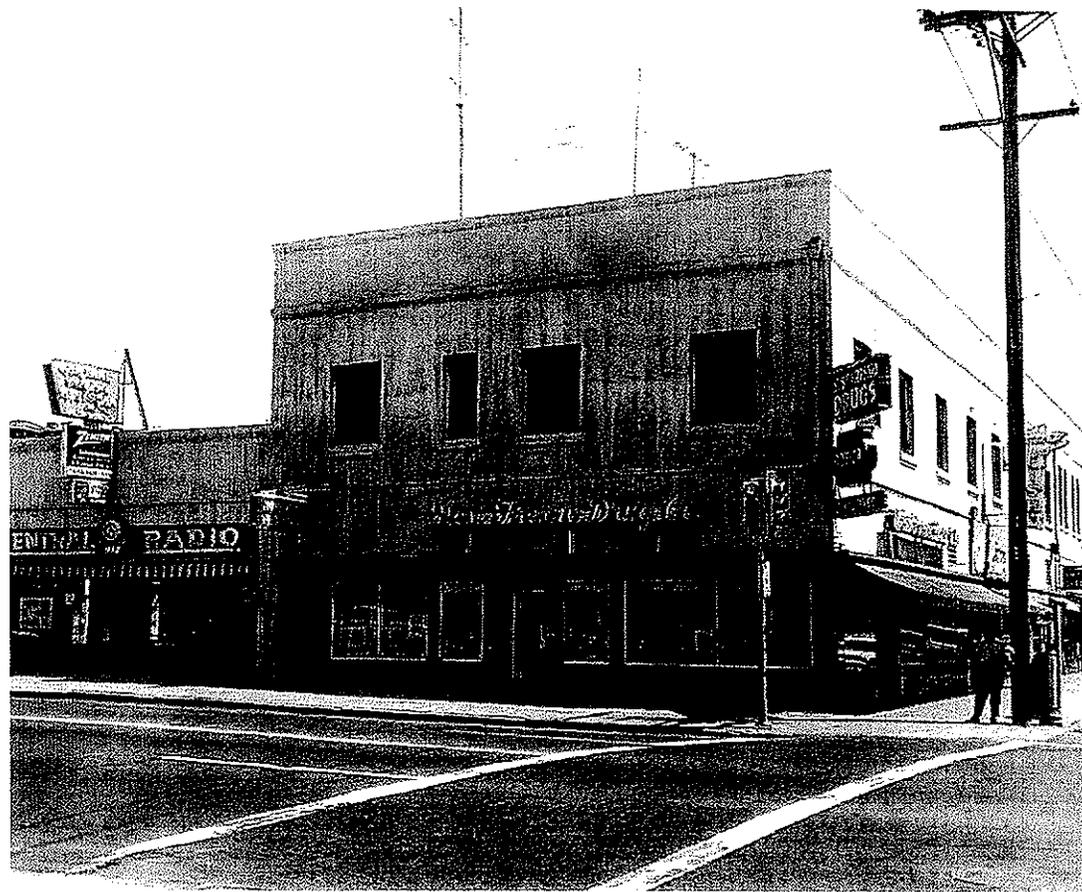


Figure 49: 1505-21 Kern Street (NE corner); view of Central Radio, West Fresno Drug Company, Central Fish, and the Imperial Hotel; Fresno CA; June 22, 1964 (photograph courtesy of the Fresno Historical Society Archives).

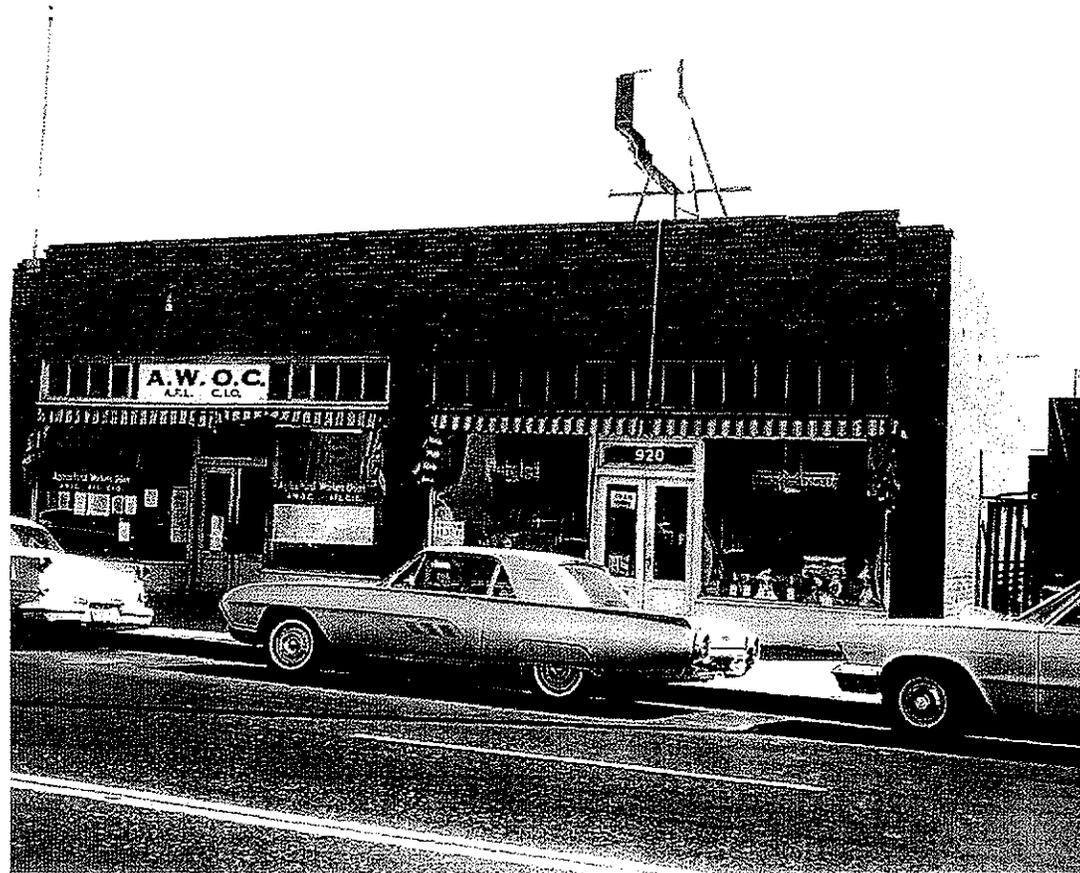


Figure 50: 920-22 "E" Street; exterior view of A.W.O.C. (Agricultural Workers Union) and Henry's Liquor Store; Fresno CA; August 6, 1964 (photograph courtesy of the Fresno Historical Society Archives).



Figure 51: 1441-43 Tulare Street, view of Ryan Theatre and El Trocadero; Fresno CA; August 11, 1964 (photograph courtesy of the Fresno Historical Society Archives).



Figure 52: View of Bo On Joss House (second floor) and Playland Pool Hall (first floor) at 930-934 "F" Street, Fresno, CA; c. 1965 (photograph courtesy of "Five Views of California," [www.cr.nps.gov/history/online\\_books/5views3.htm](http://www.cr.nps.gov/history/online_books/5views3.htm)).



Figure 53: Corner of "F" Street at Kern Street, Fresno, CA; c. 1965 (photograph courtesy of the Mexican Baptist Church Archives).



Figure 54: View of "F" Street from Kern. The building in the right hand corner (1458 Kern Street) was replaced some time in the late 1960s with a bank building, Fresno CA; c. 1965 (photograph courtesy of Nori Masuda).



Figure 55: La Fiesta restaurant and bar and the Azteca Theatre on "F" Street, Fresno CA; c. 1965 (photograph courtesy of Nori Masuda).



Figure 56: View of "F" Street, looking north from Kern, Fresno, CA; c. 1965 (photograph courtesy of the Mexican Baplist Church Archives).



Figure 57: View of "F" Street from Tulare Street, Fresno, CA; c. 1965 (photograph courtesy of Nori Masuda ).



Figure 58: View of 900 Block of "F" Street; view of Bataan Cafe (American and Filipino Food), Cal Theatre, Cal Theatre, and Royal Jewelers, Fresno, CA; c. 1965 (photograph courtesy of the Fresno Historical Society Archives).



Figure 59: Corner of "F" Street and Kern Street, Fresno, CA; c. 1965 (photograph courtesy of Nori Masuda).



Figure 60: Kern Street at "F" Street, Fresno CA; c. 1965. The AKI Department Store is located at 1502-1548 Kern, Dick's Shoe Store can be seen at its location mid-block at 1524-1526 Ker Street, and Komoto's Department Store is in the background at 1520-1540 Kern Street (photograph courtesy of the Mexican Baplist Church Archives).



Figure 61: Kern Street between "E" and "F" Streets, Fresno, CA; c. 1965 (photograph courtesy of the Mexican Baptist Church Archives).



Figure 62: Kern Street between "E" and "F" Streets, Fresno, CA; c. 1965 (photograph courtesy of the Mexican Baptist Church Archives).

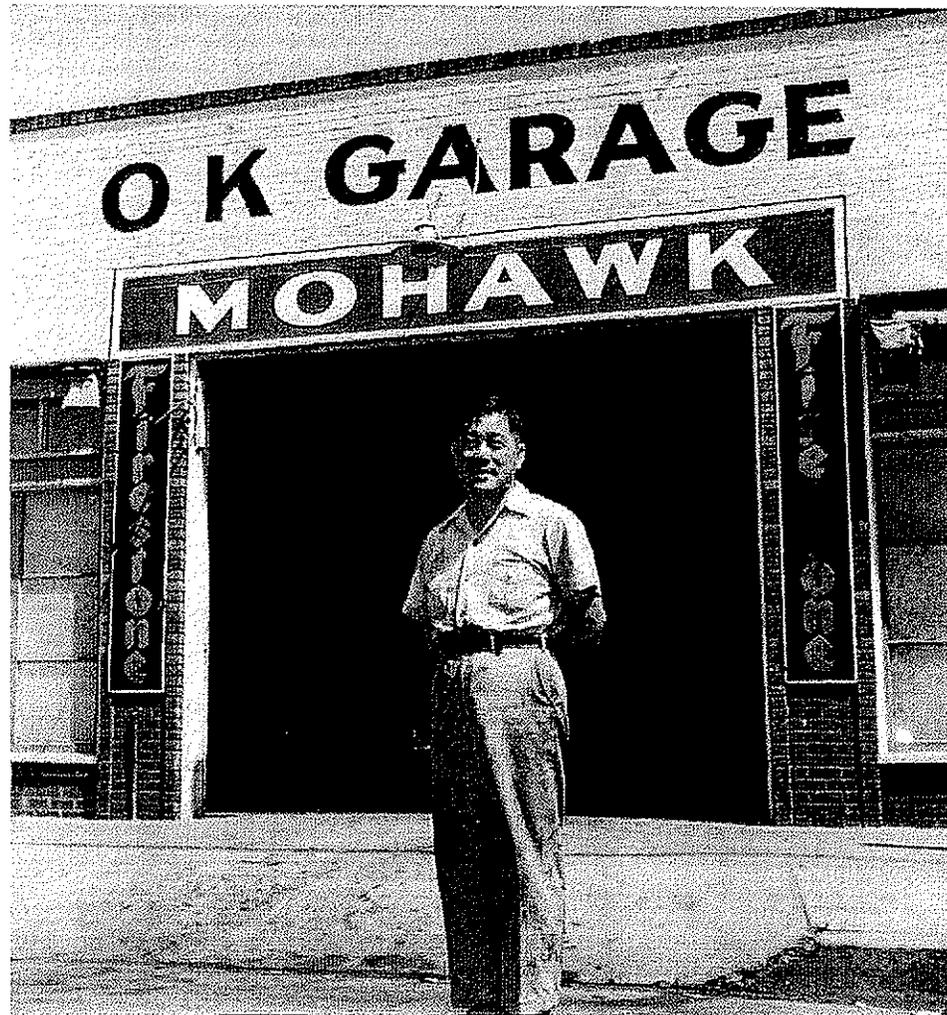


Figure 63: Mr. Tom Inouye, owner of the "O.K. Garage" at 1403 Kern Street, Fresno, CA; c. 1950 (Online Archive of California <http://ark.cdlib.org>).



Figure 64: Community members outside the Buddhist Temple located at 1340 Kern Street, Fresno, CA; c. 1950 (Online Archive of California <http://ark.cdlib.org>).



Figure 65: Interior of the West Fresno Drug Co., otherwise known as Tenshodo, owned and operated by William M. Toshiyuki, located on 1431 Kern Street, Fresno, CA; c. 1950 (Online Archive of California <http://ark.cdlib.org>).



Figure 66: Interior of the West Fresno Drug Co., Fresno, CA; c. 1950 (Online Archive of California <http://ark.cdlib.org>).



Figure 67: Wedding of Noe and Alice Lopez, Fresno, CA; c. 1950 (photograph courtesy of the Lopez family).

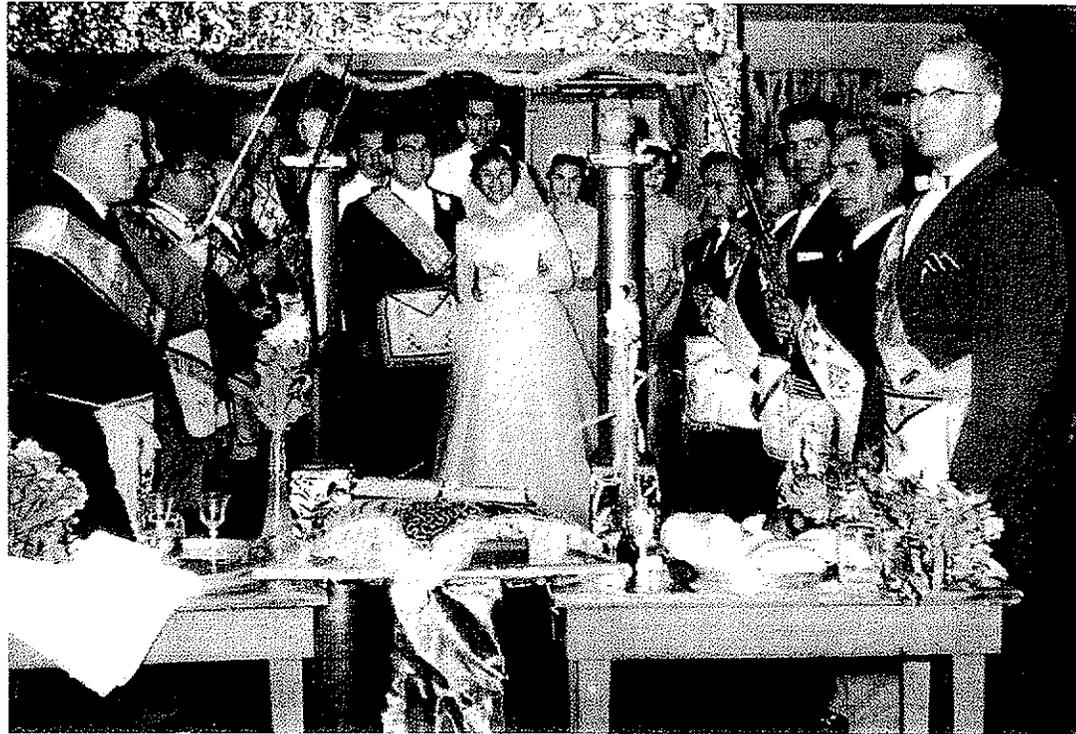


Figure 68: Wedding reception of Noe and Alice Lopez, Fresno, CA; c. 1950 (photograph courtesy of the Lopez family).

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**Appendix C. Historic Photographs**

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**Appendix D. Qualifications of Project Staff**

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## **QUALIFICATIONS OF PROJECT STAFF**

### **Bridget Maley, Architectural Historian**

Bridget Maley is a Senior Associate and Director of Planning at ARG. As an undergraduate, Bridget studied History and Anthropology at Salem College in Winston-Salem, North Carolina. She earned her Master of Arts degree in Architectural History from the University of Virginia where her focus was early American Architecture. During her tenure at ARG, Bridget has managed planning and architectural documentation projects throughout California and the West, including work in Hawaii, Arizona, Oregon, and Alaska. Her work on the Historic Downtown Los Angeles Design Guidelines has won numerous awards.

### **Jody Stock, Architectural Historian**

Jody Stock received a Master's Degree from the University of California, Berkeley where her thesis topic was early twentieth-century, working-class recreation establishments in West Oakland. Jody has a strong background in preservation planning, including urban design, cultural resource compliance, Section 106 review, historic structure reports, and historic resource surveys. She worked as a preservation consultant for four years prior to her employment at ARG. At ARG she has completed numerous Historic Structure Reports, historic resource surveys, building assessments, and evaluations for environmental review. She regularly uses the National and California Register criteria of evaluation in the course of her work.

### **Shayne Watson, Assistant Architectural Historian**

Shayne Watson's project assistant experience includes historical resources survey and inventory work, Historic Structure Reports, single-site historic property research and documentation, Historic American Building Surveys, and project support on seismic-strengthening projects in Pasadena and San Francisco. Since beginning her tenure at ARG, Ms. Watson has developed skills in 4 x 5 large-format black and white photography. She received a Bachelor of Arts degree from the University of California, Santa Cruz. Ms. Watson meets the *Secretary of the Interior's Historic Preservation Professional Qualifications Standards* in Architectural History.

### **Lauren MacDonald, Architectural Historian**

Lauren MacDonald joins ARG with a strong educational background in architectural history. Her honors thesis and masters thesis were both researched overseas - in Scotland and Sweden, respectively - while her studies in the U.S. ranged in location from Louisiana to Virginia to California. In 2001 she held the position of Art History Intern at the Hirshhorn Museum and the National Portrait Gallery, both of which are part of the Smithsonian Institute in Washington D.C.