

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 43

         **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*This one-story residence features a clipped, cross-gabled roof with rolled edges simulating thatch. Beams and rafters are exposed in the eaves. Supported by clusters of posts linked by decorative trellises, the clipped front gable of the attached porch is centered on the façade. Eyebrow dormer vents with decorative cutouts flank the porch gable. Paired, multi-light casements are located to either side of the porch. An attached chimney on the west elevation is trimmed with brick.*

1055 East Claremont Street  
1924, English Revival Bungalow  
Contributing

*A deeply recessed front door is the focal point of this one-story bungalow. Stucco clad, the building is capped by a cross-gabled roof. The door is set into the front-facing gable of an L-plan, abutted by a battered wall on the east, and flanked by arched niches. An arched window pierces the door. Another battered wall anchors the west end of the projecting west wing. Multi-paned windows include an arched window west of the entry and a large, rectangular window east of the entry. An interior chimney rises north of the ridge line of the main, side-facing gable. The house appears to be unaltered, with the exception of aluminum awnings added to the front windows.*

1058 East Claremont Street  
1922  
Non-contributing

*Although recently rehabilitated, this one-story bungalow lacks enough original features (windows, doors, porch features) for it to be considered contributing.*

1107 East Claremont Street  
1924, American Colonial Revival Bungalow  
Contributing

*Clapboard siding, a brick chimney, and a clipped, cross-gabled roof configuration establish a Colonial Revival theme for this one-story bungalow. An L-shaped façade accommodates a porch extending east from the west, front-gabled wing in front of the side-gabled wing. A clapboard-covered railing encloses the porch space, which is entered from the driveway on the east. The entry, recessed behind an archway, also faces east. A pergola covers the porch. Shutters with decorative cutouts flank windows. The house appears to be intact except for a newer porch railing.*

1110 East Claremont Street  
1928, One-story Vernacular Bungalow  
Contributing

*A cross-gabled roof of medium pitch caps this one-story, late Craftsman bungalow. Rafters are exposed in the shallow, overhanging eaves. Narrow clapboard sheathes the exterior. Projecting from the center of the façade, the porch is*

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 44

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

topped by a front gable supported by posts set on a clapboard-covered railing. Both the door and the paired windows to either side have been replaced in original openings.

1115 East Claremont Street

1914, One-story Craftsman Bungalow  
Contributing

This one-story Craftsman bungalow is characterized by the extraordinarily shallow pitch of its cross-gabled roof. Rafters and beams are exposed in the wide, overhanging eaves. Shingles are laid in offset courses. An attached porch is topped by an open front gable of even lower pitch than that of the main roof. Posts set on pedestals support the porch roof and tie beam. A vertical slat railing encloses the porch space, which opens to the driveway on the west. The porch foundation, porch pedestals, and chimney attached to the west elevation are all finished in stucco. A tripartite window west of the central entry is balanced by a band of double-hung sash east of the doorway. Extended lintels reinforce the horizontal lines of the design.

1116 East Claremont Street

1922, One-story Vernacular Bungalow  
Contributing

A symmetrical façade keynotes the design of this one-story bungalow combining Colonial Revival and Craftsman elements. Clad in clapboard, the building is capped by a side-gabled roof with rafters exposed in the eaves. Centered over the façade, a shed-roofed dormer contains horizontal louver vents. A porch topped by a pergola spans the façade. Posts define three façade bays. A multi-paned door in the center is flanked by pairs of French doors in the side bays. The west elevation features an attached brick chimney while the east contains two bays. Other than the replacement of two windows on the east elevation, the house appears intact.

1165 East Claremont Street

1916, American Colonial Revival Bungalow  
Contributing

Architect: Parlee, Asa C.

Elevated several steps above street level, this is a one-story, clapboard, Colonial Revival bungalow with a clipped, cross-gabled roof. The entry is offset to the west and topped by a front-gabled hood set on console brackets. A cement terrace spanning the façade is partially sheltered by the overhanging eaves with exposed rafters. Eight-light casement windows flank the paneled front door. A band of three similar casements balances the entry on the east half of the façade. On the west elevation, an attached, stucco-covered chimney bisects the gable end.

1168 East Claremont Street

1923, Pueblo Revival Bungalow  
Contributing

A good example of the Pueblo Revival influence, with starkly molded forms and a flat roof, this one-story bungalow has smooth stucco exterior walls and, with the battered corner buttresses, suggests adobe construction. The flat-roofed entry

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 45

\_\_\_ Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement

---

porch projects from the center of the façade and also features battered corners. Arched openings pierce the front and sides of the projection. Low patio walls extend to either side of the entry, enclosing the spaces in front of two pairs of casement windows. The original single-car garage at the rear east elevation was connected to the house in 1941.

1176 East Claremont Street

1920, American Colonial Revival Bungalow  
Contributing

The massing of this one story bungalow is derived from the Craftsman style, but the clipped configuration of the front-gabled roof is usually associated with the Colonial Revival. An attached porch with a matching gable roof is offset to the west, with a pergola extending from it east to span the driveway. Simple posts support the porch gable and pergola. Paired casement windows flank the central entry. Medium clapboard covers the building. A vertical slat vent is tucked beneath the eaves in the face of the main front gable. A flat-roofed garage is attached to the rear east elevation. With the relatively minor exception of a new window on the east elevation, the house appears to be unaltered.

1179 East Claremont Street

1921, American Colonial Revival Bungalow  
Contributing

Sited on a lot elevated a few feet above street level, this is a one-story bungalow influenced by the Colonial Revival style. A clipped, side gable roof caps the building, which is sheathed in narrow clapboard. Roof detailing includes exposed beams and rafters and a vertical slat vents that span the upper portion of the gable faces. The front-gabled, attached porch is slightly offset to the east and defined by a vertical slat railing and plain posts. Double-hung windows flank a glazed entry. The west window is adorned with a window box.

1105 Evelyn Place

1923, American Colonial Revival Bungalow  
Contributing

This one-story, Colonial Revival bungalow features a clipped side-gabled roof and a symmetrical design. Clapboard sheathes the building. Centered on the façade, the portico is defined by a hipped roof carried by two Tuscan columns. Sidelights flank the front door. Bands of triple casement windows adorned with shutters are equally spaced to either side.

1108 Evelyn Place

1933  
Non-contributing

This one-story residence was built in 1933, after the district's period of significance.

1113 Evelyn Place

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 46

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

1907  
Non-contributing

*Major alterations, including application of stucco siding, replacement of windows, and removal of character-defining features from the porch, have compromised the integrity of this one and a half story Craftsman residence.*

1114 Evelyn Place  
1938  
Non-contributing

*This one-story residence was built in 1938, after the district's period of significance.*

1121 Evelyn Place  
1906  
Non-contributing

*Major alterations, including the application of stucco and non-original wood siding, the replacement of doors and windows, and the removal of character-defining features from the porch, have compromised the integrity of this one story Craftsman bungalow.*

1127 Evelyn Place  
Circa 1923, One-story Vernacular Bungalow  
Contributing

*This one-story bungalow displays the influence of the Colonial Revival. It is side-gabled and clad in clapboard trimmed with endboards. The façade is symmetrical, with a centered entry shaded by a front-gabled hood supported by brackets. Flanking windows are equally spaced to either side and are adorned with shutters. Alterations include window replacements in original openings and metal supports added to the hood over the entry.*

709 North Mar Vista Avenue  
1922, Spanish Revival Bungalow  
Contributing

*This variation on a standard, flat-roofed Spanish Revival bungalow features unusual, curvilinear parapet walls extending out from either side of the main façade. The parapets form a flattened arch over the driveway on the north and top a smaller, arched wing wall over a gated pedestrian path on the south. Sheathed in stucco, the one-story building is otherwise symmetrical, with an attached central porch. Flattened arches pierce the front and sides of the porch projection. Windows banded by rectangular lights across the top flank the central entry. The tile-capped parapet steps up at the corners, and a chimney is attached to the north elevation.*

714 North Mar Vista Avenue/1155 East Orange Grove Boulevard

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 47

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

1924, American Colonial Revival Bungalow/1913, One-story Craftsman Bungalow  
*Contributing (Two contributors)*

*Side-gabled, this one-story, Colonial Revival bungalow features a symmetrical design. The focal point is a central, curved canopy that is supported by columns resting on a brick paved porch. The arch of the canopy is echoed by a three-light window set into the upper section of the front door. Bands of three casement windows flank the central entry. The house is sheathed with clapboard, laid in alternating wide and narrow courses. It is located on a slightly elevated lot.*

*Occupying the northeast corner of East Orange Grove Boulevard and North Mar Vista Avenue, this is a one-story Craftsman bungalow with a strongly horizontal design. A low-pitched, cross-gabled roof, detailed with double, stacked, ridge beams and purlins, caps the building. Gable vents feature an alternating one wide, four narrow slat pattern. Siding is shingles, laid in alternating wide and narrow courses and banded by continuous sill and header courses. Located at the southwest corner, the porch is accessed by a curving concrete walk that leads to steps flanked by brick-capped stucco walls. Similarly, brick trims the stucco-clad porch piers and wall. The front door is pierced by vertical glass panes. Windows are primarily casements, clustered in groups. Other than the minor addition of aluminum awnings and the painting of the brick, the house appears intact.*

717 North Mar Vista Avenue

1922, American Colonial Revival Bungalow  
*Contributing*

*A clipped, side-gabled roof caps this one-story Colonial Revival bungalow. Rafters are exposed in the eaves. Clapboard, trimmed with simple pilasters at the corners, sheathes the building. In the center, a clipped, front-gabled canopy, supported by consoles above another set of pilasters, shelters the entry. Flanking windows complete the symmetrical façade. Minor alterations include non-original wrought iron porch railings and a carport attached to the rear south elevation.*

722 North Mar Vista Avenue

1913, One-story Craftsman Bungalow  
*Contributing*

Architect: Foss Designing & Building Co.

*This one-story, Craftsman bungalow features a clipped, cross-gabled roof. Roof detailing includes exposed beams and rafters and oversized bargeboards, with vertical slat vents tucked beneath eaves in the gable ends. Offset to the north, the attached porch is topped by a clipped front gable and entered via a pathway leading to the driveway on the south. Large stucco-covered pedestals anchor each end of the porch and carry paired posts linked by notched tie beams. Three horizontal rails enclose the porch. Tripartite windows flank the central, glazed entry. Extended lintels top all of the openings. A brick and stucco chimney is attached to the south elevation.*

725 North Mar Vista Avenue

1912, One-story Craftsman Bungalow

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 48

\_\_\_\_\_ **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Contributing*

*Art stone makes a distinctive contribution to the design of this one-story Craftsman bungalow. Clad in random shingles, the building is capped by a low-pitched cross-gabled roof. Rafters and beams are exposed in the eaves. A massive art stone chimney is attached to the façade, stepping up three increments on the south side to bisect the front gable face. Extending south from the chimney, a side gable shelters a porch and porte cochere. Both the porch wall and originally, the porte cochere roof supports, were made of art stone. The porch supports have been replaced with concrete. Broadly proportioned tripartite windows accented by window boxes flank the chimney. The entry is on the south elevation, facing the driveway. Beyond the porte cochere, the lower portion of the south elevation is also faced with art stone.*

732 North Mar Vista Avenue

1921, American Colonial Revival Bungalow

*Contributing*

*This variation on a Colonial Revival bungalow departs from strict symmetry by incorporating an off-center entry. Capped by a clipped side-gabled roof with rafters exposed in the eaves, the building is clad in medium clapboard. An interior brick chimney rises above the ridgeline of the roof. Three pairs of six-over-one double-hung sash windows are located on the façade, with the entry offset to the south. A clipped, front-gabled hood, supported by brackets, shelters the door and a small stoop.*

733 North Mar Vista Avenue

1908, One and one-half story Craftsman Bungalow

*Contributing*

*This one and a half story Craftsman bungalow features a front-gabled roof and an Arroyo stone foundation and porch walls. The lower section of the exterior is sheathed with clapboard while the gable ends are faced with shingles. Roof detailing includes a bargeboard with carved ends and exposed braces and rafters in the eaves. The façade is front-gabled and spanned by a recessed porch with classicized posts sitting on the porch walls. Purlins accent the tie beam. Located in the center of the facade, the front door is pierced by a diamond-shaped window. A band of three casement windows, probably a later modification, is centered in the front gable end, below a lattice vent.*

740 North Mar Vista Avenue

1894; moved to site in 1915

*Non-contributing*

*Originally located at 826 East Colorado Boulevard, this is the John Breiner House, an early work of famed Pasadena architects Charles and Henry Greene. It has been substantially altered from its early Colonial Revival appearance, most visibly by the application of non-original stucco cladding and by the addition of an arcade to the porch*

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 49

**\_\_\_\_\_ Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement**

741 North Mar Vista Avenue

1907, One-story Vernacular Bungalow  
Contributing

*This one-story bungalow has a front-gabled roof and Arroyo stone porch pedestals. Clapboard sheathes the lower portion of the building, with shingles facing the gable end. Roof detailing includes brackets and rafters exposed in the eaves. The front gable contains a pair of attic windows with Gothic-arched panes and an extended lintel, above which a lattice vent is tucked into the apex. A row of brackets below the windows indicates a missing window box. Classicized porch posts support the roof over the porch, which is recessed across the façade. The entry is slightly offset to the south and is flanked by identical windows with gothic-arched panes in their upper sections. A brick chimney is attached to the south elevation, echoing the brick used in the porch foundation.*

748 North Mar Vista Avenue

1914, One-story Craftsman Bungalow  
Contributing

Architect: Telling, George P.

*Horizontal lines and exposed structural elements characterize the design of this one-story, clapboard, Craftsman bungalow. The cross-gabled roof features beams and rafters in the eaves; a fascia board has been added to the façade, hiding the rafters. Spanning the south two-thirds of the façade and wrapping onto the south elevation, an L-shaped porch is sheltered by a side-gabled roof. Brick elephantine piers, with intersecting tie beams prominently exposed, support the porch roof. An additional pier anchors the southeast corner of the building. A horizontal railing, punctuated by brick pedestals, encloses the porch space. Large, fixed sash windows flank the offset entry. Extended lintels top all of the openings. An interior brick chimney is visible near the ridgeline of the side gable.*

749 North Mar Vista Avenue

1910, One-story Craftsman Bungalow  
Contributing

*This one-story Craftsman bungalow is sheathed with wood shingles and the exterior walls are battered below the sill level. A front-gabled roof of low pitch caps the building. Roof detailing includes exposed rafters and braces in the eaves. Horizontal venting fills the main gable end, while open trusswork occupies the face of the front gable topping the attached porch. Supported by clusters of posts that sit on elephantine, stucco-covered pedestals, the porch gable echoes the lines of the main gable. Tripartite windows flank the central entry. A continuous header links all of the façade openings and extends past the corners of the house, where it is intersected by a perpendicular beam end. A stucco-clad chimney is attached to the south elevation.*

754 North Mar Vista Avenue

1909, One and one-half story Craftsman Bungalow  
Contributing

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 50

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Clad in clapboard, this one and a half story Craftsman bungalow is capped by a side-gabled roof. An oversized dormer, containing a former sleeping porch now enclosed by a band of windows below a lattice vent, is centered over the façade. Shingles face the gable ends. Roof detailing includes rafters and bargeboards with carved ends. The porch is recessed into the south two-thirds of the façade, its roof overhang supported by clusters of posts. Original, tripartite windows flank the centered entry; the door has been replaced.*

755 North Mar Vista Avenue

1910, One and one-half story Craftsman Bungalow  
Contributing

Architect: Deming, Henry C. (attr.)

*An effective use of Arroyo stone distinguishes the design of this one and a half story Craftsman bungalow. Topped by a low-pitched, cross-gabled roof, the building is sheathed with clapboard on the lower story and with shingles in the gable ends. Roof detailing includes exposed beams and rafters in the eaves. Two gables face front, one large one offset to the north, another smaller one over a dormer above the south half of the façade. An L-shaped porch spans the façade and continues onto the south elevation. Elephantine posts carry the tie beam that supports the front gable over the porch on the front and the pergola on the side. A row of purlins accents the beam. Arroyo stone was used for the porch foundation, the pedestals beneath the posts, and the chimney attached to the north elevation. A railing of alternating wide and narrow vertical slats encloses the porch space. Sidelights flank the front door on the south half the façade and a large, rectangular window with a transom occupies the north half. Extended lintels top the openings.*

762 North Mar Vista Avenue

1909, Two-story Arts and Crafts House  
Contributing

*A side-facing gambrel roof keynotes the design of this two-story Arts and Crafts house with Colonial Revival influence. The gambrel roof contains three shed-roofed dormers, with single windows in the side bays and a pair of similar windows in the central bay. The three-bay division is echoed on the lower story of the symmetrical façade, with a projecting, front-gabled portico in the center and two more pairs of windows on the sides. Classicized posts support the porch gable. Multi-paned sidelights flank the paneled front door. Exterior walls are wood shingle. All original windows have been replaced in original openings with vinyl-clad windows.*

765 North Mar Vista Avenue

1924, English Revival Bungalow  
Contributing

*This bungalow incorporates features culled from the Craftsman and English cottage styles. Cross-gabled, the roof features two fairly steeply pitched front gables. Beams and rafters are exposed in the eaves in the Craftsman manner, but the arched attic windows with decoratively carved aprons located in the gable ends suggest the English Revival. The Tuscan columns, however, that support the front-gabled portico in the center of the façade fall within the Colonial tradition. Symmetrical fenestration, including a central entry flanked by sidelights and*



United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 51

**Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement**

---

*bands of three casement windows in each side bay, also suggest Colonial influences. The porch is defined by a raised concrete terrace that extends across the façade. Siding is narrow clapboard.*

772 North Mar Vista Avenue

1909

Non-contributing

*Non-original siding and alteration of the porch have compromised the integrity of this one-story Craftsman bungalow.*

775 North Mar Vista Avenue

1923, American Colonial Revival Bungalow

Contributing

*The hipped roof massing of this one-story Colonial Revival bungalow suggests the cottages built around the turn of the twentieth century. Rafters are exposed in the shallow eaves. Narrow clapboard sheathes the building. Classically detailed posts support the extension of the roof over the central entry. The porch extends from the center to the south, but is only defined by a raised step and not enclosed by a railing. Tripartite windows banded by a row of rectangular lights across the top flank the entry. The front door has been replaced.*

780 North Mar Vista Avenue

1922, One-story Vernacular Bungalow

Contributing

*One-story in height, this bungalow is sheathed in narrow clapboard and capped by a front-gabled roof. The gable is repeated on a smaller scale over the offset front porch. Beams and rafters are visible in the eaves. Square, classicized posts on brick pedestals support the porch gable. Brick was also used for the chimney attached to the south elevation. The entry is recessed and shielded by a lattice screen, which, although probably not original, is compatible. Tripartite windows banded across the top by a row of small rectangular lights flank the entry. Attic windows centered in the gable ends feature a geometric pattern of muntins.*

783 North Mar Vista Avenue

1908, One and one-half story Craftsman Bungalow

Contributing

*A side gable of medium pitch tops this one and a half story Craftsman bungalow. Centered over the façade, a shed-roofed dormer contains two windows and a door opening onto a small balcony with a solid railing. Shingles face the dormer and clapboard sheathes the main floor. A porch recessed into the south two-thirds of the façade is also enclosed by a solid railing, upon which classicized posts sit. Sidelights above panels flank the central entry. Other windows are double-hung sash. Small rectangular bays project from the north and south elevations.*

787 North Mar Vista Avenue

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 52

\_\_\_\_\_ **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

1920, American Colonial Revival Bungalow  
Contributing

*This one-story Colonial Revival bungalow features a clipped, side-gabled roof characterized by boxed eaves and cornice returns. A peak in the center of the roof also suggests a hipped configuration. Narrow clapboard, trimmed with endboards, sheathes the building. Projecting from the center of the symmetrical façade, the portico is defined by a clipped front gable carried by Tuscan columns. Entered from the north via stairs and a pathway from the driveway, the porch has been enclosed with a non-original wrought iron railing. The front door has also been replaced, but the flanking groups of three double-hung sash windows are original.*

788 North Mar Vista Avenue

1910

Non-contributing

*Alterations, including new siding, new windows and doors, an enclosed porch and elimination of most original stylistic detailing, have compromised the integrity of this Craftsman bungalow.*

795 North Mar Vista Avenue

1914

Non-Contributing

*Set far back on its lot this is a small, one-story bungalow that has been altered by the addition of a flat-roofed porch canopy that extends across the entire façade and forms a carport on the north. One window to the left of the entry has been replaced with plate glass in what appears to be an enlarged opening.*

798 North Mar Vista Avenue

1913, One-story Vernacular Bungalow

Contributing

*Sheathed in dark brown shingles, this one-story bungalow has a cross-gabled roof that features broad eaves with exposed beams, purlins, and rafters. The main front gable contains a vent of alternating wide and narrow vertical slats. Offset to the north, the attached porch is covered by a front-gable with an open truss in the gable end. Paired posts support the porch roof and sit on brick pedestals that curve outward at the base. A heavy wood beam linking the pedestals functions as a porch railing. The multi-paned front door is flanked by a large, fixed sash window on the south and a band of three casements on the north. A brick chimney is attached to the south elevation.*

803 North Mar Vista Avenue

1975

Non-contributing

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 53

           Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement

---

*This one-story, contemporary residence was built after the district's period of significance.*

806 North Mar Vista Avenue  
1920, One-story Craftsman Bungalow  
Contributing

*A one-story Craftsman bungalow covered in narrow clapboard, this house has a side-gabled roof with an attached front-gabled porch offset to the north. Roof detailing includes exposed beams in the eaves and vents of vertical slats set high up in the gable ends. Posts on brick pedestals support the porch roof, with a vertical slat railing between pedestals enclosing the porch space. Fenestration is symmetrical, with identical tripartite windows flanking the central entry. A brick chimney is attached to the south elevation, where a squared, projecting bay is topped by another side gable.*

814 North Mar Vista Avenue  
1920  
Non-contributing

*This side-gabled, Colonial Revival bungalow has been compromised by the application of stucco siding and the replacement of windows.*

815 North Mar Vista Avenue  
1907, One-story Vernacular Bungalow  
Contributing

*A front porch with an Arroyo stone wall and flanking pergolas is the focal point of this one-story bungalow. The side-gabled building is sheathed in clapboard, with shingles and lattice vents in the gable ends. Elephantine stone pedestals carrying plain posts punctuate the porch wall that runs in front of the south two-thirds of the façade. The central entry is flanked by sidelights. Other windows are double-hung sash. An interior brick chimney rises just west of the main roof ridgeline.*

821 North Mar Vista Avenue  
1909, One-story Craftsman Bungalow  
Contributing

*This Craftsman bungalow has a large, front-facing gable with a broad latticed vent. Centered on the façade, a smaller gable, with truss work echoing the vent pattern, tops an attached porch. A pergola, distinguished by carved beam-ends, extends north from the porch to the driveway. Siding is shingle, except for a skirting of clapboard below the main sill line. Other materials used include an Arroyo stone porch foundation and a brick chimney attached to the south elevation. A large, fixed pane window banded at the top by a row of rectangular lights is south of the entry. An aluminum slider has replaced a smaller window north of the doorway. Other minor alterations include an addition on the north side.*

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 54

**Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement**

822 North Mar Vista Avenue

1908, One and one-half story Craftsman Bungalow  
Contributing

*This one and a half story Craftsman bungalow has a medium-pitched, side-gabled roof that shelters a full front porch recessed across the façade. Centered over the façade, a large, shed-roofed dormer contains three large casement windows. Rafters are exposed in the eaves. An interior Arroyo stone chimney emerges at the ridgeline of the roof. Clapboard sheathes the building, with shingles in the gable ends and dormer. Sturdy posts sitting on large, clapboard-covered pedestals support the porch roof overhang and define three evenly sized bays. An X-patterned railing encloses the porch space. Façade fenestration is nearly symmetrical and includes two large, tripartite windows that flank a central entry. Bays on the north and south elevations have pent roofs with exposed rafters.*

827 North Mar Vista Avenue

1909, One and one-half story Vernacular Bungalow  
Contributing

*The steeply pitched, side-gabled roof of this one and a half story bungalow is extended down over the lower story, allowing it to shelter a front porch recessed across the façade. Porch walls are of Arroyo stone, and square posts support the porch eaves. Latticework screens enclose the sides of the porch. A shed-roofed dormer with three windows is centered over the façade. Behind it, an interior brick chimney emerges near the ridgeline of the main roof. Siding is clapboard, with shingles on gable ends and dormer. Façade fenestration is nearly symmetrical and includes double-hung sash windows flanking a central entry. Alterations include the replacement of some windows and a rear addition.*

830 North Mar Vista Avenue

1914, One-story Vernacular Bungalow  
Contributing

*Front-gabled, this one story bungalow varies from most in that it is entered from a side elevation. Shingles cover the building. An interior brick chimney emerges near the roof ridgeline. The façade is symmetrical, and contains two pairs of six-over-one double-hung sash windows on the lower story and a pair of four-light casements centered in the gable. The entry is on the south, protected by a flat roof supported by posts. It appears likely that a porch originally was located on south elevation, where clapboard cladding appears below a sill course. Other alterations include the addition of a carport, also on the south elevation.*

838 North Mar Vista Avenue

1908  
Non-contributing

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 55

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Substantial alterations, including replacement of all windows and the removal of the original porch, have compromised the integrity of this one-story Craftsman bungalow.*

846 North Mar Vista Avenue  
1910, One-story Craftsman Bungalow  
Contributing

*This Craftsman bungalow is a one-story residence distinguished by Arroyo stone porch walls and piers. The complex cross-gabled roof incorporates two front gables, one with an inverted "V" truss in the gable face, the other with vertical slat venting above a row of exposed beams. Shingles sheathe the building. The L-shaped porch spans most of the façade and wraps onto the north elevation. Additional elephantine piers of Arroyo stone support the porte cochere that extends from the porch over the driveway on the north. An aluminum awning has been attached to the porch, shielding the main entry and the French doors that open onto the space from view.*

847 North Mar Vista Avenue  
1923  
Non-Contributing

*This bungalow has been altered by the application of new siding, installation of vinyl windows and possible change to the size of the entry that has a new front door.*

854 North Mar Vista Avenue  
1907, One-story Craftsman Bungalow  
Contributing

*A one story Craftsman chalet, this house is characterized by a front gable roof and a full, recessed porch. Large brackets support the overhanging eaves and a row of beam-ends defines the base of the gable end. Centered in the gable face below a lattice vent, a pair of double-hung sash windows is accented by a bracketed window box. While the gable end is sheathed with shingles, the lower portion of the house is covered with clapboard. Sturdy posts support the porch roof overhang, and frame the entry in the center bay and tripartite windows in the side bays.*

855 North Mar Vista Avenue  
1915  
Non-contributing

*The enclosure of the porch, replacement of the windows, and application of asbestos shingling has altered the appearance of this one-story Craftsman bungalow.*

862 North Mar Vista Avenue

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 56

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

1907, One-story Vernacular Bungalow  
Contributing

*A front-gabled porch attached to this one-story, hipped roof cottage suggests the influence of the Craftsman style on this turn-of-the-century type cottage. Sheathed in clapboard, the house rests on an Arroyo stone foundation. Siding is clapboard, although the gable end is faced with octagonal shingles. The centered porch is elevated four steps above ground level and enclosed with low stucco-clad walls. Slender posts support the porch roof. Fenestration is symmetrical, with double-hung sash windows flanking the centered entry and additional double-hung sash windows on either side of the porch.*

863 North Mar Vista Avenue

1907, One-story Vernacular Bungalow  
Contributing

*A front-gable roof with large braces in the gable end is the focal point of this one-story bungalow. Roof detailing includes exposed rafters in the eaves and a lattice vent in the apex of the shingled gable face. Clapboard sheathes the body of the building. A recessed porch is tucked into the south half of the façade, with plain posts with simple block caps supporting the roof overhang. Although a pathway bisects the front lawn to lead to the porch, the entry itself faces south. A single double-hung window is the only other opening off the porch. The north half of the façade is nearly filled by a large, fixed sash window.*

870 North Mar Vista Avenue

1914, One-story Vernacular Bungalow  
Contributing

Architect: Speicher, Irvin B. (attr.)

*A one-story bungalow, this house has a side-facing main gable with a front-gabled porch offset to the north. Beams and rafters are exposed in the eaves. Siding is alternating narrow and wide clapboard. Below a vertical slat vent, shingles face the gable end. Porch walls and pedestals are finished with stucco wood posts support the porch gable. The centered entry and a band of three casement windows open onto the porch. A large tripartite window, shaded by a non-original aluminum awning, fills most of the façade south of the porch. On the south elevation an attached brick chimney has been removed above the roofline.*

871 North Mar Vista Avenue

1922, One-story Vernacular Bungalow  
Contributing

*This late Craftsman bungalow is front-gabled, with a smaller front gable offset to the south over an attached porch. Roof treatment includes exposed rafters in the eaves and vertical slat vents in the gable ends. Narrow siding sheathes the building. Three posts support each end of the porch gable. Façade fenestration is nearly symmetrical, with a centered entry flanked by tripartite windows. Windows on the side elevations are also mostly clustered in groups. A brick chimney is attached to the south elevation.*

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 57

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

879 North Mar Vista Avenue

1907

Non-Contributing

*The integrity of this house has been diminished due to changes to windows and window openings and alterations to the front porch.*

880 North Mar Vista Avenue

1911, One-story Craftsman Bungalow

Contributing

*This one-story, cross-gabled, bungalow features a front gable that shelters a full, recessed porch. Rafters are exposed in the eaves and a lattice vent fills the apex of the gable face. Shingles clad the exterior walls. The façade design is symmetrical, with a centered front door flanked by two large, fixed-pane windows. Double posts support the porch gable; porch walls and pedestals below the posts are stuccoed. A brick chimney is attached to the north elevation.*

888 North Mar Vista Avenue

1907

Non-contributing

*Stucco siding, new windows, and alteration of the original porch have altered the appearance of this one-story Craftsman bungalow.*

889 North Mar Vista Avenue

1928, American Colonial Revival Bungalow

Contributing

*A clipped side-gabled roof and symmetrical design characterize this one-story Colonial Revival bungalow. Rafters are exposed in the eaves. Clapboard sheathes the building. The centered portico features a clipped front-gable carried by Tuscan columns. Sidelights flank the central entry. Fixed multi-light windows have replaced original windows located on either side of the porch.*

895 North Mar Vista Avenue

1922

Non-Contributing

*This one-story bungalow has diminished integrity by the alteration of the porch, installation of new windows and new siding.*

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 58

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

896 North Mar Vista Avenue

1922

Non-Contributing

*Located on the southeast corner of North Mar Vista Avenue and East Mountain Street, this one-story house has undergone major alterations, including the enclosures of the porch/patio entry, addition of a large arched window, and extensive window replacement.*

928 North Mar Vista Avenue

1923, Spanish Revival Bungalow

Contributing

*One-story, this is a Spanish Revival bungalow characterized by stucco walls, a flat roof, and a tile-capped, slightly curved parapet. Below the parapet, rectangular terra cotta vents are evenly spaced across façade. A lattice-enclosed porch with corner posts supporting a flat roof that projects from the north half of the façade probably was originally tile-roofed. A battered chimney is attached to the north elevation. Original windows are casements in type; some have been replaced.*

938 North Mar Vista Avenue

1923, Spanish Revival Bungalow

Contributing

*This is a one-story Spanish Colonial Revival bungalow. Stucco sheathes the building, which is capped by a slightly curved, tile-edged parapet. Rectangular terra cotta vents are evenly spaced across the façade below the parapet. Offset to the north, the attached porch features a tiled shed roof supported by corner posts with trellises. Paired casement windows, characterized by a geometric pattern of muntins, flank the entry.*

948 North Mar Vista Avenue

Circa 1906, One-story Vernacular Bungalow

Contributing

*This one-story bungalow presents a side-gabled, nearly symmetrical façade to the street. Rafters are exposed in the eaves and shingles cover the gable ends, which contain tall, louver, attic vents. Clapboard sheathes the body of the house. An attached porch is centered on the façade and is capped by a front gable. Square posts support the gable, and clapboard covers the porch railings. The entry looks back to an earlier era, with the door and flanking sidelights featuring panels below lpanes of glass.*

958 North Mar Vista Avenue

Circa 1906, One-story Vernacular Bungalow

Contributing



United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 59

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Front-gabled, this one-story bungalow features an offset, front-gabled porch. Clapboard covers the body of the house while shingles face the gable ends. Roof detailing includes exposed rafters, an interior brick chimney set back on the ridgeline, and a diamond-shaped attic vent centered in the porch gable face. Posts that sit on a porch wall clad in clapboard support the porch gable. The entry is flanked by diamond-paned sidelights. A projecting bay with a pair of windows on the left bay is a recent, compatible alteration. Some windows on the sides and the front door have been replaced.*

966 North Mar Vista Avenue

1907

Non-contributing

*Major alterations to this one-story bungalow include new siding, an enclosed porch, and elimination of most original Craftsman features.*

974 North Mar Vista Avenue

1908, One-story Vernacular Bungalow

Contributing

*A massive Arroyo stone chimney dominates the design of this one-story bungalow. Wide clapboard sheathes the building. The cross-gabled roof features two front-gabled wings, with a side-gabled wing recessed between them. The porch is located in the recess, and features a rustic plank door with iron strap hinges. Sidelights flank the entry. The chimney bisects the façade of the north wing. A rear, concrete block addition is mostly hidden from view; otherwise, the house appears intact.*

984 North Mar Vista Avenue

1929, English Revival Bungalow

Contributing

*This one-story, stucco bungalow suggests the influence of the English Revival style. A clipped, side-gabled roof, with eaves flush with the gable ends, caps the building. The entry is offset to the north, and sheltered by a clipped, front-gabled hood. Small windows with flower boxes flank the doorway. Two steps lead up to a brick paved stoop. To the south, plank shutters decorated by cutouts frame two pairs of casement windows. A turned wood grille fronts the southernmost window of the façade. A stucco-covered chimney is attached to the north elevation. A rear, second story addition is partially visible; otherwise, the house appears intact.*

992 North Mar Vista Avenue

Circa 1905, One and one-half story Vernacular Bungalow

Contributing

*A front-gable roof with uneven rakes that reaches down to encompass the upper level of this one and a half story bungalow is responsible for the unusual appearance of this home. The roof is treated in the Craftsman manner, with braces exposed in the eaves and a lattice vent in the apex of the gable face. Shingles sheathe the building.*

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 60

\_\_\_\_\_ **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Tucked into the southwest corner of the façade, the porch accommodates the front door and a large, tripartite window distinguished by diamond-shaped panes in the transom above the fixed center sash. Stout posts rest on the enclosed railing to support the porch roof. Some windows appear to have been replaced; others are double-hung sash. A stucco-covered chimney is attached to the south elevation. Although damaged by fire in 1962, the house appears to be intact.*

1000 North Mar Vista Avenue  
1922, One-story Craftsman Bungalow  
Contributing

*Located on the southeast corner of North Mar Vista Avenue and Bell Street, this is a late, one-story, Craftsman bungalow. The house is front-gabled, and covered in smooth stucco. Spanning the façade, an attached porch is topped by a double front-gabled roof supported by three elephantine posts on high, stucco pedestals. Sidelights flank the front door at the south end of the porch. The north section of the porch has been extended and is glazed with a row of contemporary casements. Paired casement windows are arranged on the side elevations. The south side also features a stucco chimney.*

1018 North Mar Vista Avenue  
1915, One-story Craftsman Bungalow  
Contributing

Architect: Patton, John J.

*Occupying the northeast corner of North Mar Vista Avenue and Bell Street, this is a side-gabled Craftsman bungalow with a second parallel gable at the rear. Roof detailing includes exposed rafters and beams in the eaves. A full front porch has been created by use of vine-covered pergola, which extends north from the small recessed porch at the southwest corner. Paired posts set on the Arroyo stone porch wall and on low, Arroyo stone pedestals support the porch roof and pergola. Siding is wide clapboard. Gable vents are wide vertical slats. Windows are primarily double-hung sash, with a typical Craftsman tripartite window centered on the west façade.*

1028 North Mar Vista Avenue  
Circa 1890 (moved to site in 1925), Vernacular Queen Anne  
Contributing

*This is a one-story, Victorian era cottage. Narrow clapboard sheathes the dwelling, which has a hipped roof with a fish-scaled shingled gable at the front. The entry bay is centered between wide window bays and canted corners with similar window openings. Windows are double-hung. The porch, which was added after the house was moved to the site in 1925, conforms to a 1920's design pattern: symmetrical with double corner posts linked by trellises.*

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Section number 7 Page 61

**Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement**

---

1036 North Mar Vista Avenue  
1923, American Colonial Revival Bungalow  
Contributing

*Symmetrical in appearance, this one-story Colonial Revival bungalow is massed beneath a clipped side-gabled roof. Rafters are exposed in the eaves. Narrow clapboard sheathes the building. The central portico, defined by a clipped front gable carried on two Tuscan columns, is balanced on either side by pergolas extending across the full front. A vent in the porch gable face repeats the shape of the gable. Clusters of three casement windows are equally spaced from the central entry, which is glazed and flanked by sidelights. A brick chimney rises on the south.*

1044 North Mar Vista Avenue  
1920, One-story Vernacular Bungalow  
Contributing

*Sheathed with clapboard, the house is capped by a side-gabled roof. A full front porch spans the facade. Craftsman elements such as exposed rafters and brackets as well as casement windows are incorporated. The porch has a railing pattern of three narrow alternating with one wide, vertical slats. A brick chimney is attached to the south elevation.*

1045 North Mar Vista Avenue  
1911, One-story Craftsman Bungalow  
Contributing

*Clad in shingles, this is a one-story bungalow with a centered oak front door emphasized by a front-facing gable attic vent with horizontal slats. The full front porch is recessed under the sloped side-gabled roof. South of the entry, which retains its original screen door, French doors open onto the porch. Porch corner posts are accentuated by curved brackets. The porch wall and piers are finished in stucco, as is the chimney on the south wall.*

1052 North Mar Vista Avenue  
1920, One-story Craftsman Bungalow  
Contributing

*Capped by a low-pitched, cross-gabled roof, this one-story Craftsman bungalow is distinguished by unusual hollow tile walls finished in stucco. The front gable spans the façade and is faced with a vertical slat vent. An attached shed-roof porch features paired posts, trelliswork, and a wide slat railing. Centered within the porch space, the multi-paned front door is flanked by tripartite windows that consist of large fixed panes between narrow casements. An exterior brick chimney rises above the roof on the south side.*

1053 North Mar Vista Avenue

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 62

           **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

1924, Spanish Revival Bungalow  
Contributing

Architect: Martin, R.L.

*Arches are the dominant motif of the design of this one-story Spanish Revival bungalow. A tiled side-gabled roof caps the stucco walled dwelling. The façade consists of two bays. On the south, a triple arched window displays a Palladian window configuration. The porch recessed into the north half of the façade has an arched entry from the driveway and a flattened arch opening facing front. The rear portion of the house is flat-roofed with a tiled-edged parapet.*

1060 North Mar Vista Avenue  
1919, One-story Vernacular Bungalow  
Contributing

*This bungalow features twin front-facing gables and broad overhanging eaves. Rafters are exposed in the eaves, and gable ends contain vertical slats in a three-narrow-one-wide pattern. Wide clapboard sides the building. An attached porch has been glazed between elephantine corner posts and above a clapboard porch wall. Pedestals beneath the posts are stucco-covered. A brick chimney attached to the south elevation has been removed above the roof level.*

1061 North Mar Vista Avenue  
1919, One-story Vernacular Bungalow  
Contributing

*Hollow clay tile exterior walls, accented by half-timbered gable ends, distinguish the appearance of this one-story bungalow. The low-pitched, cross-gabled roof is characterized by broad overhanging eaves with rafters and carved beams left exposed. Sheltered beneath a side gable, the L-shaped porch spans most of the façade and wraps the northeast corner of the house. Paired posts, linked by trellises, and a solid wood porch wall enclose the porch space. An interior chimney is finished in stucco and topped by an arched cap. A large rear addition does not compromise the integrity of the original structure.*

1069 North Mar Vista Avenue  
1917, One-story Vernacular Bungalow  
Contributing

Architect: Speicher, Irvin B. (attr.)

*This one-story, cross-gabled bungalow features a full front porch that is recessed across the façade. Brick walls and piers enclose the porch space. Above the porch and a tie beam accented by purlins, the gable end is faced with random shingles. It contains two windows flanked by two louvered attic vents. Clapboard sheathes the body of the house. Windows are primarily double-hung sash, with a large, tripartite window south of the centered entry. A brick chimney attached to the south elevation appears to have been rebuilt.*

1070 North Mar Vista Avenue  
1914, One-story Craftsman Bungalow

Architect: Deming, Henry C. (attr.)

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 63

\_\_\_\_\_ **Bungalow Heaven District**  
**Los Angeles County, California**  
**The Residential Architecture of Pasadena, CA.**  
**1895-1918: The Influence of the Arts and Crafts Movement**

---

*Contributing*

*Exposed structural features and a horizontal emphasis keynote the design of this one-story Craftsman bungalow. Capped by a low-pitched, cross-gabled roof with deep overhanging eaves, the house is clad in clapboard. The focal point of the house is a large L-shaped porch recessed across most of the primary (west) and north elevations. Above tie beams whose intersection is articulated, the west and north-facing gable ends consist entirely of vertical slats. Elephantine porch piers on square concrete pedestals support the porch roof. Wood railings enclose the porch space. The front door, set on an angle at the northwest corner of the house, is accessed via three steps from the driveway on the north. Large, fixed-pane windows with transoms overlook the porch. A brick chimney rises out of the middle of the structure.*

1075 North Mar Vista Avenue  
1922, Vernacular/English Revival Bungalow  
*Contributing*

*Set back on its lot, this one-story, 1920s bungalow features an L-plan with the front-facing gable offset to the north side. The smooth stucco finish, attic vents, and battered end walls suggest the influence of the English Revival style. Located south of the front-gabled wing, the entry is shaded by a bracketed shed roof canopy that is an extension of the roof. Paired casement windows flank the entry. Another pair of casements is centered on the façade of the north wing, with a triangular-shaped, five-tile vent in the apex of the gable face above it. Notched bargeboards trim the gable end. A stucco-clad chimney with a brick cap is attached to the south elevation, bisecting the face of the side gable.*

1076 North Mar Vista Avenue  
1915, One-story Craftsman Bungalow  
*Contributing*

*Capped by a low-pitched, cross-gabled roof, this one-story Craftsman bungalow is sheathed in alternating rows of short and long shingles, with a slight flaring of the skirting at the foundation. Beams and rafters are exposed in the eaves. Occupying the north two thirds of the façade, the front porch is recessed under the front-facing gable. The gable is supported by clusters of wood posts sitting on exaggerated elephantine pedestals covered in stucco. A low stucco wall encloses the porch. Decorative glass panels near the top of the wood front door and cartouche-shaped lights in the transoms of fixed sash and tripartite windows distinguish the fenestration. An attached chimney on the south elevation features a battered shape and decorative brick trim.*

1084 North Mar Vista Avenue  
1919, One-story Craftsman Bungalow  
*Contributing*

*Offset front gables cap this cross-gabled, one-story, Craftsman bungalow. Vertical slat vents are located at the tops of the gable ends; otherwise, the house is clad in clapboard. Beams are exposed in the eaves, but fascias hide the rafters. The entry is tucked beneath the north half of the projecting gable and is flanked by a pair of*

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 64

           Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement

---

double-hung windows. A large, fixed sash with a transom occupies most of the remainder of the façade. Original porch supports have been replaced with wrought iron.

Contractor Irvin B. Speicher built and probably also designed this six-room residence, erected in 1919 for an estimated cost of \$2,500.

1085 North Mar Vista Avenue

1924

Non-contributing

The integrity of this one-story, Colonial Revival bungalow has been compromised by the application of stucco siding and the replacement of original windows with aluminum sliders.

1090 North Mar Vista Avenue

1922, American Colonial Revival Bungalow

Contributing

Architect: Telling, George P.

A Colonial Revival bungalow, this one-story house is set back from the street on a nicely landscaped, slightly elevated site. A clipped, side-gabled roof caps the clapboard-covered structure. Two eyebrow dormers with cutout designs face the street. Recessed into the north two-thirds of the façade, the porch contains the centered, multi-paned glass entry and a large, fixed sash window. Tuscan columns support the porch roof. A band of five six-light casement windows occupies the south third of the façade. The north elevation features an attached brick chimney and a projecting window bay with its own clipped gable roof.

1095 North Mar Vista Avenue

1914, One-story Craftsman Bungalow

Contributing

A front-gabled porch is the focal point of this one-story Craftsman bungalow. Capped by a cross-gabled roof of extremely low pitch, the building is sided with clapboard. The porch gable echoes the lines of the house gable above it and features open trusswork in the gable end. Elephantine piers, sheathed in stucco and trimmed with brick caps, are linked to the gable tie beam by crossed beams and posts. Large, fixed-pane windows are symmetrically placed flanking the centered front door. Four vertical channels of beveled glass pierce the door, which is set into a battered surround. Windows are primarily casements and are capped by heavy, extended lintels.

1099 North Mar Vista Avenue

1915, One and one-half story Craftsman Bungalow

Contributing

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Section number 7 Page 65

           Bungalow Heaven District  
Los Angeles County, California  
The Residential Architecture of Pasadena, CA.  
1895-1918: The Influence of the Arts and Crafts Movement

---

*This one and one-half story Craftsman bungalow has a reduced-area floor plan on the upper story similar to the airplane bungalow configuration in that its large front-gabled upper story sits on a cross-gabled lower story; however, it is not a true airplane bungalow. A front gable roof porch, which wraps around the south side elevation has a brick foundation and square piers. Double hung windows (sometimes in groups of two or three) are typical. On the right bay of the front elevation is a large single light window. The brick chimney on the north elevation has been rebuilt. A large two-story addition at the rear of the building has clapboard siding and window design that are compatible with the original building.*

1100 North Mar Vista Avenue

1920

Non-contributing

*Set far back on its lot, this one-story bungalow has been altered by the replacement of windows, the elimination of many of stylistic details, and the construction of an attached garage that gives it the appearance of a California Ranch style house.*

1107 North Mar Vista Avenue

1915, One-story Craftsman Bungalow

Contributing

*This one-story Craftsman bungalow is sheathed with clapboard and capped by a cross-gabled roof. A very low-pitched front gable with overhanging eaves and exposed beams and rafters spans the width of the house and shelters a recessed porch. Wood posts and beams frame the porch, which sits on a concrete foundation. Slightly extended lintels top the front door and the two fixed-pane windows that flank it. Rectangular louvered vents are centered within the gable faces. On the south elevation, an exterior brick chimney is located just in front of a front-gabled projection.*

1110 North Mar Vista Avenue

1920, American Colonial Revival Bungalow

Contributing

*This Colonial Revival bungalow is one-story in height and capped by a clipped side-gabled roof. Narrow horizontal wood clapboard, trimmed with endboards, sheathes the house. Centered on the façade, a small roof extension, supported by wood brackets, serves as a canopy over the entry. Three steps lead up to the front door, which consists of a single glass pane in the top half and a wood panel in the bottom half. Paired casement windows, each banded at the top by a row of three rectangular lights, are symmetrically placed on either side of the entrance. Small vertical vents are located in the gable ends on the side elevations.*

1115 North Mar Vista Avenue

1912, One-story Craftsman Bungalow

Contributing