



CONTINUITY

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Preservation Action Council of San Jose
Dedicated to Preserving San Jose's Architectural and Cultural Heritage

Winter 2024

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City Approves New Landmarks

Schiele/Alameda Park District

On September 24, 2024, the San Jose City Council unanimously approved the designation of Schiele Subdivision and Alameda Park as a City Landmark Historic District, nominated by the San Jose City Council on April 30, 2024. Reports to the Council by the Planning Commission and the Historic Landmarks Commission (HLC) both favored the designation. This is the first Historic District designated by the City since 2007!

A joint memorandum co-authored by Mayor Mahan, Vice Mayor Kamei, and Council members Davis, Foley, and Candelas dated September 20, 2024, recommended the following: "Support the staff recommendation to adopt a resolution designating Schiele Subdivision and Alameda Park as a City Landmark District as nominated by the San Jose City Council on April 30, 2024." Christopher Burton, Director of Planning, Building and Code Enforcement, offered the presentation and responded to questions.

PAC*SJ spoke with enthusiastic favor on this project at the HLC, Planning Commission, and City Council meetings. Public comments in opposition to this designation focused mostly on concerns as to whether Historic District designation

(Cont'd p. 2)

Grace Baptist Church

Another significant approval occurred at the September 24 San Jose Council Meeting. Grace Baptist Church at 484 E. San Fernando Street was designated a San Jose City Landmark, the first non-residential building to receive landmark status since 2014.

The designation of City Landmark status for the Grace Baptist Church by the City of San Jose was based on four criteria described below.

Criteria 3 for association with a significant person, George "Shorty" Collins, who served the church and community for 29 years and worked for peace for over 70 years;

Criteria 4 for the church's involvement and activity in the religious community of San Jose since its founding in 1913. For fifty years, Grace Baptist Church has opened its doors, offered programs, and supported the developmentally disabled, the mentally ill, and the homeless;

Criteria 6 as an excellent example of a large-scale Gothic Revival style but with a slightly modern interpretation,

(Cont'd p. 2)

Schiele/Alameda Park (Cont'd)

will make it unreasonably difficult to make repairs, changes, and upgrades to their homes. A Q&A addressing these questions can be viewed on the Planning Department's website. The following is PAC*SJ's Executive Director's written response to the City Council on these concerns. "Historic district designation will not prevent current or future residents from modernizing or expanding their homes or adding accessory dwelling units, and historic designation does not regulate any interior changes or land uses within the district. Instead, historic districts encourage sustainable development by conserving existing material and structures, stabilizing property values, and maintaining a diversity of housing options."

In October and November, PAC*SJ offered two more historic walking tours (see below) through Schiele Subdivision and Alameda Park, celebrating this City Council approval. Authors of the book on the neighborhood, Krista Van Laan and Kay Gutknecht, guided the participants along the streets, viewing various examples of outstanding architectural designs from the late 1800s and the 1920s-30s.

Neighbors in the new district are interested in exploring signage approval and installation to mark this new designation. Those residing in the district will be provided with information on local tax benefits from the Mills Act for Landmark houses. After over twenty years of pushing for historic recognition, those who spearheaded this long campaign were ecstatic and relieved. Congratulations! 🎉

(More photos next page)



Historic Tour walkers on Schiele Avenue admiring homes.

Grace Baptist Church (Cont'd)

having cleaner lines and less ornamentation, influenced by the Art Deco movement;

Criteria 7 for the church's designer, master architect Ernest Curtis of the Binder & Curtis firm who designed much of San Jose's downtown between 1897-1957. Other San Jose buildings designed by this group have become designated City Landmarks or appear on the Historic Resources Inventory as Structures of Merit.

Many of the parishioners, along with *Grace Solutions* and the *Unhoused Response Group* on site, who meet the needs of the disadvantaged, were worried when the Church demolition was proposed. A place to eat, take shelter, and find assistance would be gone. When the Church's concerned parishioners contacted PAC*SJ over two years ago, PAC*SJ was eager to help lobby the city for securing landmark status. PAC*SJ paid for half the cost of a required historic report, a necessary step in the process. Today the Church building will remain, although development may rise up around it. (Cont'd p. 3)



Grace Baptist Church

Schiele/Alameda Park (Cont'd)



Above, historic homes on the Schiele/Alameda Park walking tour.

The top house is a Tudor style, below is a Craftsman design.

CONTINUITY

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Grace Baptist Church (Cont'd)

To celebrate this new historic landmark status, Grace Baptist Church hosted a free event at the Church on November 30th to thank PAC*SJ and the City Council for assistance, and to reach out to the community. A 1923 silent movie, "Safety Last," starring Harold Lloyd and Mildred Davis was shown with live organ accompaniment played by the talented Dave Marino. Visit page 8 for more details on this event. 🎶



Behind the church altar is a maze of organ components, such as pipes of all sizes, windchests, baffles, pneumatics, and instruments for various musical sounds. Above are a few of the percussion instruments: drums, bells, cymbals, and apparatus to make sounds of galloping horse hoofs. Since the rare 1921 organ came from the Liberty Theater to the Church in 1940, it arrived with more extensive and complex elements than a regular cathedral organ. It had to make sounds for silent movie actions. In the Church's workshop, more sets of pipes and components have never been connected to the organ, even two large xylophones!

Endangered 8 Sakauye Farmstead Update

Thanks to ongoing conversations and the collaborative partnership formed between History San José, the Japanese American Museum of San Jose (JAMsj), San Jose Vice Mayor Rosemary Kamei, District 4 Councilmember David Cohen, the Hanover Company, members of the Sakauye Family, and the Preservation Action Council of San Jose (PAC*SJ), a new plan has emerged to provide additional time for the relocation and preservation of the historic Eiichi Sakauye Farmhouse at San José History Park, operated by History San José.

Under the new plan, offered by the Hanover Company and supported by the partnership, Hanover will relocate the farmhouse to a temporary staging area onsite in February 2025, at the beginning of construction. This would allow the fundraising deadline to save the house, originally November 15, to push back into early 2025, with the final move to History Park to be completed by Spring/Summer of 2025. Furthermore, it will ensure the needed time for the partnership to finalize the ambitious logistics of relocating and restoring the farmhouse so it can serve as an educational resource and enduring testament to Japanese American contributions to Santa Clara Valley, the resilience of the Japanese American community following WWII incarceration, and the power of cross-racial solidarity.

The Sakauye Farmhouse, one of the last remaining vestiges of San Jose's once-thriving agricultural landscape, was in danger of demolition due to impending development. Earlier this year, the San José City Council approved the "0 Seely Avenue Mixed Use Project" with a strong recommendation to preserve the historic farmhouse. The partnership among aforementioned community stakeholders has now created a path forward to save this vital piece of history through off-site relocation.

"This new plan avoids the unnecessary loss of an important architectural and cultural landmark that preservation advocates have been working to protect from demolition for more than two years," PAC*SJ executive director Ben Leech said. "PAC*SJ is proud to have helped raise public awareness of this endangered site and to be a part of a dedicated coalition of partners working to ensure its future."

"Preserving the Sakauye Farmhouse is not just about saving a building; it's about protecting the legacy of those who shaped our community," said San Jose Vice Mayor Rosemary Kamei. "

"Preserving the Sakauye Farmhouse is not just about saving a building; it's about protecting the legacy of those who History San José President & CEO Bill Schroh, Jr. added, "This development is a victory for San Jose's heritage. It reflects the shared commitment of city leadership, local organizations, and the Sakauye family to safeguarding our multicultural past and include additional narratives to the cultural community stories that are already a part of San José History Park."

The additional time will enable the partnership to continue fundraising efforts toward the \$750,000 needed for the relocation to San José History Park and an estimated \$250,000 for the restoration of the farmhouse to transform it into an exhibit and educational resource space in partnership with the Japanese American Museum of San José. Once moved to and restored at San José History Park, the Sakauye Farmhouse will become a centerpiece for public education, highlighting the Japanese American experience, their contributions to local agriculture, and the enduring impact of allyship and solidarity.

Vanessa Hatakeyama, Executive Director of JAMsj, emphasized the importance of this collaboration: "This project exemplifies what we can accomplish as a community when we all pull up a chair at the table with our local city officials, partner organizations, and corporations that are committed to building solidarity with the communities they serve. Now more than ever, such efforts are necessary so that we can continue to provide a safe space for our communities to be in dialogue and build connections and a sense of belonging."

The partnership invites the public to join this effort by donating to the preservation fund and spreading awareness about the importance of the Sakauye Farmhouse. Contributions will help ensure that this historic landmark becomes a permanent resource for education and inspiration.

For more information on the project or to donate, please visit the History San José website at <https://historysanjose.org/get-involved/support> or contact President and CEO Bill Schroh, Jr., at bschroh@historysanjose.org.



PAC*SJ's 2024 Endangered 8!

1. First Church of Christ, Scientist

43 E. St. James Street

Built 1905

Architect: Willis Polk

Threat: Neglect

1.



2. Sakauye Farmstead

2620 Seely Avenue

Built 1900s-1940s

Threat: Redevelopment

2.



3. MACSA Youth Center

660 Sinclair Drive

Built 1995

Neglect, Redevelopment

3.



4. Lawrence Hotel

71-89 E. San Fernando Street

Built 1893

Threat: Neglect

4.



5. Forman's Arena

447 W. St. John Street

Built 1926

Threat: Neglect, Redevelopment

5.



6. Bayside Canning Company

1290 Hope Street

Built c.1925

Threat: Neglect

7. Almaden Winery Cellar

5533 Le Franc Drive

Built 1850s

Threat: Neglect

8. Burbank Theater

560 S. Bascom Avenue

Built 1949

Threat: Neglect, Redevelopment



More Endangered 8 Updates

Almaden Winery Cellar

The City of San Jose continues to defer maintenance on this vacant City Landmark, and Friends of the Wine-makers (FOTW) report that water infiltration is beginning to accelerate. FOTW is working on a proposed interim work plan to present to the City in early 2025.

Milligan Lot/Forman's Arena

Despite City Council approving demolition of the entire block in June of this year, the City has yet to complete any of the required mitigation measures needed before the site is demolished, and have not indicated to PAC*SJ when it intends to start.

Meanwhile the site has fallen into severe disrepair and remains at risk of catastrophic fire following two earlier blazes this year (see page 18). This demolition by neglect sets a horrible example by a City that is currently attempting to ramp up code enforcement for private property owners elsewhere in the downtown area.

Lawrence Hotel

A covered sidewalk structure has finally been installed in front of the building, which was gutted by fire in 2021, but there is little other progress to report. In August 2023, the City approved a permit for interior demolition and reconstruction of the two-story building, but no work has begun and that permit is set to expire in February 2025.

MACSA Youth Center

The Alum Rock School Board's Study Committee is collecting input from the public on ideas to activate the site. Any decision about demolition will be pushed into the new year. At least three non-profit organizations have submitted letters of interest to rehabilitate and reopen the facility, though the financial details of these proposals have not yet been disclosed to the public. ♪



6.

7.

8.

Massive Digital Billboards

PAC*SJ's President, Mike Sodergren has written a letter to the San Jose City Council Members and San Jose City Agencies regarding PAC*SJ's concern over the City of San Jose's planned digital sign/billboard project. (*Initial Study/Mitigated Negative Declaration for Electronic Signs on City-Owned Property Project, October 2024. File Number ER23-034*).

The Initial Study report concludes that installing these massive display signs would not impact the environment with mitigations. PAC*SJ believes that this project does have a significant effect on the environment, even with incorporating mitigation measures. We believe these over-sized digital signs will adversely affect the important historic resources.

This project proposes to affix six massive digital signs (billboards) on five City owned parcels. The buildings are listed as follows: Market & San Pedro Garage, The Tech Interactive Museum, Center for the Performing Arts (CPA) with two signs, McEnery Convention Center, and Second & San Carlos Garage.

Here are a few of our concerns as stated in the PAC*SJ letter to the City of San Jose.

The Tech Museum of Innovation is eligible for Candidate City Landmark status—as it has distinguishing characteristics of Postmodernism, and internationally-significant master architect, Ricardo Legoretta designed it. The proposed sign at the Tech's primary corner (Market Street and Park) would be physically attached to the structure and would interfere with the building's character-defining architectural features.

The CPA, also a Candidate City Landmark and inspired by Frank Lloyd Wright, would become obscured by a proposed display sign 60' wide by 15' tall enclosed within an architectural feature about 73' wide by 50' tall. This display would be located on the corner of W. San Carlos Street and S. Almaden Blvd., blocking the public's primary view of the front of the CPA! The existing small sign would be removed but shouldn't be, since it is part of the original design of the structure.

In addition to impacting our buildings, the digital signs would interfere with the nightly work performed at the James Lick Observatory and impact the scientific and cultural future of Silicon Valley. This 135-year-old observatory, proud of its many historical scientific achievements, still conducts valuable research. Ignoring the negative effects to science from gigantic digital signs would be reckless and unwise.

Once these digital billboards would be placed, chances are more will follow. Let's say no to this proposal. Protect our historic buildings and ensure the astronomy research will continue at the Jame Lick Observatory. 🐼

San Jose Planning Department

Community Meeting

Subject: Proposed Site Development Permit and Historic Preservation Permit for the Gateway Tower Project at 465 S. 1st Street in San Jose.

When: Dec. 9, 6 PM–7 PM **Where:** Zoom webinar

Purpose: this meeting will discuss the partial demolition of City Landmark No. 74 (former Doc Herrold College), plus demolishing a Structure of Merit Building and a third building to construct a 15-story tower of affordable living units with ground floor retail. This is related to an earlier project that was put on hold. An agreement was made to save the façade of Doc Herrold's College and install a display on its history to mitigate the negative impact. The developer is The Core Companies. The proposed project stands on the north side of West William Street between South Market Street and South 1st Street.

Zoom meeting link: <https://sanjoseca.zoom.us/j/97699551436>

Zoom meeting phone number: +1 408 638 0968 or 888 475 4499 (Toll Free)

Meeting ID: 976 9955 1436

Drafting Eichler Neighborhood Design Standards

Because the Eichler homes are very different from earlier style houses, the City of San Jose's Planning Department and Page & Turnbull have created design standards for Eichlers (in compliance with state housing laws) that will supplement the *Your Old House* guidelines.¹ The Eichler design standards will cover proposed exterior changes for Eichler homes listed on the San Jose Historic Resources Inventory (HRI) that require a permit involving historic review. It would apply to the Fairglen Additions National Register Historic District in San Jose, listed on the HRI.

The online site of San Jose's historic resources states that the city has seven residential tracts that were developed by Eichler Homes in the 1950s-1960s. The five neighborhoods are Morepark (1952-53), Fairglen (1957-59), Fairglen Additions (Units 1, 2, and 3; 1959-61), Hudson (1961-63), and Fairhaven (1961-63).

The development of Eichler homes is described by the city in the following: *"Eichler Homes founder Joseph Eichler was inspired by the affordable housing designs of Frank Lloyd Wright, one of the most influential American architects. Built in the postwar period, Eichler houses also represent the optimism that Americans shared after World War II. Their architectural style is unique to California, and their features allow homeowners to take full advantage of California's climate and abundant sunlight."*

The draft of the proposed Eichler Neighborhood Objective Design Standards can be accessed online at <https://www.sanjoseca.gov/your-government/departments-offices/planning-building-code-enforcement/planning-division/historic-resources/san-jos-eichler-neighborhood-objective-design-standards>. 🏡

¹ *"Your Old House"* at <https://www.sanjoseca.gov/home/showpublisheddocument/24127/636689792737600000>



◀ *In the Design Standard Document, this is one of the many examples of an Eichler home illustrating unique features such as the low, broad gable roof, deep overhanging eaves with exposed rafter tails, unique window patterns, post and beam construction, and front garages.*



◀ *Another example of a combination flat and raised roof with an approved small addition on the left side marked with a dotted line and arrow.*

Grace Baptist Church Thanks PAC*SJ & Community

On Nov. 30th, the members of San Jose's newest City Landmark, Grace Baptist Church on 10th and San Fernando Streets presented a movie night—a 1923 silent movie accompanied by fantastic organ music and sound effects. We even were served free popcorn.

The church members wished to show their appreciation for assistance from PAC*SJ, the City Council, and others, in securing the City Landmark designation and for protecting the building from demolition.

Jeanne Wardrip welcomed all to the event and thanked those for the support in landmarking the building. She then introduced organist Dave Moreno who gave a short introduction on the 1921 organ and demonstrated its many varieties of sounds.

Approximately 100 guests enjoyed the 1923 movie, "Safety Last" starring Harold Lloyd and Mildred Davis. The humor and physical antics were of the laugh-out-loud variety. Many of us were surprised at the good quality of the film, the scenes of Lloyd climbing a 12-story building with the cityscape below, and the athletic antics Floyd displayed throughout the film. The organ music switched from dramatic, to silly, to suspenseful as needed, but we also heard sound effects such as the dog barking, an explosive noise, bells, a train, and more.

Thank you, Grace Baptist Church, for an enjoyable evening and a chance to experience your facility. 🍷



Guests ready in the Grace Baptist Church for a rousing silent movie with organ music to set the moods.



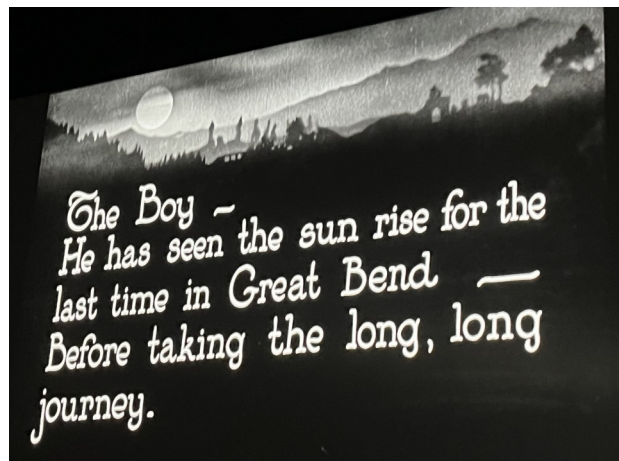
Opening scenes of "Safety Last."

Another photo pg. 9.

(Text & Photos: G. Frank)



The 1921 Organ console installed at Grace Church in 1941.



New PAC*SJ's Sign Pins—Great Gifts

SAN JOSE SIGNS PROJECT - ENAMEL PIN COLLECTION

Check out our new PAC*SJ enamel pins that make great gifts. Single pins are still only \$15. Buy three and you get the fourth pin free!

We now have a total of 54 sign pins available for public purchase, plus two special “member’s only” architectural pin sets celebrating Diridon Station and Hotel De Anza, available only to PAC*SJ members.



For Member pins (see left), contact us at 408-998-8105 or info@preservation.org for information about obtaining these special limited-edition sets!

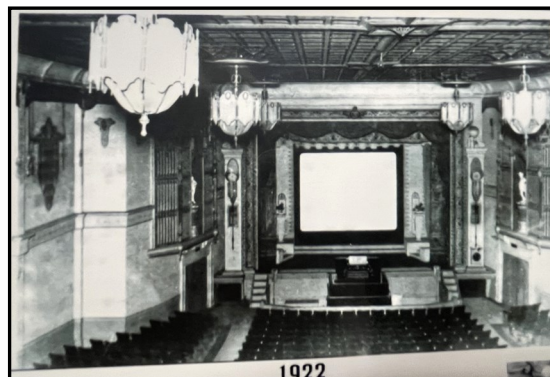
Browse our collection of books, collectibles, and ephemera to support PAC*SJ and to discover more about local history and architecture.

[Preservation.org/shop](https://www.preservation.org/shop)

Grace Baptist Church (Cont'd)



Left, organist Dave Moreno speaks with guests after the movie to answer questions about the historic Robert Morton Pipe-organ, the only remaining San Jose theater organ from silent movie days. It was originally installed in the Liberty Theater (below) on Market Street in 1922.



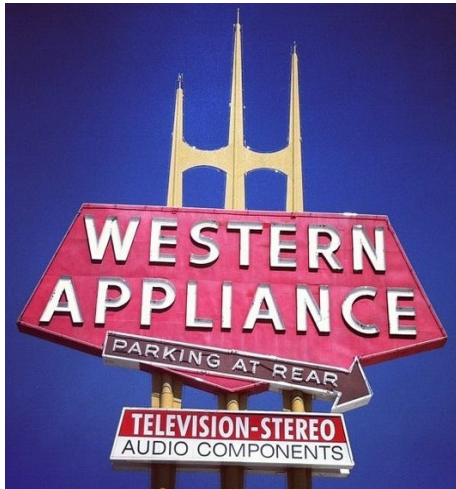
ON THE RADAR



Western Appliance Sign, 1976 W. San Carlos Street

WHCI Plumbing, the occupant of former Western Appliance, is considering adapting the current sign for their company. WHCI is a 100-year-old East Bay based plumbing company.

PAC*SJ believes the sign's red color scheme, overall shape, neon elements and type face are important when restoring this historic sign and should be retained. The rectangular marquee below the main sign is ideal for the WHCI logo.



Formalism, designed and built when in fashion during the 1950s and 1960s. The style resisted the typical Modernism designs of that time that produced boring glass boxes with a minimalist style, rejecting decorative ornamentation and lacking historical reference.

The exterior of this building retains its integrity. The New Formalism architectural style, representing a period of significance in San Jose, is not common in this city with only a few others still standing.

A developer's project for the site proposes demolishing the present 12,000-square-foot commercial building to construct a seven-story 118-unit residential building, of which 18 units would be affordable. The 0.49-acre site includes a sizable parking lot, also surrounded by attractive concrete block posts and wrought iron fencing.

In the Draft Environmental Impact Report, one alternative keeps the building in place and constructs a residential tower on the remaining parcel, which would reduce the number of units. The developer's response was that it was not economically feasible. No information has been provided by the applicant to support their assertion. PAC*SJ and the Historic Landmark Commissioners challenged the developer's claim of infeasibility for this alternative described in the report. ↻

380 North First Street. San Jose

An Early Referral on the proposed demolition of a 1964 commercial office building at N. 1st and Bassett Streets, a candidate for city landmark designation, reached the San Jose Historic Landmarks Commission meeting on Nov. 6th.

Two historic reports on the two-story building evaluated and described its architectural style as New



*380 North 1st Street facing Bassett Street —
proposed for demolition.*



PAC*SJ is Still Keeping An Eye On—

- Bank of Italy (Bank of America)
- First Church of Christ, Scientist
- State Meat Market
- Valley Title/Hale's
- Realty Building

PAC*SJ Walking Tour of Palm Haven



A Mission Revival “electrolier” marks the entrance to the Palm Haven Neighborhood.

A walking tour of historic Palm Haven on September 7th was led by Krista Van Laan who walked us through Palm Haven Avenue, Plaza Drive, Coe Avenue, and Riverside Drive to admire the lovely homes in various styles of architecture such as Craftsman, Mission Revival, Prairie, and Spanish Revival.

The neighborhood opened in 1913 near Willow Glen and was advertised as “One of the finest residence parks in California.” The special features of the area are the more than 300 Mexican

fan palms and dozens of Canary Island date palms.

Leading citizens who lived here were artist Charles Harmon, architect Frank Wolfe, and Progressive Era attorney Lewis Dan (L.D.) Bohnett, a central figure in Willow Glen’s battles with Southern Pacific Railroad. To keep the trains from traveling through Willow Glen, its citizens voted to incorporate as its own city between 1927 and 1936.

Palm Haven is a designated San Jose Conservation Area and most of the original homes still remain. 🌿



A few examples of homes in the Palm Haven Conservation Area.



Downtown San Jose News

- * Congratulations to the **Kogura Company** for receiving the District 3 Legacy Business Award. This local family business has been providing quality Japanese items and gifts for almost 100 years. Visit them at 231 Jackson St!
- * The City of San Jose recognized the late, great **Janet Gray Hayes** by renaming the City Hall Rotunda in her honor on November 19th. They also declared November as Janet Gray Hayes Month. As the first female mayor in any major U.S city, Hayes' legacy will forever be cemented in history.
- * **Hobee's** Restaurant and Beer Garden at 261 N. 2nd Street in the landmark Victorian, Germania Hall. is open for business. Hours are from 8 a.m. to 2 p.m. Tuesday-Sunday.
- * “**Christmas in the Park**” is up and running at our historic Plaza de Cesar Chavez on Market Street—through January 1st.

PAC*SJ Annual Meeting & Holiday Party

What a great event at the San Jose Fire Museum on November 19th! About 100 of our members and guests arrived to view the wonderful museum exhibits, enjoy the food and beverages, visit with friends, meet new preservationists, and hear the overview of PAC*SJ's year-2024.

We thank the Fire Museum and our gracious hosts Jim Carter and Dave Wood for such a fantastic venue for our event.

PAC*SJ President Mke Sodergren welcomed all and Executive Director Ben Leech gave a short presentation on the PACS*SJ highlights for the year.

Our four new Board members were officially voted in: Scott Brown, Jen Hembree, Nancy Reynolds, and Sally Zarnowitz. See more details about them on pages 15-16.

Many thanks were expressed to our two outgoing Board members, Sylvia Carroll and Cici Green.



*President Mike Sodergren welcomes
PAC*SJ members and guests.*

Sylvia served on the Board for eight years (2013-14 and 2019-2024) serving as treasurer in 2013-14 and secretary in 2022-23. PAC*SJ members may especially remember Sylvia for her delicious contributions to our events—deviled eggs and potato salad in amazing quantities!

Cici served on the Board for five years (2011-13 and 2022-24) and was Secretary in 2023. Thank you both for your service to PAC*SJ!

Kudos to all those who brought the food and drinks for this event. 🍷



*Guests enjoying refreshments among the vintage fire
equipment inside the San Jose Fire Museum.*

*Executive
Director
Ben Leech
discusses
PAC*SJ's
activity for
the year.*



PAC*SJ 2024-25 Calendar

- Dec 16** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*
- Jan 27** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*
- Feb 24** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*
- Mar 17** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*
- Mar TBD** PAC*SJ 's famous **Yard & Salvage Sale**. Location & date TBD.
- Apr 21** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*
- May 19** Monday, PAC*SJ Board Meeting, 6:30—8:30 PM. 42A S. 1st St.*

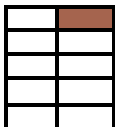
*Call to confirm Board meeting locations at 408-998-8105. Locations or dates may change.



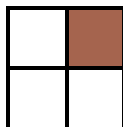
ADVERTISE IN CONTINUITY!

Continuity is distributed to over 400 San Jose preservationists, homeowners and decision-makers. It's a great way to get your message out to your best potential customers! For ads larger than the business card, you must supply camera-ready artwork, or PAC*SJ can provide it at an additional charge.

Buy ads in 6 issues and SAVE! Plus, all multiple-issue ads come with a free membership!



Business Card
Single issue \$50
3 issues \$120



1/4 Page
Single issue
\$100



1/2 Page
Single issue
\$200



Full Page
Single issue
\$375

Two PAC*SJ Sales Close the Year

October Sale

An amazing PAC*SJ sale weekend on Nov. 19 and 20 cleared out two two-car garages plus deliveries during the sale! I have never organized a Saturday/Sunday sale and was pleasantly surprised by how many people came to shop. We were a little light on volunteers but were all so experienced that everything turned out fine. Total revenue reached \$10,500.

Remaining goods were donated to the San Jose animal shelter, Milpitas Library, local thrift shops, Japantown Sea Scouts (e-waste), and to those who selected items from the Free Pile on the curb.

Many thanks as always to our homeowners: Mary Lou Mason and Don Lieberman and Pat Long. Yes, only two driveways this time. Special call out to Tom Aldridge and to Don and Pat for letting PAC*SJ use their garages for two months before this sale.

Chefs extraordinaire were Audrey Rust and Kim Aldridge for their healthy and tasty lunches. Multitasking cashiers were Marni Kamzan, Jennifer Roman, Sandy Swirsky, Lyle Merithew (who watched their donation of 14 boxes of Sci Fi paperbacks sell), Lisa Rosenblum, and Audrey Colombe.

Head merchandise designers were Connie Foley, Rosie Gallipeau, Rebecca Evans, Deborah Mills, Lisa Wangsness, and Heather David. Vintage Souvenir Department, aka Ron's Porch, was staffed by Ron Hagen.

The unpackers were Jean Kaelin, Sheila McCann Tiedt, Cici Green, Sara Bruce, Alan Tracey, and Lucille Boone.

The truckers were Lynne Stephenson, Joe Baronessa, Stephen Walker, John Frolli, Shawn McCarson, and Catherine Pellizari (book pick up). Rebecca Smith was the San Antonio Storage Supervisor Queen.

What happened to the four-foot bathtub? It sold for \$200. How about the twenty boxes of opera music: Sold! A man drove down from San Francisco for the opera items.

What about four boxes of vintage sheet music? Sold to the ephemera ladies. The Duncan Phfye table and chairs from the Rancadore family also sold, and much more.



November Holiday Treasure Sale

Our PAC*SJ Holiday Treasures Sale brought fun and joy to shoppers – and added \$7000 for PAC*SJ projects.

Thanks to all the donors, volunteers, our super star hosts Larry Camuso and Kirk Wentland, and Mother Nature, the Holiday Treasures Sale was a sunny success. We collected holiday donations throughout the year and displayed them in a wonderful backyard in Shasta Hanchett Park.

Gold stars to Rebecca Smith for organizing the donations and preventing chaos in the Storage Unit. Truckers extraordinaire were Paul Wedel, Robert Carter, Shawn McCarson, Tim McAuliff, and Marianne Salas. Early Bird Greeters were Lynne Stephenson, Gayle Frank, and Executive Director Ben Leech

Merchandisers included Efrat Shahair, Connie Foley, Rebecca Evans Acton, Rosie Gallipeau, and Eileen Shydowski. Cashiers were Sandy Swirsky, Jennifer Roman, Lisa Rosenblum, and Matthew Massey. Holds Guards were Phyllis Dieter, Lyle Merithew, and Alice Gosak Gary. Jewelry sales were Deborah Mills, Suzanne Morrone, and Lisa Wangsness.

Sales/schmoozers, displaying their talents, were Heather David, Joyce Weissman, Gratia Rankin, Sara Bruce, Lucille Boone, Luisa McEwan, Clare Gordon Bettencourt and our U.S. Army Security veteran “Porch Man Ron Hagen.” Tarp Men were Alan Tracey and André Luthard. And many thanks to our County Day Labor Center workers: Doug, George and Jose.

Extraordinary lunches were prepared by “Soup’s On” Audrey Rust and Kim Ortiz, a yummy ‘Mac and Cheese and More Cheese Casserole.’

Remaining goods went to the public library, San Jose Woman’s Club, thrift stores and to a neighborhood charity sale.

Our next sale will be held in early March 2025 in a new location featuring antiques donated by a PAC*SJ member collected over the years. Please contact me at donations@preservation.org to donate or volunteer.

—**Patt Curia, PAC*SJ Chair and 2nd V.P.**

P.S. I have someone’s green plastic snack container left at the sale. Please email me to retrieve it or you might find it in the next sale.

Meet PAC*SJ's New Board Members

PAC*SJ announced the results of its annual election for new board members and members whose terms expired at the PAC*SJ's Annual Meeting and Holiday Party, held on Nov. 19th at the San Jose Fire Museum, a City Landmark. Meet our four new board members below.

Scott Brown is a native of South Carolina, has lived in the Bay Area since 2000 and has been a resident of Naglee Park since 2009, where he and his husband, Alex Fitzpatrick, live in a preserved 1954 home. With a lifelong interest in architecture, Scott's appreciation for significant structures spans many periods, from the Peralta Adobe to the lost César Pelli bank on Park Avenue. Recently retired from Oracle Corporation as a technical writer, Scott wants to contribute his skills in communications, public relations, and website development to PAC*SJ. While he acknowledges he has much to learn about preservation, he is ready to be an active and supportive voice. In addition to his passion for architecture, Scott enjoys live performing arts, travel, and has been a San José Sharks season ticket holder for over 20 years. He also volunteers with the Campus Community Association.

Jennifer Hembree has lived in San José for over ten years and has been actively involved in historic preservation throughout her career. For two decades, she worked with a national historic tax credit consulting firm, collaborating with property owners, developers, and federal agencies to revitalize historic buildings through the federal tax incentive program. Now at Page & Turnbull, she focuses on California and South Bay history, overseeing historic evaluations and project analyses. Jennifer's experience working on projects across the U.S. has fueled her passion for integrating historic structures into modern city planning, and she hopes to bring that vision to San José through her work with PAC*SJ. Outside of work, she volunteers with the Urban Land Institute's UrbanPlan program and is a member of the San José Woman's Club. In her personal life, she enjoys attending Earthquakes soccer games with her family, supporting local restaurants, hiking, and traveling to see extended family on the East Coast.

Nancy Reynolds has been a near-lifelong resident of Silicon Valley and brings a deep understanding of its diverse neighborhoods to her work as a real estate agent. With a passion for historic homes, Nancy has long been drawn to

preservation efforts and enjoys helping others find potential in properties that need restoration. She has served on the boards of both the Morgan Hill Downtown Association and the Morgan Hill Historical Society, where she played a key role in organizing events like the Prohibition Party Fundraiser and the Indie Market. Nancy's dedication to her community and love of architectural history makes her an enthusiastic supporter of PAC*SJ's mission. In her personal life, Nancy often seeks out historic homes to tour during her travels and is always looking for ways to further engage with the preservation of local history.

Sally Zarnowitz, an architect and LEED AP, has extensive experience in architectural history, city planning, and community development. She has worked on reuse projects in both New York City and the Bay Area, taught at CSM, and served as the Historic Preservation Officer in San José and Berkeley. Sally retired as Planning Manager in Los Gatos in 2021 and now lives with her husband Arthur in the Fairglen Additions Eichler neighborhood, authoring the application to add it to the National Register of Historic Places in 2019. Deeply committed to preserving San José's history, she holds a Master's degree in Architecture and a Bachelor's in History. Since retiring, Sally has been active on PAC*SJ's Advisory Board and Advocacy Committee, contributing to the review of environmental documents. In her free time, she enjoys creative writing, piano, drawing, and exploring California.

Below are incumbent Board members also elected for another two-year term

André Luthard (Past President of PAC*SJ)

Mike Sodergren (Current PAC*SJ President and is serving as Advocacy Chair since 2019)

Lynne Stephenson (Past President of PAC*SJ and current secretary)

PAC*SJ currently has open board positions available for qualified candidates. If you would like more information about joining PAC*SJ's Board of Directors in 2025, please contact us at www.preservation.org. 🐾

See photos on next page!

PAC*SJ Around Town



◀ The PAC*SJ booth is set up at History San Jose's event on November 2nd, *San Jose Roots: Celebrating our Cultural Heritage*. West St. John Street was closed off in front of San Pedro Square Market for community booths.

Pictured behind the table from left are Carl Foisy, Ben Leech—PAC*SJ Executive Director, and PAC*SJ President, Mike Sodergren. In front, an attendee admires the PAC*SJ's enamel pins.

PAC*SJ's New Board Members—Congratulations!



New PAC*SJ Board members, made official Nov. 19th, from left, Nancy Reynolds, Jennifer Hembree, and Scott Brown.

They are standing in front of rendering of an early firefighter at the San Jose Fire Museum.



Sally Zarnowitz

Sally could not attend the Nov. 19th event.

Is This the Best San Jose Can Do?



Fires in San Jose are occurring too often. We have lost many historic structures to fires, most often because the site is left vacant. Not only do we lose our historic footprint, but the safety and security of nearby residents and structures are threatened, often leaving blight for years. Can we at least please approve and enforce the proposed Vacant Building Ordinance? And insist that remedies to clean up the site take place in a timely manner? Raise the owners' fines for neglect and enforce them!

We still see other sites around the city such as the 100 block of N. 4th Street, and the former Lawrence Hotel (an Endangered 8) at 79-81 E. San Fernando Street that has languished in a burned-out state for four years.

On October 24th the vacant former Bo Town Seafood restaurant at the SW corner of S. 2nd and E. San Salvador Streets suffered a fire. This was the second time in two months the site caught fire; the first fire occurred on Sept. 26. There were no reported injuries.

The mid-century building design featured space-age elements which are to be incorporated into the design of the proposed new towers at this site. Urban Community, a development company, purchased the build-

ing in 2019 and the proposed towers project was approved by the San Jose City Council in 2022. However, now the plans have changed and the site will become three residential towers rather than offices.

(Cont'd p. 18)

Bo Town Seafood Restaurant on S. Second Street has suffered two fires in the last two months.

Top, burned building soon after the second fire.

Mid photo: How the building looked on Nov. 10th.

Lower photo: Better days for Bo Town Seafood Restaurant when in business prior to 2019.



The Future of
DIRIDON STATION
ONLINE OPEN HOUSE

**Check out the online open house on the
Future of Diridon Station!**

The Diridon Engagement Team invites you to participate in an online open house to learn about the future of Diridon Station. This activity will provide valuable insights into the long-term planning process and offer opportunities for you to provide feedback on the station's redesign and expansion. The online open house consists of informational videos and details followed by opportunities to give feedback on the station.

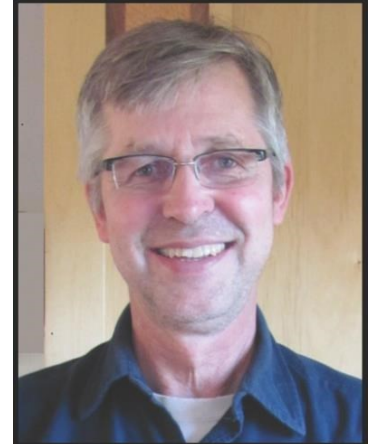
This is an opportunity for you to learn more about the collaborative efforts between Caltrain, California High Speed Rail Authority (CHSRA), the City of San José, Metropolitan Transportation Commission (MTC), and Santa Clara Valley Transportation Authority (VTA). Your feedback will help shape the future of this major transit hub and refine the designs that will be considered for environmental review in mid-2025. For more information, visit diridonsj.org

In Memory Of ~



Mignon Gibson
(1951-2024)

With sadness we remember lovely Mignon, who passed on November 27th. She was a long-time PAC*SJ member and Museum Director of San Jose Historical Museum (History San Jose) from 1982-1997.



John Olson
(1956-2021)

PAC*SJ recently learned that John Olson, a dear old friend and preservationist, passed away in 2021. While he resided in San Jose, he was active in PAC*SJ and served as PAC*SJ President.

Best San Jose Can Do? (Cont'd)

*Another example of city fires, last year, two separate fires occurred at 407 St. John Street, a 19th century cottage that is part of the Mulligan Lot/Foreman's Arena Site, one of PAC*SJ's Endangered 8.*

Before Fire



After Fire



PAC*SJ Membership Application or Renewal

Preservation Action Council of San Jose Membership Application or Renewal

Name(s) _____

Telephone(s) _____

Address _____

Email _____

*Provide email address to receive timely notices of news, events and announcements. PAC*SJ will not release your contact details.*

New Member _____ Renewing Member _____

Please circle the level at which you wish to join:

Individual	\$40
Family	\$55
Student or Senior (over 65)	\$25
Non-profit or School	\$25
Contributor	\$100
Patron	\$250
Lifetime Member	\$1,000

Join at the \$100 level or above and receive one or more special premiums listed below.

Please check if you would like to receive

1 premium for Contributor Level ☐

2 Premiums for Patron Level or higher ☐

No Premium ☐

Select your chosen Premium(s) below.

I am enclosing \$ _____ for PAC*SJ membership and/or donation.

(Or visit us online at www.preservation.org to renew or join)

I am interested in working with the following committee volunteer opportunities (*please circle*):

Advocacy

Fundraising

Membership

Newsletter

Programs/Education

Events

Board Member

Public Relations

Complete and return with your check to:

Preservation Action Council of San Jose

42A S. First Street, San Jose, CA 95113

Phone: (408)-998-8105

info@preservation.org



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- ☐ Diridon Station Pin Set
- ☐ Hotel De Anza Pin Set
- ☐ Architectural Guidebook to SF and the Bay Area
- ☐ Sunset Poster of your choice
- ☐ No Premium—my membership will fully support PAC*SJ programs.



Or Current Resident



Wishing You a **BEAUTIFUL HOLIDAY** SEASON



CONTINUITY

The Preservation Action Council of San Jose is a dynamic nonprofit membership organization dedicated to **preserving our unique and diverse architectural and cultural heritage**. Through advocacy, education, and civic engagement, we promote historic preservation as an essential tool for fostering equitable, distinctive, sustainable, and prosperous communities.

We believe that **historic preservation is good for our quality of life, good for business, and good for the environment**. We aspire to integrate a strong commitment to historic preservation into the land use and development decisions of the City of San Jose that affect historic resources, as well as into the private decisions of property owners and developers. We try to bring owners and developers together to create historically sensitive projects that make economic sense.

PAC* SJ 2025 Board

Michael Sodergren, *President & Advocacy Chair*

Patt Curia, *V.P. Fundraising*

John Frolli, *Treasurer*

Lynne Stephenson, *Secretary & Past President*

Clare Gordon Bettencourt
Scott Brown

Carl Foisy

Gayle Frank

Jennifer Hembree

André Luthard

Gratia Rankin

Nancy Reynolds

Sally Zarnowitz

Staff: Ben Leech, Executive Director

Jennifer Roman, Office Associate

Matthew Massey, Outreach Associate

Advisory Board

Bonnie Bamburg

Marvin Bamburg, AIA

Paul Bernal, Esquire

Heather David

Rod Diridon, Sr.

April Halberstadt

Franklin Maggi

Tony May

Margie Matthews

Craig Mineweaser, AIA

Stacy Sirk