

sState of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
PRIMARY RECORD

Primary # P -

HRI#

Trinomial CA -

NRHP Status Code 6Z

Other Listings

Review Code

Reviewer

Date

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*Resource Name or #: (Assigned by recorder)

3095 Cedar Ravine, Placerville, CA

P1. Other Identifier:

*P2. Location: ☒ Not for Publication

☐ Unrestricted

*a. County

El Dorado

*b. USGS 7.5' Quad Placerville, CA Date 1949 photorevised 1973 T 10N R11E ; MDM

c. Address 3095 Cedar Ravine City Placerville Zip 95667

d. UTM: (Give more than one for large and/or linear resources) Zone 10 ; 691728 mE/ 4288771 mN NAD

e. Other Locational Data: (e.g., parcel #, directions to resource, elevation, etc., as appropriate) APN: 004-011-54-100

*P3a. Description:

The residential structure located at 3095 Cedar Ravine Road is a wood frame, single story, side gable home built around 1867 in a vernacular style. The house is set back from Cedar Ravine Road, a location consistent with the 1899 and 1910 Sanborn Map footprints. (see continuation)

P3b. Attribute Code: HP2: Single Family Residence

*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 east of home, May 2020

*P6. Date Constructed/Age and

Sources: ☐ Historic

☐ Prehistoric ☐ Both

Ca 1867 based on 1914 death certificate for J. Turney

*P7. Owner and Address:

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

Mary L. Maniery

PAR Environmental Services, Inc.

1906 21st St

Sacramento, CA 95811

*P9. Date Recorded: 5/6/2020

*P10. Survey Type: (Describe)

Intensive Reconnaissance

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

No report prepared: DPR form only

*Attachments: ☐ NONE ☒ Location Map ☐ Sketch Map ☐ Continuation Sheet ☒ Building, Structure and Object Record

☐ Archaeological Record ☐ District Record ☐ Linear Feature Record ☐ Milling Station Record ☐ Rock Art Record

☐ Artifact Record ☐ Photograph Record ☐ Other (List)

DPR 523A (1/95)

*Required Information



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CONTINUATION SHEET

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*Date

☒ Continuation ☐ Update

P3a: Description

The building is L-shaped with two parallel gabled sections. The sections are flush on the north side. The front (west facing) gable is shorter than the rear, allowing for a wraparound porch that connects to the back and protects a side entrance.

The double gable roof is clad with composition shingles, replacing the original wood. The house has louvers on the gable ends. The siding on the west, east and south facades consists of a modern composition material, added in the last 15 years. The north façade retains some of the original wood shiplap siding, fastened with square-headed machine cut nails.

The wraparound porch as a flat roof that extends out from the gable and is supported by four inch square wood posts capped with simple capitals. Decorative scroll knee braces and board rails define the porch but are not original elements; they were added in the last five years. Originally the porch wrapped around the north side of the house; this section has since been removed and replaced with a one-car garage with dirt floor.

Vertical boards extend from the bottom of the porch to the ground, covering views of the concrete pier and wood post foundation. Entry steps are off centered on the front façade, were built in the last five years, and lead to the front door. The five stairs are open, wood board risers and are a recent addition. Fenestration on the front façade facing Cedar Ravine Road consists of a central door at the top of the stairs, flanked by two large window openings. Original glass and sashes are missing and boards cover the openings. The south facing façade has a single window on the short, front gable. The rear gable has a door at the end of the wraparound porch leading into the kitchen flanked by a single window. An additional window is on the south façade of the gable. The west facing façade has a door accessed by a concrete stoop on the south end, a small window to provide light to the bathroom, two paired windows, and a single window. The original windows are missing and the openings are boarded over. The east façade originally had a porch extending along its length and a door on the north end; these have been removed and the door opening is now on the south end. The north façade has a boarded attic window in the upper gable and a lower story centered window partially blocked by the garage addition.

The garage is attached to the house on the north and consists of a small, single car structure with a gable roof, exposed rafter tails, and a side gable bay door. It also has a composition roof and siding to match the house.

The interior of the house includes a kitchen added after ca 1940, modernized bathroom with tile splashboards and walls and a pedestal sink, and linoleum floors. There is little left of the interior that is original to the 1860s construction date, although the living room ceiling appears to be tongue and groove and may be original. The house original had four rooms (two bedrooms, a living room, and kitchen); most of the wall dividers are no longer present.

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P5. Photos (continued)



View northwest of the eastern (rear) façade, May 2020



View east of the north facing façade and garage addition, May 2020

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View of interior kitchen

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DEPARTMENT OF PARKS AND RECREATION
LOCATION MAP

Primary # _____

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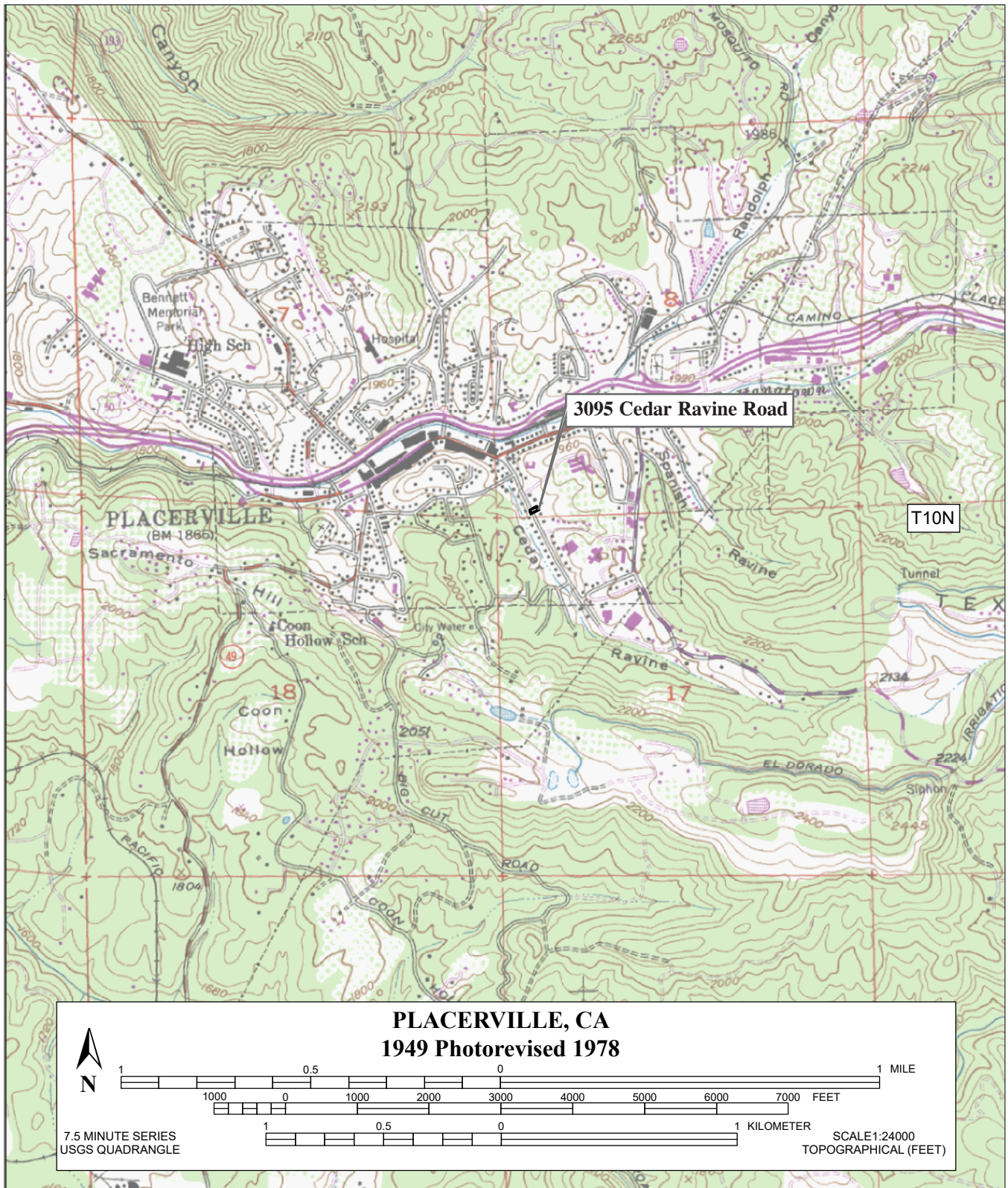
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*Resource Name or # (Assigned By Recorder) 3095 Cedar Ravine Road

Map Name Placerville 7.5 min

*Scale 1:24000

*Date of Map 1948 Photorevised 1978



State of California - The Resources Agency DEPARTMENT OF PARKS AND RECREATION BUILDING, STRUCTURE, AND OBJECT RECORD	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%;">Primary #</td> <td style="width: 50%;">P –</td> </tr> <tr> <td>HRI#</td> <td>CA –</td> </tr> </table>	Primary #	P –	HRI#	CA –
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B1. Historic Name: Janet Blair Turney home

B2. Common Name: _____

B3. Original Use: Residential B4. Present Use: Vacant

***B5. Architectural Style:** vernacular

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

The house appears to have been constructed around 1867. Sanborn maps dated 1889 and 1910 (updated 1941) show a one story L-shaped structure with a wrap around porch on three sides and another porch and one-story extension on the back. Changes to the house include removal of the back porch and one side porch, addition of a garage, replacement of the front porch and windows, addition of composition siding on three sides of the building, new foundation, and remodel of the interior.,

Date: _____ Original Location: yes

***B8. Related Features:** None

B9a. Architect: Unknown b. Builder Unknown

***B10. Significance:** Theme Settlement Area Placerville

Period of Significance N/A Property Type Residence Applicable Criteria N/A

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

Known as Old Dry Diggins, Placerville was filled with small claims and mines, as well as ditches by 1849. A town grew at the site, which was the crossroads of what would eventually become two major transportation corridors during the California Gold Rush, eventually known as Highway 49 and Highway 50, becoming a supply hub for the region. After a civil action and hanging in 1849, the name of the town (and the creek that ran through it) was changed to Hangtown. By 1854, Hangtown had become the third largest town in California, surpassed only by San Francisco and Sacramento. As the population grew, the name became a contentious choice and a more refined “Placerville” was suggested as early as 1850. This became the official name when the City was incorporated in 1854. In 1857, it became the county seat of El Dorado County (Hoover et al 1999; Placerville, City of 2016). Cedar Ravine, one mile south of Placerville, was active in the 1860s and as late as the 1890s as a mining area (Tremaine and Associates 2010). Settlement started along Cedar Ravine Road by the 1860s and development of the Cedar Ravine neighborhood continued into the early 1900s. This area of Placerville traditionally combined commercial, residential, and mining areas, as it was located near Pacific Hill and the rich and productive Pacific Mine properties. In the nineteenth century it was characterized by a mix of mining, hay fields, small farms, and residences. By the late 1890s some of Placerville’s leading citizens had built homes along the road near its junction with Main Street and it became known for its high style Victorian houses and yards (Morrell et al. 1985).

One resident of these early years was Janet (Jenette) Blair Turney. Born in Paisley Scotland around 1834, Janet arrived in California as a child with her parents, Agnes and James Blair, and her brothers John and James around 1852. She married James Turney on December 25, 1862 in Placerville. The young couple joined the local Presbyterian Church and had a two daughters, Mary and Frances, by 1866. James Turney passed away unexpectedly of heart disease in July of 1867 at the age of 33, leaving behind a pregnant wife, Janet, and his two daughters (www.findagrave.com; Mountain Democrat 1914). According to later documents, it appears that Janet purchased and moved into a home on Cedar Ravine Road in 1867, although it is unknown if the move was before or after the death of James (El Dorado County 1914).

According to the 1870 US Census, Janet, her three children, and mother, Agnes, were living in the house at that time. Janet gave her occupation as “washing and ironing” and was the head of the household. The real estate value was listed at \$300 and her personal estate was worth \$1,000, fairly well off for the time. The 1872 townsite map for the City of Placerville identifies the property at 3095 Cedar Ravine Road as belonging to Mrs. Turney. Her mother and children were still living with her in 1880. Agnes passed away in 1884 and the newspaper obituary noted that the funeral service was held at her daughter Janet’s home. By the mid-1890s her brother, James, built a large home just up the street from Janet, known as the Combellack-Blair house. Janet continued to live in her modest house set back from the road with her daughter, Frances, and, in 1910 her son, Thomas (1867-1920) until her death on June 20, 1914. The local newspaper noted that she was a pioneer woman of the county and passed away in her home (Mountain Democrat June 21, 1914). She, along with other members of the family, is buried in the Placerville Union Cemetery.

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Their daughter, Frances (1866-1951), continued to live in the house after her mother's death in 1914. In the 1930 and 1940 US census, Frances is enumerated as living in the house on Cedar Ravine, alone and she appears to have passed away at her family home. The burial permit for Frances states that she was buried in Placerville Union Cemetery on May 17, 1951 (www.findagrave.com 2020).

Janet obtained title to her land in 1872, after spending five years making improvements to meet the government requirements. In 1904 she signed the title over to her daughter, Frances, for “love and affection and also for better maintenance, support, protection, and livelihood” of her daughter Frances. Frances sold a portion of the lot to William and Ruth Baumhoff in 1936 and the remainder of the lot with the house was sold to Nephi and Etta Anderson in 1944 for \$10.00. The Anderson’s sold the house and its lot to Abel and Lena Campini in 1949 and it remained in the Campini family until 1971. Since 1971 the house has been sold eight times and has had numerous tenants. It is currently vacant (City of Placerville 2020).

California Register of Historic Places evaluation

The Turney house was constructed in the late 1860s, nearly 20 years after the original gold rush era in Placerville. This period of time was one in which residential enclaves were being established throughout the City, including Bedford, Spring and Pacific streets. Cedar Ravine neighborhood, like most in the city, included a mix of homes, businesses, and mining enterprises, a pattern not unique to the City. While an older neighborhood, the establishment of residential properties such as the Turney House was not unusual and the home does not represent a significant event in local history. As such, it does not qualify under Criterion 1 as important in local history.

Janet was a member of the pioneering Blair family, who arrived in Placerville in the early 1850s. Her brothers, John and James, built up a lumbering business in town and eventually built houses near Janet in the Cedar Ravine neighborhood. While her brothers were important in the local economic development of the Placerville lumber industry, Janet was widowed young and worked at various jobs, such as washing and ironing and housekeeping, to support her three children. She appears to have lived a quiet life in Placerville, attending church and tending to her family, as did many women in the City at the time. She does not appear to have played an important role in local history or contributed to the development of the City and the home does not meet Criterion 2 for its association with an important person.

The house was built around 1867 in a modest vernacular style. It represents an early, simple style of architecture common in the areas before the later popularity of elaborate and embellished Victorian designs, as seen in the nearly 1890s Blair and Combellack-Blair homes located on Cedar Ravine Road. The porch knee braces and other architectural detailing were added to the home, although the chamfered posts and capitals are likely original. The house retains its original footprint, but has been subjected to numerous repairs, modifications, upgrades, and remodeling since 1940, likely after it passed out of family ownership after 1951.

Records on file at the Assessor’s Office document changes made in 1973, 1976, 1988, 2011, and 2016 that include replacing the siding, demolition of interior features and remodeling, replacement of stairs, porch railings, and porch, and pier and foundation work. Today, the north facing façade appears partly original with shiplap siding fastened with nineteenth century machine-cut nails. However, the garage addition has covered over half of this façade and original windows are gone or covered by the addition.

The 1910 (revised 1941) Sanborn map depicts a wraparound porch on the front (west) and side (north and south) facades. The north façade porch has been removed and replaced with the garage. The Sanborn depicts a separate porch on the east or rear façade that is no longer present. The map also shows a one-story small extension on the northern side of the rear façade; there is nothing at this location now.

Interior changes include installation of a kitchen with linoleum flooring and wood cupboards circa 1950s; upgrade of a bathroom with modern tile and sink since 2010, rearrangement of interior space, changing fenestration and window openings in several

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rooms, and replacing original windows and doors. While the house is one of the earlier residential structure in Placerville, the many and extensive modifications, alterations, and additions has compromised the architectural integrity of the structure and it does not meet Criterion 3 as a representative or unique example of an architectural type or work of a master.

An archaeological survey of the parcel did not result in identification of depressions that could indicate outside toilets (privy), trash deposits, or older foundations or features. Therefore, the property does not meet Criterion 4 for its scientific value. Given the lack of importance under any criteria and compromised integrity, this property does not qualify for inclusion in the California Register of Historical Resources as an individual property and is not considered a resource for the purposes of CEQA.

In 1981 the City of Placerville identified four districts within the City as potential National Register districts, including Cedar Ravine Historical District. In 1985 members of the City of Placerville Historic Advisory Committee completed state inventory forms for the district and noted that it did not meet National Register requirements but that five homes within the district qualified; 3095 Cedar Ravine Road was not one of the five homes.

Since 1985 the Cedar Ravine neighborhood has had historical homes removed, other homes remodeled, new infill construction completed, and many modifications made to its buildings. The new construction and remodeling projects have been subjected to City review and complement the historical nature of the neighborhood. It is unlikely, however, that the Cedar Ravine Historic District qualifies today for the California Register, given the many non-contributing features within the boundaries. If a district was present, however, the Turney home at 3095 Cedar Ravine Road would not be considered a contributing feature because of the many modifications and changes that have occurred to the home since 1940.

B12. References Cited

El Dorado County
 1914 Death certificate for Janet Blair Turney. Accessed August 18, 2020 at www.ancestry.com and www.findagrave.com.
 Findagrave.com
 2020 Entries for Janet and James Turney, Francis Turney, Agnes Blair accessed August 17, 2020 at www.findagrave.com.
 Morrell, Bessie, Gary Pigg, and Betty Laarveld
 1985 Cedar Ravine Historic District nomination form. On file, North Center Information Center, Sacramento, CA.
 US Bureau of the Census population manuscripts
 1860-1940 Manuscript census records for Blair and Turney families. Accessed July and August 2020 at www.ancestry.com

N/A

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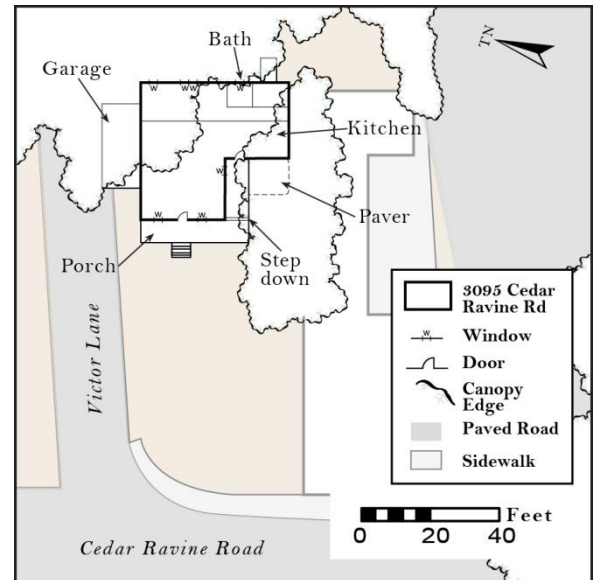
3095 Cedar Ravine Road

B13. Remarks: None

(Sketch Map with north arrow required.)

*B14. Evaluator: Mary Maniery, PAR Environmental Services, Inc.
1906 21st Street, Sacramento, California
Date of Evaluation: 2-9-2016

(This space reserved for official comments.)



SKETCH MAP

Primary # _____

HRI # _____

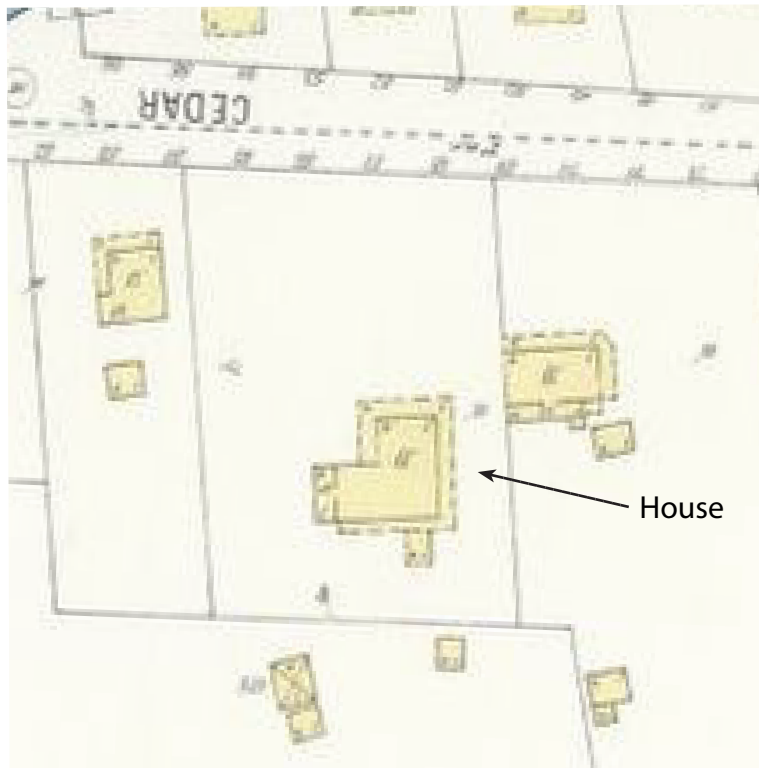
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*Drawn By PAR Environmental Services, Inc.

*Date 5/6/2020



1899

1910 with
additions in 1941

