

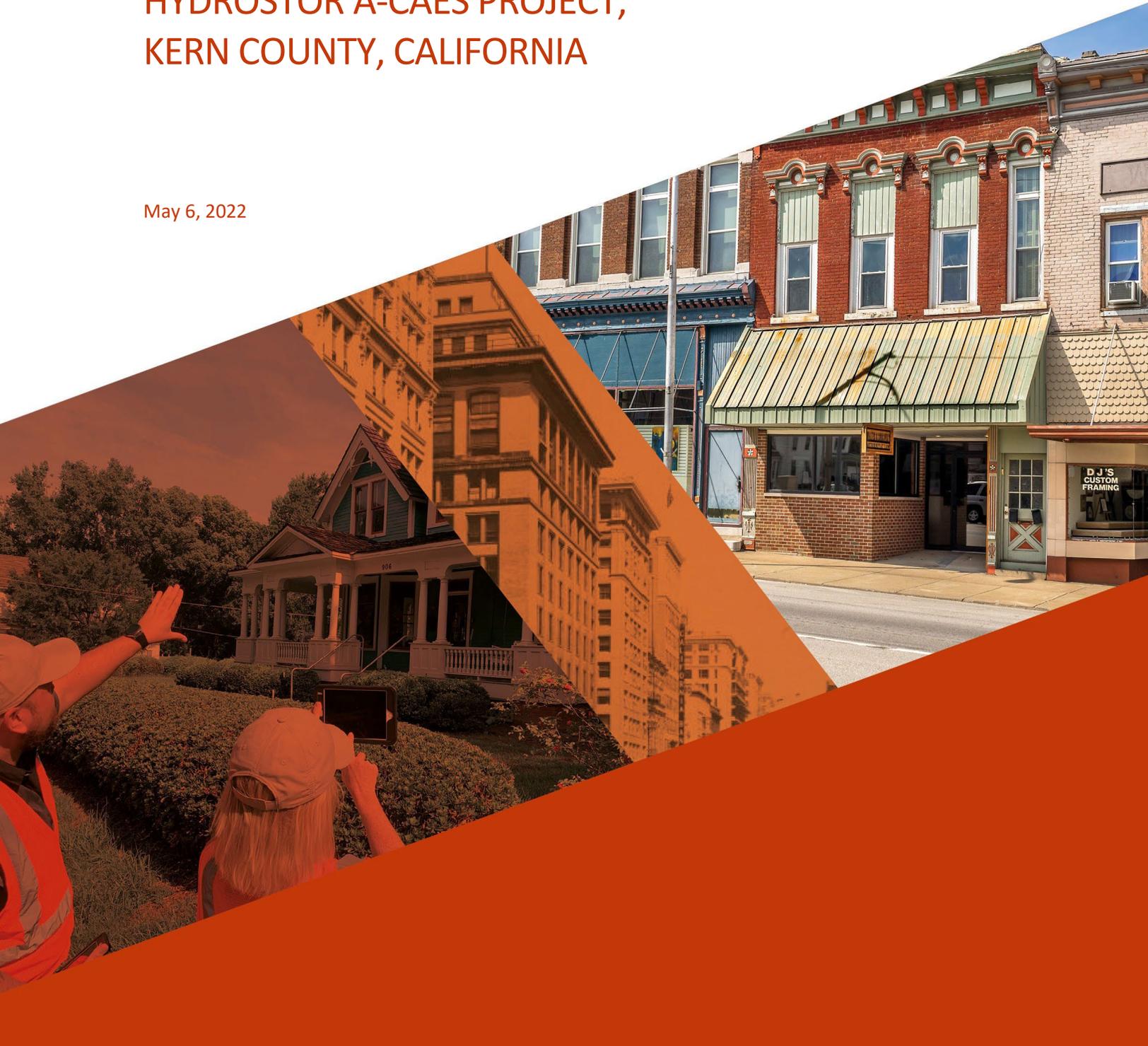
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# HISTORIC RESOURCES EVALUATION REPORT: AN ADDENDUM TO CULTURAL RESOURCES TECHNICAL REPORT FOR THE HYDROSTOR A-CAES PROJECT, KERN COUNTY, CALIFORNIA

May 6, 2022





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AN ADDENDUM TO  
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HYDROSTOR A-CAES PROJECT, KERN COUNTY, CALIFORNIA**

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# EXECUTIVE SUMMARY

Hydrostor, Inc. (Hydrostor) proposes to construct the Hydrostor advanced compressed air energy storage (A-CAES) Project (Project), a nominal 500-Megawatt (MW) A-CAES facility deploying proprietary A-CAES technology and associated 10.9-mile-long, 200-foot-wide easement corridor that houses a 230-kilovolt (kV) single-circuit tie-line (gen-tie lines) connecting to the Southern California Edison (SCE) Whirlwind Substation, or an approximately 3.5-mile-long 230kV single-circuit tie-line connecting to the future Los Angeles Department of Water and Power (LADWP) Rosamond Substation.

This Historic Resources Evaluation Report (HRER) evaluates the potential for the proposed action to affect buildings, objects, structures, and other built environment resources listed or eligible for listing in the California Register of Historical Resources (CRHR). The specific purpose of this HRER is to comply with applicable sections of the California Environmental Quality Act (CEQA) and California Energy Commission (CEC) guidelines. The Area of Potential Impacts (API) defined for the Project includes the Area of Direct Impacts (ADI), which consists of the Project footprint for the proposed A-CAES facility and 50-foot buffer on either side of all proposed above ground linear facilities (Project area), and the Area of Indirect Impacts (AII), which consists of a ½-mile buffer around the Project area.

To comply with these regulations, PaleoWest, LLC (PaleoWest) was contracted by Golder Associates, Inc. to conduct this HRER as an addendum to the *Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California*. PaleoWest consulted the records search conducted for the Cultural Resources Technical Report, conducted extensive historical and archival research on all parcels containing historic period built environment resources, reviewed existing historic contexts and documentation relating to the Project area, and identified previously recorded historical resources within, conducted a historic architectural field survey of the API from the public right-of-way (ROW), recorded all historic period built environment resources forty-five years or older using appropriate California Department of Parks and Recreation (DPR) 523-series forms, and evaluated all historic period built environment resources for eligibility for listing in the CRHR.

There have been twenty-two prior cultural resource studies that identified, assessed, or evaluated historic period built environment resources within the API. The historic architecture field survey for the Project led to the documentation and evaluation of historic period built environment resources on 20 parcels within the API for the Project. A listed California Landmark (Willow Springs Village) and a contributor to a CRHR-listed Historic District (the Vincent 220kV Transmission Line) were also documented and evaluated. Three residential properties were unable to be accessed for evaluation and are assumed to be eligible for the purposes of assessing impacts under CEQA.

PaleoWest assessed that the proposed Project will not result in any adverse direct impacts, such as demolition or materialistic alteration to historical resources. No significant indirect and visual impacts to the Vincent 220kV Transmission Line and associated SCE Big Creek Hydroelectric System Historic District are anticipated. Visual impacts to the Willow Springs Village are expected to be less than significant with the implementation of a recommended mitigation measure, and no other significant impacts to the site are expected. Impacts to the assumed-eligible residential resources are anticipated to be less than significant. As such, the

Project as proposed will not result in a substantial adverse change or significant impact in accordance with CEQA Section 15064.5(b).

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### Appendix A. Site Forms

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# 1 INTRODUCTION

At the request of Golder Associates, Inc., PaleoWest, LLC (PaleoWest) conducted this Historic Resources Evaluation Report (HRER) in support of the Hydrostor, Inc. (Hydrostor) advanced compressed air energy storage (A-CAES) project (Project) near Willow Springs in Kern County, California. This report was prepared as an addendum to the *Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* completed by PaleoWest in 2021. The HRER consists of extensive historical and archival research on all parcels containing historic period built environment resources, reviewed existing historic contexts and documentation relating to the Project area, and identified previously recorded historical resources within, conducted a historic architectural field survey from the public right-of-way (ROW), recorded all historic period built environment resources forty-five years or older using appropriate California Department of Parks and Recreation (DPR) 523-series forms, and evaluated all historic period built environment resources for eligibility for listing in the California Register of Historical Resources (CRHR). This report describes the goals, methods, and evaluation conducted by PaleoWest for the historic resources evaluation.

This Historical Resources Evaluation Report (HRER) was prepared following technical guidance provided by the California Office of Historic Preservation (California OHP) in *Instructions for Recording Historical Resources* and *Technical Assistance Series #7: How to Nominate a Resource to the California Register of Historical Resources*, and in conformance with California Environmental Policy Act (CEQA) regulations and definitions for historical resources. Based on CEC guidance for new transmission line construction in rural settings and guidance for assessing impacts pursuant to CEQA, PaleoWest defined the Project's Area of Potential Impacts (API) as the Area of Direct Impacts (ADI), which consists of the Project footprint for the proposed A-CAES facility and 50-foot buffer on either side of all proposed above ground linear facilities (Project area), and the Area of Indirect Impacts (AII), which consists of a ½-mile buffer around the Project area. All built environment cultural resources forty-five years old or older within this API were identified, surveyed, and recorded on the appropriate California Department of Parks and Recreation (DPR) 523 forms. The identified resources not already evaluated for CRHR-eligibility within the past five years were then evaluated for listing, as per California OHP guidance.

## 1.1 PROJECT LOCATION AND DESCRIPTION

The Project is west of the unincorporated community of Willow Springs in the southeastern portion of Kern County (County), between 170th Street West to the west, 90th Street West to the east, Hamilton Boulevard to the north, and Rosamond Boulevard to the south (Figure 1-1 through Figure 1-3). Regionally, the site is depicted on the U.S. Geological Survey (USGS) Tylerhorse Canyon, Fairmont Butte, Willow Springs, and Little Buttes 7.5-minute topographic quadrangle maps. The Project is within Sections 13, 14, 23, and 24 in Township 9 North, Range 15 West, Sections 1–4, 8–12, and 16–18 in Township 9 North, Range 14 West, and Sections 7, 8, 17–19, and 24 in Township 9 North, Range 13 West, San Bernardino baseline and meridian.

The Project proposes the construction of a nominal 500-Megawatt (MW) A-CAES facility deploying Hydrostor proprietary A-CAES technology. Located on private land, the Project will consist of an approximately 10.9-mi-long, 200-foot- (ft-) wide easement corridor that houses

230-kilovolt (kV) single-circuit tie-line (gen-tie lines) connecting to the Southern California Edison (SCE) Whirlwind Substation, or an approximately 3.5-mi-long 230kV single-circuit tie-line connecting to the future Los Angeles Department of Water and Power (LADWP) Rosamond Substation. The Project area encompasses 400 acres.

The purpose of the Project is to construct an energy storage facility consisting of five, 100-MW (nominal) power blocks. Each power block will contain a motor-driven air compressor drivetrain, heat exchangers, and an air turbine generator and their ancillary equipment. Each power block will share a common set of thermal storage tanks (hot and cold) as well as the air storage cavern. The site will be designed to store 500 MW for up to 14 hours and deliver up to 4,000 MW hours (MWh) over an 8-hour period when discharging.

## 1.2 KEY PERSONNEL

Senior Archaeologist Kyle Knabb, Ph.D., RPA served as Project Manager and provided technical oversight. Associate Architectural Historian Lisa Demarais, M.A. served as Technical Lead and the report was completed with Senior Technical Review from Senior Architectural Historian Alex Bethke, M.A. Under guidance from the Technical Lead, archaeologists Gena Granger, M.A., RPA and Evan Mills, M.A., RPA conducted pedestrian intensive right-of-way (ROW) and reconnaissance surveys. Associate Architectural Historian Emma Keethler, M.A. and Ms. Demarais completed the built environment resources assessments and prepared appropriate Department of Parks and Recreation (DPR) 523 forms (Appendix A) with support from Staff Architectural Historian Caity Chandler, M.A. Ms. Demarais also performed research, developed the historic context, assessed potential effects to historical resources, and authored this report. Staff Historian/Preservation Planner Caleb Gasparek, B.A. and Associate Archaeologist Cara Kubiak, M.A., RPA assisted with archival research.

Ms. Keethler and Ms. Demarais exceed the Secretary of the Interior's (SOI's) Professional Qualification Standards for Architectural History. Ms. Demarais and Mr. Bethke exceed the SOI's Professional Qualification Standards for History.

## 1.3 REPORT ORGANIZATION

This section of the report describes the proposed Project, its location, and the parameters for the historic period built environment resource study. The regulations applicable to the Project are explained in Section 2. The methods used in preparing this report is provided in Section 3. Section 4 describes the historic context relevant to the API. Section 5 describes the results of the historic architecture field survey, including property descriptions and photographs. Applicable eligibility criteria are outlined in Section 6, and Section 7 assesses the significance of the historic period built environment resources within the API. Section 8 provides a summary of results. California DPR 523 forms for surveyed properties are included as Appendix A.

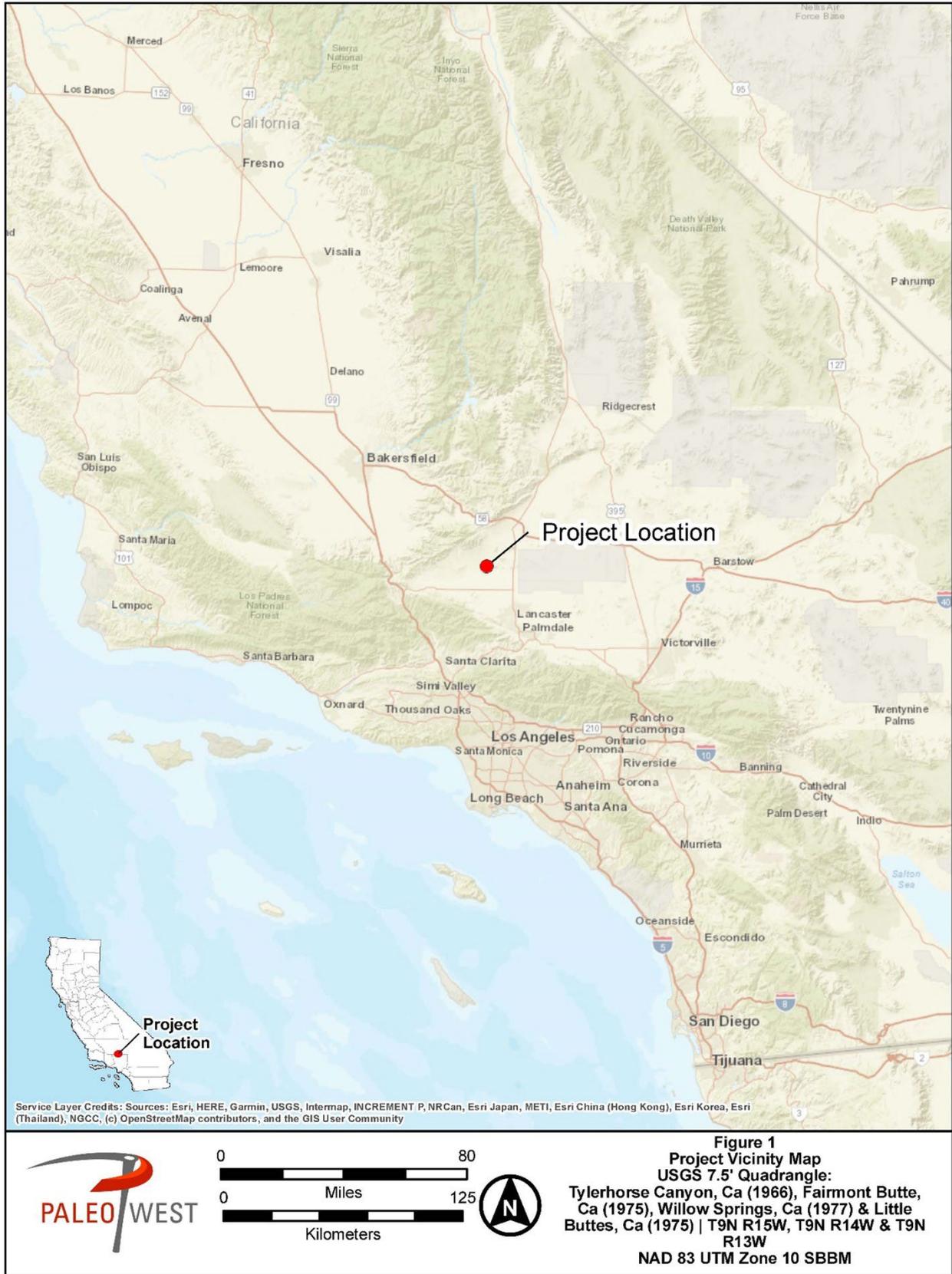


Figure 1-1. Project vicinity map.

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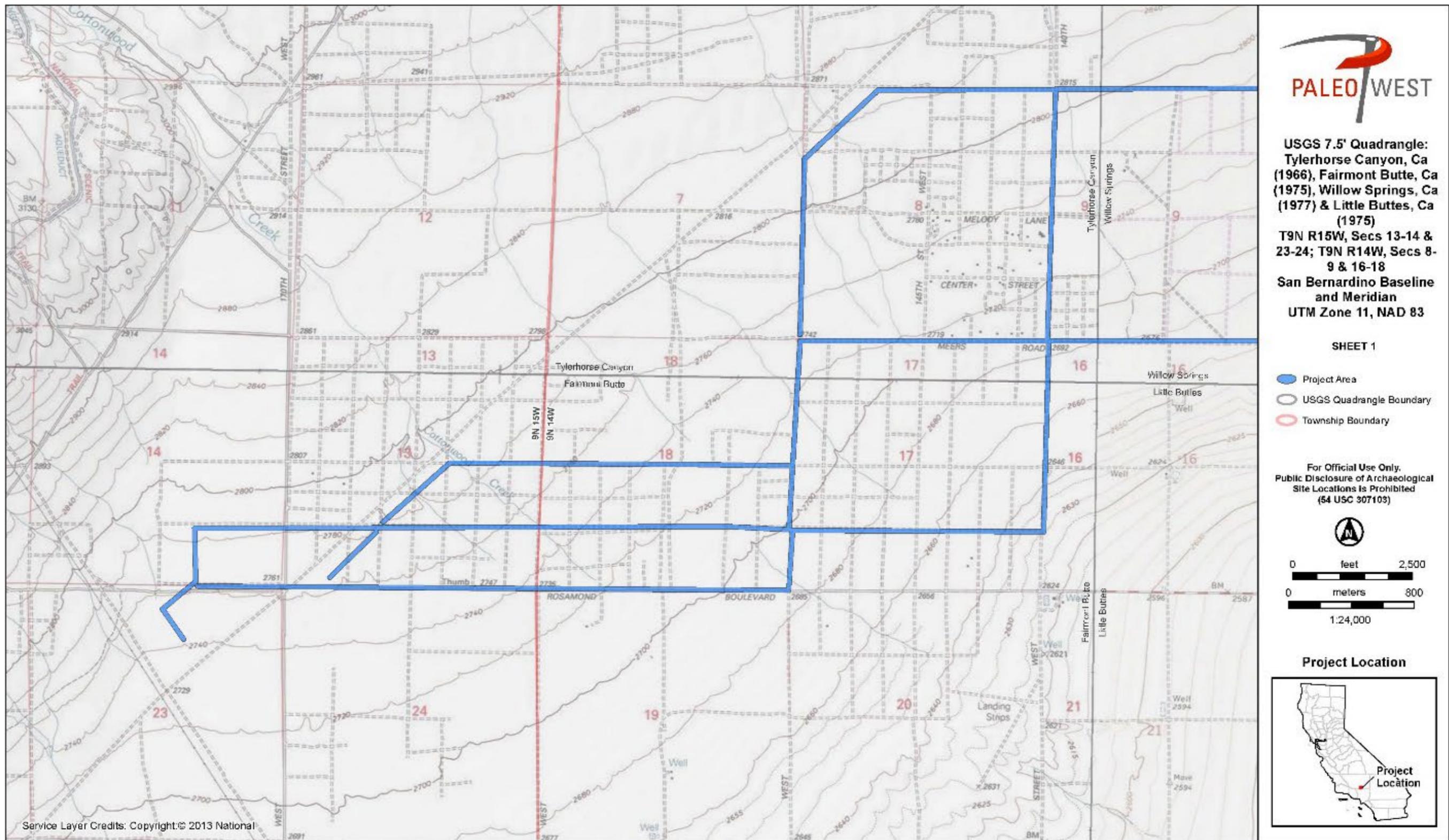
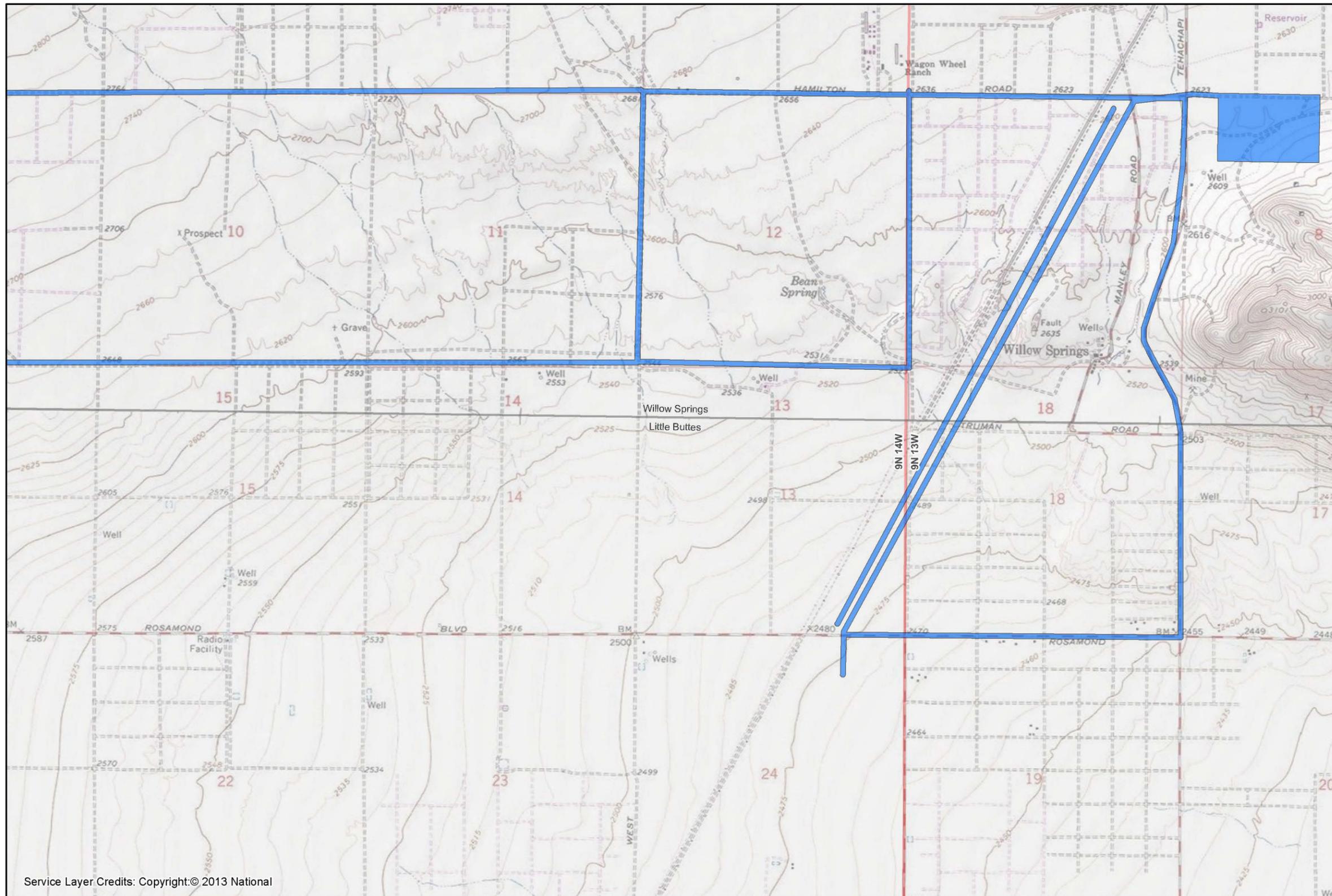


Figure 1-2. Project location map.

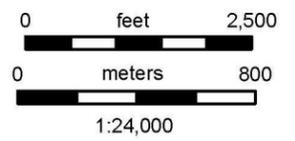


**USGS 7.5' Quadrangle:  
Willow Springs, Ca (1977)  
& Little Buttes, Ca (1975)  
T9N R14W, Secs 1-4 & 9-  
12; T9N R13W, Secs 7-8,  
17-19 & 24  
San Bernardino Baseline  
and Meridian  
UTM Zone 11, NAD 83**

**SHEET 2**

- Project Area
- USGS Quadrangle Boundary
- Township Boundary

**For Official Use Only.  
Public Disclosure of Archaeological  
Site Locations is Prohibited  
(54 USC 307103)**



**Project Location**



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Figure 1-3. Project location map.

## 2 REGULATORY CONTEXT

### 2.1 CALIFORNIA ENVIRONMENTAL QUALITY ACT

CEQA Section 15064.5 *Determining the Significance of Impacts to Archeological and Historical Resources* requires that all private and public activities not specifically exempted be evaluated against the potential for environmental damage. Under CEQA, a historical resource is recognized as part of the environment. CEQA defines a historical resource as “any object, building, structure, site, area, place, record, or manuscript which a lead agency determines to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California.” This definition includes historical resources listed or identified as eligible for listing in the CRHR.

The CRHR is used in the consideration of historic resources relative to significance for purposes of CEQA. The CRHR includes resources listed in, or formally determined eligible for listing in, the National Register of Historic Places (NRHP), as well as some California State Landmarks and Points of Historical Interest. Properties of local significance that have been designated under a local preservation ordinance (local landmarks or landmark districts), or that have been identified in a local historic resources inventory, may be eligible for listing in the CRHR and are presumed to be significant resources for purposes of CEQA unless a preponderance of evidence indicates otherwise.

Generally, a resource shall be considered by the lead agency to be a “historical resource” if it:

- Is listed in or is determined to be eligible by the State Historical Resources Commission, for listing in the CRHR (Public Resources Code Section 5024.1, Title 14 CCR, Section 4850 et seq.).
- Is included in a local register of historic resources or is identified as significant in an historic resource survey meeting the requirements Section 5024.1(g) of the Public Resources Code (PRC).
- Is a building or structure determined to be historically significant or significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California.

#### 2.1.1 Impacts Assessment Criteria

CEQA Section §21084.1 states that significant impacts may occur if “a project may cause a substantial adverse change in the significance of an historical resource.” CEQA Guidelines use the terms effects and impacts interchangeably. Section §15064.5(b)(1) defines adverse impacts as a substantial adverse change to a historic resource, encompassing “demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of an historical resource would be materially impaired.” As outlined in 14 CCR §15064.5(b)(2), the significance of a historical resource is materially impaired when a project:

- A. Demolishes or materially alters in an adverse manner those physical characteristics of a historical resource that convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the CRHR; or

- B. Demolishes or materially alters in an adverse manner those physical characteristics that account for its inclusion in a local register of historical resources pursuant to Section 5020.1(k) of the Public Resources Code or its identification in a historical resources survey meeting the requirements of Section 5024.1(g) of the Public Resources Code, unless the public agency reviewing the effects of the project establishes by a preponderance of evidence that the resource is not historically or culturally significant; or
- C. Demolishes or materially alters in an adverse manner those physical characteristics of a historical resource that convey its historical significance and that justify its eligibility for inclusion in the CRHR as determined by a lead agency for purposes of CEQA.

CEQA defines three types of effects:

1. **Direct** or primary effects that are caused by a project and occur at the same time and place.
2. **Indirect** or secondary effects that are reasonably foreseeable and caused by a project but occur at a different time or place.
3. **Cumulative** impacts that are two or more individual effects which, when considered together, are considerable or which compound or increase other environmental impacts.

### 2.1.2 Assessing Visual Impacts

The process to determine significant impacts includes not only direct impacts, but potential indirect visual impacts. The CEQA definition of a substantial adverse change includes “alteration such that the significance of an historical resource *or its immediate surroundings* would be materially impaired.” Although demolition and destruction are fairly obvious significant impacts, it is more difficult to assess when change, alteration, or relocation crosses the threshold of substantial adverse change. For an alteration to be considered a substantial adverse change, therefore, it must be shown that the integrity and/or significance of the historical resource would be materially impaired by the change in views towards or from a historic resource.

Adverse visual impacts may be created when an undertaking is visible within the viewshed of the historical resource, when it blocks a view toward the historical resource, or when it introduces an element that is incompatible with the criteria under which the resource is eligible. Simply because a project will be visible from a historical resource does not mean it automatically will create a significant impact. Therefore, it is necessary to evaluate the visual changes and alterations a proposed project may introduce to the resource.

An adverse impact may be obstructive, which is to say it may block the view to or from a historical resource; it may also not be obstructive and still create an adverse impact in that it introduces elements so incompatible with the criterion or criteria under which a historical resource is eligible for listing that it diminishes the resource’s significance to a substantial degree.

### 2.1.3 Mitigation of Adverse Impacts

Mitigation of adverse impacts is required if a proposed project will cause substantial adverse change to a historical resource (14 CCR §15064.5[b]). Mitigation measures must be enforceable through permit conditions, agreements, or other legal means and are proportional to the expected impacts. The measures seek to reduce impacts entirely or to a level considered not significant (14 CCR §15126.4). As such, the examples of mitigation measures provided may not satisfy CEQA requirements in every circumstance. Mitigation measures for historical resources may include but are not limited to:

1. Altering a proposed project to avoid damaging effects on any historical resource in a significant manner, such as by not taking a certain action or parts of an action.
2. Rectifying impacts through maintenance, repair, stabilization, rehabilitation, restoration, preservation, conservation, or reconstruction of the historical resource in a manner consistent with the SOI's Standards for the Treatment of Historic Properties.
3. Documentation of the historical resource, by way of historic narrative and photographs or architectural drawings meeting California OHP recommendations prior to demolition.
4. Deeding the site into a permanent conservation easement.
5. Abandonment of the proposed project.

CEQA Section 15064.5(b)(3) states that a project that follows the *Secretary of the Interior's Standards for the Treatment of Historic Properties (SOI Standards)* shall be considered as mitigated to a level of less than a significant impact on the historical resource.

## 3 METHODS

The following sections detail the methods used for background research and the built environment field survey.

### 3.1 RESEARCH

PaleoWest conducted original secondary and archival research to establish an appropriate historic context from which to evaluate historic architectural resources within the API for CRHR-eligibility in compliance with CEQA. Specifically, research was conducted to develop an overview of the history of early settlement and exploration, development of agriculture and mining, founding of the community of Willow Springs, twentieth century commercial and residential development, and the evolution of energy infrastructure in and near the Project area.

Site-specific archival research using newspaper and genealogical databases was conducted to determine whether any owners of the identified properties were historically significant for contributions to broad patterns of history. Historical maps and aerial photographs were reviewed to establish the property's connection to the development of the Antelope Valley and the immediate surrounding area of Willow Springs. Building permits, when publicly available, also provided construction history of the properties.

Historical maps consulted include Elizabeth Lake, CA (1915, 1917) 30-minute; Willow Springs, CA (1943, 1965) 15-minute; Los Angeles, CA (1949, 1955, 1959) 1-degree; Little Buttes, CA (1965) 7.5-minute; Fairmont Butte, CA (1965) 7.5 minute; and Tylerhorse Canyon, CA (1965) 7.5-minute USGS quadrangles. Historical aerial images from NETROnline and the University of Santa Barbara (UCSB) dated 1948, 1959, 1963, 1974, and 1994 were also reviewed. The archival research indicates that by the early 1940s, portions of Hamilton Road and Rosamond Boulevard were present, with a few dirt roads connecting sparse structures to these relatively more major routes. The area remained relatively undeveloped until the 1960s, when a series of grid-oriented dirt roads were established throughout the Project area and the general vicinity. These road grids were presumably built for planned communities that were never established. Most of the roads visited during the survey exhibit some degree of use by residents. The most significant development in the area has been wind and solar energy development, with the Project vicinity remaining relatively undeveloped and retaining its rural character.

### 3.1.1 Records Search

A records search was conducted at the SSJVIC, housed at California State University, Bakersfield, on November 5, 2020, and again on August 18, 2021. This inventory effort included the Project area and a 1/2-mi radius around all above ground linear routes and a 1-mi radius around the A-CAES facility, collectively termed the Study area. The objective of this records search was to identify prehistoric or historical period resources that have been previously recorded within the Study area during prior cultural resource investigations. Comprehensive lists of previous cultural resource investigations and cultural resources identified within the search radius were included in the original Cultural Resources Technical Report completed in 2021 (Knabb et al. 2021). Previously conducted cultural resource investigations that included built environment studies are listed in Table 3-1. Previously identified historic period built environment resources are listed in Table 3-2.

**Table 3-1. Previous Investigations of the Built Environment within the Study Area**

Report Number	Date	Author(s)	Title
KE-00101	1996	Kimball, Marcia (Bureau of Land Management [BLM], Barstow Resource Area)	Cultural Resource Testing and Evaluation Report for the Cory and Minn Parcels of the Loomis Land Exchange
KE-00355	1994	Clift, Gregory R. and Mark Q. Sutton (California State University, Bakersfield)	An Archaeological Assessment of Tentative Tract No. 5612, Rosamond, Kern County, California
KE-00634	1985	Mack, Michael E. and Jill Wiesbord (Applied Conservation Technology, Inc.)	Sylmar Expansion Project: Cultural Resources Inventory and Significant Evaluation Addendum to Final Report
KE-00634A	1985	Mack, Michael E. and Jill Wiesbord (Applied Conservation Technology, Inc.)	Sylmar Expansion Project Cultural Resources Inventory and Significance Evaluation Final Report Volume II
KE-01993	1995	Hayden, William E., Michael E. Macko, and David D. Earle (Macko, Inc.)	A Class III Intensive Survey of Five Land Exchange Sites for Hughes Land Company in the Rosamond and Palmdale Areas, Los Angeles and Kern Counties, California

Report Number	Date	Author(s)	Title
KE-02059	1997	Love, Bruce (CRM TECH)	Cultural Resources Survey Report: Bakersfield-Rialto Fiberoptic Line Project, Kern, Los Angeles, and San Bernardino Counties, California
KE-03546	2006	Ahmet, Koral, Roger Mason, and Sara Bholat (Aspen Environmental Group)	Cultural Resources Survey Report for Antelope Transmission Project: Segments 2 & 3 Los Angeles and Kern Counties
KE-03793	2008	Romani, John F. and Alan P. Gold (Garfinkel) (Compass Rose Archaeological, Inc.)	Archaeological Survey Report Tehachapi Willow Springs Road from Rosamond Boulevard to 10 Miles North, Willow Springs Area, Kern County, California
KE-03889	2009	DeCarlo, Matthew and Rebecca Orfila (Center for Archaeological Research)	A Cultural Resources Assessment of Three Proposed Deteriorated Pole Replacement Projects (WO 4703-0455) Near Rosamond, Kern County, California
KE-03941	2009	Price, Barry A., Mary Clark Baloian, Robert Lichtenstein, and Marc Linder (Aspen Environmental Group)	Confidential Specialist Report: Cultural Resources Inventory for the Tehachapi Renewable Transmission Project Kern, Los Angeles, and San Bernardino Counties, California
KE-04057	2011	Hudlow, Scott M. (Hudlow Cultural Resource Associates)	Phase I Cultural Resources Survey for PV3, Willow Springs, Kern County, California
KE-04058	2011	Hudlow, Scott M. (Hudlow Cultural Resource Associates)	Phase I Cultural Resources Survey for PV-11, (Rosamond Solar Array) Rosamond, Kern County, California
KE-04080	2010	Wilson, Stacie and Stacey C. Jordan (AECOM)	Draft Cultural Resources Report for the Proposed RRG Antelope Valley Solar Project Kern and Los Angeles Counties, California
KE-04224	2010	Pacific Legacy, Inc. with Urbana Preservation and Planning, LLC	Supplemental Archaeological Investigation and National Register of Historic Places and California Register of Historical Resources Eligibility Evaluation of Archaeological Site CA-KER-7214H Southern California Edison Tehachapi Renewable Transmission Project, Segment 9, Kern County, California
KE-04226	2010	Schneider, Tsim D. and John Holson (Pacific Legacy, Inc.)	Supplemental Archaeological Survey Report #2, Tehachapi Renewable Transmission project Segment 4, Kern and Los Angeles Counties, California
KE-04227	2010	Schneider, Tsim D. and John Holson (Pacific Legacy, Inc.)	Supplemental Archaeological Survey Report #2, Tehachapi Renewable Transmission Project Segment 10, Kern County, California
KE-04435	2010	Meyer, Jack, D. Craig Young, and Jeffrey S. Rosenthal (Far Western Anthropological Research Group, Inc.)	Volume I: A Geoarchaeological Overview and Assessment of Caltrans Districts 6 and 9, Cultural Resources Inventory of Caltrans District 6/9 Rural Conventional Highways
KE-04435A	2010	Meyer, Jack, D. Craig Young, and Jeffrey S. Rosenthal (Far Western	Volume II: Appendices A Geoarchaeological Overview and Assessment of Caltrans District 6 and 9 - Cultural

Report Number	Date	Author(s)	Title
		Anthropological Research Group, Inc.)	Resources Inventory of Caltrans District 6/9 Rural Conventional Highways - EA 06-0A7408 TEA Grant
KE-04833	2016	Foglia, Shannon and Theodore Cooley (AECOM)	Cultural Resources Survey Report for the Proposed Southern California Edison Company's Antelope-Magunden No. 1 Transmission Line Rating Remediation Project, Kern County, California
KE-04887	2009	Way, K. Ross, Thomas L. Jackson, and Kari Jones (Pacific Legacy, Inc.)	Results of the Evaluation of Eligibility of Archaeological Site CA-KER-2821/H (Bean Spring) for Listing in the California Register of Historical Resources and Data Recovery Program for Mitigating Unavoidable Impacts to the Site That May Result from Activities Associated with Construction of Segment 3 of the Tehachapi Renewable Transmission Project
KE-04953	2017	Whitley, David, Peter Carey, and Robert Azpitarte (ASM Affiliates)	Phase I Survey/Class III Inventory, AVEP Solar Project, Kern County, California
KE-05043	2016	Whitley, David S. and Peter A. Carey (ASM Affiliates)	Phase I Survey/Class III Inventory, Rosamond 5 and 6 Solar Project Areas, Kern County, California

**Table 3-2. Previously Identified Built Environment Cultural Resources in the Study Area**

Primary Number	Survey No.	Name	Parcel Number(s)	Build Date	Resource Type	Previous Status Code
P-15-000129	1	Willow Springs; California Landmark #130	315-012-01, 252-341-05	ca. 1900–1915	Site, District	7L
P-15-018681	2	LADWP Owens Gorge 230kV Transmission Line (contributing resource within the SCE Big Creek Hydroelectric System Historic District	–	1952–1955	Structure	6Z-Segment previously evaluated is outside of Study area
P-54-005027	–	SCE Big Creek Hydroelectric System Historic District	–	1911–1987	District	1S
P-15-017243	3	Vincent 220kV Transmission Line; Big Creek #3-Springville	315-230-10; 315-012-07	1925–1927	Structure	1D
P-15-013833	4	General Petroleum Access Road	–	ca. 1915	Site	6Z-Segment previously evaluated is outside of Study area
P-15-020596	–	Access Road to SCE Big Creek Hydroelectric System Vincent 220kV Transmission Line	–	1927	Site	6Z

## 3.2 FIELD SURVEY METHODS

Intensive-level pedestrian survey of the API (Figure 3-1) from the public ROW was conducted on August 30, 2021 and March 29, 2022 by Ms. Granger and Mr. Mills. During the survey, high resolution photographs were taken of the properties determined to have extant buildings or structures at least 45 years old based on the records search results and desktop reconnaissance of the API. To thoroughly document the built environment resources and their settings, field notes were also taken. To determine whether the properties might be associated with a historic district, attention was paid to the setting, level of architectural cohesion, and historic integrity of the area. All field survey materials were reviewed by Ms. Demarais and Ms. Keethler as part of the evaluations of eligibility against CRHR eligibility criteria, assessment of potential impacts, and in the preparation of this report.

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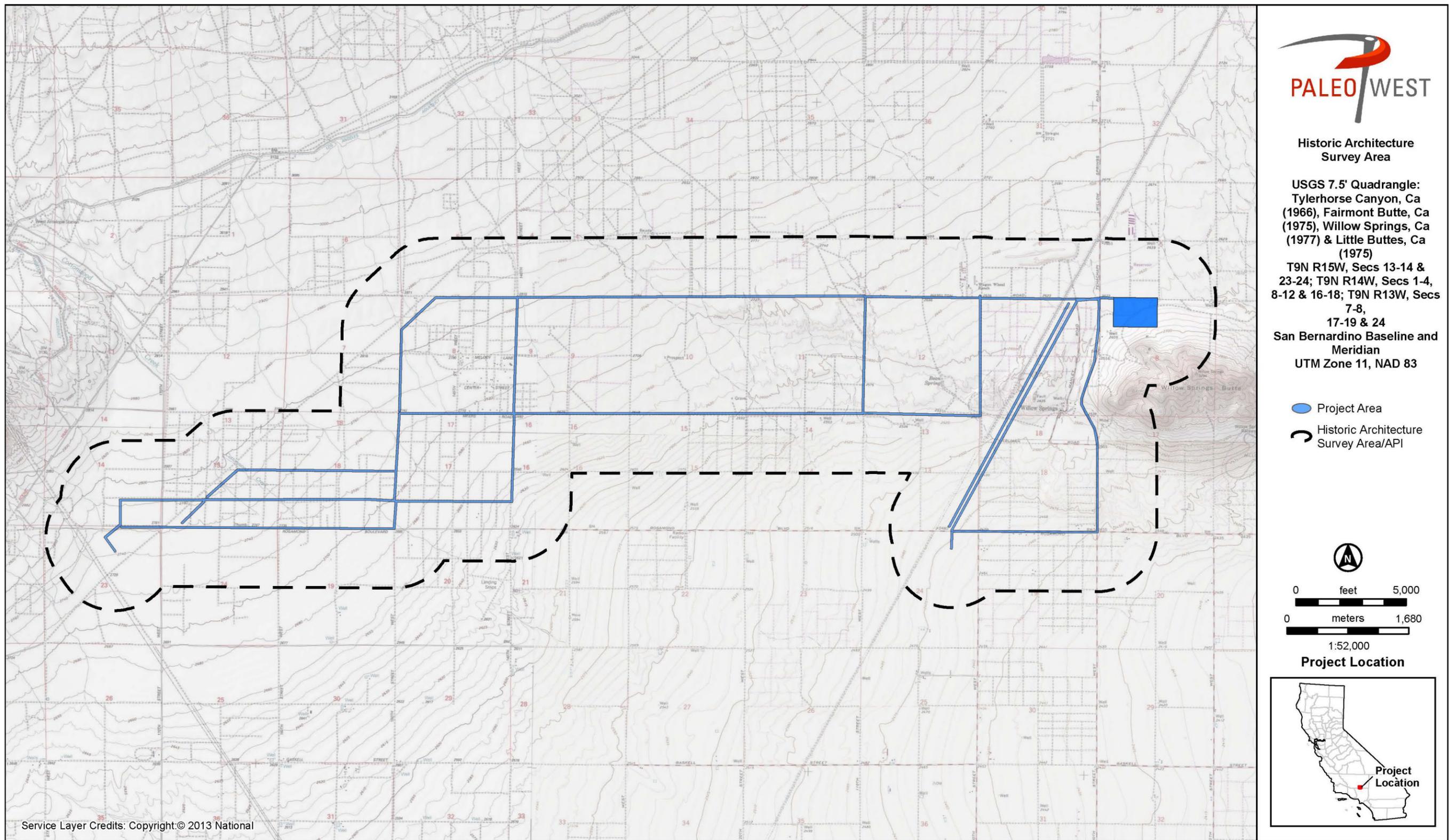


Figure 3-1. Built environment Survey area.

## 4 HISTORIC CONTEXT

### 4.1 SPANISH AND MEXICAN EXPLORATION AND SETTLEMENT IN THE MOJAVE DESERT

The earliest known European exploration of the Mojave Desert began during the sixteenth century at the time Spanish explorers first entered California and claimed it for Spain; however, sustained and widespread Euro-American settlement of the region did not occur until the late eighteenth and nineteenth centuries. Thus, exploration and settlement of the Mojave Desert by non-indigenous peoples can be best divided into three major categories defined by separate periods of Spanish (1769–1822), Mexican (1822–1848), and American (1848–Present) control.

The Spanish Period of exploration and settlement in the Mojave Desert began during the late eighteenth century when missionaries and explorers entered the region. Pedro Fages, who led an expedition into the western Mojave in 1772, was among the first Europeans in the area (Pourade 1960). In 1776, Franciscan missionary Francisco Garcés entered the area from New Mexico to explore overland routes between Santa Fe and Southern California (Coues 1900; Sutton 1991). The route used by Garcés became part of the Old Spanish Trail, a frequented historical pack mule trade route that passed through much of the Southwest and was first traversed by indigenous Mojave peoples. The Old Spanish Trail passes to the east and south of the Project area, leading south into the San Gabriel Valley. These portions of the trail are known as the Mojave Road and Mojave River Route (National Park Service [NPS] 2020:6).

During the eighteenth century, the establishment of Spanish missions and trade routes throughout the Mojave Desert region was difficult due to contention with indigenous Mojave peoples who hindered Spanish expansion into Mojave lands. Permanent settlement of non-indigenous populations in California during this era was also largely limited to lands near the Pacific coast by the rugged topography and weather of the High Desert region (Bean and Bourgeault 1989). Ongoing use and development of the Old Spanish Trail eventually made travel in the area much easier; however, the route was not firmly established until the 1830s (Norris and Carrico 1978).

After Mexico gained independence from Spain as a result of the Mexican War of Independence (1810–1821), Mexican Governor Pío Pico established a series of land grants, known as ranchos, throughout Southern California, or Alta California, as it was known at the time. The ranchos were granted as part of a movement to secularize former Spanish mission lands. Governor Pico granted many of these ranchos during the beginning of the Mexican American War (1846–1848), quickly dividing up Alta California to ensure Mexican land titles survived if the region were to come under U.S. control. The Antelope Valley is between two ranchos and remained public land. The Mexican American War officially ended in 1848 with the Treaty of Guadalupe Hidalgo and victory of the U.S. In 1850, California was officially admitted to the Union as a state (Los Angeles Cultural Heritage Masterplan 2000:15).

## 4.2 AMERICAN EXPLORATION AND SETTLEMENT IN THE MOJAVE DESERT

Euro-Americans migrated westward into California during the eighteenth and nineteenth century prior to California statehood through various roads and mountain passes such as the California Trail, Butterfield Overland Route, Donner Pass, Tejon Pass, and the Old Spanish Trail. American exploration into the Mojave Desert began with the entry of explorer and pioneer Jedediah Smith in 1826, and American migration and exploration into the region continued during the early nineteenth century (Pourade 1961). Smith and his party were the first Americans of European ancestry to enter the Mojave Desert, following the Old Spanish Trail, which runs south and east of the Project area (Beck and Haase 1974; Norris and Carrico 1978).

In 1843, American pioneer and explorer Joseph Walker and the Booneville Expedition traveled southward through the Sierra Nevada Mountains from Northern California along a Native American route. The party reached the Mojave Desert by way of a mountain pass in the southern Sierra Nevada Range that later became known as Walker Pass. The pass is approximately 55 mi north-northeast of the Project area. In 1844, explorer John C. Frémont also traveled to the Mojave Desert (Beck and Haase 1974; Frémont 1845). In 1845, Walker led Frémont through Walker Pass. After traveling to the area, Frémont named Kern County and Kern River for the topographer on the journey, Edward Kern (Barnard 1977). After 1860, Walker's Pass became a mining freight route to Owen's Valley and the Tehachapi Pass, to the southwest of Walker's Pass, became the most used travel route through the Sierra Nevada range to and from the Mojave Desert (California OHP 2021).

The Antelope Valley of the Mojave Desert remained sparsely populated throughout the nineteenth century, but the Homestead Act of 1862 and the Desert Land Act of 1877 generated some American settlement. Individuals could apply for land grants and would receive land in exchange for an agreement to improve the land. For example, under the Desert Land Act, settlers were required to irrigate and cultivate arid and semi-arid public lands to gain ownership. As a result, settlement in the Antelope Valley primarily followed agriculture, gas, and mining endeavors (Environmental Science Associates 2008:3.4–6). In 1866, Kern County was formed from portions of Los Angeles and Tulare counties.

### 4.2.1 Industry in the Antelope Valley

#### **Mining**

With the discovery of gold in the Sierra Nevada Mountains in 1848, an increase in American settlement in the California region began. The population of California continued to increase throughout the mid- and late nineteenth century, especially after the completion of the Transcontinental Railroad in 1869, even as the mining industry slowed in the later part of the century. Most early mining of gold, silver, and other minerals in California took place in the north, near Sacramento, but some mines were established as far south and east as the Mojave Desert and San Gabriel Mountains as miners became discouraged with unsuccessful attempts and an abundance of competition in Northern California.

In Kern County, gold and silver were discovered in the early 1850s. In addition to gold and silver mining, the western Mojave Desert became a major source of boron, the element for which Boron, California in eastern Kern County was named. The discovery of these resources led to

population growth and the formation of new wagon routes and stagecoach stops throughout the Antelope Valley. Various stagecoach companies, postal routes, and telegraph routes were created in areas that were formerly largely isolated using existing common travel routes to support mining operations and the communities spurred by the industry. Notable freight stagecoach companies that began operating in the western Mojave region included Wells, Fargo & Co. and Alexander & Banning. Overland Mail Company, a federally subsidized overland mail service founded in 1857, began serving the Antelope Valley. Subsequent railroads closely followed the alignment of many of these nineteenth century wagon routes and mining roads. One of the first major outposts supporting increased travel in the area was Fort Tejon, established in 1854 on the west end of the valley (Barnard 1977; California Department of Transportation [Caltrans] et al. 2010:36–37; Sherer 1994). Despite these commercial developments, the Mojave Desert remained sparsely populated until the twentieth century due to its hot and arid conditions as well as the absence of widespread water conveyance systems. Towns primarily grew between key areas of mining operations and along popular wagon routes, acting as stopovers for travelers and goods. The largest mining operations were in the eastern Mojave Desert while the most trafficked stagecoach routes ran through the western portion of the desert near the Project area (Rincon Consultants, Inc. 2021:37; Sherer 1994; Struglia et al. 2003:174–176).

## Agriculture

Agriculture, to include both ranching and farming, has been an important part of California history. Although the Central Valley is the epicenter of California agriculture, agriculture was the main industry in the High Desert region from the late nineteenth to the late twentieth centuries. It continues to be an important industry into the twenty-first century, especially for smaller communities like Willow Springs, Little Rock, and Barstow, albeit not as prominently as it once occurred (University of California Cooperative Extension [UCCE] 2022).

One of the earliest forms of the agriculture practiced by Americans in the Antelope Valley was cattle ranching. This business originated before statehood and became the dominant industry of the region throughout the nineteenth century. The need for ranching greatly increased as the demand for meat and animal by-products boomed along with the state's population after the Gold Rush. Settlers mostly used cattle, sheep, and hogs for meat consumption, but sheep and cattle also provided a variety of other commodities such as wool, hides, and dairy for butter, cheese, and milk. American ranchers emigrating to California from the U.S. interior drove large herds of cattle to chase rising demand and prices. Drought and disease were two major challenges faced by ranchers as they met the imposing environments of the Mojave Desert, Death Valley, and the Sierra Nevada. Those that survived the journey established a variety of ranches that ranged from large corporate enterprises of hundreds of acres to mid-size ranches of about 40–160 acres or small "ranchettes" of 40 acres or less. During the 1920s, widespread economic issues and the severely decreased value of cattle made ranching less profitable, although it has remained in practice throughout the twentieth and twenty-first centuries (Caltrans 2007:82–84; LACountyLibrary.com 2021; NPS 2020).

Desert farming by American settlers was a crucial development in California during the nineteenth and twentieth centuries. Farming is still widely practiced in California, which boasts some of the largest irrigation districts in the U.S. and provides the country with over a third of its vegetables and two-thirds of its fruits and nuts. Most of the state's farming historically occurred and continues to be focused within the San Joaquin Valley, the southernmost part of

the Central Valley region, which includes parts of Fresno, Tulare, Imperial, and Kern counties. Land in the Central Valley and South Desert regions is fertile, but its lack of natural water was a major roadblock to both American company and family farms. The construction of water conveyance systems in the mid- to late nineteenth century allowed desert farming to become a reality. Between the 1910s and 1960s, large-scale water conveyance systems like the Central Valley Project, California State Water Project, and Los Angeles Aqueduct System were constructed throughout much of the state to consistently bring water to areas like the Central Valley and the Los Angeles Basin that lacked natural supplies of water. The Los Angeles Aqueduct system, completed in 1913, runs from Owens River in Central California to Los Angeles and crosses the westernmost portion of the Mojave Desert. The most common high desert crops include alfalfa, hay, onions, carrots, potatoes, peaches, pears, and nectarines. Agriculture continued to be practiced in the Antelope Valley throughout the twentieth century, though to a lesser extent after World War II (Caltrans 2007:25, 30, 63; Los Angeles County Agricultural Commissioner 2012:4–5).

## 4.2.2 Infrastructure in the Antelope Valley

### Railroads

Like the development of overland freight and travel routes, railroad construction was extremely influential to the character and development of desert towns in the Mojave Desert. The construction of railroads throughout the Antelope Valley coincided with the establishment of railroad lines throughout the state to support growing communities and industry. In 1854, an expedition led by Lieutenant Amiel Weeks Whipple sought to survey a railroad route leading from Arkansas to Los Angeles along the 35th parallel, near the Antelope and Fremont Valleys of the western Mojave Desert (Barnard 1977; Caltrans et al. 2010:36–37). Whipple's expedition included scientists who recorded information about the geology, climatology, and biology of the western Mojave Desert (Sherer 1994). Construction of the Southern Pacific Railroad (SPRR) through the Antelope Valley near the Project area was completed in 1876 as part of a connecting route between San Francisco and Los Angeles. Completion of the SPRR was a major development in the valley that provided foundation for new development.

The alignment of the SPRR in the valley passed through the newly established railroad towns of Rosamond and Lancaster, approximately 9 mi east and 15 mi southeast from the Project area, respectively (LACountyLibrary.com 2021; Lien 2021). The town of Mojave, approximately 10 mi north of the Project area, became a key stopover for travelers in the Antelope Valley during this period. The growth of the settlement was also connected to its proximity to the Santa Fe Railroad which could provide the town with various necessities more easily and affordably than other desert communities without their own major railroad stations. The other large town to develop in part due to railroad access was Bakersfield, which continued to grow during the twentieth and twenty-first centuries. Smaller towns and camps further from railroad lines throughout the valley also grew during the mid- to late nineteenth century, but this growth was limited in comparison to the communities with direct railroad access. There were upwards of 80 towns founded in the Antelope Valley by 1920, supported by traffic to nearby mines and routes to the Central Valley and Northern California. Although railroad development often led to the founding of new towns and population growth in others, in many instances new railroad lines were responsible for the demise of towns when the railroad entirely bypassed a community that was once a travel and trading center, like Willow Springs. Short lines and spurs

could be constructed to connect these isolated communities to a main railroad line, but not all towns could afford this development (Caltrans et al. 2010:13, 38–39, 46; Greene and Knight 1992).

## Utilities

Implementing utility systems is an important part of community and regional development. Utility systems include resources for water storage and distribution, waste disposal, electric power distribution, and hydroelectric power distribution created by municipal or private entities (Caltrans et al. 2010:68, 118). Efforts to create utility systems in Californian towns began during the 1850s, beginning primarily with gas plants to provide indoor and outdoor lighting in place of oil lamps. Between 1840 and 1880, many gas companies were established in the state, and the use of gas lighting remained in widespread use through World War I. Electrical lighting was first introduced to California during the early 1880s; however, many rural communities did not acquire electricity until the twentieth century. Gas companies continued to form during the early twentieth century, during which time the first electric companies were established. Later in the twentieth century, many of these utility companies would be combined into large conglomerates, some of which still exist today. Progressive federal and state legislation and planning efforts aimed toward improving infrastructure also contributed to the fast development of transmission lines and other utilities in California during the twentieth century (Caltrans et al. 2010:68–69, 138).

In 1891, Southern California received its first long-distance electricity transmission line, the San Bernardino Light and Power Company's 5kV 28 mi transmission line between Pomona and San Bernardino. The first hydroelectric facility in the state opened in 1895 in Folsom, providing electricity to Sacramento 22 mi away. Transmission technology improved rapidly after the 1890s. One of the most significant advancements was the invention of the suspension insulator in 1907, which permitted long-distance transmission capacity to reach 100,000kV. This improvement led to the rapid construction of many transmission lines across the state between 1907–1920 (Caltrans et al. 2010:68–69). During the 1910s, California's first hydroelectric power project that used the suspension insulator was undertaken (Big Creek Hydroelectric System). The Big Creek Hydroelectric System, when paired with the Los Angeles Aqueduct System, would harness water from the Owens River in the Sierra Nevada to provide electric power to Los Angeles. The Big Creek Hydroelectric System was first put in service in 1912–1913 and quickly became central to Southern California's energy transmission advancement. (Caltrans et al. 2010:138, Tinsley Becker and Chiang 2016:1-2). A segment of the Vincent 220kV Transmission Line (constructed 1925–1927) of the Big Creek Hydroelectric System runs through the eastern portion of the Project area, less than a mile west of the Willow Springs townsite (Dice 2014).

The first wind power project in the Antelope Valley was constructed at the base of the Tehachapi Mountains, north of the Project area in the early 1980s. The windy Tehachapi Pass in the Mojave Desert proved to be a valuable resource on the barren landscape. More wind and eventually solar farms were built in Tehachapi Pass and Antelope Valley over the following decades. In 2011, Avangrid Renewables broke ground west of the Project area on the 80-mi<sup>2</sup> Manzana Wind Power Project for 126 1.5-MW wind turbines that came online in December 2012. The company sells electrical output to San Diego Gas and Electric, Silicon Valley Power, and LADWP. The SCE Whirlwind Substation at the southwest corner of the Project area was constructed in 2011 as part of a long-range SCE wind farm plan that connects a series of

substations through 500kV transmission lines and brings wind power to the Los Angeles Basin. Between 2013 and 2015, several large solar farms have been installed in the vicinity of the Project area, south of Rosamond Boulevard (AvangridRenewables.com 2021; Edison International 2021; Google Earth Pro 2013, 2015; Palm Desert Post 1982).

## 4.3 HISTORY OF WILLOW SPRINGS

The opportunistic founding of towns by both individuals and large developers is a key characteristic of frontier colonization in California. Many communities in California, therefore, have a shared history in the evolution of transportation networks, natural water features, water conveyance projects, agriculture, mining, and development of energy resources. Although Willow Springs is a very small community, it too reflects many of California's, and particularly its High Desert, developmental trends of the nineteenth and twentieth centuries. Specifically, the evolution of Willow Springs reflects the ad-hoc development approach typical of rural Californian townsites. Willow Springs, like most small California towns founded during the nineteenth century, would also grow and decline based on factors like industry conditions and railroad access, or lack thereof (Caltrans et al. 2010:142–143). In 1934, Willow Springs became California Historic Landmark #130 (California OHP 2021).

### 4.3.1 Community Development (ca. 1850–1918)

The springs at Willow Springs were a natural water feature that was first depicted next to “Tehicipi Road” [sic] between Elizabeth Lake and Oak Creek in an 1856 General Land Office (GLO) map of Township 9 North, Range 13 East within the San Bernardino Meridian (GLO 1856). Willow Springs was one of three natural oases in the Antelope Valley and thus made an ideal stopping point in the Mojave Desert, which resulted in the founding of a community and construction of a stagecoach station near the springs. Without the springs, early travelers through the Mojave Desert would have faced even more grueling and deadly conditions. Even before the first stagecoach station was built, the springs provided respite to a variety of travelers from different cultures using local overland trails.

The first recorded mention of Willow Springs dates to 1776, when Friar Garcés stopped at the springs. Explorer and pioneer John C. Frémont also stopped there in 1844. The discovery of gold along the Kern River in the 1850s led to an influx of visitors to the springs looking for water during their pursuit of gold and other valuable minerals. In 1862, Willow Springs was transferred from public to private land when it was awarded to General Edward Fitzgerald Beale. The Willow Springs stagecoach station and the springs themselves remained a sought-after stopping point throughout the 1860s, providing clean water to an increasing number of miners and cattle ranchers moving across the region during the late nineteenth century. (Bostwick 2010; Lien 2021). Due to right of way disputes with Beale, the SPRR planned to bypass Willow Springs and instead route through Rosamond to the east as it traversed the Antelope Valley. Completion of the SPRR in 1876 would have a profound effect upon the community (Lien 2021).

Willow Springs soon attracted Nelson and Adelia Ward, who are the next known owners of the land. The Wards purchased Willow Springs and endeavored to capitalize on the popularity of the natural waters by further developing the area. The Wards built an adobe boarding house next to the springs in support of the stagecoach station, which they used to host freighters, travelers, and temporarily house horse and mule teams making their way across the region

along the Los-Angeles-Havilah and Inyo Stage Lines. The accommodations were small compared to the rate of local traffic across the two routes, which were primarily in use from 1864 to 1872, earning the boarding house the unofficial name "Hotel de Rush." In 1875, two years after the death of Nelson Ward, the silver freighting company, Cerro Gordo Freighting Company, chose a new route that bypassed Willow Springs, which resulted in less traffic to the Wards' boarding house and the stagecoach station. The loss of income prompted Adelia Ward to sell the land and move elsewhere with her surviving family. The new owners, a couple only documented by the surname Riley, operated the station for one year until completion of the SPRR through Rosamond in 1876 made stagecoach travel through Willow Springs effectively obsolete (Bostwick 2010; GLO 1856; Lien 2021). By the 1880s, the adobe boarding house was in ruins (Bostwick 2010).

After completion of the SPRR through the Antelope Valley, Willow Springs was essentially abandoned until 1900 when pioneer and stonemason Ezra Hamilton purchased the springs and the surrounding 160 acres. Hamilton struck gold a few miles east of Willow Springs four years earlier and wanted a set up his own gold mill. However, enamored with the oasis in the desert landscape, Hamilton sold his mine and used the proceeds to settle there with his family and built a resort, beginning with a hotel for up to 30 guests. The resort thrived and served as a gathering place for long-range travelers and settlers within the surrounding 15 mi. The hotel was named Hotel Rosamond and was equipped with fresh ice and flush toilets (Lien 2021; Orr 2021a). Historical photos of the hotel (Figure 4-1) show that, like most original buildings built in Willow Springs, Hotel Rosamond was of stone construction. The hotel is no longer extant.

Hamilton desired to make Willow Springs a true town, and thus invested further to build necessary amenities such as a school, restaurant, general store, an auditorium, water reservoirs, and a swimming pool. He also built greenhouses to stock the restaurant and store with fresh produce, and he experimented with silkworms for silk production. Believing the springs and desert air should be accessible to anyone needing healing, Hamilton built homes and cottages that could be rented for a modest fee. From 1900–1915, other families also settled near the resort, populating the burgeoning town. In total, during this time Hamilton invested approximately \$40,000 and built 27 stone buildings including cottages, a hotel, a stone schoolhouse, a sanitorium, an opera house, and a concrete-lined swimming pool (Bostwick 2010; Lien 2021). Like the Hotel Rosamond, historical photos indicate that most, if not all, of these structures were stone with wood roofs. The swimming pool is depicted as a round structure adjacent to a stone well. The cabins and homes in surviving photos appear nearly identical with modest single-story rectangular plans, stone chimneys, and wood doors and roofs (Figure 4-2 and Figure 4-3). By July 1904, Willow Springs had upwards of 50 residents including Hamilton, his new bride Eliza Galloway, and his adult children from a previous marriage (Bakersfield Morning Echo 1904:4). Willow Springs also gained a post office in 1909, and as Ezra Hamilton was the first person in Antelope Valley to own an automobile, he built a garage and gas pump in the community. Hamilton died in 1915, and his heirs closed and sold the resort village three years later. Willow Springs and the immediately surrounding area where other families had settled would eventually be incorporated into the town of Rosamond, which the SPRR founded in 1877 (The Bakersfield Californian 1938:5; Lien 2021; Orr 2021b).



Figure 4-1. Hotel Rosamond (ca. 1905).



Figure 4-2. Standard cottages at Willow Springs (ca 1905).



Figure 4-3. Residence at Willow Springs (ca. 1905).

#### 4.3.2 Community Development (1918–1975)

The village of Willow Springs was sold multiple times between 1918 and 1947, but people continued living there under leases regardless of ownership or economic circumstances. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since World War II, the springs have been severely depleted due to drought; the most recent previous survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of depletion. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (California OHP 2021; Tipton 1988). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady, yet small contributor to the industry of the region. Pears were once one of the major crops grown in Willow Springs (Caltrans 2008:17–18; Dunne 2016; Greene and Knight 1992; Tipton 1988).

The early twentieth century saw a new wave of mining in California, although not to the extent of the Gold Rush. Although many mines had closed by 1910, some remained in the Mojave Desert, including the Tropic Mine near Willow Springs (formerly named the Lida Mine named by Ezra Hamilton for his wife) that continued to be mined well into the 1930s. The Tropic mine was sold to various owners since it was first purchased in 1882. It continued in operation until

1956 despite a brief closure during World War II (Environmental Science Associates 2008:3.4–7). U.S. involvement in World War II during the 1940s created a need for more raw ore materials, a demand that benefited the mining industry across California (Caltrans 2008:17–18; Dunne 2016; Tipton 1988).

The Willow Springs Company began mining operations in 1932 from its headquarters in the community. Stockholders in the Willow Springs Company, Robert and Mary Nelson, purchased the Willow Springs property in 1947 and moved into one of the existing stone houses. Over the years they leased out many of the buildings on the property, including the restaurant. Most of the land that once comprised Willow Springs is still owned by the Nelson family, and much of the information known about the history of the settlement has come from accounts of the Nelson family and their time among Ezra Hamilton’s children. Some of the original stone buildings in the community were destroyed by the Tehachapi earthquake of 1952, but sixteen remain in good physical condition including the Old Meeting Hall and a community gathering space (California OHP 2021; Tipton 1988).

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new nearby developments during this period affected the settlement. Muroc Army Air Field was established approximately 15 mi east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years, EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (California OHP 2021; Tipton 1988). This population boom sparked the demand for reliable infrastructure like electricity, a need that occurred nationwide. To meet this need, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 and the Willow Springs area received electricity shortly after the legislation was enacted (Barnes 2007).

In 1953, the Willow Springs International Raceway opened approximately 1.25 mi west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs except for a few small desert homesteaders and other farms with newly installed irrigation equipment. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, few residences were built and the majority of constructed between 1960 and 1965 were centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145th Street West, and 140th Street West. New residences built during this period were primarily single-story, single-family vernacular buildings on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (HistoricAerials.com 1959, 1963; Kern County Recorder 1960; UCSB Library 1952a, 1952b).

## 5 HISTORIC ARCHITECTURAL FIELD SURVEY RESULTS

Results from the field survey of the of the historic architectural resources in the API provided details for the property descriptions and evaluations of eligibility under CRHR criteria. A total of 23 properties with extant built environment resources 45 years old or older are within, or intersect portions of, the API (Table 5-1). The locations of all surveyed properties are indicated in Figure 5-1 by the map numbers indicated in Table 5-1. Of these 23 resources, four have been previously recorded and evaluated for CRHR-eligibility, though these evaluations did not include segments within the API except for Willow Springs Village and the Vincent 220kV Transmission Line (Big Creek #3-Springville) of the SCE Big Creek Hydroelectric System Historic District. Three properties were inaccessible from the ROW due to obstructions or safety concerns and are thus indicated in Table 5-1 as surveyed only at the reconnaissance level. To comply with CEQA and ensure due diligence was performed to the extent mandated, the inaccessible properties were assumed to be CRHR-eligible. Thus, these three inaccessible properties are included in the assessment of potential impacts to historical resources.

**Table 5-1. Surveyed Cultural Resources in the API**

Survey Map No.	Name	Parcel Number(s)	Build Date	Resource Type	Survey Type
1	Willow Springs; California Landmark #130	315-012-01, 252-341-05, 315-012-02	ca. 1900–1915	Site, District	Intensive
2	Segment of the LADWP Easement Corridor (LADWP Owens Gorge 230kV Transmission Line; Owens Gorge Access Road)	–	1952–1955	Structure, Site	Intensive
3	Segment of the Vincent 220kV Transmission Line, Big Creek #3-Springville; SCE Big Creek Hydroelectric System Historic District	315-230-10; 315-012-07	1925–1927	Structure; District	Intensive
4	General Petroleum Access Road	–	ca. 1915	Site	Intensive
5	14205 Irone Avenue	358-132-12	1957	Building	Intensive
6	4040 Manly Road	315-012-01, 252-341-05	ca. 1970	Building	Intensive
7	14101 Irone Avenue	358-132-10	ca. 1970	Building	Intensive
8	14070 Lodestar Avenue	358-132-07	1946	Building	Intensive
9	10145 Hamilton Road	358-052-08	ca. 1960	Building	Intensive
10	10085 Hamilton Road	358-052-07	1940	Building	Reconnaissance
11	10057 Hamilton Road	358-052-06	1951	Building	Reconnaissance
12	9714 Rosamond Boulevard	374-042-03	1919	Building	Intensive

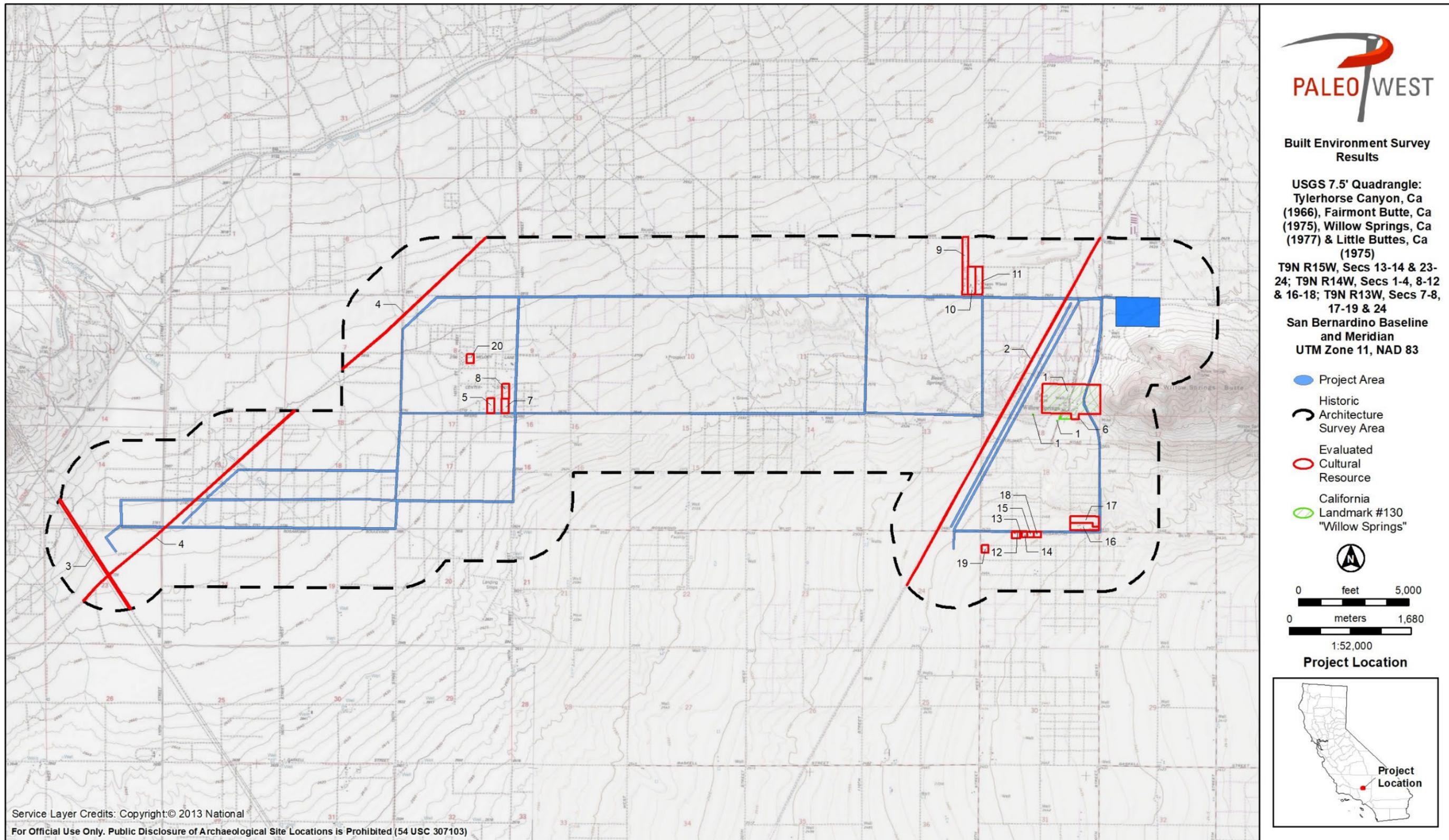
Survey Map No.	Name	Parcel Number(s)	Build Date	Resource Type	Survey Type
13	9668 Rosamond Boulevard	374-042-04	1921	Building	Intensive
14	9650 West Rosamond Boulevard	374-042-39	1950	Building	Intensive
15	9580 Rosamond Boulevard	374-042-07	1955	Building	Intensive
16	9009 Rosamond Boulevard	252-352-33	1959	Building	Intensive
17	3045 90th Street West/High Desert Cellars	252-352-32	1956	Building	Intensive
18	2973 95th Street	374-042-08	1942	Building	Intensive
19	2860 West 100th Street	374-041-09	1940	Building	Intensive
20	Unknown	358-131-02	1949	Building	Reconnaissance

## 5.1 PROPERTY DESCRIPTIONS

Descriptions of all surveyed properties with extant built environment resources 45 years old or older are included in the following sections. See Appendix A for additional photographs of the surveyed properties.

### 5.1.1 Willow Springs, California Landmark #130 (P-15-000129)

Willow Springs Village is a historic period American rural residential settlement in the vicinity of natural springs in the western Mojave Desert, identified as a California Historical Landmark (#130) in 1934, prior to the creation of the CRHR. The site was subsequently documented in 1959, 1965, 1980, and 1992. The springs were also known by the name Willow Springs, but no evidence of remaining springs was found during field survey. Water of the springs originated in the Tehachapi Mountains and flowed through Oak Creek to the village. The center of the village is approximately 0.25-mi north of Truman Road. The land surrounding the springs was first settled sparsely by Euro-Americans during the late nineteenth century, and the area developed into a small village at the beginning on the twentieth century. At the time of survey, there were 23 remaining buildings and structures built during the original settlement period (ca. 1860–1900). The identified architectural resources included 16 standing unreinforced masonry buildings (one of which is in a state of substantial disrepair), two architectural ruins, four stone wells, one round concrete-lined pool, and a stone fence with a wooden gate. There is also a known cemetery attributed to the village (P-15-003560), but no headstones remain.



**Built Environment Survey Results**

**USGS 7.5' Quadrangle:**  
 Tylerhorse Canyon, Ca (1966), Fairmont Butte, Ca (1975), Willow Springs, Ca (1975) & Little Buttes, Ca (1975)

**T9N R15W, Secs 13-14 & 23-24; T9N R14W, Secs 1-4, 8-12 & 16-18; T9N R13W, Secs 7-8, 17-19 & 24**

**San Bernardino Baseline and Meridian  
 UTM Zone 11, NAD 83**

- Project Area
- Historic Architecture Survey Area
- Evaluated Cultural Resource
- California Landmark #130 "Willow Springs"

  
 0 feet 5,000  
 0 meters 1,680  
 1:52,000



Service Layer Credits: Copyright:© 2013 National  
 For Official Use Only. Public Disclosure of Archaeological Site Locations is Prohibited (54 USC 307103)

Figure 5-1. Built environment survey results.

The setting is rural and agricultural with a mixture of open undeveloped land, farmland, residences, ancillary buildings, and various buildings no longer in use but are believed to have been additional residences and community buildings (Figure 5-2). There are various dirt roads as well as one paved road (Manly Road) throughout the site. Most of the roads are lined with planted trees. The landscape is defined by gentle hills and winding roads that provide a rustic and picturesque feeling. Vegetation includes a mixture of native grasses, shrubs, and trees as well as designed rows of shrubs flanking roadways. The vegetation is consistent with designed landscaping and permaculture in Southern Californian deserts, using predominantly low-water plants such as Oleander, Eucalyptus, and Joshua Trees. Vegetation includes freely growing native grasses, trees, and shrubs; limited decorative plantings of low-water and drought-resistant plants; and plantings of shrubs and trees along roads, property boundaries, and residences to serve as windbreaks and prevent flash-flooding of sandy soils in the event of rain. Overall, the district has a high level of cohesion, tied together by the rural desert landscape, density of development, the use of masonry construction materials, and the shared scale and massing of the buildings.



Figure 5-2. Partial overview of Willow Springs Village along Manly Road, facing northeast.

The extent of the village during its formal years of early development (ca. 1900–1915) is believed to have been approximately  $\frac{1}{4}$  mi<sup>2</sup> based on previous documentation by archaeologists and historians; however, no primary source maps or descriptions of the village’s original boundary have been uncovered. Remains of a school and a known burial site indicate areas of the village beyond the primary grouping of buildings flanking Manly Road and a possibly larger boundary than previously recorded. The boundary was drawn in consideration of both this recorded 0.25-mi<sup>2</sup> boundary estimate and the locations of known cultural resources. As to not

include speculation, the boundary drawn possibly excludes land that may have once been within the Willow Springs Village but cannot be proven to or presumed as such. Additional areas that could be reasonably believed to have been part of the village but are excluded from the boundary are APNs 252-012-02, 252-341-07, 252-341-04, 315-152-01 through 315-152-08, and the full extent of 252-351-48. The boundary of Willow Springs Village is depicted on the Survey Results Map (Figure 5-1). The boundary includes all of Assessor Parcel Number (APN) 315-012-01 (73.85 acres) and APN 315-012-02 (0.79 acres) as well as portions of APN 252-341-06 and APN 252-351-48 where extant original site elements were identified.

### **Residence A (Building 1)**

Residence A is a one-story single-family residence at the southern boundary of APN 315-012-01. There are nine ancillary buildings adjacent to Residence A, seven of which are original village masonry buildings dating to circa 1900–1915. The residence has a t-shaped plan. Architectural features include a corrugated metal cross-gable roof and fieldstone masonry exterior walls. The north (primary) façade features a concrete slab front porch covered by a front-gable roof projection with closed wooden eaves. The porch roof is supported by simple wood Y-shaped columns. The east façade of the east-west wing has a stone exterior chimney. The visible windows are a mixture of double-hung and horizontal slider types composed of white aluminum frames and wood surrounds. The north side of the residence is set behind 3-ft-tall fiberglass fencing. Landscaping includes native trees and shrubs as well as a palm tree. Ancillary stone buildings are to the east and south of Residence A.

### **Old Meeting Hall (Building 3)**

The Old Meeting Hall is a one and one-half story rectangular plan building with a side gable roof. It is immediately north of Manly Road and northeast of Residence A. The Old Meeting Hall is of fieldstone construction and has a wood framed roof with exposed wood rafter tails and corrugated metal sheets for roof cladding. The south (primary) façade features concrete steps that lead to a full porch constructed of open poured concrete block and wooden double batwing doors that serve as the primary entrance. The batwing doors are inset into a small stone projection covered by a shed-shaped roof extension. Historical photos indicate the entrance originally featured a front gable while the main roof was hipped. The concrete steps are flanked by metal tube railings. There are two additional entrances on the south façade, a glass inset divided-light wood door and a faux-paneled fiberglass door. Each door is topped with a single-lite transom. The south façade also features a small horizontal-oriented fixed window and a tall double-hung window. The windows of the east and west façades are all tall double-hung wood frame types. The east façade has a wooden exterior stairway that leads to a flat wood door. A window insert air-conditioning unit is above the door, blocking off what was likely a single-lite transom. The wood paneling and wood-frame windows beneath the side gables on the east and west façades are not original.

### **Building 2**

Building 2 is a long rectangular plan one-story utilitarian structure with a corrugated metal side gable roof. The name “Willow Springs” is emblazoned across the southern slant of the roof, though the signage is faded. Circulation vents are below each gable end. The exterior of the building is composed of white limestone block. The south (primary) façade features two single personnel entrance doors and four metal double doors with iron strap hinges. One personnel

door is flat metal and the other is wooden with a square glass insert. The building is approximately 115 ft wide by 25 ft deep. Windows are double-hung with wooden frames.

#### **Building 4**

Building 4 is a rectangular plan one-story utilitarian structure with a corrugated metal side gable roof. The exterior of the building is composed of white limestone block. The wood paneling on the front (south) gable is not original. The south façade features a single personnel entrance door with a single fixed window on the gable. The west façade features a single fixed window, and the east façade features two single personnel entrance doors. The building is approximately 45 ft wide by 18 ft deep.

#### **Building 5**

Building 5 is a rectangular plan one-story utilitarian structure identical to Building 4 except for altered dimensions: approximately 29 ft wide by 19 ft deep.

#### **Pool**

The concrete-lined pool is in an orchard between Manly Road and Tehachapi-Willow Springs Road. The extant structure is 50 ft in diameter and is believed to be original to the resort built by Ezra Hamilton circa 1900–1915 based on historical photos. It is not possible to see if the bottom interior of the pool is concrete lined because it is filled with dirt and vegetation.

#### **Wells**

The four extant wells are above ground fieldstone structures within orchards on the east and west sides of Manly Road. Two wells are 20 ft in diameter, one well is 30 ft in diameter, and one is 5 ft in diameter. The wells stand approximately 4 ft above the ground. Historical aerial photographs indicate the wells have been present since at least the 1930s and were most likely constructed at the time the other fieldstone structures at the site. Historical photos show at least one well had been constructed in the village by 1903.

#### **School Ruin**

The school ruin consists of a partial collapsed fieldstone masonry building that served as the local school building during the early twentieth century. The ruin is east of Tehachapi-Willow Springs Road at the eastern end of APN 315-012-01. Small portions of the east, west, and south façades remain, and the roof and north wall are entirely collapsed. A doorway-sized opening with wood framing is present on the remaining portion of the south façade, which is believed to have been the primary façade. Two steps lead up to the entrance.

#### **Unidentified masonry ruin**

An unidentified masonry ruin is west of Manly Road. The ruin is difficult to see from the ROW but appears to be of fieldstone construction with at least half of two walls, the north and east façades, remaining. The original use of the structure is unknown based on available data.

## **Buildings 6–12**

Buildings 6–12 are south of Manly Road across the street from the Old Meeting Hall. The buildings are all one-story utilitarian structures with a corrugated metal side gable roof. The exterior of the buildings is composed of white limestone block. They are rectangular in shape, except for Building 6, Building 7, and Building 11. Building 6 has a recent addition, rectangular in shape, added to the south façade and is constructed of concrete stone masonry. Building 7 is L-shaped and appears to be in its original form. Building 11 has a recent addition to the west façade that converted the original rectangular shaped building to a T-shaped structure. A fieldstone chimney is found on the west façade of Building 6, while building 11 has a chimney on the north and south façade. The windows are a mixture of double-hung, horizontal slider, and fixed types. Doors are single personnel entry doors of wood or metal.

## **Building 13**

Building 13 is a dilapidated one-story building of stone construction between Manly Road and Tehachapi-Willow Springs Road. The building has a rectangular plan and a hipped wood shingle roof that extends over an open porch supported by wood columns; though many shingles are missing, the wooden roof framing remains. The porch spans the south façade, which also likely housed the primary entrance. All windows and doors are missing, but fenestration openings and some wood framing remain. There are wood lintels above the window openings and the openings are not boarded over. Architectural features include fieldstone masonry and a wood single roof. The north façade features a large wood-framed opening for a door, but no door is present.

## **Residence B (Building 14)**

Building 14 is a one-story building of stone construction west of Manly Road. The building has a rectangular plan and a corrugated metal side gable roof that extends over an open porch supported by wood columns. The porch spans the east façade, which also contains the single personnel entry door and two double hung windows. Architectural features include fieldstone masonry and fieldstone chimney on the south façade. An extension has been added to the rear (west) façade of the building. It is constructed of brick and not original.

## **Residence C (Building 16)**

Building 16 is a one-story building of stone construction west of Manly Road. The building has a rectangular plan and a corrugated metal side gable roof. The south (primary) and north façades appear to be recent extensions, are wood paneled, and likely enclosed open porches present in other houses in Willow Springs. A single wood personnel entry door is present on the south façade. The windows are a mixture of double hung, horizontal slider, and fixed types.

## **Residence D**

Residence D is a rustic one-story single-family residence with a roughly L-shaped plan and a cross-gable metal panel roof. Kern County aerials indicate that the metal roof is a recent alteration made some time after January 2020. The residence lies west of Manly Road can be accessed from the north or south via dirt roads lined with planted trees. A porch on the north (primary) façade of the house is covered by a roof extension supported by simple wood columns. Only the north façade was clearly visible at the time of survey. Additional features

noted included closed slightly overhanging wood eaves, double-hung windows (likely either aluminum or vinyl but unclear due to distance from ROW), decorative plantings, and loose stone landscaping. The original portion of the residence is of fieldstone construction, but additions with pale brick cladding have been added over the lifetime of the building to both the west and north façades. In the absence of historic photographs and due to the tree coverage of historic aerials, a specific date(s) of these alterations is unclear; however, no additions are present on an aerial from 1972 where there is a clear view of the residence, indicating these were relatively recent alterations.

Additional materials, window types, and other architectural features may be present on façades not observed from the ROW.

### **Stone Fence**

The fieldstone fence at Manly Road extends from Buildings 4 and 5, enclosing a square-shaped field with both buildings contributing to the southern boundary of the enclosure. There are two extant wood gates along the southern boundary and a break in the fence along the western wall where another gate likely was.

### **Cemetery (P-15-003560)**

A historic cemetery on a low ridge east of Willow Springs is associated with the village. Though no headstones remain, records from previous surveys indicate several individuals were buried there, including at least one local resident, Ray Conary (Feb. 1, 1890–Jan. 28, 1906), a 17-year-old sign painter who died of tuberculosis. The site remains unchanged since its previous documentation in 2017 by ASM Affiliates.

### **Historical Marker (1937)**

The historical marker from 1937 honors the stage station and town of Willow Springs. The monument is constructed of concrete with an inset bronze plaque.

### **Historical Marker (1951)**

The historical marker from 1951 recognizes the town of Willow Springs as a California Historic Landmark. The monument is constructed of fieldstone masonry with an inset bronze plaque.

## **5.1.2 LADWP Owens Valley 230kV Transmission Line Easement Corridor (P-15-018681)**

PaleoWest surveyed approximately 2.16 mi of the LADWP Owens Gorge Transmission Line that is between Rosamond Boulevard and Hamilton Road in Rosamond, California (segment). The segment appears similar to portions of the line previously recorded, consisting of utilitarian deadend type towers. The Owens Gorge 230kV Transmission Line, otherwise known as OG-RIN and most recently known as BAR-RIN, was built between 1950 and 1952. This transmission line originally connected three LADWP powerplants in the Owens River Gorge. These powerplants were northwest of Bishop, California and were connected to Receiving Station E in Whitnall and Cahuenga in Toluca Lake. Some modifications were made to the line during the mid-1950s and 1960s to accommodate the increase in suburban development (Dice 2014). Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were

found in association with the access road. The road consists of an actively used and maintained graded dirt road that averages 10 ft wide. Roadway sediments consist of light gray-tan sandy gravely loam. No artifacts were found in association with the access road.

### 5.1.3 Vincent 220kV Transmission Line, Big Creek #3-Springville (P-15-017243) / SCE Big Creek Hydroelectric System Historic District

The Vincent 220kV Transmission Line is a steel lattice tower transmission line constructed in 1925–1927 near present-day La Canada in Los Angeles, California. The transmission line is part of the SCE Big Creek Hydroelectric System which is a NRHP/CRHR Historic District, and the line was deemed eligible as a contributor to the district. PaleoWest surveyed a segment of the transmission line within the API near the community of Willow Springs. The transmission line originally included approximately 879 steel lattice transmission towers, of which 866 were extant in 2012. The design of the towers, depicted at the center of Figure 5-3, became known as the Vincent Type during the twentieth century. The transmission towers span 224 mi and is larger than the earlier Big Creek No. 1 and No. 2 lines that were installed between 1913 and 1922. Only about 0.55 mi of the Vincent transmission line runs through the API near the Whirlwind Substation in the southwestern corner of the Project area. The transmission line runs from the southeast to the northwest through the western edge of the Project area.



Figure 5-3. Overview of the Willow Springs Segment of the Vincent 220kV Transmission Line.

#### 5.1.4 General Petroleum Access Road (P-15-013833)

PaleoWest documented a 1.56-mi-long section of the General Petroleum Access Road (CAKER-7747H) on 4/26/2022 that ran from the SCE Whirlwind Substation south of Rosamond Boulevard in a northeast direction to 160th Street West. Although portions of the road have been previously recorded by ICF International and SWCA Environmental Consultants, the segment that is within Sections 13 and 23, Township 9 N, Range 15 W, had not been documented. The newly recorded segment consists of an actively used and maintained graded dirt road that averages 10 ft wide (Figure 5-4). Portions of the road in the vicinity of the Whirlwind Substation have been graveled (see photographs on Continuation Form). The road is adjacent to a Southern California Edison transmission line. Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were found in association with the access road.



Figure 5-4. Overview of the Willow Springs Segment of General Petroleum Access Road.

#### 5.1.5 14205 Irone Avenue (358-132-12)

The subject property (14205 Irone Avenue) is composed of a vernacular one-story, 567-ft<sup>2</sup> single-family residence on a 5-acre parcel constructed in 1957 (Figure 5-5). Landscaping consists of grasses and shrubs growing freely as well as trees planted around the residence and ancillary buildings. There is also a planting of windbreak trees around the residence. The residence has a rectangular plan, a composite shingle cross-gable roof, frame sliding and casement windows, and concrete block exterior walls. Other features include exposed rafter tails, wooden eaves, horizontal decorative wood paneling beneath the gables, square wood vents beneath the gables, and a wood inset-panel entry door. There was a travel trailer visible directly to the west of the residence at the time of survey. A single bay detached garage is the

west of the trailer. The garage has a single lift-up garage door clad in horizontal wood planks, a side gable composite shingle roof, wooden eaves, and exposed rafter tails. There are horizontal wood planks and wood vents beneath the gables of the garage, and the façades are clad with corrugated metal panels. A 2020 aerial from Kern County shows several outbuildings extant on the property; however, no additional ancillary buildings are clearly visible from the ROW.



Figure 5-5. Property overview of 14205 Irone Avenue, facing north.

#### 5.1.6 4040 Manly Road (315-012-01, 315-012-02, 252-341-05)

The subject property (4040 Manly Road) consists of three single-family residences on two parcels shared with buildings of the Willow Springs Village (P-15-000129). These buildings were constructed after the decline of the village and are not directly associated with the village historically and were thus recorded separately (Figure 5-19). The three residences lie east of Manly Road and west of Tehachapi-Willow Springs Road. Residences 1 and 2 are within APN 252-341-05 and Residence 3 is within APN 315-012-01. Visibility was limited due to the topography and vegetation. All three buildings are vernacular in nature and lacking a distinct architectural style.



Figure 5-6. Overview of Residences 1 and 2 on APN 252-341-05, facing southeast.

### 5.1.7 14101 Irone Avenue (358-132-10)

The subject property at 14101 Irone Avenue is composed of two buildings, a single-family residence and an adjacent detached garage on concrete slab foundations, on a flat rectangular five-acre parcel (Figure 5-6). Both buildings and a water tank are on the southern half of the property, which is enclosed in chain-link fencing. The northern half of the parcel is open and undeveloped. The property is accessible via a dirt driveway from Irone Avenue. The residence and garage are partially enclosed by wood and chain-link fencing within the chain-link fence of the southern half of the parcel. The residence is a roughly L-shaped single-story California bungalow of 1,069 ft<sup>2</sup>. The bungalow features a cross-gable gray composite shingle roof, smooth white stucco cladding, aluminum horizontal slider windows, and a primary (southern) entry food with a half-moon fixed inset window. There is also an entry door on the north façade. Photos from 2012 show wood ornamental shutters flanking each window, but no extant shutters were visible during survey. The detached garage has been converted into occupiable space and is immediately northwest of the residence. Photos from 2012 indicate the garage's two-bay opening had been altered to a single standard wood entry door and white wood siding. The garage features a medium-pitch side gable roof of composite gray shingle, exposed rafter tails, and smooth white stucco cladding.



Figure 5-7. Property overview of 14101 Irone Avenue facing north showing the south façade.

#### 5.1.8 14070 Lodestar Avenue (358-132-07)

The subject property (14070 Lodestar Avenue) consists of a one-story 2,295-ft<sup>2</sup> single-family residence on a 5-acre parcel. The vernacular Ranch style was constructed in 1946 (Figure 5-7). Landscaping consists of grasses and shrubs growing freely throughout the property and a small grouping of trees and shrubs planted around the residence. The residence features an L-shaped plan, a cross-gable asphalt shingle roof with rectangular attic vents beneath each gable, a recessed carport with wood support columns, a shed roof extension entry porch with Y-beam wood support columns, one-over-one metal frame double hung windows, decorative shutters, one-over-one metal frame sliding windows, and stucco exterior walls. The main entryway is on the north and consists of a single entry-door covered with an additional screen exterior door. The east façade features a recessed carport/side porch with wood support columns and two windows. There is a one-by-one vinyl horizontal sliding window beneath the gable on the east façade which may indicate a finished attic or additional living space. The south (rear) façade features a wing extension, a secondary entrance with concrete steps, and at least one window. There are two outbuildings attributed to this property based on 2020 aerial photographs, but no ancillary buildings were visible from the ROW.



Figure 5-8. Property overview of 14070 Lodestar Avenue, facing southwest.

#### 5.1.9 10145 Hamilton Road (358-052-08)

The subject property (10145 Hamilton Road) is composed of a vernacular California Bungalow one-story single-family residence with a single ancillary outbuilding (Figure 5-8). The property is currently vacant and is accessible from Hamilton Road to the south and from 90th Avenue to the east. Landscaping consists of natural landscaping with native trees, shrubs, and grasses growing freely across the property. The residence has a rectangular plan, a metal front-gable roof with rectangular attic vents and exposed rafter tails in the roof eaves, a front-gable roof enclosed entry extension, two-over-two double-hung wooden windows with missing glass, and a large entry bay with an opening which is missing a door (or doors). The exterior walls of the main house are primarily clad in flat stucco, except for the enclosed porch entry which has horizontal wood plank siding. The south façade is the only elevation visible from the ROW and appears to serve as the primary entrance. The ancillary barn, directly to the west of the single-family residence features a rectangular-shaped plan, a tin front-gable roof, wood siding, and a window wall on the east and west façades.



Figure 5-9. Property overview of 10145 Hamilton Road facing north.

#### 5.1.10 10085 Hamilton Road (358-052-07)

The subject property (10085 Hamilton Road) is composed of a one-story vernacular single-family residence on a 9.78-acre parcel (Figure 5-9). The residence was constructed in 1940 and consists of 1,408 ft<sup>2</sup>. The property is accessible from Hamilton Road to the south and from 90th Avenue to the west. Landscaping consists of natural landscaping with native trees, shrubs and grasses growing freely across the property. The residence has an irregular rectangular plan with additions, a side-gable roof, two brick masonry chimneys, and exterior walls clad in stucco. This residence is set back a distance on the parcel and very difficult to visually assess from the ROW. It is unclear whether the primary entrance on the east or west façade. The south façade features two windows of unknown type with stucco sills below and a stucco lintel above. Aerials from 2020 indicate that there are at least two ancillary outbuildings on the property; however, none of the ancillary buildings are visible from the ROW to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public ROW due to the setback.



Figure 5-10. Property overview of 10085 Hamilton Road, view facing north.

#### 5.1.11 10057 Hamilton Road (358-052-06)

The subject property (10057 Hamilton Road) is composed of a one-story 868-ft<sup>2</sup> single-family residence constructed in 1951 on a 9.78-acre parcel. The single-family residence is set back approximately 425 ft from the road and is not visible from the ROW (Figure 5-10). Aerials show that there are multiple structures on the property, but the Kern County Tax Assessor public record only references one residential building. The property is enclosed in chain-link fencing. Real estate records indicate that the residence is a ranch of concrete construction with a composite shingle roof and concrete slab foundation. Real estate photos from 2017 show the residence has rough stucco exterior cladding, wood eaves, and aluminum horizontal sliding windows. The 2017 photos also show a detached stucco two-bay garage, at least two ancillary buildings, and livestock corrals. None of the buildings are visible from the ROW to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public ROW due to the setback.



Figure 5-11. Property overview of 10057 Hamilton Road, view facing north.

#### 5.1.12 9714 Rosamond Boulevard (374-042-03)

The subject property (9714 Rosamond Boulevard) is composed of a one-story vernacular California ranch single-family residence of 828 ft<sup>2</sup> (Figure 5-11). The residence was constructed in 1919 and is on a 2.26-acre parcel. The property is accessible from the south via Rosamond Boulevard and east from an unnamed adjacent dirt road. Landscaping consists of native trees, shrubs, and grasses growing freely across the property. The residence has a rectangular plan oriented north-south with a front-gable composite shingle roof, rectangular attic vents beneath the gables, horizontal sliding vinyl windows covered with exterior screens, and tan stucco exterior walls. The entryway is on the south façade and consists of a single fiberglass entry-door behind an exterior screen door. The entrance is accessed via concrete steps and a ramp. The west façade features two windows and a side-entry door covered by an additional exterior screen door. The east façade features two windows. The residence also has a rear addition with shed pent roof extension.



Figure 5-12. Overview of 9714 Rosamond Boulevard, view facing southwest from Rosamond Boulevard.

### 5.1.13 9668 Rosamond Boulevard (374-042-04)

The subject property (9668 Rosamond Boulevard) is composed of a one-story vernacular California bungalow of 744 ft<sup>2</sup> (Figure 5-12). The single-family residence was constructed in 1921 and sits within a 0.49-acre parcel. The property is accessible from the south via Rosamond Boulevard. Landscaping is informal and consists of native trees, shrubs, and grasses growing freely throughout the property. The residence has a rectangular plan and front gable roof with a small rear addition and enclosed entry porch addition. The rear addition has a shed roof, and the enclosed porch has a hipped roof. Other features include a composite shingle roofing, rectangular attic vents, one-by-one vinyl horizontal sliding windows of varying size, and exterior walls which are clad in stucco and modular metal. The primary entrance is on the north façade and consists of a single vinyl entry door with concrete steps. The west and east façades each have two windows. There are multiple ancillary buildings south of the main residence. At least three ancillary buildings in varying states of disrepair are visible from the ROW.



Figure 5-13. Overview of 9668 Rosamond Boulevard facing southwest.

#### 5.1.14 9650 West Rosamond Boulevard (374-042-39)

The subject property (9650 W Rosamond Boulevard) is composed of a one-story vernacular California Ranch of 1,176 ft<sup>2</sup> on a 1.47-acre parcel (Figure 5-13). The single-family residence was constructed in 1952. The property is accessible from the south via Rosamond Boulevard. Landscaping consists of a planted row of shrubs along the chain-link fence facing Rosamond Boulevard along with a large Oak tree within the front yard near the northern property boundary. Other smaller trees and shrubs grow freely across the property. The residence has a rectangular plan, a composite shingle jerkinhead roof with rectangular attic vents below the eaves on the east and west façades, faux-divided lite vinyl sliding windows, a small metal chimney stack extending from the central peak of the roof, and exterior stucco walls. The primary entrance is on the north façade and consists of a single entry-door beneath a roof overhang, concrete steps, and a metal exterior security door. The north façade features five windows and rectangular foundation vents. The east façade features two windows, and the west façade features a window and a single secondary entry door with concrete steps.



Figure 5-14. Property overview of 9650 W Rosamond Boulevard facing south from Rosamond Boulevard.

#### 5.1.15 9580 Rosamond Boulevard (374-042-07)

The subject property (9580 Rosamond Boulevard) is composed of 1.94 acres and features a one-story vernacular Minimal Traditional style single-family residence constructed in 1955 (Figure 5-14). The property is accessible from Rosamond Boulevard to the south. Landscaping is minimal. Much of the landscape is open loose sandy soil with an area of hardscaping and intermittent grasses. There are small trees planted adjacent to the residence on each side. The residence has a rectangular plan, a composite shingle hipped roof, a carport with a flat roof extension on the east façade, a tall metal chimney pipe extending from the north-facing roof slope, windows of an unknown type covered in dark screen, and exterior stucco walls. The parcel is surrounded by tall privacy fencing with intermittent plastic paneling to obscure the property from view from the ROW, making documentation and assessment difficult. There is a wooden lattice projection which obscures much of the north façade.



Figure 5-15. Property overview of 9580 Rosamond Boulevard facing southwest from Rosamond Boulevard.

#### 5.1.16 9009 Rosamond Boulevard (252-352-33)

The subject property at 9009 Rosamond Boulevard is comprised a 9.02-acre parcel featuring a one-story vernacular Ranch type single-family residence (primary residence) constructed in 1959, two concrete block ancillary buildings of unknown use, a one-story commercial building that is not in use, and a secondary residence constructed circa 2005 (Figure 5-15). The property is accessible from Rosamond Boulevard to the south and 90th Avenue to the east. Landscaping consists of native trees, shrubs, and grasses growing freely across the property with windbreak plantings of trees along the southern property border and to the east of the residence. The 1,237-ft<sup>2</sup> main residence has an L-shaped plan, a cross-gable composite shingle roof, an exterior masonry chimney on the west façade, faux divided-lite vinyl sliding windows with decorative wood shutters, and yellow-painted concrete block exterior walls. The south façade features the main entrance and an open porch with vinyl-clad support columns. There are two ancillary concrete block outbuildings with low-pitch side-gable metal roofs near the main residence. A rectangular plan one-story commercial building, that once operated as a gas station, is at the southeast corner of the parcel. The gas station has stucco and brick veneer cladding, metal security screen covered doors and windows, and an irregular form roof of gray asphalt shingle and wood plank. An asphalt parking lot surrounds the gas station.



Figure 5-16. Property overview of 9009 Rosamond Boulevard facing north from Rosamond Boulevard.

### 5.1.17 3045 90<sup>th</sup> Street (252-352-32) / High Desert Cellars

The subject property (3045 90th Street West) is composed of a one-story vernacular Spanish Revival commercial building (subject building) on a 9.68-acre parcel accessible from the east via 90th Street West (Figure 5-16). The building was constructed in 1956, is 3,050 ft<sup>2</sup>, and is surrounded by an asphalt parking lot to the east and south. Other landscape features include a grass fenced-in lawn area north and west of the building partially lined with trees. Grasses, trees, and shrubs grow freely throughout the parcel, which is surrounded by separate chain-link fencing, excluding the eastern commercially developed portion of the property. The subject building has a rectangular plan, a flat built-up roof, stucco cladding, and a wall of steel-framed fixed windows and two steel-frame glass entrance doors on the east (primary) façade. A narrow flat roofed blind arcade projection extends from the east façade, giving the window wall and glass doors a recessed appearance. The windows and doors of the east façade are barred with steel exterior security bars. The south and north façades are absent of windows or secondary entry doors. Aerial photos from 2020 show at least two small ancillary buildings along the north property boundary and set back approximately 800 ft from 90th Street West. The use of the ancillary buildings is unclear, but they appear to be small rectangular stucco structures.



Figure 5-17. Property overview of 3045 90th Street West, facing northwest.

#### 5.1.18 2973 95<sup>th</sup> Street (374-042-08)

The subject property (2973 95th Street) is a 1.94-acre parcel featuring a one-story 1,020-ft<sup>2</sup> vernacular California Bungalow built in 1942 (Figure 5-17). The property is accessible from Rosamond Boulevard to the south and from the west via 95th Street. Landscaping consists of a predominantly cleared lawn with varieties of planted grasses, trees along the western façade of the residence, and native trees growing freely. The residence has a rectangular plan, a clay tile side-gable roof with shed extension at the south (rear), and rectangular attic vents beneath the gable peaks. There is an addition along the west façade which has a low pitch side-gable roof, faux divided-lite vinyl sliding windows, and stucco exterior walls. The primary entrance of the residence is on the north façade, recessed below a roof overhang and within a partially enclosed porch. This north façade is partially obscured from the ROW by vegetation, vehicles, and debris but appears to feature at least four windows. The west façade features an addition with a single window. An adjacent structure is adjoined to the main residence by a roof extension from the western addition. The east façade includes one window and a set of glass vinyl-framed sliding doors. A detached two-door garage is northeast of the main residence and features a composite shingle front-gable roof, concrete block exterior walls, a horizontal-sliding vinyl window, and exposed rafter tails.



Figure 5-18. Property overview of 2973 95th Street, facing south.

#### 5.1.19 2860 West 100<sup>th</sup> Street (374-041-09)

The subject property (2860 West 100th Street) is composed of a one-story vernacular California ranch single-family residence on a 2.41-acre parcel (Figure 5-18). The 960-ft<sup>2</sup> residence was constructed in 1940, and the property is accessible from the west via West 100th Street. Landscaping consists of naturally occurring grasses and shrubs with a planting of trees along the east of the residential structure as well as along another windbreak planting of trees along the western border of the parcel. The residence features a rectangular plan, a side-gable asphalt shingle roof with rectangular attic vents beneath each gable, a shed-pent roof extension covered entry porch with simple support columns, one-by-one vinyl sliding windows and faux divided-lite vinyl sliding windows, and stucco exterior walls. The primary entrance is a single entry-door on the north façade accessed via the covered entry porch and concrete steps leading to the door. The entrance is flanked by two windows on each side. The south façade features a single secondary entrance door with concrete steps and five windows. The west façade is not visible from the right of way. A gazebo with an asphalt shingle pyramidal roof is immediately south of the main residence and an ancillary building is southeast of the main residence. Southeast of the gazebo is a freestanding flat-roofed shelter and an accessory dwelling unit it near the northeast corner of the property.



Figure 5-19. Property overview of 2860 West 100th Street, facing east.

### 5.1.20 APN 358-131-02

The subject property (APN 358-131-02) was identified through reconnaissance survey but was not accessible for intensive survey on-site or from the ROW due to safety hazards. The rectangular 3-acre property is bounded on the north Melody Lane (a dirt road also known as Avenue of the Stars) and to the south, west, and east by single-family properties. The property is accessible from the north via a dirt driveway. The eastern and western parcel boundaries are each lined with a row of trees forming privacy screens and windbreaks. The Kern County Tax Assessor lists one building on the property, a 1,342-ft<sup>2</sup> residence with one bedroom and one and a half bathrooms. The extant residence is approximately 2,500 ft<sup>2</sup>, including a large addition to the south façade of the building performed at an unknown date between 1989 and 2003 (HistoricAerials.com 1963, 1974, 1989, 2003, 2018). The alteration transformed the residence from an L-shaped plan to an irregular plan with a vaguely rectangular form. The residence is setback approximately 210 ft from the road. A rectangular ancillary building is west of the residence. No address for the property could be identified.

# 6 SIGNIFICANCE AND ELIGIBILITY

## 6.1 ELIGIBILITY CRITERIA

### 6.1.1 California Register of Historical Resources

The CRHR program encourages public recognition and protection of resources of architectural, historical, archaeological, and cultural significance; identifies historical resources for state and local planning purposes; determines eligibility for state historic preservation grant funding; and affords certain protections under CEQA. The criteria established for eligibility for the CRHR are directly comparable to the national criteria established for the NRHP.

To be eligible for listing in the CRHR, a building, object, or structure must satisfy at least one of the following four criteria:

1. It is associated with events that have made a significant contribution to the broad patterns of local or regional history or the cultural heritage of California or the United States.
2. It is associated with the lives of persons important to local, California, or national history.
3. It embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of a master or possesses high artistic values.
4. It has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation.

California properties listed in or formally determined eligible for listing in the NRHP are automatically listed in the CRHR.

### Integrity

Historical resources eligible for listing in the CRHR must also retain enough of their historic character or appearance (integrity) to be recognizable as historical resources and to convey the reasons for their significance. For the purposes of eligibility for the CRHR, integrity is defined as “the authenticity of a historical resource’s physical identity evidenced by the survival of characteristics that existed during the resource’s period of significance” (California OHP 2001). The evaluation of integrity must be grounded in an understanding of a resource’s physical features and how they relate to the concept of integrity. Determining which of these aspects are most important to a resource requires knowing why, where, and when a resource is significant. To retain historic integrity, a resource must possess several, and usually most, aspects of integrity:

1. **Location** is the place where the historical resource was constructed or the place where the historic event occurred.
2. **Design** is the combination of elements that create the form, plan, space, structure, and style of a resource.
3. **Setting** is the physical environment of a historical resource and refers to the character of the site and the relationship to surrounding features and open space.

Setting often refers to the basic physical conditions under which a resource was built and the functions it was intended to serve. These features can be either natural or manmade, including vegetation, paths, fences, and relationships between other features or open space.

4. **Materials** are the physical elements that were combined or deposited during a particular period or time, and in a particular pattern or configuration to form a historical resource.
5. **Workmanship** is the physical evidence of crafts of a particular culture or people during any given period of history or prehistory and can be applied to the resource, or to individual components.
6. **Feeling** is a resource's expression of the aesthetic or historic sense of a particular period. It results from the presence of physical features that, when taken together, convey the resource's historic character.
7. **Association** is the direct link between the important historic event or person and a historical resource.

## 6.2 EVALUATIONS OF ELIGIBILITY

To fully comply with CEQA regulations, PaleoWest followed California OHP guidelines for recording and evaluating historic period built environment resources for CRHR eligibility. PaleoWest re-evaluated all historic architectural resources previously identified that had not been documented and evaluated within the past five years. PaleoWest also completed evaluations of all built environment resources at least 45 years old. These evaluations are included in the following sections.

### 6.2.1 Willow Springs Village, California Historic Landmark #130

Willow Springs was first formally identified as historically significant in the 1930s. As a California Historical Landmark, the site was documented multiple times over the twentieth century, most recently in 1992. Because Willow Springs became a state landmark prior to January 1998 and the establishment of the CRHR, the site must be reevaluated using current standards. Willow Springs Village (15-000129) was thus evaluated for historical significance under CRHR Criteria 1–4 as follows.

Willow Springs serves as a vivid and physical manifestation of the theme of American settlement and exploration in the Mojave Desert and is a good representative of a small agricultural community. From this site, Ezra Hamilton founded a resort that catered to residents of the region and travelers emigrating from the interior of the U.S. Pears were grown and exported in the area, and the discovery of gold in the Lida Mine spurred further development in the Antelope Valley. Thus, Willow Springs was a significant community integral to various community, commercial, and industrial developments in the region. For these significant historical associations, PaleoWest recommends Willow Springs Village eligible for the CRHR under Criterion 1.

Ezra Hamilton, the founder of Willow Springs Village, was a distinguished pioneer in the history of the Antelope Valley and he was the first American recorded to have discovered gold in the Antelope Valley. He also served in the local government in Los Angeles and patented the peat-

pressing machine in 1867 before finally settling in Willow Springs. Willow Springs Village is the only known physical representation of Hamilton's significance as a pioneer, inventor, and prospector in Southern California. He is also significant as the founder of Willow Springs, one of the most distinguished settlements in the western Mojave Desert in the late nineteenth to early twentieth centuries. For its direct and strong connection to Ezra Hamilton, a historically important person who contributed to broad patterns of history in Southern California, Willow Springs Village is considered significant. The site clearly represents its period and its original function as a small settlement engrained in agriculture. As such, PaleoWest recommends Willow Springs Village eligible for the CRHR under Criterion 2.

The extant buildings and structures of the site were constructed circa 1900–1915 with locally sourced fieldstone. They are the last remaining buildings of this once prominent village in the western Mojave Desert and the last known buildings dating to that period and constructed of local stones. The buildings are also significant for their unique masonry-based rustic style that is rarely seen in Southern California outside of forests, parks, and mountain communities. They are also the oldest buildings in the surrounding unincorporated area of Kern County. The buildings are also a testament to quality construction, likely designed by stonemason and founder Ezra Hamilton himself. Despite not being specially altered and reinforced to survive earthquakes, they have mostly withstood various earthquakes throughout the twentieth century. As such, PaleoWest recommends Willow Springs Village eligible under Criterion 3 for its significant unique and rare architecture.

The Willow Springs Village is a historically significant site in American history of California, and it was also once the site of a Kitanemuk village. The site has been documented through archaeological and architectural survey, and it is our professional opinion that the resource is unlikely to yield additional vital information about the history or prehistory of these two former settlements that is not readily available through research or provided in the previous recordings of the site. As such, the resource is recommended not eligible under CRHR Criterion 4.

## **Integrity Assessment**

Although some elements such as the original stagecoach center, the schoolhouse, and the cemetery gravestones are no longer extant or in a ruinous condition, the Willow Springs site overall retains its integrity to adequately convey its historical significance. Specifically, the site's location, workmanship, feeling, and associations are retained. A few buildings have been altered with additions, new roofing, and new windows where necessitated by deterioration; however, the majority of the extant site elements clearly represent their period of significance and historical connections to important events and persons as well as their unique architecture. Most original materials throughout the village, most notably the abundance of character-defining fieldstone, are retained. The alterations to the standing structures also appear to be easily reversible without the destruction of historical materials. Willow Springs Village remains as a distinguished example of an early twentieth century American settlement in the western Mojave Desert.

In summary, PaleoWest's professional opinion is that the site retains sufficient integrity to convey its historical significance under the CRHR Criteria and guidelines. Therefore, the assessment of integrity does not change PaleoWest's recommendation that the Willow Springs Village is eligible for listing in the CRHR under Criteria 1–4.

## 6.2.2 Segment of the LADWP Owens Gorge 230kV Transmission Corridor

In its evaluation of the Owens Gorge 230kV Transmission Line segment in Rosamond, California near Rosamond Boulevard and Hamilton Road, PaleoWest carefully considered whether it is eligible for the CRHR under each criterion and considered previous evaluations of other segments of the transmission line. The line is of historic age, as the towers date from the early to mid-1950s. The segment remains generally unchanged since the recording in 2014 by Power Engineers, Inc.

Under Criterion 1, a resource must constitute an association with significant events in history. Despite the proximity of Willow Springs to the resource, the Owens Gorge 230kV Transmission Line is not associated with a significant event in history. PaleoWest recommends the transmission line segment not eligible for listing in the CRHP under Criterion 1.

Under Criterion 2, a resource must have association with a significant historical figure. The Owens Gorge 230kV Transmission Line is not associated with a significant historical figure. The transmission line segment is not recommended eligible for listing in the CRHR under Criterion 2.

Under Criterion 3, a resource must embody distinctive characteristics of a type, period, method of construction, or represent the work of a master that possess high artistic values. was not representative of that of a master, nor does possess high artistic value. Additionally, it is not in association with any important persons of history. Therefore, Owens Gorge 230kV Transmission Line segment is not recommended eligible for listing in the CRHR under Criterion 3.

Owens Gorge 230kV Transmission Line segment is not recommended to be considered eligible for the listing in the CRHR under Criterion 4.

## 6.2.3 Segment of the Vincent 2206V Transmission Line, Big Creek #3-Springville (P-15-017243) / SCE Big Creek Hydroelectric System Historic District

The transmission line is part of the SCE Big Creek Hydroelectric System which is a NRHP/CRHR Historic District, and the line was deemed eligible as a contributor to the district. There have been no discernable changes since it was surveyed and evaluated in 2019. As such, PaleoWest concurs with the previous evaluation of NRHP/CRHR eligibility as a contributor to SCE Big Creek Hydroelectric System Historic District.

## 6.2.4 Segment of the General Petroleum Access Road

The segments of CA-KER-007747H are of historic age without any associated artifacts or features. The resource consists of an unpaved road that shows evidence of periodic grading and regular use.

Site CA-KER-7747H does not appear to be associated with any important events in history with a lack of historic artifacts and features. CA-KER-7747H is recommended to be considered not eligible for listing in the CRHP under Criterion 1. The road segments of CA-KER-7747H do not indicate that the construction is representative of that of a master or is in association with any important persons of history. Therefore, CA-KER-7747H is recommended to be considered not

eligible for listing in the CRHP under Criterion 2 or 3. Site CA-KER-7747H does not contain any diagnostic artifacts or features that can warrant information of the site's history. The lack of subsurface potential does not likely yield any information as well. CA-KER-7747H is recommended to be considered not eligible for listing in the CRHP under criterion 4.

### 6.2.5 14205 Irone Avenue (358-132-12)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records the single-family residence was built in 1957, which is well past settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14205 Irone Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14205 Irone Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14205 Irone Avenue. Individuals found to be associated with the property through archival research include Lonnie Sebelita, Janet Sebelita. No information was uncovered to confirm these individuals resided at 14205 Irone Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14205 Irone Avenue does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historic context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and

detached garage building at 14205 Irone Avenue are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although vernacular architecture can be considered historically significant, the residence at 14205 Irone Avenue is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the detached garage building is also not a unique or rare example of a rural utilitarian building or farm building. Additionally, neither building clearly represents or a specific period or method of construction, are they associated with a significant master architect or builder. As such, 14205 Irone Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14205 Irone Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

#### 6.2.6 4040 Manly Road (315-012-01, 315-012-02, 252-341-05)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the High Desert region during the nineteenth and early twentieth centuries. According to aerial photographs, the residences on the property were built well past the period of significance for American settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether the subject property may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for development theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between the subject property and historically significant

events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of the subject property. Individuals found to be associated with the property through archival research included various members of the Nelson family since the construction of the three extant residences. No information was uncovered to confirm these individuals have made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 4040 Manly Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residences at 4040 Manly Road are vernacular renditions of a variety of architectural styles that are common to Southern California. As unadorned examples of the American Rustic, Minimal Traditional, and Californian styles, the residences do not embody enough of the distinctive characteristics of a particular style to be considered an exemplary or unique iteration of that style. Although vernacular architecture can be considered historically significant, the residences are not distinctive, rare, or exemplary examples of vernacular architecture in the Antelope Valley or other rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for associations with master builders or architects; however, no record of builders or architects for the residences were uncovered through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the buildings of the subject property are not distinctive or rare examples of vernacular residential architecture in rural Southern California. Additionally, none of the buildings building clearly represent a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 4040 Manly Road is recommended not eligible under Criterion 3.

The subject property is a common property type, unlikely to provide additional information about residential development in the area that is not already available through research. The property is adjacent to the Willow Springs Village site which is a California Historical Landmark and was once the site of a Kitanemuk village. The area has been documented through archaeological survey, and it is our professional opinion that the property is unlikely to yield additional vital information about the history or prehistory of these two former settlements that is not readily available through research or provided in the previous recordings of the site. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. It is on land believed to have been formerly part of an early twentieth century American settlement (a

CRHR listed site) and a Kitanemuk village; however, the extant resources known to be on the property and documented in this form are not associated directly with either settlement based on their periods of significance and construction. Thus, the subject property is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

### 6.2.7 14101 Irone Avenue (358-132-10)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries; however, based on a review of historical aerial photographs, the buildings on the property were constructed circa 1970, well after the period of significance for this theme of American Settlement in the Antelope Valley and the broader exploration and settlement of California. As such, the subject property cannot be directly associated with significance of exploration and settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14101 Irone Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and garage date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14101 Irone Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14101 Irone Avenue. Individuals found to be associated with the property through archival research include Jeffrey R. Williams, Caleb C. Porter, Steven Joel Cooper, Seaneen Tara McArdle, Ricard A. Valenzuela, and Melissa D. Porter. No information was uncovered to confirm these individuals resided at 14101 Irone Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14101 Irone Avenue does not appear to be illustrative of the accomplishments of historically important

persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and converted garage building at 14101 Irone Avenue are vernacular renditions of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the property does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. Although vernacular architecture can be considered historically significant, 14101 Irone Avenue is not a distinctive, rare, or exemplary vernacular California Bungalow which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California or a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 14101 Irone Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14101 Irone Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

### 6.2.8 14070 Lodestar Avenue (358-132-07)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records the single-family residence was built in 1946, which is well past settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14070 Lodestar Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would

include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14070 Lodestar Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14070 Lodestar Avenue. Individuals found to be associated with the property through archival research include Veterans Affairs, Jacob Daniels, 360 Mortgage Group, Zeive Brodnax and Steel LLP, Steven Jermaine Lowrey, and Feliciano Garcia. No information was uncovered to confirm these individuals or organizations resided at 14070 Lodestar Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14070 Lodestar Avenue does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 14070 Lodestar Avenue are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although vernacular architecture can be considered historically significant, the residence at 14070 Lodestar Avenue is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California. Additionally, this building does not represent a specific period or method of construction, are they associated with a significant master architect or builder. As such, 14070 Lodestar Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also

lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14070 Lodestar Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

### 6.2.9 10145 Hamilton Road (358-052-08)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to California and the high desert region during the nineteenth and early twentieth centuries; however, there is no build date provided by the Kern County Assessor's Office records, and the earliest available aerial photography is 1963, which is well past settlement at the regional (Antelope Valley), state (California), or local level. As such, the subject property cannot be directly associated with significance of exploration. PaleoWest also considered whether 10145 Hamilton Road may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 10145 Hamilton Road and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 10145 Hamilton Road. Individuals found to be associated with the property through archival research include Josephina Padilla and Luzviminda Padilla. No information was uncovered to confirm these individuals resided at 10145 Hamilton Road during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 10145 Hamilton Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it

represents the work of a master architect or possesses high artistic value. The residence at 10145 Hamilton Road is a vernacular rendition of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. Although vernacular architecture can be considered historically significant, the residence at 10145 Hamilton Road is also not a distinctive, rare, or exemplary vernacular California Bungalow. The ancillary barn is a typical wooden utilitarian barn that does not embody a specific style, nor is it a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 10145 Hamilton Road is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 10145 Hamilton Road is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

#### 6.2.10 10085 Hamilton Road (358-052-07)

The subject property at 10085 Hamilton Road (358-052-07) could not be evaluated for historical significance because none of the buildings are visible from the ROW to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public ROW due to the setback. PaleoWest recommends that the resource be assumed eligible for the CRHR for the current Project.

#### 6.2.11 10057 Hamilton Road (358-052-06)

The subject property at 10057 Hamilton Road (358-052-06) could not be evaluated for historical significance because none of the buildings are visible from the ROW to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public ROW due to the setback. PaleoWest recommends that the resource be assumed eligible for the CRHR for the current Project.

#### 6.2.12 9714 Rosamond Boulevard (374-042-03)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The

property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records 9714 Rosamond Boulevard was constructed circa 1919, which suggests the residence may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does not provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9714 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9714 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Dixie Lee Noel and Roy Leo Noel. No information was uncovered to confirm these individuals resided at 9714 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 10145 Hamilton Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence, not including the modern utilitarian shed type outbuilding, at 9714 Rosamond Boulevard is a vernacular rendition of the California Ranch type which is very common to rural areas of Southern California. As an unadorned example of the California Ranch type, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although vernacular architecture can be considered historically significant, the residence at 9714 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The ancillary barn is a typical wooden utilitarian barn that does not embody a specific style, nor is it a rare, distinct, or

excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary modern shed is also not a unique or rare example of a rural utilitarian farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9714 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9714 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

### 6.2.13 9668 Rosamond Boulevard (374-042-04)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1921, which is past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9668 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9668 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could

be identified through historical and archival research of 9668 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 9668 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9668 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9668 Rosamond Boulevard is a vernacular rendition of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. Although vernacular architecture can be considered historically significant, the residence at 9668 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Bungalow which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9668 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9668 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

## 6.2.14 9650 West Rosamond Boulevard (374-042-39)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1952, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9650 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9650 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9650 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Dominga Moreno, Lydia Holton, and Michael Moreno. No information was uncovered to confirm these individuals resided at 9650 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9650 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9650 Rosamond Boulevard is a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although

vernacular architecture can be considered historically significant, the residence at 9650 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 9650 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9650 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

#### 6.2.15 9580 Rosamond Boulevard (374-042-07)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1955, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9580 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9580 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9580 Rosamond Boulevard. Individuals found to be associated with the property through archival research includes Reinaldo De La Rosa. No information was uncovered to confirm this individual resided at 9580 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9580 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9580 Rosamond Boulevard is a vernacular rendition of a California Ranch residence. As an unadorned example of a vernacular California Ranch, the property's residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a vernacular California Ranch. Although vernacular architecture can be considered historically significant, the residence at 9580 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9580 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9580 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

## 6.2.16 9009 Rosamond Boulevard (252-352-33)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1959, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9009 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9009 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9668 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 9009 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9009 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9009 Rosamond Boulevard is a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although

vernacular architecture can be considered historically significant, the residence at 9009 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the modern commercial building (gas station) on the property is not an exemplary sample of commercial design or construction. It should also be noted that there are two additional age eligible utilitarian outbuildings on the property which are of a vernacular masonry design which are not exemplary samples of vernacular ancillary building design. Additionally, none of the buildings clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9009 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9009 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

### 6.2.17 3045 90<sup>th</sup> Street (252-352-32) / High Desert Cellars

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is just outside of Willow Springs a former resort community in Southern California. PaleoWest also considered whether 3025 90th Street West may be significant for an association with the theme of Community Development. Although this commercial property may date to the period of significance for the theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. Thus, there is no direct association between 3045 90th Street West and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Under Criterion 2, the subject property was evaluated for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified. Therefore, there is no direct correlation between any known significant historical figures and the property. 3045 90th Street West is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The building at 3045 90th Street West is a one-story vernacular Spanish Revival commercial building, which is very common to Southern California. As an unadorned example of the Spanish Revival style, this commercial property does not embody enough of the distinctive characteristics of this style to be considered exemplary or unique. Although vernacular architecture can be considered historically significant, the commercial building at 3045 90th Street West is not a distinctive, rare, or exemplary vernacular Spanish Revival. The building does not clearly represent a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 3045 90th Street West is recommended not eligible under Criterion 3.

The subject property at 3045 90th Street West is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

#### 6.2.18 2973 95<sup>th</sup> Street (374-042-08)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1942, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 2973 95th Street may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 2973 95th Street and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 2973 95th Street. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 2973 95th Street during its historic period and

research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 2973 95th Street does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and detached garage building at 2973 95th Street are a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although vernacular architecture can be considered historically significant, the residence at 2973 95th Street is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The detached garage and utilitarian outbuilding are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 2973 95th Street is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 2973 95th Street is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

#### 6.2.19 2860 West 100<sup>th</sup> Street (374-041-09)

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property is within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries.

According to the Kern County Assessor's Office records, the residence was constructed circa 1940, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 2860 West 100th Street may be significant for an association with the theme of Community Development of the Antelope Valley, 1918–1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 2860 West 100th Street and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 2860 West 100th Street. Individuals found to be associated with the property through archival research include Patrick Ladd, Knollwood Inv Capital LLC, John Rehlkau, Ralph De Leon, Old Canal Financial. No information was uncovered to confirm these individuals or organizations resided at 9668 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 2860 West 100th Street does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and ancillary buildings at 2860 West 100th Street are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. Although vernacular architecture can be considered historically significant, the residence at 2860 West 100th Street is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian ancillary outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. It should also be noted that there appears

to be a secondary residential structure on this parcel, also a California Ranch style; however, there is no record of this secondary residential on the Kern County Property Appraiser records and it is not clearly visible from the right of way for assessment. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary outbuildings are also not a unique or rare example of a rural utilitarian or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 2860 West 100th Street is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 2860 West 100th Street is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

#### 6.2.20 APN 358-131-02

The subject property at 10085 Hamilton Road (358-052-07) could not be evaluated for historical significance because none of the buildings are visible from the ROW to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public ROW due to the setback and safety concerns during the survey. PaleoWest recommends that the resource be assumed eligible for the CRHR for the current Project.

#### 6.2.21 Historic District Eligibility

No eligible districts were identified. As a very sparsely developed and unincorporated area, the immediate vicinity of the properties in the survey area lack architectural cohesion and a defined shared historical narrative to be considered a historic district. In addition, there is a lack of cohesion between resources in the survey area.

## 7 IMPACTS ASSESSMENT

PaleoWest determined that there are two historic period built environment resources within the Project API that are eligible or listed on the CRHR: Willow Springs Village and a segment of the Vincent 220kV Transmission Line / Big Creek Hydroelectric Historic District. The Willow Springs Village is a California Landmark and is individually eligible for listing in the CRHR. The Vincent Transmission Line is listed in the NRHP and CRHR as a contributing resource to the NRHP/CRHR-listed Big Creek Hydroelectric Historic District. Additionally, three resources, 10085 Hamilton Road, 10057 Hamilton Road, and APN 358-131-02, could not be evaluated and

are assumed eligible for the purposes of this Project. Potential impacts to these historical resources were considered in accordance with CEQA with guidance from the SOI Standards for the Treatment of Historic Properties. PaleoWest also considered potential impacts to three resources within the API that were inaccessible and thus could not be evaluated. To comply with CEQA, these three resources were assumed eligible for listing in the CRHR.

Pursuant to CEQA, potential direct, indirect, and culminative effects to historical resources were considered. To adequately assess potential impacts, PaleoWest referred to CEQA Appendix G to establish appropriate thresholds of significance. Potential factors that might affect historical resources include noise, vibration, visual obstructions, and aesthetics. Loss of a major scenic view, damage to structural integrity of historical resources through vibration or other physical damage, and loss of feeling, setting, or association would be considered significant impacts.

### 7.1.1 Willow Springs Village, California Historic Landmark #130

The proposed Project will have no direct impact on the Willow Springs Village. As no direct impacts are anticipated, the location, materials, and workmanship of the elements of the site should remain unaffected by the Project. Hydrostor has proposed multiple alternative routes of the proposed transmission lines. Although the site currently includes viewsheds of distant transmission lines, to prevent potential cumulative impacts to the historical resource, PaleoWest recommends that new construction be setback at least 1,000 ft from the contributing resources of the site. The new construction would thus not block historical resources from view nor significantly alter views to or from historical resources. Implementation of this mitigation measure will also ensure potential adverse cumulative impacts are less than significant, as defined by CEQA. The impact from the introduction of new transmission lines would thus be naturally mitigated by their distance from the village, the natural topography, and would constitute only a minor change. Specifically, the distance also ensures the setting, feeling, and associations of the historical resource will be unaffected.

Conversely, one of the proposed transmission line options, the easternmost corridor running north to south, is within the ADI of the resource boundary and would be approximately 300 ft from the site's contributing resources. Thus, it would constitute an indirect visual impact to the site's integrity, namely feeling and setting. Therefore, this option should be avoided.

### 7.1.2 Vincent 220kV Transmission Line; Big Creek Hydroelectric Historic District

A 1.75-mi segment of the Vincent 220kV Transmission Line, a contributor to the Big Creek Hydroelectric Historic District, transects the API along the Project's southwest corner but does not intersect the ADI. The Project will not directly impact the existing Transmission Line. Indirectly, additional towers and lines would visibly intrude on this segment of the Vincent Line, but given it is a 224-mi long contributor to the District, this would not constitute a significant impact to the contributor or the District as a whole.

### 7.1.3 10085 Hamilton Road (APN 358-052-07)

PaleoWest was unable to access the property associated with APN 358-052-07 and thus could not properly evaluate it under the CRHR criteria for significance. For this reason, PaleoWest

assumed that the property is CRHR-eligible for purposes of assessing impacts under CEQA. The resource is 600 ft from the nearest proposed Project transmission line, which would be along Hamilton Road to the immediate south. Any Project transmission line would be away from the primary view of the property such as not significantly impact any integrity to convey the resource’s potential significance, namely setting or feeling. Additionally, the proposed Project will not significantly impact 10085 Hamilton Road from any vibration that would damage the structure due to distance.

#### 7.1.4 10057 Hamilton Road (APN 358-052-06)

PaleoWest was unable to access the property associated with APN 358-052-06 and thus could not properly evaluate it under the CRHR criteria for significance. For this reason, PaleoWest assumed that the property is CRHR-eligible for purposes of assessing impacts under CEQA. The resource is 600 ft from the nearest proposed Project transmission line, which would be along Hamilton Road to the immediate south. Any Project transmission line would be away from the primary view of the property such as not significantly impact any integrity to convey the resource’s potential significance, namely setting or feeling. Additionally, the proposed Project will not significantly impact 10057 Hamilton Road from any vibration that would damage the structure due to distance.

#### 7.1.5 APN 358-131-02

PaleoWest was unable to access the property associated with APN 358-131-02 and thus could not properly evaluate it under the CRHR criteria for significance. For this reason, PaleoWest assumed that the property is CRHR-eligible for purposes of assessing impacts under CEQA. The resource is 0.47-mi from the nearest proposed Project transmission line. Due to this distance, the proposed Project will not significantly impact APN 358-131-02 directly or indirectly, whether from view or any vibration that would damage the structure.

## 8 RESULTS AND RECOMMENDATIONS

### 8.1 SUMMARY OF RESULTS

PaleoWest identified and evaluated all resources within the API that are forty-five years or older for eligibility to the CRHR. Two eligible resources were previously identified and are listed in Table 8-1.

**Table 8-1. Previously Identified CRHR-eligible or Listed Historical Resources within the API**

Map Number	Name	Primary Number	Previous Evaluation Date	Previous CRHR Determination	Updated Eligibility Recommendation	Finding of Effect
1	Willow Springs	15-000129 (also associated with 15-003560)	1934	N/A—Evaluation for landmark status pre-dates the CRHR	CRHR-eligible	Less than Significant with Implemented Mitigation

Map Number	Name	Primary Number	Previous Evaluation Date	Previous CRHR Determination	Updated Eligibility Recommendation	Finding of Effect
3	Vincent 220kV Transmission Line	15-017243	2019	Eligible/Listed as a contributing resource to the SCE Big Creek Hydroelectric System Historic District	–	No Impact

A further twenty resources were newly identified and evaluated. Of these, access to three properties limited PaleoWest’s ability to properly evaluate the resources’ historical significance and integrity for CRHR listing. As visibility to three properties was limited from the ROW, these cultural resources (Table 8-2) were assumed to be CRHR-eligible for the purposes of this study and the impacts assessment for regulatory compliance.

**Table 8-2. Built Environment Cultural Resources Assumed CRHR-eligible within the API**

Map Number	Name/Address	APN(s)	Build Date	Finding of Effect
10	10085 Hamilton Road	358-052-07	1940	Less than Significant
11	10057 Hamilton Road	358-052-06	1951	Less than Significant
20	Unknown	358-131-02	ca. 1970	Less than Significant

Sixteen resources within the API were evaluated for CRHR-eligibility and not recommended eligible as a historical resource pursuant to CEQA (Table 8-3).

**Table 8-3. Built Environment Cultural Resources within the API Recommended Not Eligible for CRHR Listing**

Map Number	Name/Address	APN(s)
2	Segment of the LADWP Easement Corridor (LADWP Owens Gorge 230kV Transmission Line; Owens Gorge Access Road)	–
4	General Petroleum Access Road	–
5	14205 Irone Avenue	358-132-12
6	4040 Manly Road	315-012-01, 252-341-05
7	14101 Irone Avenue	358-132-10
8	14070 Lodestar Avenue	358-132-07
9	10145 Hamilton Road	358-052-08
12	9714 Rosamond Blvd	374-042-03
13	9668 Rosamond Blvd	374-042-04
14	9650 W Rosamond Blvd	374-042-39
15	9580 Rosamond Blvd	374-042-07

Map Number	Name/Address	APN(s)
16	9009 Rosamond Blvd	252-352-33
17	3045 90th Street West / High Desert Cellars	252-352-32
18	2973 95th Street	374-042-08
19	2860 W 100th Street	374-041-09

## 8.2 RECOMMENDATIONS AND CONCLUSION

PaleoWest performed an architectural history survey, evaluation, and analysis of impacts to identify and document historic period built environment resources that are listed, eligible, or potentially eligible for listing in the CRHR for the purposes of compliance with CEQA. As a result of the architectural history field survey of the API, PaleoWest identified and documented five historical resources—two previously listed in the CRHR (Willow Springs Village and the Vincent 220kV Transmission Line) and three assumed CRHR-eligible for the purposes of assessing impacts under CEQA.

The Project will not result in any adverse direct impacts such as demolition or materialistic alteration to historical resources. No significant indirect and visual impacts to the Vincent 220kV Transmission Line and the SCE Big Creek Hydroelectric System Historic District are anticipated. For the Willow Springs Village, PaleoWest recommends that new construction be setback at least 1,000 ft from the contributing resources. Visual impacts to the Willow Springs Village are expected to be less than significant with implantation of the recommended mitigation measure, and no other significant impacts to the site are expected. Impacts to 10085 Hamilton Road, 10057 Hamilton Road, and APN 358-131-02 from the Project, as proposed, are anticipated to be less than significant. As such, the Project as proposed will not result in a substantial adverse change or significant impact in accordance with CEQA Section 15064.5(b).

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1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

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# Appendix A. Site Forms

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

Primary # 15-000129  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 20

\*Resource Name or #: Willow Springs Village

Continuation  Update

P1. Other Identifier: Willow Springs Townsite, California Historical Landmark #130

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Willow Springs Date 1965 T 9N R 13W SE ¼ of SW ¼ of Sec 07 S.B.B.M.

c. Address Manly Road City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 381518 mE/ 3860375 mN

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) Partially within SW ¼ of SW ¼ Sec 07, north of Truman Road

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

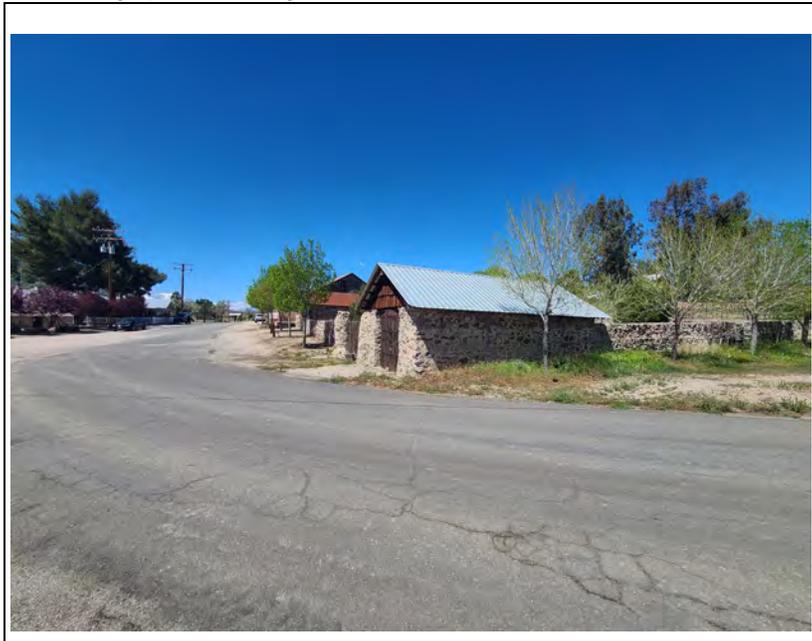
Willow Springs Village is a historic-era American rural residential settlement in the vicinity of natural springs in the western Mojave Desert, identified as a California Historical Landmark (#130) in 1934. The site was subsequently documented in 1959, 1965, 1980, and 1992. The springs were also known by the name Willow Springs, but no evidence of remaining springs was found during field survey. Water of the springs originated in the Tehachapi Mountains and flowed through Oak Creek to the village. The center of the village is approximately 0.25-mile north of Truman Road. The land surrounding the springs was first settled sparsely by Euro-Americans during the late nineteenth century, and the area developed into a small village at the beginning on the twentieth century. At the time of survey, there were 23 remaining buildings and structures built during the original settlement period, ca. 1860-1900, identified. The identified architectural resources included 16 standing unreinforced masonry buildings (one of which is in a state of substantial disrepair), two architectural ruins, four stone wells, one round concrete-lined pool, and a stone fence with a wooden gate. There is also a known cemetery attributed to the village (P-15-003560), but no headstones remain.

(continued on page 3)

\*P3b. Resource Attributes: (List attributes and codes) HP3. Multiple Family Property, HP32. Rural Open Space

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Westerly view from near the Village center along Manly Road (March 29, 2022)

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
ca. 1900-1915

Previous DPR records

\*P7. Owner and Address:

Kathy and James Nelson  
4040 Manly Road, Rosamond, CA 93560

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

Lisa C. Demarais, M.A.  
Evan Mills, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 26, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

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\*NRHP Status Code 3CS (previously 7L)

\*Resource Name or # (Assigned by recorder) Willow Springs Village

B1. Historic Name: Willow Springs, Willow Springs Village

B2. Common Name: Willow Springs

B3. Original Use: Residential, recreation, agriculture, lodging/hotel

B4. Present Use: Residential, agriculture

\*B5. Architectural Style: American Rustic

\*B6. Construction History: (Construction date, alterations, and date of alterations) Extant buildings were constructed ca. 1900-1915. Records of gravestones that have been removed indicate burials began as early 1906. An earlier stagecoach building built ca. 1865 is no longer extant. The three extant residences have all been altered with additions, new roofs, and new fenestration since 1915.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features:

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme American Settlement of California Area: Townsite Development in the Mojave Desert

Period of Significance: 1860-1918 Property Type: Townsite Applicable Criteria: A, B, C, D

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

American exploration into the Mojave Desert began with the entry of explorer and pioneer Jedediah Smith in 1826, and American migration and exploration into the region continued during the early nineteenth century (Pourade 1961). The Antelope Valley of the Mojave Desert remained sparsely populated throughout the nineteenth century, but the Homestead Act of 1862 and the Desert Land Act of 1877 generated some American settlement. Individuals could apply for land grants and would receive land in exchange for an agreement to improve the land; under the Desert Land Act, settlers specifically had to irrigate and cultivate arid and semi-arid public lands to gain ownership. In the Antelope Valley, settlement primarily followed agriculture, gas, and mining endeavors (Environmental Science Associates 2008: 3.4-6). In 1866, Kern County was formed from portions of Los Angeles and Tulare counties.

The opportunistic founding of towns by both individuals and large developers is a key characteristic of frontier colonization in California. Many settlements in California have a shared history in the evolution of transportation networks, natural water features, water conveyance projects, agriculture, mining, and development of energy resources. While a very small community, the Willow Springs townsite reflects many of the developmental trends throughout California and particularly in the South Desert during the nineteenth and twentieth centuries. Specifically, the evolution of Willow Springs reflects the ad hoc development approach typical of rural Californian townsites. Willow Springs, like most small California towns founded during the nineteenth century, would also grow and decline based on factors like industry conditions and railroad access, or lack of access (Caltrans, et al. 2010: 142-143). In 1934, Willow Springs became California Historic Landmark #130 (California Office of Historic Preservation 2022).

(continued on page 8)

B11. Additional Resource Attributes: (List attributes and codes)

HP11. Engineering Structure, AH12. Graves/cemetery, HP45. Unreinforced masonry buildings, HP46. Walls/gates/fences, HP39. Other: Architectural ruins

\*B12. References: See page 11

\*B14. Evaluator: Lisa Demarais, PaleoWest

\*Date of Evaluation: April 26, 2022

(Sketch Map with north arrow required.)

See page 20 for full size Sketch Map.

(This space reserved for official comments.)

**\*P3a. Description:** (continued)

The setting is rural and agricultural with a mixture of open undeveloped land, farmland, residences, ancillary buildings, and various buildings no longer in use but are believed to have been additional residences and community buildings. There are various dirt roads as well as one paved road (Manly Road) throughout the site. Most of the roads are lined with planted trees. The landscape is defined by gentle hills and winding roads that provide a rustic and picturesque feeling. Vegetation includes a mixture of native grasses, shrubs, and trees as well as designed rows of shrubs flanking roadways. The vegetation is consistent with designed landscaping and permaculture in Southern Californian deserts, using predominantly low-water plants such as Oleander, Eucalyptus, and Joshua Trees. Vegetation includes freely growing native grasses, trees, and shrubs; limited decorative plantings of low-water and drought-resistant plants; and plantings of shrubs and trees along roads, property boundaries, and residences to serve as windbreaks and prevent flash-flooding of sandy soils in the event of rain. Overall, the district has a high level of cohesion, tied together by the rural desert landscape, density of development, the use of masonry construction materials, and the shared scale and massing of the buildings.

The extent of the village during its formal years of early development, ca. 1900-1915, is believed to have been approximately ¼ square-mile based on previous documentation by archaeologists and historians; however, no primary source maps or descriptions of the village's original boundary have been uncovered. Remains of a school and a known burial site indicate areas of the village beyond the primary grouping of buildings flanking Manly Road and a possibly larger boundary than previously recorded. The boundary was drawn in consideration of both this recorded 0.25-square-mile boundary estimating and the locations of known cultural resources. As to not include speculation, the boundary drawn possibly excludes land that may have once been within the Willow Springs Village but cannot be proven to or presumed as such. Additional areas that could be reasonably believed to have been part of the village but are excluded from the boundary are APNs 252-012-02, 252-341-07, 252-341-04, 315-152-01 through 315-152-08, and the full extent of 252-351-48. The boundary of Willow Springs Village is depicted on the Location Map. The boundary includes all of Assessor Parcel Number (APN) 315-012-01 (73.85 acres) and APN 315-012-02 (.79 acres) as well as portions of APN 252-341-06 and APN 252-351-48 where extant original site elements were identified.

Residence A (Building 1)

Residence A is a one-story single-family residence at the southern boundary of APN 315-012-01. There are nine (9) ancillary buildings adjacent to Residence A, seven (7) of which are original village masonry buildings dating to ca. 1900-1915. The residence has a t-shaped plan. Architectural features include a corrugated metal cross-gable roof and fieldstone masonry exterior walls. The north (primary) façade features a concrete slab front porch covered by a front-gable roof projection with closed wooden eaves. The porch roof is supported by simple wood Y-shaped columns. The east façade of the east-west wing has a stone exterior chimney. The visible windows are a mixture of double-hung and horizontal slider types comprised of white aluminum frames and wood surrounds. The north side of the residence is set behind 3-foot-tall fiberglass fencing. Landscaping includes native trees and shrubs as well as a palm tree. Ancillary stone buildings are situated to the east and south of Residence A.

Old Meeting Hall (Building 3)

The Old Meeting Hall is a one and one-half story rectangular plan building with a side gable roof. It is immediately north of Manly Road and northeast of Residence A. The Old Meeting Hall is of fieldstone construction and has a wood framed roof with exposed wood rafter tails and corrugated metal sheets for roof cladding. The south (primary) façade features concrete steps that lead to a full porch constructed of open poured concrete block and wooden double batwing doors that serve as the primary entrance. The batwing doors are inset into a small stone projection covered by a shed-shaped roof extension. Historical photos indicate the entrance originally featured a front gable while the main roof was hipped. The concrete steps are flanked by metal tube railings. There are two additional entrances on the south façade, a glass inset divided-light wood door and a faux-paneled fiberglass door. Each door is topped with a single-lite transom. The south façade also features a small horizontal-oriented fixed window and a tall double-hung window. The windows of the east and west façades are all tall double-hung wood frame types. The east façade has a wooden exterior stairway that leads to a flat wood door. A window insert air-conditioning unit is above the door, blocking off what was likely a single-lite transom. The wood paneling and wood-frame windows beneath the side gables on the east and west façades are not original.



Figure 1. Old Meeting Hall (left) and two ancillary buildings ca. 1900 (California Historical Society CHS-7665).

### Building 2

Building 2 is a long rectangular plan one-story utilitarian structure with a corrugated metal side gable roof. The name "Willow Springs" is emblazoned across the southern slant of the roof, though the signage is faded. Circulation vents lie below each gable end. The exterior of the building is comprised of white limestone block. The south (primary) façade features two single personnel entrance doors and four metal double doors with iron strap hinges. One personnel door is flat metal and the other is wooden with a square glass insert. The building measures approximately 115 feet wide by 25 feet deep. Windows are double-hung with wooden frames.

### Building 4

Building 4 (Image 23) is a rectangular plan one-story utilitarian structure with a corrugated metal side gable roof. The exterior of the building is comprised of white limestone block. The wood paneling on the front (south) gable is not original. The south façade features a single personnel entrance door with a single fixed window on the gable. The west façade features a single fixed window and the east façade features two single personnel entrance doors. The building measures approximately 45 feet wide by 18 feet deep.

### Building 5

Building 5 (Image 24) is a rectangular plan one-story utilitarian structure identical to Building 4 with the exception of altered dimensions: measuring approximately 29 feet wide by 19 feet deep.

### Pool

The cement-lined pool is in an orchard between Manly Road and Tehachapi-Willow Springs Road. The extant structure is 50 feet in diameter and is believed to be original to the resort built by Ezra Hamilton ca. 1900-1915 based on historic photos (Figure 2). It is not possible to see if the bottom interior of the pool is cement lined because it is filled with dirt and vegetation.

### Wells

The four extant wells are above ground fieldstone structures located within orchards on the east and west sides of Manly Road. Two wells are 20 feet in diameter (Image 14 and 16), one well is 30 feet in diameter, and one is 5 feet in diameter. The wells stand approximately 4 feet above the ground. Historic aerial photographs indicate the wells have been present since at least the 1930s, and were most likely constructed at the time the other fieldstone structures at the site. Historical photos show at least one well had been constructed in the village by 1903 (Figure 2).

### School Ruin

The school ruin (Image 17) consists of a partial collapsed fieldstone masonry building that served as the local school building during the early twentieth century. The ruin is situated east of Tehachapi-Willow Springs Road at the eastern end of APN 315-012-01. Small portions of the east, west, and south façades remain, and the roof and north wall are entirely collapsed. A doorway-sized opening with wood framing is present on the remaining portion of the south façade, which is believed to have been the primary façade. Two steps lead up to the entrance.

### Unidentified masonry ruin

An unidentified masonry ruin is west of Manly Road. The ruin is difficult to see from the right-of-way but appears to be of fieldstone construction with at least half of two walls, the north and east façades, remaining. The original use of the structure is unknown based on available data.

### Buildings 6-12

Buildings 6-12 (Images 2, 3, and 9-12) are located south of Manly Road across the street from the Old Meeting Hall. The buildings are all one-story utilitarian structures with a corrugated metal side gable roof. The exterior of the buildings are comprised of white limestone block. They are rectangular in shape, except for Building 6, Building 7, and Building 11. Building 6 has a recent addition, rectangular in shape, added to the south façade and is constructed of cement stone masonry. Building 7 is L-shaped and appears to be

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in its original form. Building 11 has a recent addition to the west façade that converted the original rectangular shaped building to a T-shaped structure. A fieldstone chimney is found on the west façade of Building 6, while building 11 has a chimney on the north and south façade. The windows are a mixture of double-hung, horizontal slider, and fixed types. Doors are single personnel entry doors of wood or metal.

Building 13

Building 13 (Images 5-6) is a dilapidated one-story building of stone construction situated between Manly Road and Tehachapi-Willow Springs Road. The building has a rectangular plan and a hipped wood shingle roof that extends over an open porch supported by wood columns; though many shingles are missing, the wooden roof framing remains. The porch spans the south façade, which also likely housed the primary entrance. All windows and doors are missing, but fenestration openings and some wood framing remain. There are wood lintels above the window openings and the openings are not boarded over. Architectural features include fieldstone masonry and a wood single roof. The north façade features a large wood-framed opening for a door, but no door is present.

Residence B (Building 14)

Building 14 is a one-story building of stone construction situated west of Manly Road. The building has a rectangular plan and a corrugated metal side gable roof that extends over an open porch supported by wood columns. The porch spans the east façade, which also contains the single personnel entry door and two double hung windows. Architectural features include fieldstone masonry and fieldstone chimney on the south façade. An extension has been added to the rear (west) façade of the building. It is constructed of brick and not original.

Residence C (Building 16)

Building 16 (Image 21) is a one-story building of stone construction situated west of Manly Road. The building has a rectangular plan and a corrugated metal side gable roof. The south (primary) and north façades appear to be recent extensions, are wood paneled, and likely enclosed open porches present in other houses in Willow Springs. A single wood personnel entry door is present on the south façade. The windows are a mixture of double hung, horizontal slider, and fixed types.

Residence D

Residence D (Images 19-20) is a rustic one-story single-family residence with a roughly L-shaped plan and a cross-gable metal panel roof. Kern County aeriels indicate that the metal roof is a recent alteration made some time after January 2020. The residence lies west of Manly Road can be accessed from the north or south via dirt roads lined with planted trees. A porch on the north (primary) façade of the house is covered by a roof extension supported by simple wood columns. Only the north façade was clearly visible at the time of survey. Additional features noted included closed slightly overhanging wood eaves, double-hung windows (likely either aluminum or vinyl but unclear due to distance from ROW), decorative plantings, and loose stone landscaping. The original portion of the residence is of fieldstone construction, but additions with pale brick cladding have been added over the lifetime of the building to both the west and north façades. In the absence of historic photographs and due to the tree coverage of historic aeriels, a specific date(s) of these alterations is unclear; however, no additions are present on an aerial from 1972 where there is a clear view of the residence, indicating these were relatively recent alterations. Additional materials, window types, and other architectural features may be present on façades not observed from the ROW.

Stone Fence

The fieldstone fence at Manly Road (Image 15) extends from Buildings 4 and 5, enclosing a square-shaped field with both buildings contributing to the southern boundary of the enclosure. There are two extant wood gates along the southern boundary and a break in the fence along the western wall where another gate was likely located.

Cemetery (P-15-003560)

A historic cemetery on a low ridge east of Willow Springs is associated with the village. Though no headstones remain, records from previous surveys indicate several individuals were buried there, including at least one local resident, Ray Conary (Feb. 1, 1890 - Jan. 28, 1906), a 17-year-old sign painter who died of tuberculosis. The site remains unchanged since its previous recordation in 2017 by ASM Affiliates.

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Willow Springs Village

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Historical Marker (1937)

The historical marker from 1937 honors the stage station and town of Willow Springs. The monument is constructed of cement with an inset bronze plaque.

Historical Marker (1951)

The historical marker from 1951 recognizes the town of Willow Springs as a California Historic Landmark. The monument is constructed of fieldstone masonry with an inset bronze plaque.



Figure 2. Pool and a well at Willow Springs ca. 1903 (Lancaster Museum of Art and History)

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\*Resource Name or # (Assigned by recorder)

Willow Springs Village

Recorded by: Lisa Demarais

Date:

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 Continuation  Update**\*B10. Significance:** (continued)

Willow Springs is a natural water feature in the Antelope Valley that was first depicted next to "Tehicipi Road" [sic] between Elizabeth Lake and Oak Cree on an 1856 General Land Office (GLO) map of Township 9 North, Range 13 East within the San Bernardino Meridian (GLO 1856). Willow Springs was one of three natural oases in the Antelope Valley and thus made an ideal stopping point in the Mojave Desert, which resulted in the founding of a community and construction of a stagecoach station near the springs. Without the springs, early American travelers through the Mojave Desert would have faced even more grueling and deadly conditions. Even before a stagecoach station was built, the springs provided respite to a variety of travelers from different cultures using local overland trails.

The first recorded mention of Willow Springs dates to 1776 when Friar Garcés stopped at the springs. Explorer and pioneer John C. Frémont also stopped there in 1844. The discovery of gold along the Kern River in the 1850s led to an influx of visitors to the springs looking to quench themselves of thirst during their pursuit of gold and other valuable minerals. In 1862, Willow Springs was transferred from public domain to private land when it was awarded to General Edward Fitzgerald Beale. The Willow Springs stagecoach station and the springs themselves remained a sought-after stopping point throughout the 1860s, providing clean water to an increasing number of miners and cattle ranchers moving across the region during the late nineteenth century. (Bostwick 2010, Lien 2021). Due to right of way disputes with Beale, construction of the SPRR in the Antelope Valley was planned to bypass Willow Springs and instead route through Rosamond to the east. Completion of the SPRR in 1876 would have a profound effect upon the community (Lien 2021).

Willow Springs soon attracted Nelson and Adelia Ward, who are the next known owners of the land. The Wards purchased Willow Springs and endeavored to capitalize on the popularity of the natural waters by further developing the area. The Wards built an adobe boarding house next to the springs and in support of the stagecoach station, which they used to host freighters, travelers, and temporarily house horse and mule teams making their way across the region along the Los-Angeles-Havilah and Inyo Stage Lines. The accommodations were small compared to the rate of local traffic across the two routes, which were primarily in use 1864 to 1872, earning the boarding house the unofficial name "Hotel de Rush." In 1875, two years after the death of Nelson Ward, the silver freighting company, Cerro Gordo Freighting Company, chose a new route that bypassed Willow Springs, which resulted in less traffic to the Wards' boarding house and the stagecoach station. The loss of income prompted Adelia Ward to sell the land and move elsewhere with her five children. The new owners, a couple only documented by the surname Riley, operated the station for a year until completion of the SPRR through Rosamond in 1876 made stagecoach travel through Willow Springs effectively obsolete (GLO 1856; Lien 2021 July 7; Bostwick 2010). By the 1880s, the adobe boarding house was in ruins (Bostwick 2010).

After completion of the SPRR through the Antelope Valley, Willow Springs was essentially abandoned until 1900 when pioneer and stonemason Ezra Hamilton purchased the springs and the surrounding 160-acres. Hamilton struck gold a few miles east of Willow Springs four years earlier and wanted a set up his own gold mill. However, enamored with the oasis in the desert landscape, Hamilton sold his mine and used the proceeds to settle there with his family and built a resort, beginning with a hotel for up to 30 guests. The resort thrived and served as a gathering place for long-range travelers and settlers within the surrounding 15 miles. The hotel was named Hotel Rosamond and was equipped with fresh ice, flush toilets, and electricity (Lien 2021, Orr 2021a). Historical photos of the hotel show that like most original buildings built in Willow Springs, Hotel Rosamond was of stone construction. The hotel is no longer extant.

Hamilton desired to make Willow Springs a true town, and thus invested further to build necessary amenities such as a school, restaurant, general store, an auditorium, water reservoirs, and a swimming pool. He also built greenhouses to stock the restaurant and store with fresh produce, and he experimented with silkworms for silk production. Believing the springs and desert air should be accessible to anyone needing healing, Hamilton built homes and cottages that could be rented for a modest fee. From 1900-1915, other families besides the Hamiltons also settled near the resort, populating the burgeoning town. In total, during this time Hamilton invested approximately \$40,000 and built 27 stone buildings including cottages, a hotel, a stone schoolhouse, a sanitorium, an opera house, and a concrete-lined swimming pool (Bostwick 2010, Lien 2021, Morgan 1914: 999). Like the Hotel Rosamond, historical photos indicate that most, if not all, of these structures were stone with wood roofs. The swimming pool is depicted as a round structure adjacent to a stone well. The cabins and homes in surviving photos appear nearly identical with modest single-story rectangular plans, stone chimneys, and wood doors and roofs. By July 1904, Willow Springs had upwards of 50 residents including Hamilton, his new bride Eliza Galloway, and his adult children from a previous marriage (Bakersfield Morning Echo 1904: 4). Willow Springs also gained a post office in 1909, and as Ezra Hamilton was the first person in Antelope Valley to own an automobile, he built garage and gas pump in the community. Hamilton died in 1915, and the resort village was closed and sold three years later by his heirs. Willow Springs and the immediately surrounding area where other families had settled would eventually be incorporated into the town of Rosamond which was founded in 1877 by the SPRR (The Bakersfield Californian 1938: 5, Lien 2021, Orr 2021b).

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The village of Willow Springs was sold multiple times between 1918 and 1947, but people continued living there under leases regardless of ownership, the decline in travelers, and closing of Hamilton's resort. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent previous survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2008: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

California Register of Historical Resources Eligibility

Willow Springs was first formally identified as historically significant in the 1930s. As a California Historical Landmark, the site was documented multiple times over the twentieth century, most recently in 1992. Because Willow Springs became a state landmark prior to January 1998 and the establishment of the California Register of Historical Resources (CRHR), the site must be reevaluated using current standards. Willow Springs Village (15-000129) was thus evaluated for historical significance under CRHR Criteria 1-4 as follows.

Willow Springs serves as a vivid and physical manifestation of the theme of American settlement and exploration in the Mojave Desert and is a good representative of a small agricultural community. From this site, Ezra Hamilton founded a resort that catered to residents of the region and travelers emigrating from the interior of the U.S. Pears were grown and exported in the area, and the discovery of gold in the Lida Mine spurred further development in the Antelope Valley. Thus, Willow Springs was a significant community integral to various community, commercial, and industrial developments in the region. For these significant historical associations, PaleoWest recommends Willow Springs Village eligible for the CRHR under Criterion 1.

Ezra Hamilton, the founder of Willow Springs Village, was a distinguished pioneer in the history of the Antelope Valley and he was the first American recorded to have discovered gold in the Antelope Valley. He also served in the local government in Los Angeles and patented the peat-pressing machine in 1867 before finally settling in Willow Springs. Willow Springs Village is the only known physical representation of Hamilton's significance as a pioneer, inventor, and prospector in Southern California. He is also significant as the founder of Willow Springs, one of the most distinguished settlements in the western Mojave Desert in the late nineteenth to early twentieth centuries. For its direct and strong connection to Ezra Hamilton, a historically important person who contributed to broad patterns of history in Southern California, Willow Springs Village is considered significant. The site clearly represents its time period and its original function as a small settlement engrained in agriculture. As such, PaleoWest recommends Willow Springs Village eligible for the CRHR under Criterion 2.

The extant buildings and structures of the site were constructed ca. 1900-1915 with locally sourced fieldstone. They are the last remaining buildings of this once prominent village in the western Mojave Desert and the last known buildings dating to that period and constructed of local stones. The buildings are also significant for their unique masonry-based rustic style that is rarely seen in Southern California outside of forests, parks, and mountain communities. They are also the oldest buildings in the surrounding unincorporated area of Kern County. The buildings are also a testament to quality construction, likely designed by stonemason and founder Ezra Hamilton himself. Despite not being specially altered and reinforced to survive earthquakes, they have mostly withstood various earthquakes throughout the twentieth century. As such, PaleoWest recommends Willow Springs Village eligible under Criterion 3 for its significant unique and rare architecture.

The Willow Springs Village is a historically significant site in American history of California, and it was also once the site of a Kitanemuk village. The site has been documented through archaeological and architectural survey, and it is our professional opinion that the property is unlikely to yield additional vital information about the history or prehistory of these two former settlements that is not readily available through research or provided in the previous recordings of the site. As such, the property is recommended not eligible under CRHR Criterion 4.

Page 10 of 20      \*Resource Name or # (Assigned by recorder) Willow Springs Village  
Recorded by: Lisa Demarais      Date: April 26, 2022

Continuation  Update

*Integrity*

Although some elements such as the original stagecoach center, the schoolhouse, and the cemetery gravestones are no longer extant or in a ruinous condition, the Willow Springs site overall retains its integrity to adequately convey its historical significance. Specifically, the site's location, workmanship, feeling, and associations are retained. A few buildings have been altered with additions, new roofing, and new windows where necessitated by deterioration; however, the majority of the extant site elements clearly represent their period of significance and historical connections to important events and persons as well as their unique architecture. Most original materials throughout the village, most notably the abundance of character-defining fieldstone, are retained. The alterations to the standing structures also appear to be easily reversible without the destruction of historical materials. Willow Springs Village remains as a distinguished example of an early twentieth century American settlement in the western Mojave Desert.

In summary, PaleoWest's professional opinion is that the site retain sufficient integrity to convey its historical significance under the CRHR Criteria and guidelines. Therefore, the assessment of integrity does not change PaleoWest's recommendation that the Willow Springs Village is eligible for listing in the CRHR under Criteria 1-4.

**\*B12. References:** (continued)

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- 2021a "History of Willow Springs, Gold Town and Fleeta Calif.," July 6, *Mojave Desert News*, [http://www.desertnews.com/news/article\\_687a0e14-ddc6-11eb-af2b-fb7dedd9aa72.html](http://www.desertnews.com/news/article_687a0e14-ddc6-11eb-af2b-fb7dedd9aa72.html), accessed April 2022.  
2021b "History of Rosamond, California," May 19, *Mojave Desert News*, [https://www.desertnews.com/news/article\\_42a5537c-b8b6-11eb-9dbc-f725f80f9128.html](https://www.desertnews.com/news/article_42a5537c-b8b6-11eb-9dbc-f725f80f9128.html), accessed April 2022.

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*The Bakersfield Californian*

1938 "Murphy Leases Hamilton Claim, Mine Which Once Produced Unusually Rich Ore to Be Operated Again," January 25, page 5. Bakersfield, California. Available at: <https://www.newspapers.com/>, accessed April 2022.

*Bakersfield Morning Echo*

1904 "Gala Day at Willow Springs: Ezra M. Hamilton and Mrs. Galloway Wed," Thursday July 7, page 4. Bakersfield, California. Available at: <https://www.newspapers.com/>, accessed April 2022.



Image 1. Residence A facing southeast.



Image 2. Building 6, facing southeast.



Image 3. Overview of Building 7, facing south.



Image 4. View of Building 2 facing northeast.



Image 5. View of Building 13 facing east.



Image 6. View of Building 13 facing northeast.



Image 7. View of 1951 historical marker facing east-southeast.



Image 8. View of Residence B facing west-northwest.



Image 9. View of Building 10 facing northeast



Image 10. View of Building 10 facing northeast



Image 11. Partial view of Buildings 10 (left) and 11 (right) facing northeast



Image 12. View of Building 12 facing northeast.



Image 13. View of looking .



Image 14. Well east of Manly Road facing east-northeast. .



Image 15. View of stone fencing at Manly Road facing east-northeast. .



Image 16. View of well facing northeast .



Image 17. View of school ruins facing east-northeast.



Image 18. View of 1937 historical marker facing southwest.



Image 19. Overview of Residence D facing west.



Image 20. Residence D facing southwest.

**CONTINUATION SHEET**

Trinomial

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\*Resource Name or # (Assigned by recorder)

Willow Springs Village

Recorded by: Lisa Demarais

Date:

April 26, 2022

Continuation  Update



Image 21. Overview of Residence C facing southeast.



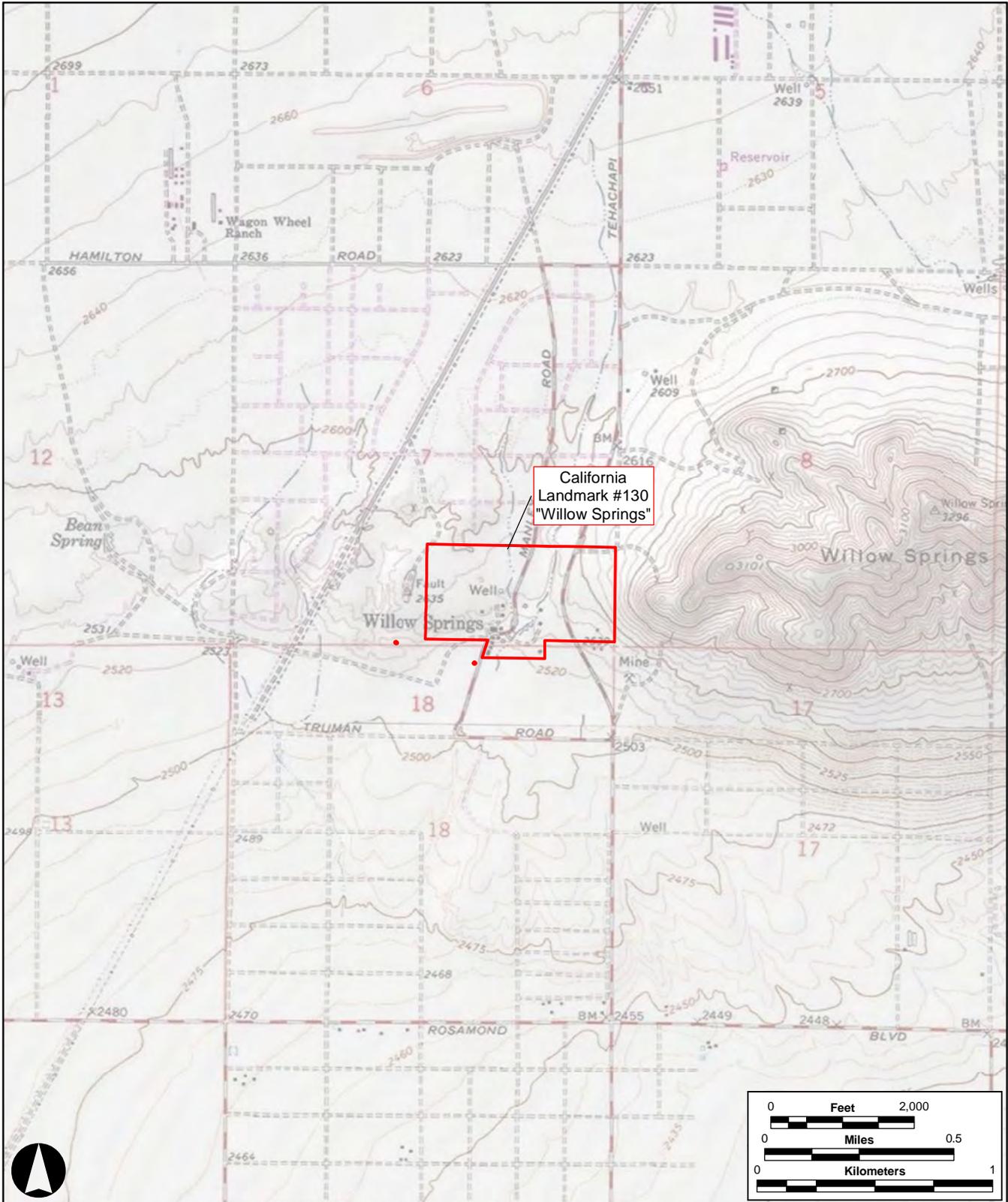
Image 22. Overview of Old Meeting Hall facing north.

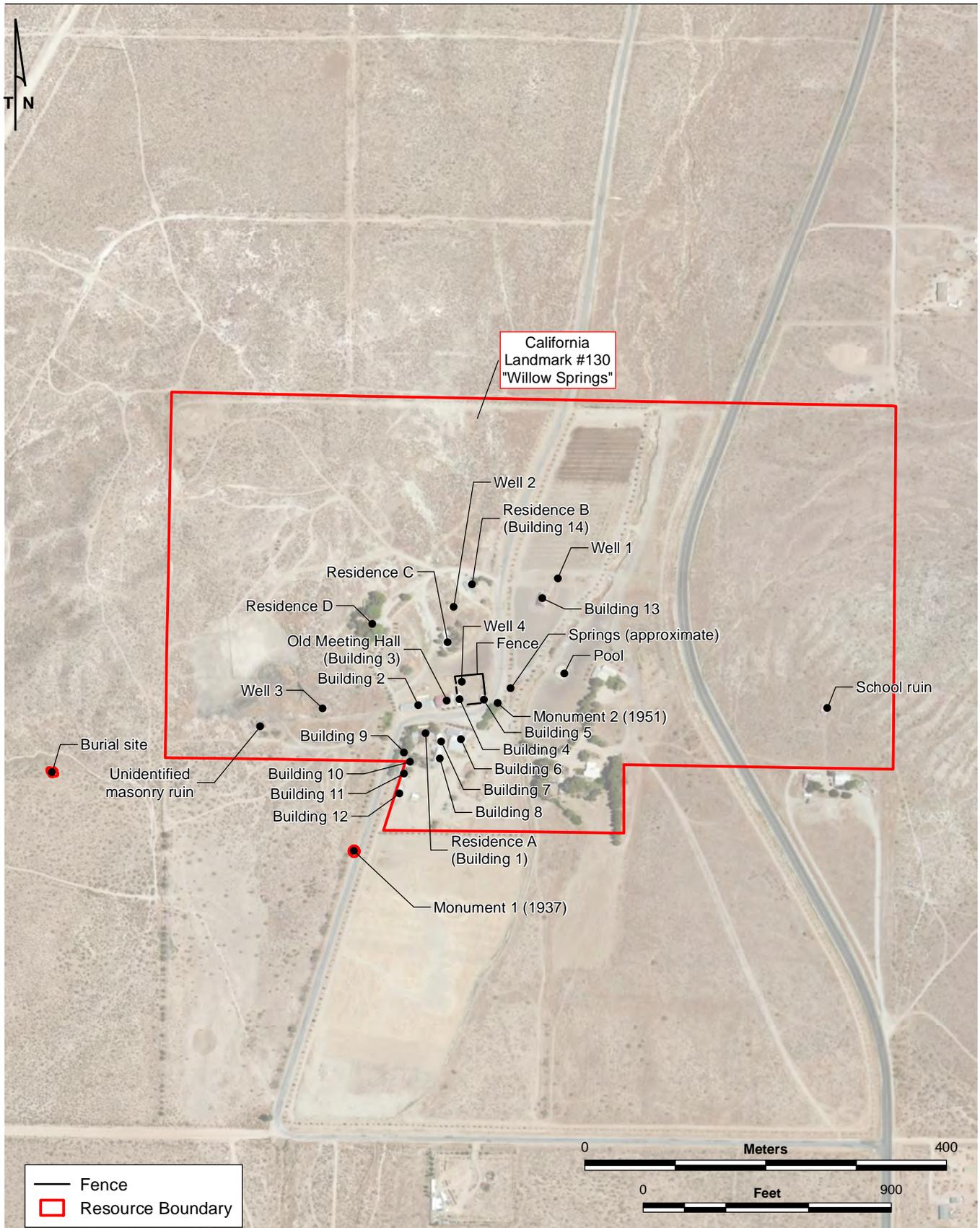


Image 23. Building 4 facing north.



Image 24. Building 5 facing northeast.





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

Primary # P-15-018681  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 5

\*Resource Name or #: LADWP Owens Gorge Transmission Line **UPDATE**

P1. Other Identifier: LADWP Owens Gorge Transmission Line Corridor (Willow Springs Segment), LADWP Access Road

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Willow Springs; Little Buttes Date 2022 T 9N R 14W SW ¼ of SW ¼ of Sec 24 S.B.B.M.

c. Address None City Rosamond Zip 93560

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

**Line sartes** Zone 11N 382012 mE/ 3862720 mN ; **Line ends** Zone 11N 379339 mE/ 3857944 mN

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APNs 315-230-10; 315-012-07

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

PaleoWest surveyed approximately 2.16 miles of the LADWP Owens Gorge Transmission Line that lies between Rosamond Boulevard and Hamilton Road in Rosamond, California (segment). The segment appears similar to portions of the line previously recorded, consisting of utilitarian deadend type towers. The Owens Gorge 230kV Transmission Line, otherwise known as OG-RIN and most recently known as BAR-RIN, was built between 1950 and 1952. This transmission line originally connected three LADWP powerplants in the Owens River Gorge. These powerplants were located northwest of Bishop, California and were connected to Receiving Station E (located in Whitnall and Cahuenga in Toluca Lake). Some modifications were made to the line during the mid-1950s and 1960s to accommodate the increase in suburban development (Dice 2014).

(continued on page 3)

\*P3b. Resource Attributes: (List attributes and codes) HP11. Engineering structure; HP37. Highway/trail

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



**P5b. Description of Photo:** (view, date, accession #)  
Photo 1. Overview of the southern section of the Segment facing northeast. April 26, 2022

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
1952-1955 (Dice 2014)

\*P7. Owner and Address:

Los Angeles Department of Water and Power  
111 N Hope St. Los Angeles, CA 90012

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

Caity Chandler, M.A.; Evan Mills, M.A., RPA; Tiffany Clark  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 29, 2022

\*P10. Survey Type: (Describe) Intensive pedestrian

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**L1. Historic and/or Common Name:** LADWP Access Road

**L2a. Portion Described:**  Entire Resource  Segment  Point Observation **Designation:**

**b. Location of point or segment:** (Provide UTM coordinates, legal description, and any other useful locational data. Show the area that has been field inspected on a Location Map)

West end: Zone 11N 379339mE 3857944mN

East end: Zone 11N 382012 mE 3862720mN

**L3. Description:** (Describe construction details, materials, and artifacts found at this segment/point. Provide plans/sections as appropriate.)

The recorded segment of resource consists of an actively used and maintained graded dirt road that averages 10 feet wide (see Photograph on Continuation Form). Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were found in association with the access road.

**L4. Dimensions:** (In feet for historic features and meters for prehistoric features)

**a. Top Width:** 10 ft

**b. Bottom Width:** 10 ft

**c. Height or Depth:** 0 ft

**d. Length of Segment:** 2.16 miles

**L5. Associated Resources:** N/A

**L4e. Sketch of Cross-Section** (include scale)

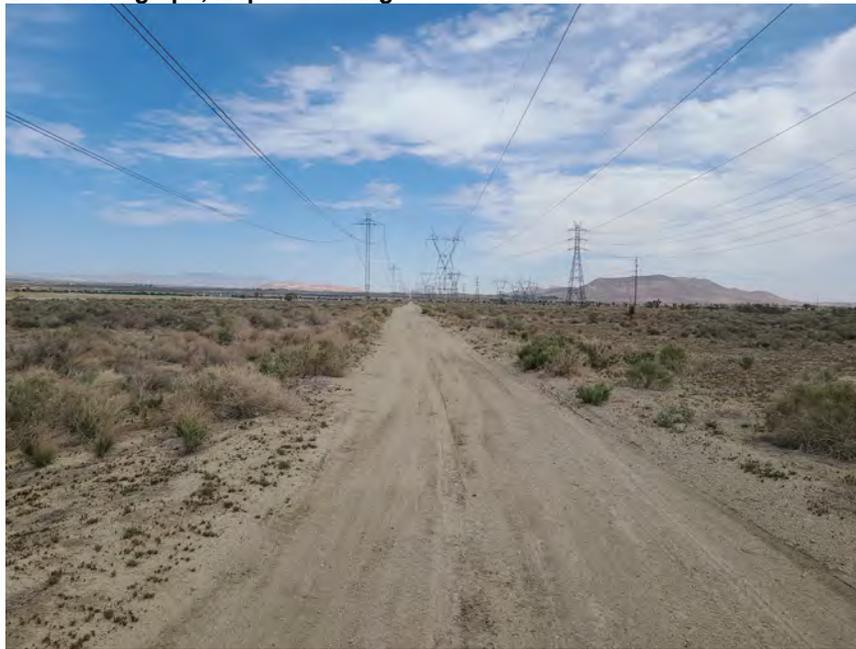
**Facing:**

See Photographs on Continuation Form

**L6. Setting:** (Describe natural features, landscape characteristics, slope, etc., as appropriate.)

Below the transmission towers is an actively used and maintained graded dirt road. The roadway sediments consist of light gray-tan sandy gravelly loam.

**L8a. Photograph, Map or Drawing**



**L7. Integrity Considerations:**

The road is currently in use and shows signs of periodic grading.

**L8b. Description of Photo, Map, or Drawing**  
(View, scale, etc.)

Overview of access road, facing northeast

**L10. Form Prepared by:**

Tiffany Clark  
PaleoWest LLC  
517 South Ivy Avenue  
Monrovia, CA 91016

**L11. Date:** 4/29/2022

**\*P3a. Description (Cont):**

PaleoWest documented a 2.16-mile section of the Los Angeles Department of Water and Power Access Road on 4/26/2022 that runs from the north (at Zone 11N 382012 mE 3862720mN) to the southwest, ending at Zone 11N 379339mE 3857944mN. Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were found in association with the access road. The road consists of an actively used and maintained graded dirt road that averages 10 feet in width. Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were found in association with the access road.

**\*B10. Significance:**

Implementing utility systems was and still is an important part of community and regional development. Utility systems may include resources for water storage and distribution, waste disposal, electric power distribution, and hydroelectric power distribution created by municipal or private entities (Caltrans, et al. 2010: 68, 118). Efforts to create utility systems in Californian towns began during the 1850s, beginning primarily with gas plants to provide indoor and outdoor lighting in place of oil lamps. Between 1840 and 1880, many gas companies were established in the state, and the use of gas lighting remained in widespread use through World War I. Electrical lighting was first introduced to California during the early 1880s; however, many rural communities did not acquire electricity until the twentieth century. Gas companies continued to be formed during the early twentieth century, during which time the first electric companies were established. Later in the twentieth century, many of these utility companies would be combined into large conglomerates, some of which still exist today. Progressive federal and state legislation and planning efforts aimed toward improving infrastructure also contributed to the fast development of transmission lines and other utilities in California during the twentieth century (Caltrans, et al. 2010: 68-69, 138).

In 1891, Southern California received its first long-distance electricity transmission line, the San Bernardino Light & Power Company's 5 kV 28-mile transmission line between Pomona and San Bernardino. The first hydroelectric facility in the state opened in 1895 in Folsom, providing electricity to Sacramento 22 miles away. Transmission technology improved rapidly after the 1890s. One of the most significant advancements was the invention of the suspension insulator in 1907, which permitted long-distance transmission capacity to reach 100,000 kV. This improvement led to the rapid construction of many transmission lines across the state between 1907-1920 (Caltrans, et al. 2010: 68-69; ICF 2018: 3-1-3-2). During the 1910s, California's first hydroelectric power project, Big Creek Hydroelectric System, utilizing the suspension insulator was undertaken. The Big Creek Hydroelectric System, when paired with the Los Angeles Aqueduct System, would harness water from the Owens River in the Sierra Nevada to provide electric power to Los Angeles. The Big Creek Hydroelectric System was first put in service in 1912-1913 and quickly became central to Southern California's energy transmission advancement. (Tinsley Becker and Crane 2012: 1-2; Caltrans, et al. 2010: 138). A segment of the Vincent 220kV Transmission Line (constructed 1925-1927) of the Big Creek Hydroelectric System runs through the eastern portion of the Project area, less than a mile west of the Willow Springs townsite (Dice 2014). Another portion of runs through the project area. The Owens Gorge 230kV Transmission Line, otherwise known as OG-RIN and most recently known as BAR-RIN, was built between 1950 and 1952. This type of transmission line is known as a "deadend" tower. This transmission line originally connected three LADWP powerplants in the Owens River Gorge. These powerplants were located northwest of Bishop, California and were connected to Receiving Station E (located in Whitnall and Cahuenga in Toluca Lake). Some modifications were made to the line during the mid-1950s and 1960s to accommodate the increase in suburban development.

California Register of Historical Resources Eligibility

In its evaluation of the Owens Gorge 230kV Transmission Line segment in Rosamond, California near Rosamond Boulevard and Hamilton Road, Paleowest carefully considered whether it is eligible for the CRHR under each criteria and considered previous evaluations of other segments of the transmission line. The line is of historic age, as the towers date from the early to mid-1950s. The segment remains generally unchanged since the recording in 2014 by Power Engineers, Inc.

Under Criterion 1, a resource must constitute an association with significant events in history. Despite the proximity of Willow Springs to the resource, the Owens Gorge 230kV Transmission Line is not associated with a significant event in history. Paleowest recommends the transmission line segment not eligible for listing in the CRHP under Criterion 1.

Under Criterion 2, a resource must have association with a significant historical figure. The Owens Gorge 230kV Transmission Line is not associated with a significant historical figure. The transmission line segment is not recommended eligible for listing in the CRHR under Criterion 2.

Under Criterion 3, a resource must embody distinctive characteristics of a type, period, method of construction, or represent the work of a master that possess high artistic values. was not representative of that of a master, nor does possess high artistic value. Additionally, it is not in association with any important persons of history. Therefore, Owens Gorge 230kV Transmission Line segment is not recommended eligible for listing in the CRHR under Criterion 3.

Under Criterion 4, a site must yield or can subsequently yield, important information regarding the prehistory or history of the site. The Owens Gorge 230kV Transmission Line does not yield or have the potential to yield features that can be useful to the site's history. The

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary # P-15-018681  
HRI#  
Trinomial

Page 4 of 5

\*Resource Name or # (Assigned by recorder)

LADWP Owens Gorge Transmission Line

Recorded by: Caity Chandler and Evan Mills

Date: April 28, 2022

Continuation  Update

Owens Gorge 230kV Transmission Line segment is not recommended to be considered eligible for the listing in the CRHR under Criterion 4.

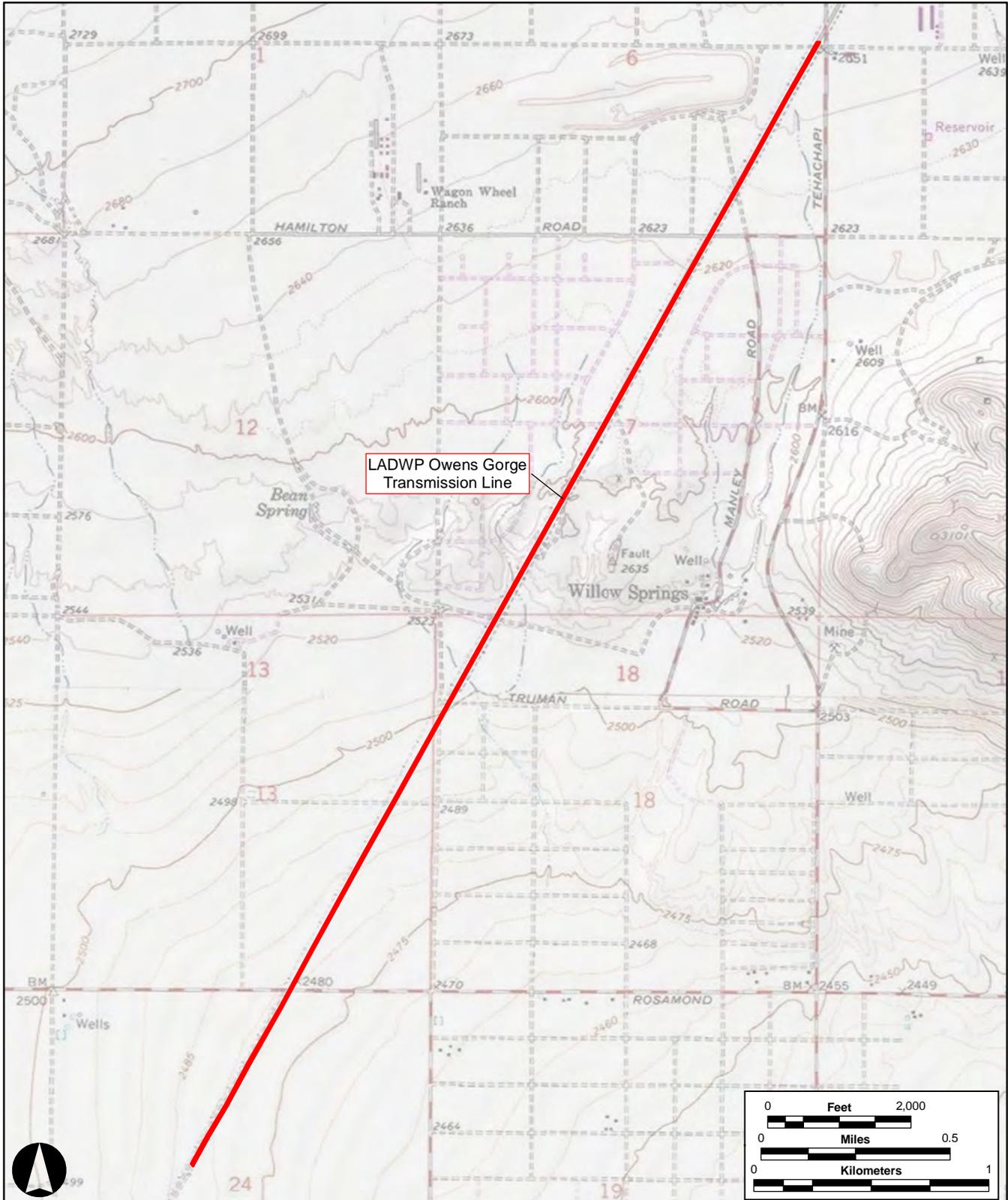


Photo 2. Northern end of Segment north of Avenue of the Stars facing southwest.

**References:**

Dice, Michael H.

- 2014 California Department of Parks and Recreation 528 Forms for LADWP Owens Gorge 230kV Transmission Line (P-15-018681), in *Cultural Resource Survey for the Barren Ridge-Haskell Canyon 230k V Transmission Line, Los Angeles and Kern counties, California*. Submitted to LADWP and the Angeles National Forest by POWER Engineers.



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

Primary # 15-017243  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 5

\*Resource Name or #: Vincent 220kV Transmission Line **UPDATE**

P1. Other Identifier: Vincent 220kV Transmission Line (Willow Springs Segment)

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Fairmont Butte Date 2022 T 9N R 15W ¼ of ¼ of Sec 14 S.B.B.M.

c. Address None City Rosamond Zip 93560

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

East end: 11N 368589.9 mE / 3857680 mN ; west end: 11N 368097 mE / 3858416 mN

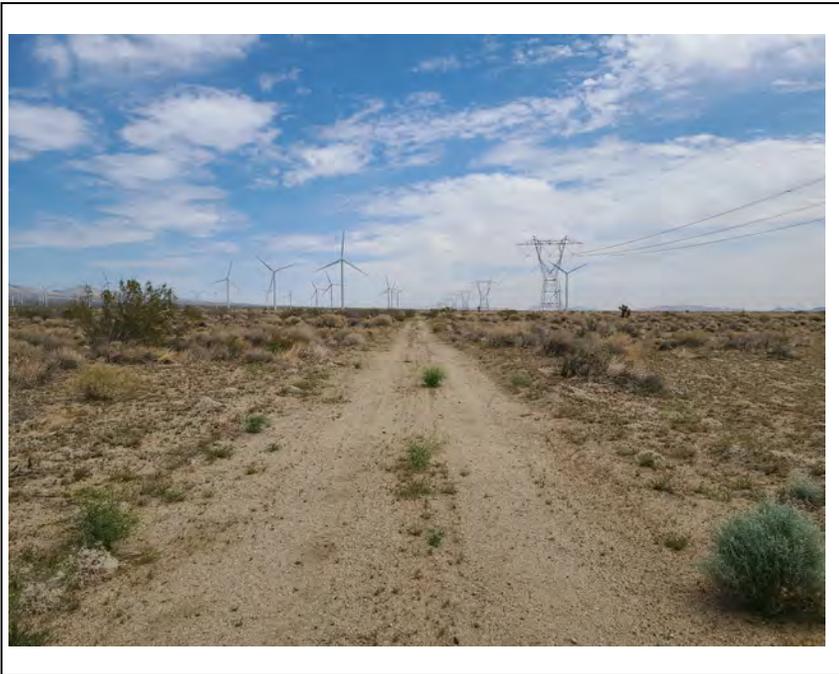
e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)

The Vincent 220kV Transmission Line was constructed in 1925-1927 near present-day La Canada in Los Angeles, California. The transmission line originally included approximately 879 steel lattice transmission towers, of which 866 were extant in 2012. The transmission towers span 224 miles and is larger than the earlier Big Creek No. 1 and No. 2 lines which were installed between 1913 and 1922. Only about 0.55 miles of the Vincent transmission line runs through the target area near the Whirlwind Substation in the southwestern corner of the project area. The transmission line runs from the Southeast to the Northwest through the western edge of the project area. The transmission line is part of the SCE Big Creek Hydroelectric System which is a NRHP/CRHR Historic District, and the line was deemed eligible as a contributor to the district. The design of the towers became known as the Vincent Type during the twentieth century. There have been no discernable changes since it was surveyed and evaluated in 2019.

\*P3b. Resource Attributes: (List attributes and codes) HP11. Engineering structure

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

View of transmission towers from General

Petroleum Road intersection with access road north of the road looking NE.

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1927; SCE Engineering Data

\*P7. Owner and Address:

Southern California Edison Company

2244 Walnut Grove Avenue, Rosamond, CA 91770

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

Lisa Demarais, M.A. and Caleb Gasparek, B.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 26, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):



**Photo 2.** South end transmission tower looking NNW from outside the built environment area near the Whirlwind Substation.



**Photo 3.** View of base of south line transmission tower ¼ mile north of the built environment area looking NW.



**Photo 4.** View of transmission towers facing NW from outside of the built environment area.



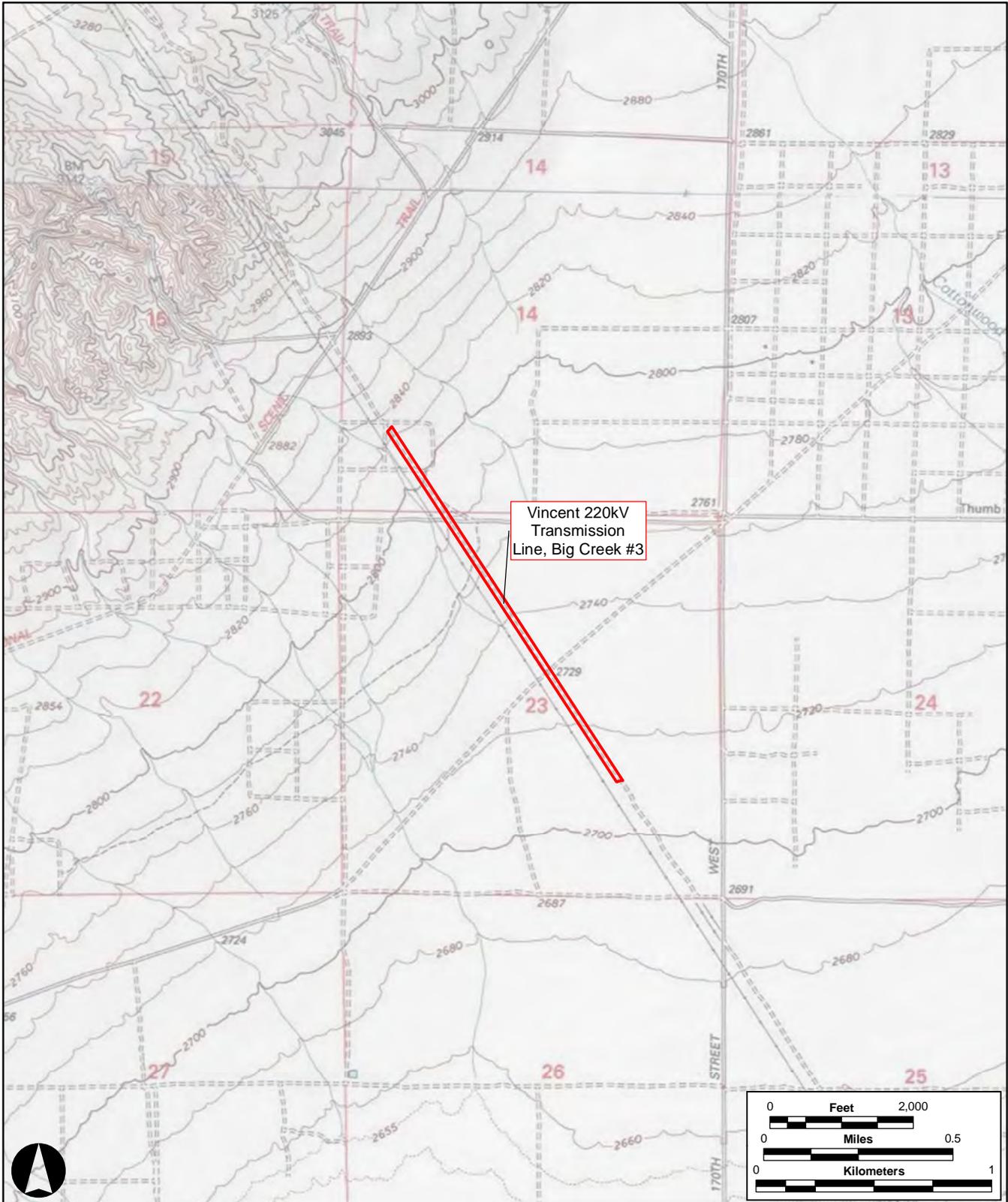
**Photo 5.** View of transmission towers facing SW from near Rosamond Blvd near the Whirlwind Substation.



**Photo 6.** View of transmission towers from General Petroleum Road intersection with access road north of the road looking NE.



**Photo 7.** View of transmission towers facing SW from General Petroleum Road intersection with access road north of the first tower looking SW.



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary # P-15-013883H Update

HRI#

Trinomial CA-KER-7747H Update

Page 1 of 6

\*Resource Name or # (Assigned by recorder)

General Petroleum Access Road **UPDATE**

Recorded by: T. Clark

Date: April 29, 2022

Continuation  Update

**P1. Other Identifier:** General Petroleum Access Road (Willow Springs Segment)

**\*P2. Location:**  Not for Publication  Unrestricted

**\*a. County:** Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

**\*b. USGS 7.5' Quad** Fairmount Butte **Date** 1975 **T** 9N **R** 15W **Sec 13 &** 23 **S.B.** B.M.

**c. Address** N/A **City** N/A **Zip** N/A

**d. UTM:** (give more than one for large and/or linear resources) **Zone** 11S **South end:** 368870 **South end:** 3858550  
**North end:** 370725 **mE/** **North end:** 3860228 **mN**

**e. Other Locational Data:** (e.g. parcel#, directions to resource, elevation, etc.) Southern end terminates at the SCE Whirlwind Substation southwest of Rosamond Blvd and 170<sup>th</sup> Street intersection.

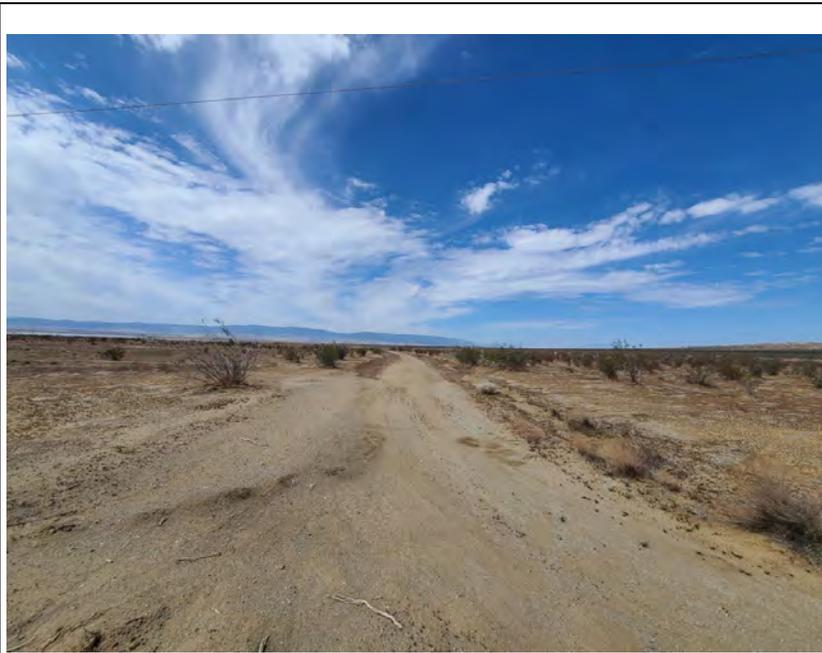
**\*P3a. Description:** (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

PaleoWest documented a 1.56-mile-long section of the General Petroleum Access Road (CA-KER-7747H) on 4/26/2022 that ran from the SCE Whirlwind Substation south of Rosamond Blvd in a northeast direction to 160<sup>th</sup> Street West. Although portions of the road have been previously recorded by ICF International and SWCA Consultants, the segment that lies within Sections 13 and 23, Township 9 N, Range 15 W, had not been documented. The newly identified segment consists of an actively used and maintained graded dirt road that averages 10 feet in width (see photographs on Continuation Form). Portions of the road in the vicinity of the Whirlwind Substation have been graveled (see photographs on Continuation Form). The road is located adjacent to a Southern California Edison transmission line. Roadway sediments consist of light gray-tan sandy gravelly loam. No artifacts were found in association with the access road.

**\*P3b. Resource Attributes:** (List attributes and codes) HP37. Highway/trail

**\*P4. Resources Present:**  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



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

Overview of NE Segment of General Petroleum

Access Road segment, April 26, 2022

**\*P6. Date Constructed/Age and Source:**

Historic  Prehistoric  Both

ca. 1915

Historic aerials (GLO 1881 and 1935)

**\*P7. Owner and Address:**

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

Tiffany Clark, PaleoWest LLC

517 South Ivy Avenue

Monrovia, CA 91016

**\*P9. Date Recorded:** 4/26/2022

**\*P10. Survey Type:** (Describe) Intensive pedestrian survey

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

**\*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):

**L1. Historic and/or Common Name:**

**L2a. Portion Described:**  Entire Resource  Segment  Point Observation **Designation:**

**b. Location of point or segment:** (Provide UTM coordinates, legal description, and any other useful locational data. Show the area that has been field inspected on a Location Map) Segment is located between SCE Whirlwind Substation and 160<sup>th</sup> Street.

**UTM:** Zone 11 N; Southwest end: 368870 mE / 3858550 mN; Northeast end: 370725 mE / 3860228 mN

**L3. Description:** (Describe construction details, materials, and artifacts found at this segment/point. Provide plans/sections as appropriate.)

The recorded segment of CA-KER-007747H consists of an actively used and maintained graded dirt road that averages 10 feet in width. Although most of the road consists of an unprepared surface, the portion near the Whirlwind Substation has been graveled (see Photographs on Continuation Form). The road is located adjacent to a Southern California Edison transmission line. Roadway sediments consist of light gray-tan sandy gravely loam. No artifacts were found in association with the access road.

**L4. Dimensions:** (In feet for historic features and meters for prehistoric features)

- a. Top Width:** 10 ft
- b. Bottom Width:** 10 ft
- c. Height or Depth:** 0 ft
- d. Length of Segment:** 1.56 miles

**L5. Associated Resources:** None

**L4e. Sketch of Cross-Section** (include scale) **Facing:**

See Photographs on Continuation Form

**L6. Setting:** (Describe natural features, landscape characteristics, slope, etc., as appropriate.)

The road runs across the lower alluvial fans that emanate from unnamed hills located to the northwest. The area slopes slightly to the southeast.

**L7. Integrity Considerations:** The road is currently in use and shows signs of periodic grading.

**L8a. Photograph, Map or Drawing**



**L8b. Description of Photo, Map, or Drawing** (View, scale, etc.) View of northeastern end of access road, facing southwest.

**L9. Remarks:**

**L10. Form Prepared by:**

Tiffany Clark  
PaleoWest LLC  
517 South Ivy Avenue  
Monrovia, CA 91016

**L11. Date:** 4/29/2022

**\*B10. Significance:**

**Theme:** Industry

**Area:**

**Period of Significance:**

**Property Type:** Road

**Applicable Criteria:** N/A

The portion of what is now referred to as the General Petroleum Access Road located north of Rosamond Blvd was present on a historic topographic map from 1915 (USGS 1915). The road segment lying south of Rosamond Blvd is first depicted on the 1943 Willow Springs, CA topographic map (USGS 1943). On the 1943 topographic quadrangle map, the road is shown as running between the Willow Springs Pumping Station and Antelope Valley Pumping Station. Archaeological investigations of associated refuse deposits found along other sections of the CA-KER-7747H indicate that the road was in use throughout much of the 20<sup>th</sup> century.

California Register of Historical Resources Eligibility:

The segments of CA-KER-007747H are of historic age without any associated artifacts or features. The resource consists of an unpaved toad that shows evidence of periodic grading and regular use.

Under Criterion 1, a site must constitute an association with significant events in history. Site CA-KER-7747H does not appear to be associated with any important events in history with a lack of historic artifacts and features. CA-KER-7747H is recommended to be considered not eligible for listing in the CRHP under Criterion 1.

Under criteria 2 and 3, a site must have association with a significant historical figure, and embody distinctive characteristics of a type, period, method of construction, or represent the work of a master that possess high artistic values. The road segments of CA-KER-7747H do not indicate that the construction is representative of that of a master or is in association with any important persons of history. Therefore, CA-KER-7747H is recommended to be considered not eligible for listing in the CRHP under Criterion 2 or 3.

Under criterion 4, a site must yield or can subsequently yield, important information regarding the prehistory or history of the site. Site CA-KER-7747H does not contain any diagnostic artifacts or features that can warrant information of the site's history. The lack of subsurface potential does not likely yield any information as well. CA-KER-7747H is recommended to be considered not eligible for the listing in the CRHP under criterion 4.

**\*B12. References:**

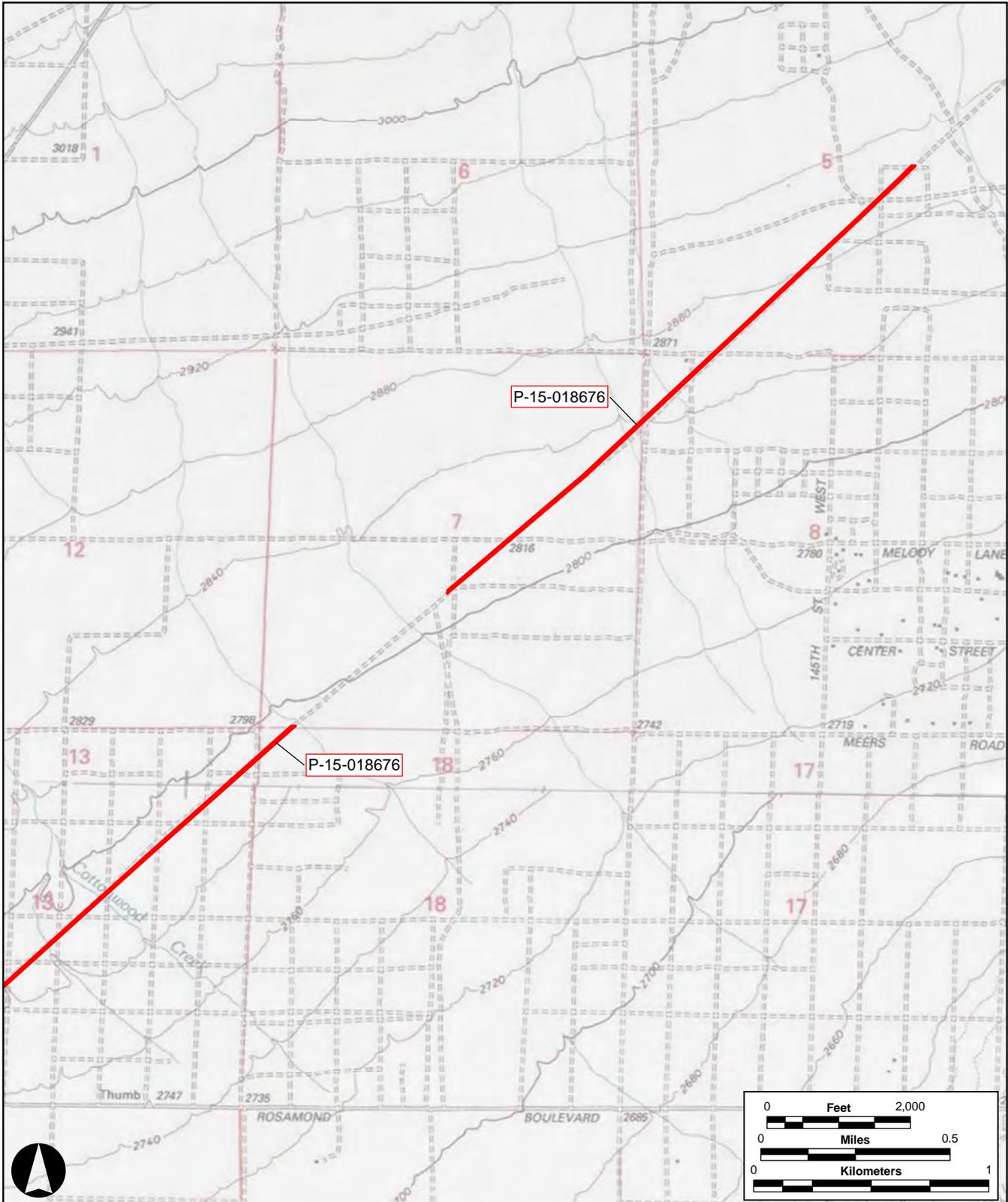
United States Geological Survey (USGS)

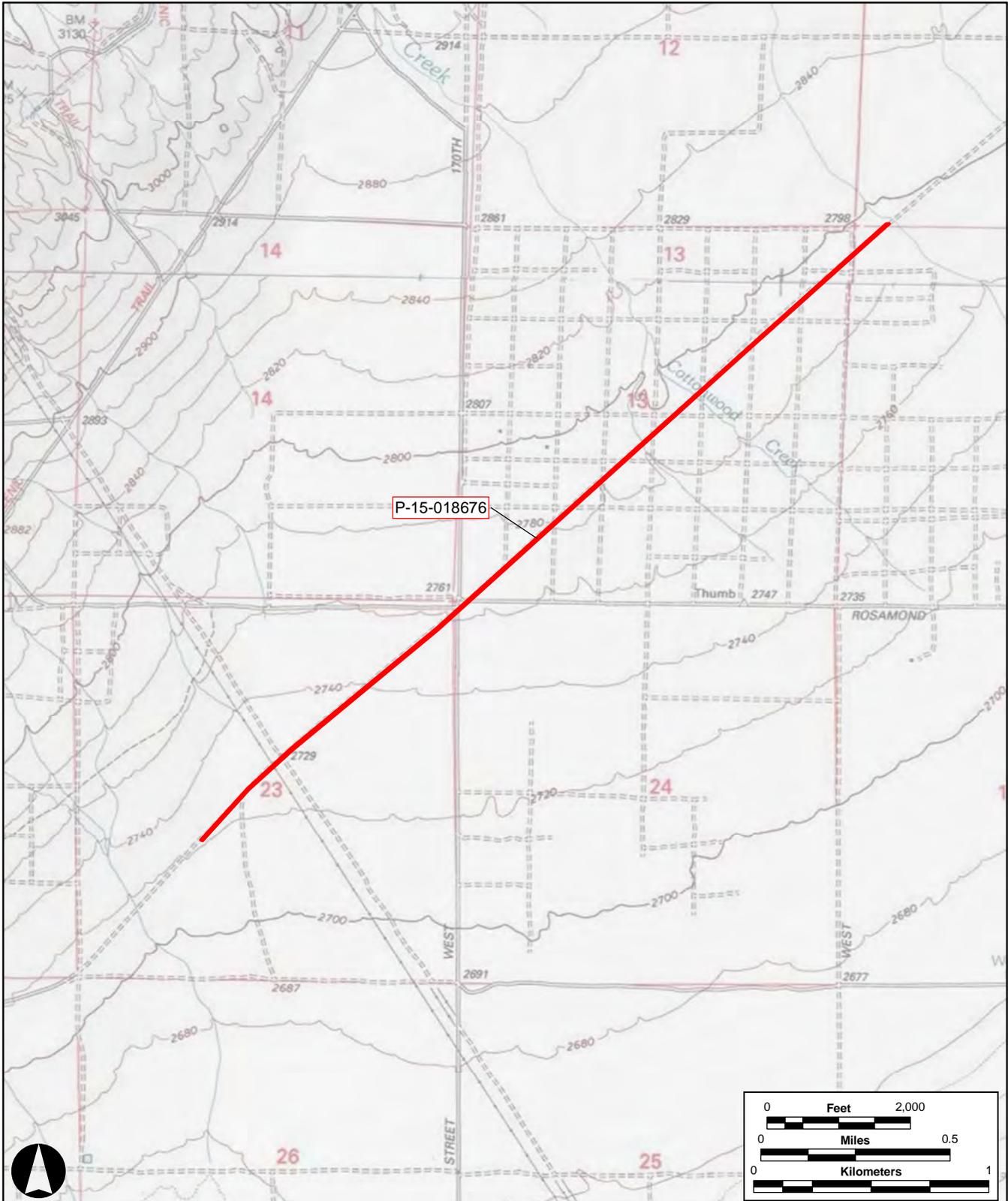
1915 Elizabeth Lake, California, 30-minute topographic quadrangle map. Department of Interior, Washington, D.C.

1943 Willow Springs, California 7.5-minute topographic quadrangle map. Department of Interior, Washington, D.C.

**\*B14. Evaluator:** Lisa Demarais, PaleoWest LLC

**\*Date of Evaluation:** April 28, 2022







**Photo 1.** View of southeastern end of recorded segment of access road, facing southwest.



**Photo 2.** View of northeastern end of recorded segment of access road, facing northeast.



**Photo 3.** View of access road that intersects with Rosamond Blvd. near Whirlwind Substation, facing northeast.

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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 5                      \*Resource Name or #: 14205 Irone Avenue

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:     Not for Publication     Unrestricted

\*a. County:    Kern                      and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Tylerhorse Canyon    Date 1965    T 9N    R 14W    SE ¼ of SE of    Sec 08    S.B.B.M.

c. Address 14205 Irone Avenue                      City Rosamond                      Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N                      373604                      mE/                      386289                      mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)    APN 358-132-12

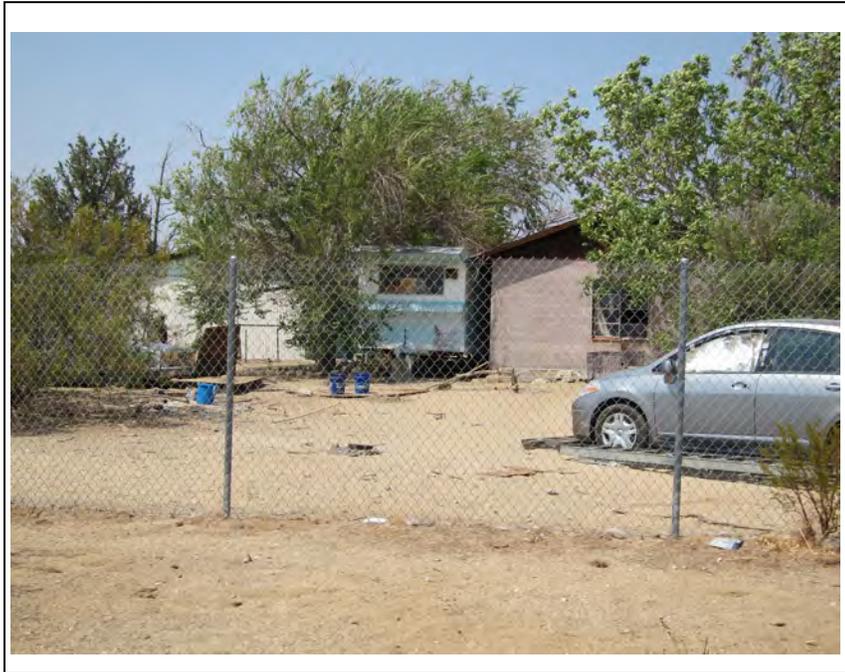
\*P3a. Description: (Describe resource and its major elements. Include design, materials, condition, alterations, size, setting, and boundaries)

The subject property (14205 Irone Avenue) is comprised of a vernacular one-story, 567 square-foot single-family residence on a 5-acre parcel constructed in 1957. Landscaping consists of grasses and shrubs growing freely as well as trees planted around the residence and ancillary buildings. There is also a planting of windbreak trees around the residence. The residence has a rectangular plan, a composite shingle cross-gable roof, frame sliding and casement windows, and concrete block exterior walls. Other features include exposed rafter tails, wooden eaves, horizontal decorative wood paneling beneath the gables, square wood vents beneath the gables, and a wood inset-panel entry door. There was a travel trailer visible directly to the west of the residence at the time of survey. A single bay detached garage is the west of the trailer. The garage has a single lift-up garage door clad in horizontal wood planks, a side gable composite shingle roof, wooden eaves, and exposed rafter tails. There are horizontal wood planks and wood vents beneath the gables of the garage, and the façades are clad with corrugated metal panels. A 2020 aerial from Kern County shows several outbuildings extent on the property; however, no additional ancillary buildings are clearly visible from the right-of-way.

\*P3b. Resource Attributes: (List attributes and codes)    HP2. Single family property

\*P4. Resources Present:  Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

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



P5b. Description of Photo: (view, date, accession #)  
Photo 1. Property overview facing north  
August 24, 2021

\*P6. Date Constructed/Age and Source:  
 Historic     Prehistoric     Both  
1957  
Kern County Tax Assessor

\*P7. Owner and Address:  
Lonnie and Janet Sebellita  
14205 Irone Ave, Rosamond, CA 63560

\*P8. Recorded by: (Name, affiliation, and address)  
Lisa C. Demarais, M.A.  
Gena Granger, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded:    April 23, 2022

\*P10. Survey Type: (Describe)    Intensive, pedestrian right-of-way

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.")  
2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 5

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 14205 Irone Avenue

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular bungalow

\*B6. Construction History: (Construction date, alterations, and date of alterations) The residence was constructed in 1957. There were no building permits associated with the property publicly available through the Kern County Assessor that indicate specific alterations. The garage is of wood frame construction overlaid with corrugated metal panel. Based on similarities between the two buildings, it is likely that the residence is, or was originally, wood frame with wood siding and the concrete block exterior is an alteration. No record of such an alteration could be confirmed.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Detached garage

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) HP4. Ancillary building

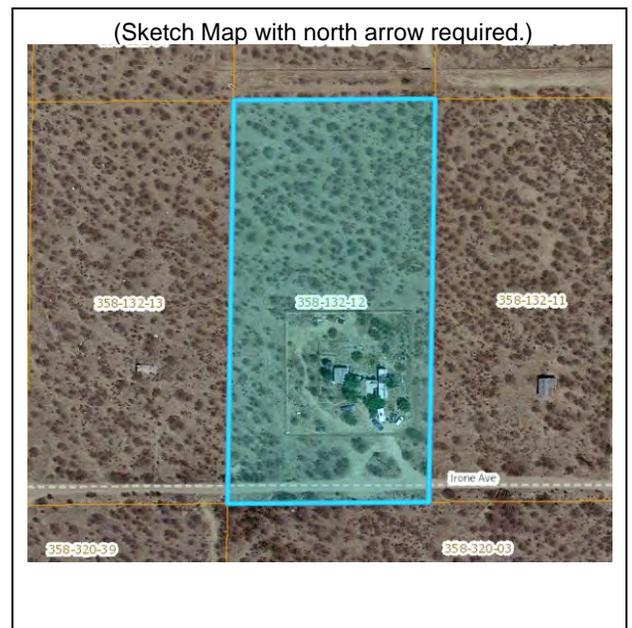
**\*B12. References:**

See page 3

\*B14. Evaluator: Lisa Demarais, M.A.

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 14205 Irone Avenue (358-132-12) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

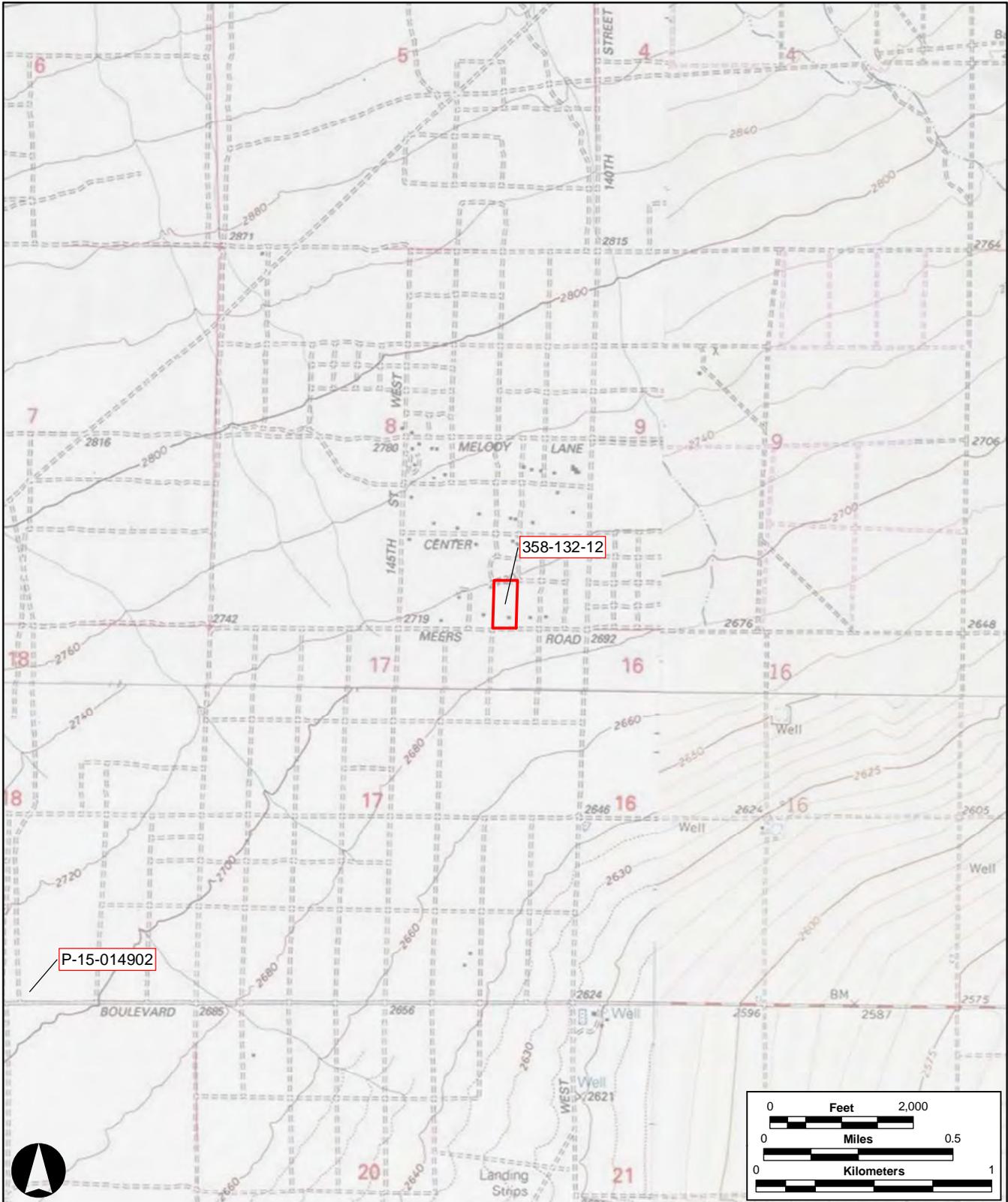
Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records the single-family residence was built in 1957, which is well past settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14205 Irone Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14205 Irone Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14205 Irone Avenue. Individuals found to be associated with the property through archival research include Lonnie Sebelita, Janet Sebelita. No information was uncovered to confirm these individuals resided at 14205 Irone Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14205 Irone Avenue does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and detached garage building at 14205 Irone Avenue are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 14205 Irone Avenue is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the detached garage building is also not a unique or rare example of a rural utilitarian building or farm building. Additionally, neither building clearly represents or a specific period or method of construction, are they associated with a significant master architect or builder. As such, 14205 Irone Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14205 Irone Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 10                      \*Resource Name or #: 4040 Manly Road

P1. Other Identifier: 4050 Manly Road, 4105 Manly Road

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Willow Springs Date 1965 T 9N R 13W ; Sec 07; 18 S.B.B.M.

c. Address 4040 Manly Road City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 381663 mE/ 3860292 mN and 381699 mE/ 3860405 mN

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) NW 1/4 of NE 1/4 of S18; SW 1/4 of SE 1/4 of S07  
APN 252-341-05; 315-012-01

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

The subject property at 4040 Manly Road consists of three single-family residences on two parcels shared with buildings of the Willow Springs Village (P-15-000129). These buildings were constructed after the decline of the village and are not directly associated with the village historically and were thus recorded separately. The three residences lie east of Manly Road and west of Tehachapi-Willow Springs Road. Residences 1 and 2 are within APN 252-341-05 and Residence 3 is within APN 315-012-01. Visibility was limited due to the topography and vegetation. All three buildings are vernacular in nature and lacking a distinct architectural style.

(continued on page 3)

\*P3b. Resource Attributes: (List attributes and codes) HP2. Multi-family property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)  
Photo 1. Overview facing southeast from Manly Road toward Residences 1 and 2 on APN 252-341-05. March 28, 2022

\*P6. Date Constructed/Age and Source:  
 Historic  Prehistoric  Both  
ca. 1948-1975  
Historic aerials, NETROnline

\*P7. Owner and Address:  
Kathy and Robert Nelson  
4040 Manly Road

\*P8. Recorded by: (Name, affiliation, and address)  
Lisa C. Demarais, M.A.  
Evan Mills, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: May 3, 2022

\*P10. Survey Type: (Describe) Intensive pedestrian

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.")  
2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 10

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 4040 Manly Road

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential, agricultural

B4. Present Use: Residential, agricultural

\*B5. Architectural Style: Vernacular American Rustic, vernacular California ranch, vernacular Minimal Traditional

\*B6. Construction History: (Construction date, alterations, and date of alterations) Based on historic aerial photographs, all three residences on the property appear to have been constructed ca. 1970-1975. Residence 2 first appears on a 1948 aerial, Residence 3 first is seen on a 1963 aerial, and Residence 1 was constructed ca. 1970. An large addition was added to the north (primary) façade of Residence 1 sometime after 1974 and prior to 1977. A large addition was also added to Residence 3 ca. 2010. Building permits and aerials do not indicate any other significant alterations.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Ancillary buildings, swimming pool

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme Community Development Area: Rural Residential Development

Period of Significance: N/A Property Type: Residential Applicable Criteria: N/A

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

The Antelope Valley of the Mojave Desert remained sparsely populated throughout the nineteenth century, but the Homestead Act of 1862 and the Desert Land Act of 1877 generated some American settlement. Individuals could apply for land grants and would receive land in exchange for an agreement to improve the land. For example, under the Desert Land Act, settlers were required to irrigate and cultivate arid and semi-arid public lands to gain ownership. As a result, settlement in the Antelope Valley primarily followed agriculture, gas, and mining endeavors (Environmental Science Associates 2008: 3.4-6). In 1866, Kern County was formed from portions of Los Angeles and Tulare counties.

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) HP33. Farm/ranch

\*B12. References:

See page 6

\*B14. Evaluator: Lisa Demarais

\*Date of Evaluation: May 3, 2022

(Sketch Map with north arrow required.)

See sketch map on Page 10

(This space reserved for official comments.)

**\*P3a. Description:** (continued)

Residence 1

Residence 1 (Photo 2) is a one and one-half story vernacular residence that first appears on aerial photos with a rectangular plan. A large front addition to the north façade was added ca. 1974-1977, giving the residence an L-shaped plan. The original portion of the building was constructed in the Minimal Traditional style with a Craftsman-inspired horizontal dormer protruding from a side gable roof. The roof has brown composite shingles. Windows on this portion of the building are aluminum sliders, and a full open porch extends its north façade. The porch is covered by an extension of the side gable roof which is supported by simple wood columns. The addition portion of the residence features a front gable and faux divided-lite double-hung and fixed vinyl windows. There is a single simple wood bracket beneath the apex of the gable. Double fiberglass French-style doors are on the west façade of the addition. The eaves of both the original and addition are closed wood. The residence can be accessed via a dirt drive from Manly Road to the west.

Residence 2

Residence 2 (Photo 3) lies west of Residence 1 and can be accessed via a dirt drive from Manly Road to the west. The residence is a one-story rectangular plan rustic cottage featuring a wood shingle side-gable roof, stucco exterior cladding, decorative wood board and vents beneath the gabled roof ends, and double-hung windows. There are a mixture of wood and vinyl framed windows. Based on aerial photographs, the residence appears to have a full porch with a shed roof along the south (rear) façade. There is a swimming pool immediately southeast of the residence and a Quonset hut of recent construction to its west.

Residence 3

Residence 3 lies north of Residences 1 and 2. While it is on a separate parcel, it has the same owners and address as Residences 1 and 2. Residence 3 is comprised of two sections, an original vernacular California ranch and a Rustic style addition. It is unclear from the exterior whether the two sections share interior space or act as separate units. The original portion of the building features a cross-gable wood shingle roof, stucco cladding, a porch with a shed roof extension and simple wood columns, and double-hung replacement vinyl windows and original fixed divided-lite wood windows with stucco sills and inset wood lintels. The addition portion of the building features a mixture of board-and-batten and brick cladding, a corrugated metal side-gable roof with a shed shaped extension supported by simple wood columns, and a brick chimney. The wooden eaves are wide and closed. There is an ancillary building of recent construction northeast of the residence.

**\*B10. Significance:** (continued)

With the discovery of gold in the Sierra Nevada Mountains in 1848, an increase in American settlement in the California region began. The population of California continued to increase throughout the mid- and late nineteenth century, especially after completion of the Transcontinental Railroad in 1869, even as the mining industry slowed in the later part of the century. Most early mining of gold, silver, and other minerals in California took place in the north, near Sacramento, but some mines were established as far south and east as the Mojave Desert and San Gabriel Mountains as miners became discouraged with unsuccessful attempts and an abundance of competition in Northern California. In Kern County, gold and silver were discovered in the early 1850s. In addition to gold and silver mining, the western Mojave Desert became a major source of boron, the element for which Boron, California in eastern Kern County was named. The discovery of these resources led to population growth and the formation of new wagon routes and stagecoach stops throughout the Antelope Valley. Various stagecoach companies, postal routes, and telegraph routes were created in areas that were formerly largely isolated using existing common travel routes to support mining operations and the communities spurred by the industry. Despite these commercial developments, the Mojave Desert remained sparsely populated until the twentieth century due to its hot and arid conditions as well as the absence of widespread water conveyance systems. Towns primarily grew between key areas of mining operations and along popular wagon routes, acting as stopovers for travelers and goods. The largest mining operations were in the eastern Mojave Desert while the most trafficked stagecoach routes ran through the western portion of the desert near the Project area (Sherer 1994; Rincon Consultants, Inc. 2021: 37; Struglia, et al. 2003: 174-176).

Desert farming by American settlers was a crucial development in California during the nineteenth and twentieth centuries. Farming is still widely practiced in California, which boasts some of the largest irrigation districts in the U.S. and provides the country with over a third of its vegetables and two-thirds of its fruits and nuts. The majority of the state's farming historically occurred and continues to be focused within the San Joaquin Valley, the southernmost part of the Central Valley region, which includes parts of Fresno, Tulare, Imperial, and Kern counties. Land in the Central Valley and South Desert regions is fertile, but its lack of natural water was a major roadblock to both American company and family farms. The construction of water conveyance systems in the mid- to late nineteenth

century allowed desert farming to become a reality. Between the 1910s and 1960s, large-scale water conveyance systems like the Central Valley Project, California State Water Project, and Los Angeles Aqueduct System were constructed throughout much of the state to consistently bring water to areas like the Central Valley and the Los Angeles Basin that lacked natural supplies of water. The Los Angeles Aqueduct system, completed in 1913, runs from Owens River in Central California to Los Angeles and crosses the westernmost portion of the Mojave Desert. The most common high desert crops include alfalfa, hay, onions, carrots, potatoes, peaches, pears, and nectarines. Agriculture continued to be practiced in the Antelope Valley throughout the twentieth century, though to a lesser extent after World War II (Caltrans 2007: 25, 30, 63).

There were upwards of 80 towns founded in the Antelope Valley by 1920, supported by traffic to nearby mines and routes to the Central Valley and Northern California. Although railroad development often led to the founding of new towns and population growth in others, in many instances new railroad lines were responsible for the demise of towns when the railroad entirely bypassed a community that was once a travel and trading center, like Willow Springs. Short lines and spurs could be constructed to connect these isolated communities to a main railroad line, but not all towns could afford this development (Caltrans, et al. 2010: 13, 38-39, 46; Greene and Knight 1992).

The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since World War II, the springs have been severely depleted due to drought; the most recent previous survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of depletion. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady, yet small contributor to the industry of the region. Pears were once one of the major crops grown in Willow Springs (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992). President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 and the Willow Springs area received electricity shortly after the legislation was enacted (Barnes 2007).

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs except for a few small desert homesteaders and other farms with newly installed irrigation equipment. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, few residences were built and the majority of constructed between 1960 and 1965 were centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145th Street West, and 140th Street West. New residences built during this period were primarily single-story, single-family vernacular buildings on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

#### California Register of Historical Resources Eligibility

The subject property (4040 Manly Road) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the High Desert region during the nineteenth and early twentieth centuries. According to aerial photographs, the residences on the property were built well past the period of significance for American settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether the subject property may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for development theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered

historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between the subject property and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of the subject property. Individuals found to be associated with the property through archival research included various members of the Nelson family since the construction of the three extant residences. No information was uncovered to confirm these individuals have made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 4040 Manly Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residences at 4040 Manly Road are vernacular reditions of a variety of architectural styles that are common to Southern California. As unadorned examples of the American Rustic, Minimal Traditional, and Californian styles, the residences do not embody enough of the distinctive characteristics of a particular style to be considered an exemplary or unique iteration of that style. While vernacular architecture can be considered historically significant, the residences are not distinctive, rare, or exemplary examples of vernacular architecture in the Antelope Valley or other rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for associations with master builders or architects; however, no record of builders or architects for the residences were uncovered through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the buildings of the subject property are not distinctive or rare examples of vernacular residential architecture in rural Southern California. Additionally, none of the buildings building clearly represent a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 4040 Manly Road is recommended not eligible under Criterion 3.

The subject property is a common property type, unlikely to provide additional information about residential development in the area that is not already available through research. The property is adjacent to the Willow Springs Village site which is a California Historical Landmark and was once the site of a Kitanemuk village. The area has been documented through archaeological survey, and it is our professional opinion that the property is unlikely to yield additional vital information about the history or prehistory of these two former settlements that is not readily available through research or provided in the previous recordings of the site. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. It is on land believed to have been formerly part of an early twentieth century American settlement (a CRHR listed site) and a Kitanemuk village; however, the extant resources known to be on the property and documented in this form are not associated directly with either settlement based on their periods of significance and construction. Thus, the subject property is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

Page 6 of 10

\*Resource Name or # (Assigned by recorder)

4040 Manly Road

Recorded by: Lisa Demarais

Date: May 3, 2022

Continuation  Update

**\*B12. References:** (continued)

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

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2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

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Environmental Science Associates

2008 North Los Angeles/Kern County Recycled Water Project Final Program Environmental Impact Report. SCH No. 2007101125. Prepared for Los Angeles County Waterworks District 40 - Antelope Valley, <https://pw.lacounty.gov/wwd/web/Forms/peir.aspx>, accessed April 2022.

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1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.  
1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Rincon Consultants, Inc.

2021 Rosamond A-CAES Facility Project Cultural Resources Assessment Report. Prepared for Hydrostor, Inc. Los Angeles, California.

Sherer, Lorraine M.

1994 Bitterness Road: The Mojave 1604 to 1860. Menlo Park, California: Ballena Press.

Struglia, Rachel; Patricia L. Winter; Andrea Meyer

2003 Southern California Socioeconomic Assessment: Sociodemographic Conditions, Projections, and Quality of Life Indices, General Technical Report PSW-GTR-187, Pacific Southwest Research Station, United States Forest Service, United States Department of Agriculture: Berkeley, California.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.  
1952b Flight ID ABL-1952, Frame 4K-39. October 12.

DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

HRI#

Trinomial

Page 7 of 10

\*Resource Name or # (Assigned by recorder)

4040 Manly Road

Recorded by: Lisa Demarais

Date: May 3, 2022

Continuation  Update



Photo 2. Residence 1, view facing south



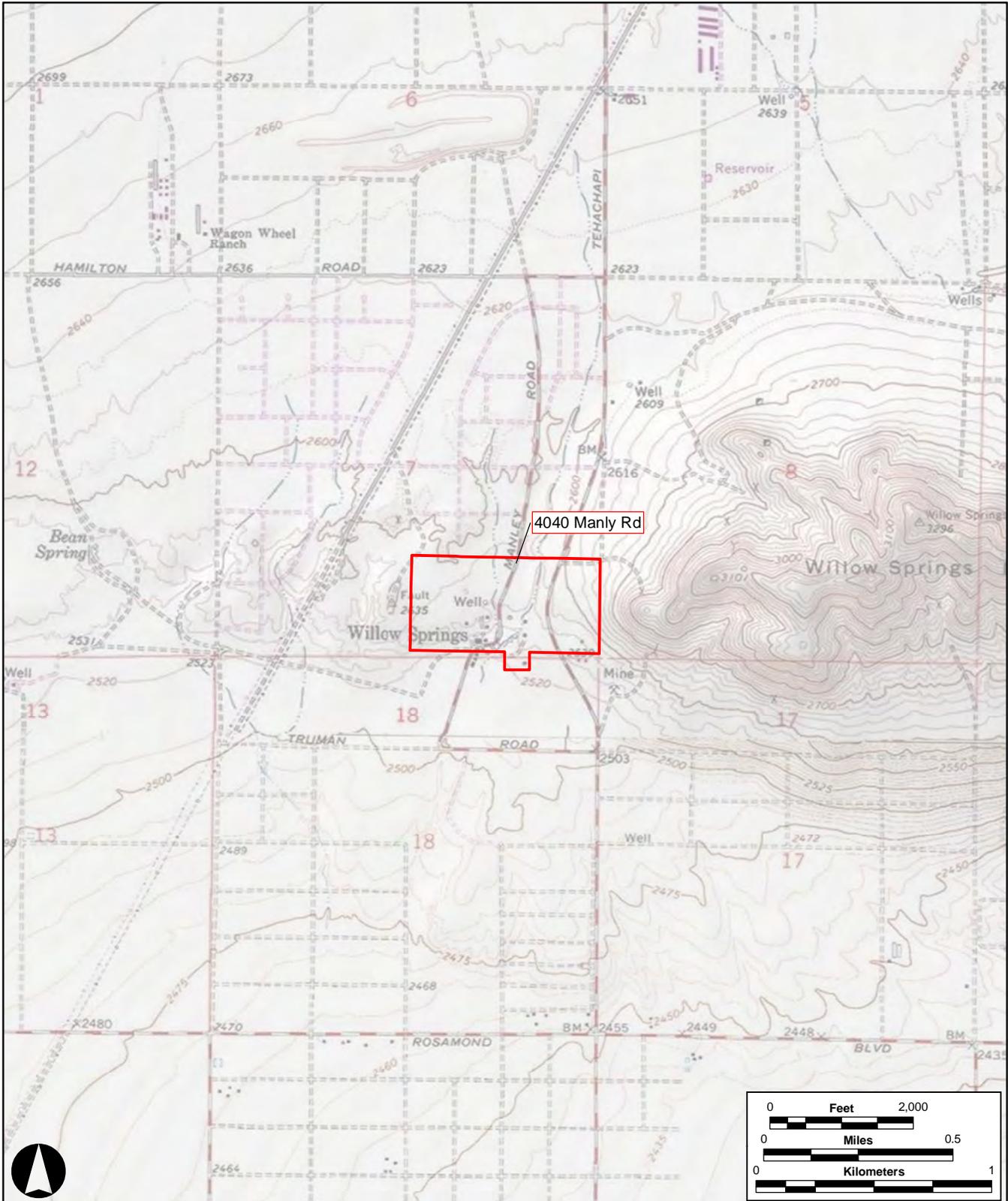
Photo 3. Residence 2, view facing south.

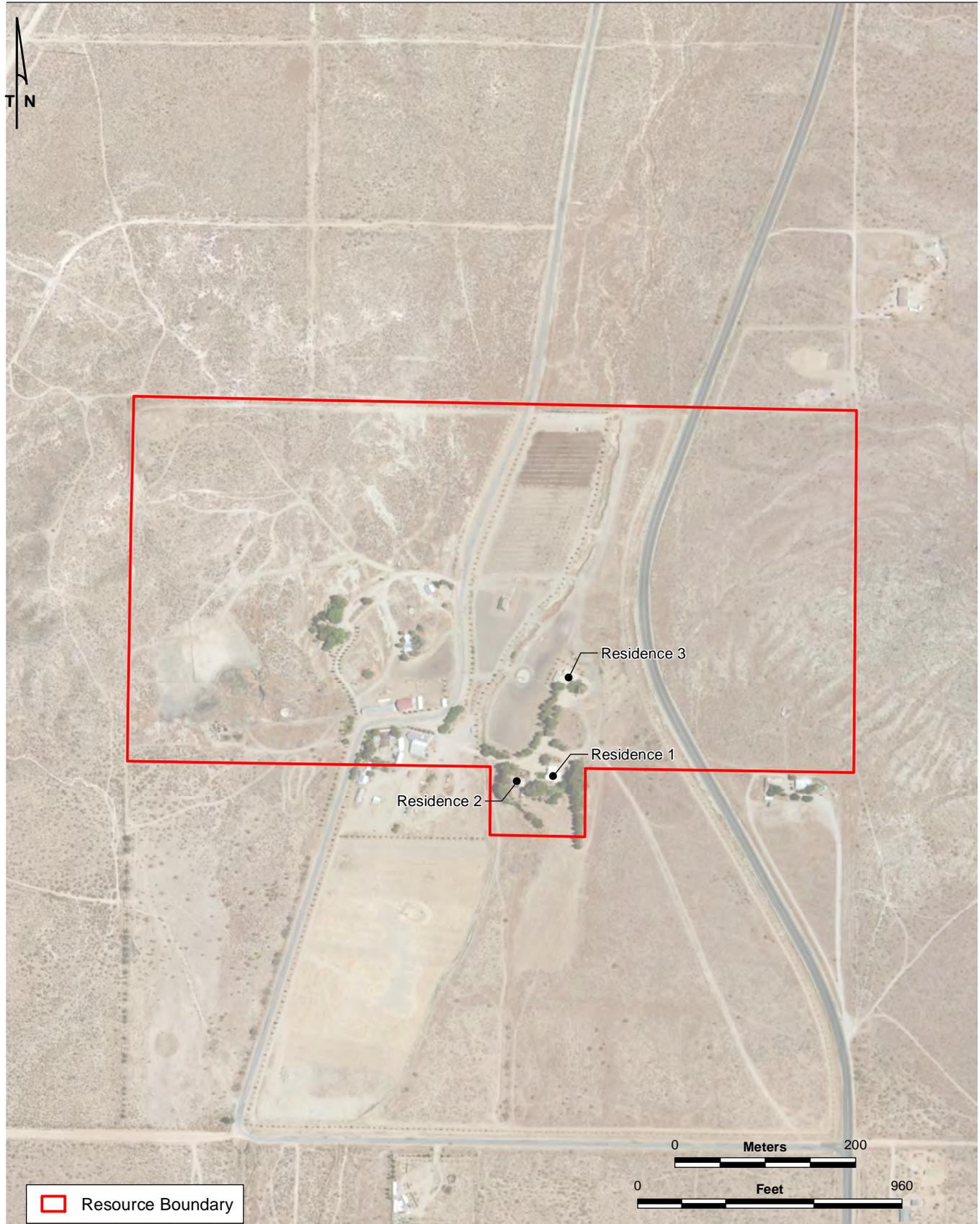


Photo 4. Residence 3, view facing southeast.



Photo 5. Easterly view from Manly Road toward Residence 3.





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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 14101 Irone Avenue

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Tylerhorse Canyon Date 1965 T 14W R 14W SE ¼ of SE of Sec 08 S.B.B.M.

c. Address 14101 Irone Avenue City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 373774 mE/ 3860360 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 358-132-10

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

The subject property is comprised of two buildings, a single-family residence and an adjacent detached garage on concrete slab foundations, on a flat rectangular five-acre parcel. Both buildings and a water tank are situated on the southern half of the property, which is enclosed in chain-link fencing. The northern half of the parcel is open and undeveloped. The property is accessible via a dirt driveway from Irone Avenue. The residence and garage are partially enclosed by wood and chain-link fencing within the chain-link fence of the southern half of the parcel. The residence is a roughly L-shaped single-story California bungalow of 1,069 square feet. The bungalow features a cross-gable gray composite shingle roof, smooth white stucco cladding, aluminum horizontal slider windows, and a primary (southern) entry food with a half-moon fixed inset window. There is also an entry door on the north façade. Photos from 2012 show wood ornamental shutters flanking each window, but no extant shutters were visible during survey. The detached garage has been converted into occupiable space and is immediately northwest of the residence. Photos from 2012 indicate the garage's two-bay opening had been altered to a single standard wood entry door and white wood siding. The garage features a medium-pitch side gable roof of composite gray shingle, exposed rafter tails, and smooth white stucco cladding.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)  
Photo 1. Property overview facing north showing the south façade (August 24, 2021)

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
ca. 1970

Historic aerial photos, NETROnline

\*P7. Owner and Address:

14101 Irone Avenue

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

Lisa C. Demarais, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 11, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 6

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 14101 Irone Avenue

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular California bungalow

\*B6. Construction History: (Construction date, alterations, and date of alterations) The Kern County Assessor's Office lists a build date of 1958, but a historic aerial from 1963 does not show the extant buildings on the property. The extant buildings are first visible on The next available historic aerial dated 1974. Subsequent aerials do not indicate any alterations and the Assessor property details do not list any building permits that would indicate alterations have been made since its ca. 1970 date of construction.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Detached garage

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) HP4. Ancillary building

**\*B12. References:**

See page 3.

\*B14. Evaluator: Lisa Demarais, M.A., PaleoWest, LLC

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

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2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

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Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

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University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 14101 Irone Avenue (358-132-10) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries; however, based on a review of historical aerial photographs, the buildings on the property were constructed c. 1970, well after the period of significance for this theme of American Settlement in the Antelope Valley and the broader exploration and settlement of California. As such, the subject property cannot be directly associated with significance of exploration and settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14101 Irone Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and garage date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14101 Irone Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14101 Irone Avenue. Individuals found to be associated with the property through archival research include Jeffrey R. Williams, Caleb C. Porter, Steven Joel Cooper, Seaneen Tara McArdle, Ricard A. Valenzuela, and Melissa D. Porter. No information was uncovered to confirm these individuals resided at 14101 Irone Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14101 Irone Avenue does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and converted garage building at 14101 Irone Avenue are vernacular renditions of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the property does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. While vernacular architecture can be considered historically significant, 14101 Irone Avenue is not a distinctive, rare, or exemplary vernacular California Bungalow which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California or a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 14101 Irone Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

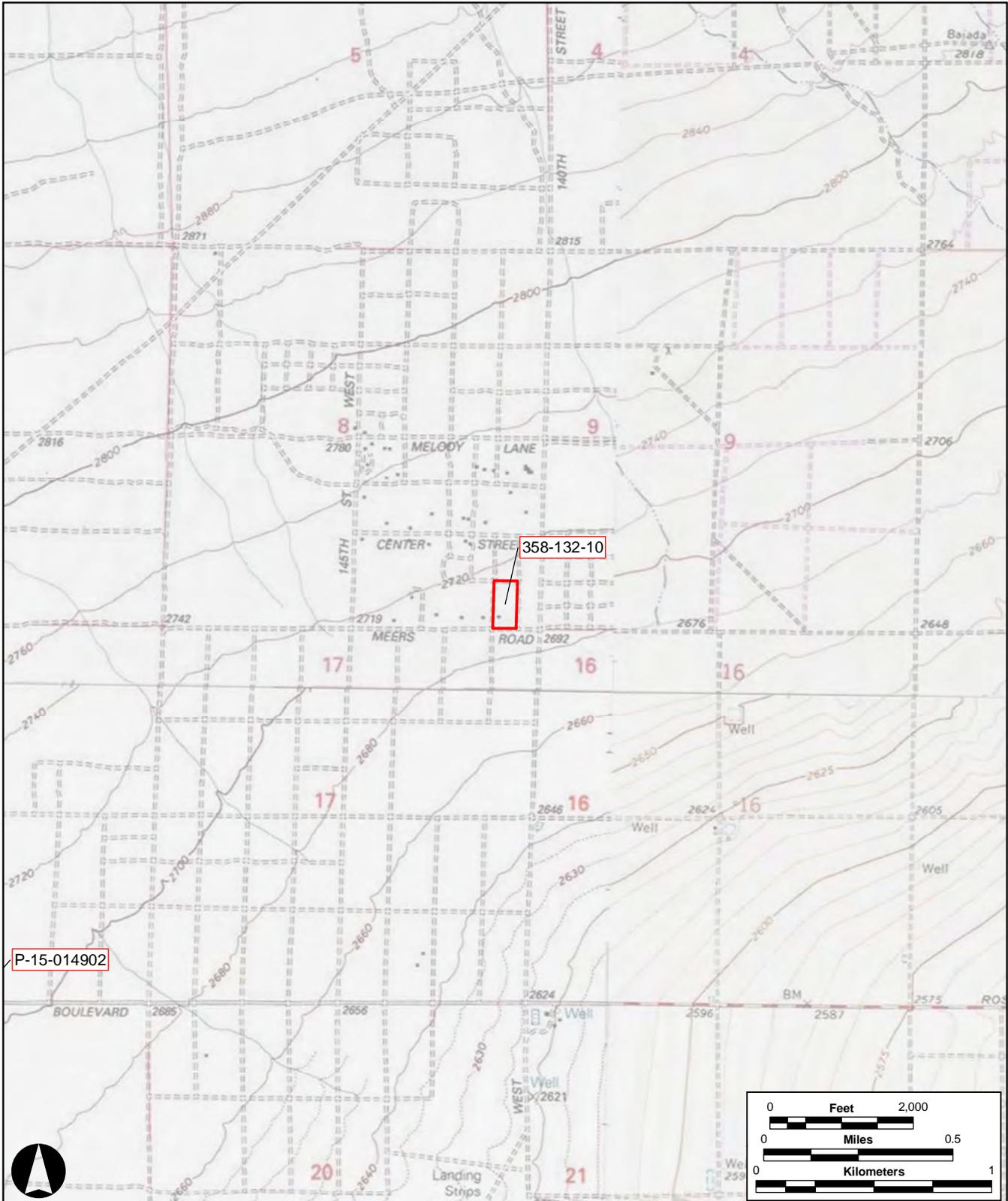
The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14101 Irone Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. North façade of the residence and north and west façades of the garage, view to the southeast.



Photo 3. South (primary) and west façades of the residence, view to the northeast (2020 Redfin)



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 5

\*Resource Name or #: 14070 Lodestar Avenue

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Tylerhorse Canyon Date 1965 T R SE ¼ of SE of Sec S.B.B.M.

c. Address 14070 Lodestar Avenue City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 373829 mE/ 3860664 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 358-132-07

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

The subject property (14070 Lodestar Avenue) consists of a one-story 2,295 square-foot single-family residence on a 5-acre parcel. The vernacular Ranch style was constructed in 1946. Landscaping consists of grasses and shrubs growing freely throughout the property and a small grouping of trees and shrubs planted around the residence. The residence features an L-shaped plan, a cross-gable asphalt shingle roof with rectangular attic vents beneath each gable, a recessed carport with wood support columns, a shed roof extension entry porch with Y-beam wood support columns, one-over-one metal frame double hung windows, decorative shutters, one-over-one metal frame sliding windows, and stucco exterior walls. The main entryway is on the north and consists of a single entry-door covered with an additional screen exterior door. The east façade features a recessed carport/side porch with wood support columns and two windows. There is a one-by-one vinyl horizontal sliding window beneath the gable on the east façade which may indicate a finished attic or additional living space. The south (rear) façade features a wing extension, a secondary entrance with concrete steps, and at least one window. There are two outbuildings attributed to this property based on 2020 aerial photographs, but no ancillary buildings were visible from the right-of-way.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing southwest

August 25, 2021

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1946

Kern County Tax Assessor

\*P7. Owner and Address:

John Barrios

14070 Lodestar Avenue, Rosamond, CA 93560

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

Lisa C. Demarais, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 23, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):



State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

Page 3 of 5

\*Resource Name or # (Assigned by recorder)

14070 Lodestar Avenue

Recorded by: Lisa Demarais

Date:

April 23, 2022

Continuation  Update

**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 14070 Lodestar Avenue (358-132-07) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

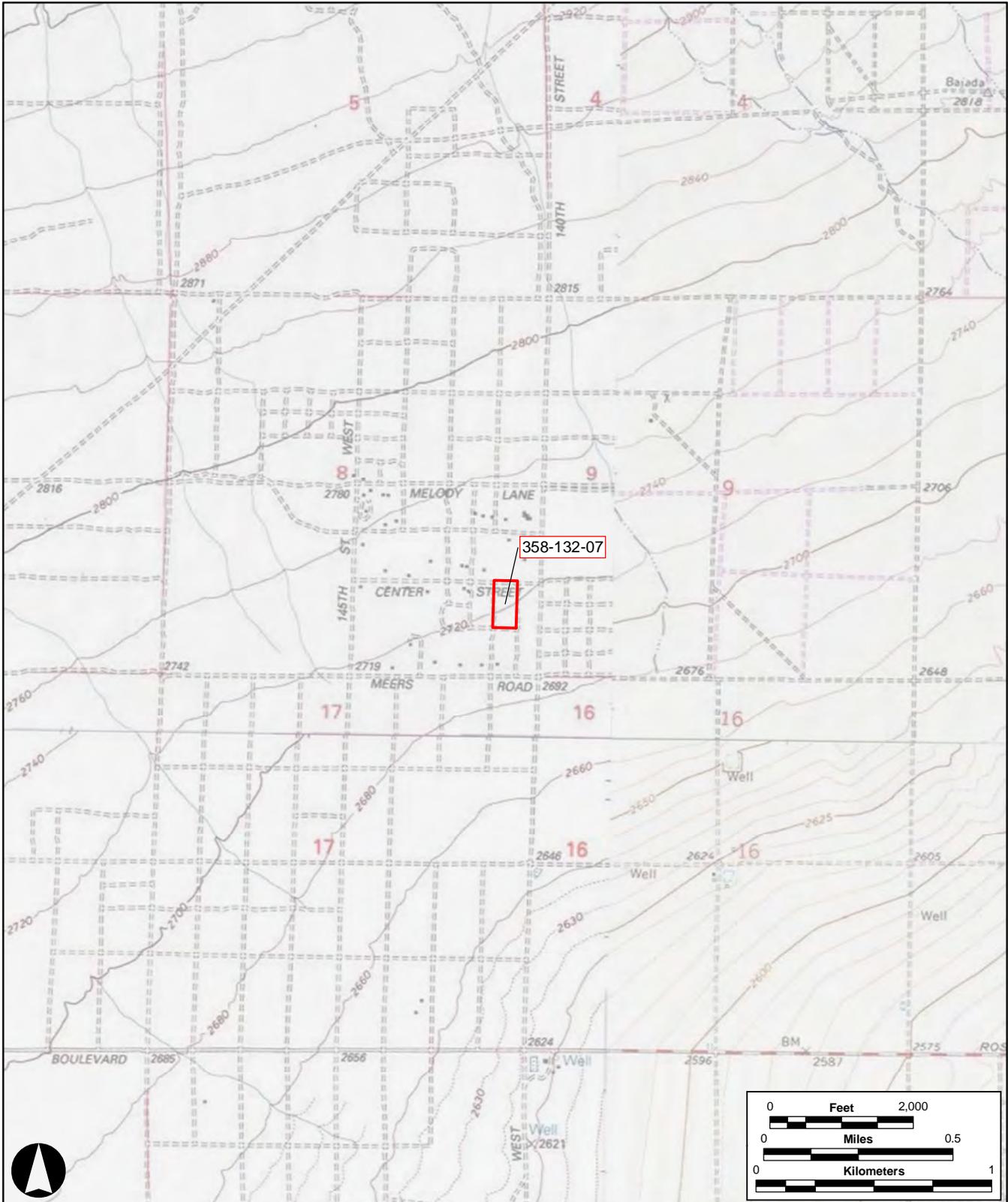
Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records the single-family residence was built in 1946, which is well past settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 14070 Lodestar Avenue may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 14070 Lodestar Avenue and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 14070 Lodestar Avenue. Individuals found to be associated with the property through archival research include Veterans Affairs, Jacob Daniels, 360 Mortgage Group, Zeive Brodnax & Steel LLP, Steven Jermaine Lowrey, and Feliciano Garcia. No information was uncovered to confirm these individuals or organizations resided at 14070 Lodestar Avenue during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 14070 Lodestar Avenue does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 14070 Lodestar Avenue are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 14070 Lodestar Avenue is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California. Additionally, this building does not represent a specific period or method of construction, are they associated with a significant master architect or builder. As such, 14070 Lodestar Avenue is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 14070 Lodestar Avenue is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 10145 Hamilton Road

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Willow Springs Date 1965 T 9N R 14 W SE ¼ of SE ¼ of Sec 01 S.B.B.M.

c. Address 10145 Hamilton Road City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 380137 mE/ 3862071 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 358-052-08

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

The subject property (10145 Hamilton Road) is comprised of a vernacular California Bungalow one-story single-family residence with a single ancillary outbuilding. The property is currently vacant and is accessible from Hamilton Road to the south and from 90th Avenue to the east. Landscaping consists of natural landscaping with native trees, shrubs, and grasses growing freely across the property. The residence has a rectangular plan, a metal front-gable roof with rectangular attic vents and exposed rafter tails in the roof eaves, a front-gable roof enclosed entry extension, two-over-two double-hung wooden windows with missing glass, and a large entry bay with an opening which is missing a door (or doors). The exterior walls of the main house are primarily clad in flat stucco, except for the enclosed porch entry which has horizontal wood plank siding. The south façade is the only elevation visible from the right-of-way and appears to serve as the primary entrance. The ancillary barn, located directly to the west of the single-family residence features a rectangular-shaped plan, a tin front-gable roof, wood siding, and a window wall on the east and west façades.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property; HP4. Ancillary Building

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing north

August 27, 2021

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

ca. 1960

Historic aerials, NETROnline

\*P7. Owner and Address:

10145 Hamilton Road

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

Emma Keethler, M.A.

Gena Granger, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 19, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Evaluation

The subject property at 10145 Hamilton Road (358-052-08) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to California and the high desert region during the nineteenth and early twentieth centuries; however, there is no build date provided by the Kern County Assessor's Office records, and the earliest available aerial photography is 1963, which is well past settlement at the regional (Antelope Valley), state (California), or local level. As such, the subject property cannot be directly associated with significance of exploration. PaleoWest also considered whether 10145 Hamilton Road may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 10145 Hamilton Road and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 10145 Hamilton Road. Individuals found to be associated with the property through archival research include Josephina Padilla and Luzviminda Padilla. No information was uncovered to confirm these individuals resided at 10145 Hamilton Road during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 10145 Hamilton Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

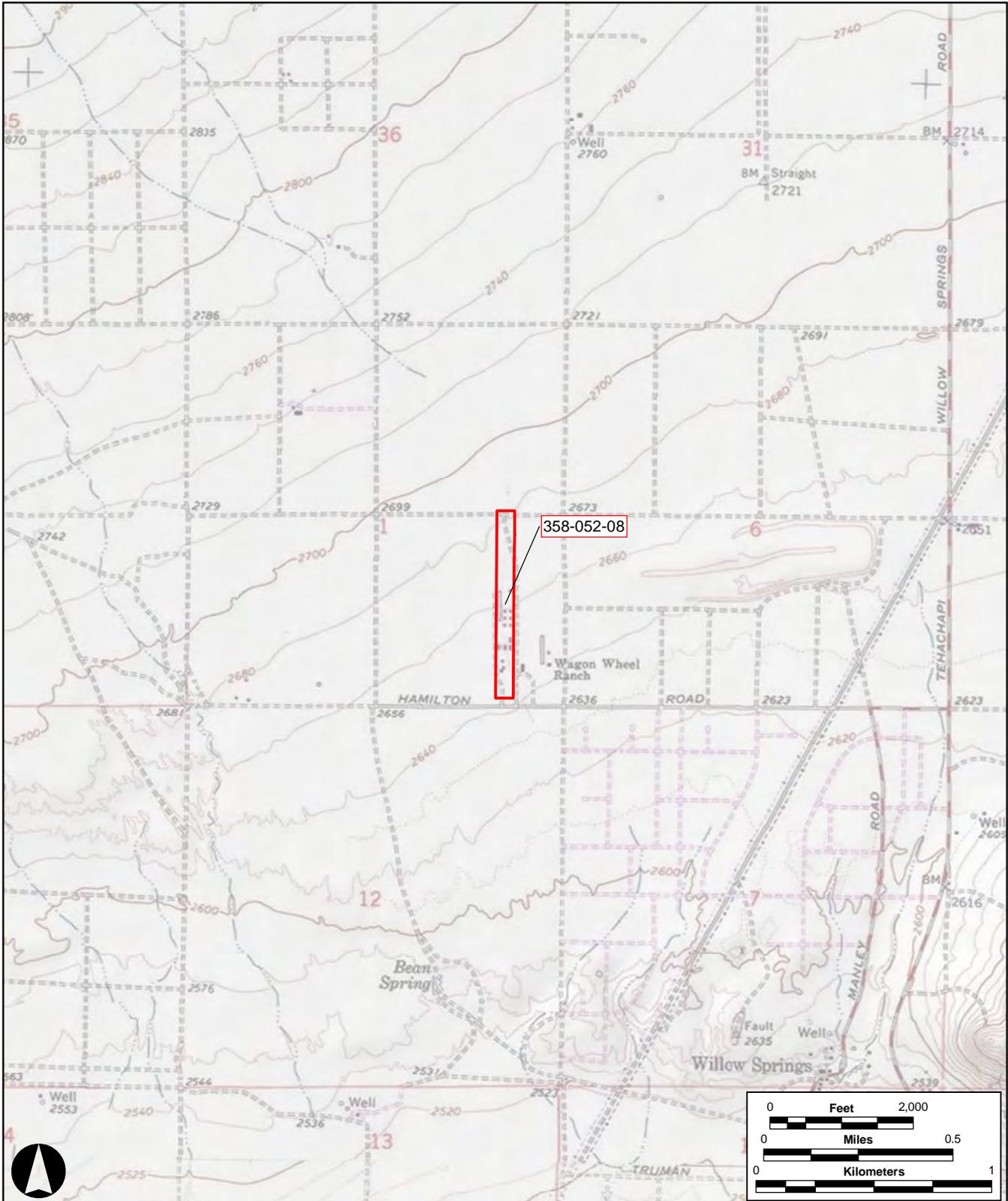
To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 10145 Hamilton Road is a vernacular rendition of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. While vernacular architecture can be considered historically significant, the residence at 10145 Hamilton Road is also not a distinctive, rare, or exemplary vernacular California Bungalow. The ancillary barn is a typical wooden utilitarian barn that does not embody a specific style, nor is it a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 10145 Hamilton Road is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 10145 Hamilton Road is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. Property overview facing north.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 3

\*Resource Name or #: 10085 Hamilton Road

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Tylerhorse Canyon, CA Date 1965 T 9N R 14W NE ¼ of SE of Sec 08 S.B.B.M.

c. Address Meoldy Lane City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 380245 mE/ 3862101 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 358-052-07

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

The subject property (10085 Hamilton Road) is comprised of a one-story vernacular single-family residence on a 9.78-acre parcel. The residence was constructed in 1940 and consists of 1,408 square feet. The property is accessible from Hamilton Road to the south and from 90th Avenue to the west. Landscaping consists of natural landscaping with native trees, shrubs and grasses growing freely across the property. The residence has an irregular rectangular plan with additions, a side-gable roof, two brick masonry chimneys, and exterior walls clad in stucco. This residence is set back a distance on the parcel and very difficult to visually assess from the right-of-way. It is unclear whether the primary entrance on the east or west façade. The south façade features two windows of unknown type with stucco sills below and a stucco lintel above. Aerials from 2020 indicate that there are at least two ancillary outbuildings on the property; however, none of the ancillary buildings are visible from the right-of-way to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public right-of-way due to the setback.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single-family property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing north

August 27, 2021

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1940

Kern County Tax Assessor

\*P7. Owner and Address:

John J. Barrios

10085 Hamilton Road, Rosamond, CA 93560

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

Lisa C. Demarais, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

517 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 23, 2022

\*P10. Survey Type: (Describe) Reconnaissance, CEQA compliance

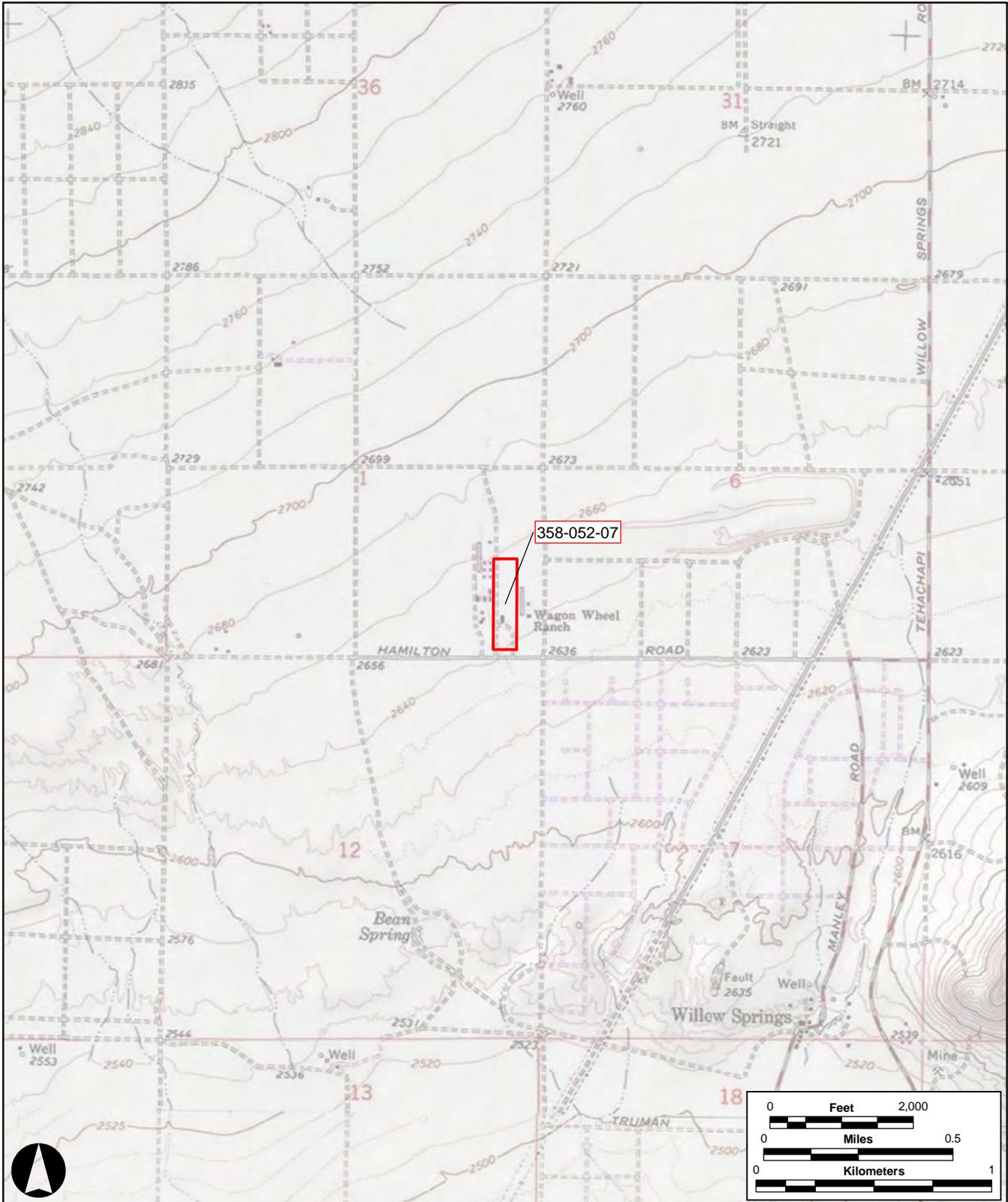
\*P11. Report Citation: (Cite survey report and other sources, or enter "none.")

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):



Photo 2. Northerly view toward the residence from the right-of-way.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 3                      \*Resource Name or #: 10057 Hamilton Road

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:     Not for Publication     Unrestricted

\*a. County:    Kern                      and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Willow Springs, CA    Date 1965    T 9N    R 14W    SE ¼ of SE of    Sec 01    S.B.B.M.

c. Address 10057 Hamilton Road                      City Rosamond                      Zip 93560

d. UTM: (give more than one for large and/or linear resources)    Zone 9N    380301    mE/    3861871    mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)    APN 358-052-06

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

The subject property (10057 Hamilton Road) is comprised of a one-story 868 square-foot single-family residence constructed in 1951 and located on a 9.78-acre parcel. The single-family residence is set back approximately 425 feet from the road and is not visible from the right-of-way. Aerials show that there are multiple structures on the property, but the Kern County Tax Assessor public record only references one residential building. The property is enclosed in chain-link fencing. Real estate records indicate that the residence is a ranch of concrete construction with a composite shingle roof and concrete slab foundation. Real estate photos from 2017 show the residence has rough stucco exterior cladding, wood eaves, and aluminum horizontal sliding windows. The 2017 photos also show a detached stucco two-bay garage, at least two ancillary buildings, and livestock corrals. None of the buildings are visible from the right-of-way to visually assess and none are listed in the Kern County Property Appraiser records. Additional details are indiscernible from the public right-of-way due to the setback.

\*P3b. Resource Attributes: (List attributes and codes)    HP2. Single Family Property; HP33. Farm/Ranch

\*P4. Resources Present:  Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

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



P5b. Description of Photo: (view, date, accession #)  
Photo 1. Property overview facing north  
August 27, 2021

\*P6. Date Constructed/Age and Source:  
 Historic     Prehistoric     Both  
1951  
Kern County Tax Assessor

\*P7. Owner and Address:  
Rodolfo Gamino Guerrero  
10057 Hamilton Road, Rosamond, CA 93560

\*P8. Recorded by: (Name, affiliation, and address)  
Lisa C. Demarais, M.A.  
Gena Granger, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded:    April 23, 2022

\*P10. Survey Type: (Describe)    Reconnaissance, CEQA compliance

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.")  
2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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):



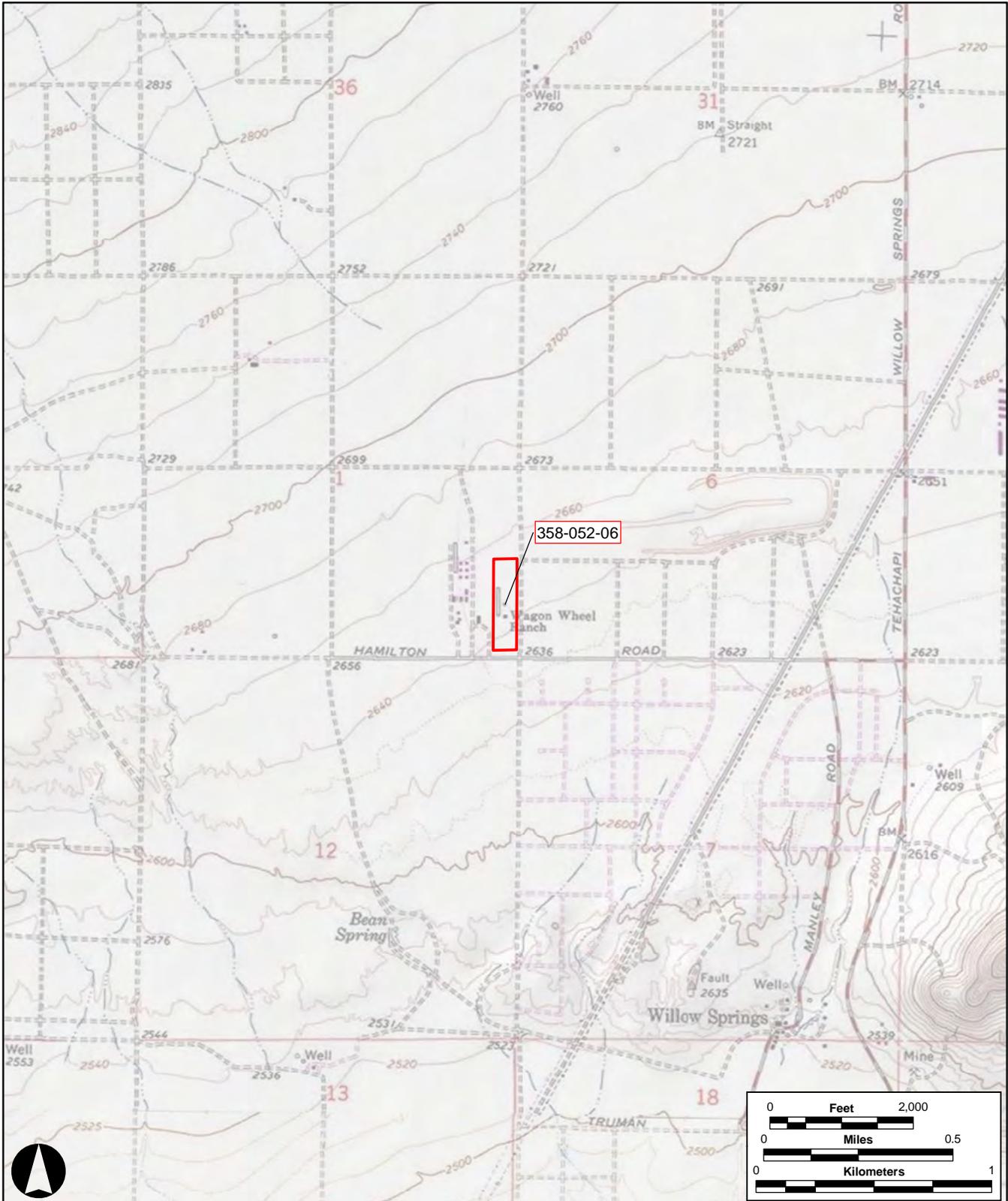
Photo 2. Property overview, facing northwest.



Photo 3. Detail view of rear covered porch (Realtor.com 2017).

**References:**

2017 Realtor.com. 10057 Hamilton Road, News Corp, [www.realtor.com/realestateandhomes-detail/10057-Hamilton-Rd\\_Rosamond\\_CA\\_93560\\_M25595-68480](http://www.realtor.com/realestateandhomes-detail/10057-Hamilton-Rd_Rosamond_CA_93560_M25595-68480), accessed April 2022.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 5                      \*Resource Name or #: 9714 Rosamond Boulevard

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:     Not for Publication     Unrestricted

\*a. County:    Kern                      and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes    Date 1965    T 9N    R 13W    NE ¼ of NW of    Sec 19    S.B.B.M.

c. Address 9714 Rosamond Boulevard    City Rosamond    Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N    380843    mE/    3858643    mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)    APN 374-042-03

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

The subject property (9714 Rosamond Boulevard) is comprised of a one-story vernacular California ranch single-family residence of 828 square feet. The residence was constructed in 1919 and is on a 2.26-acre parcel. The property is accessible from the south via Rosamond Boulevard and east from an unnamed adjacent dirt road. Landscaping consists of native trees, shrubs, and grasses growing freely across the property. The residence has a rectangular plan oriented north-south with a front-gable composite shingle roof, rectangular attic vents beneath the gables, horizontal sliding vinyl windows covered with exterior screens, and tan stucco exterior walls. The entryway is on the south façade and consists of a single fiberglass entry-door behind an exterior screen door. The entrance is accessed via concrete steps and a ramp. The west façade features two windows and a side-entry door covered by an additional exterior screen door. The east façade features two windows. The residence also has a rear addition with shed pent roof extension.

\*P3b. Resource Attributes: (List attributes and codes)    HP2. Single Family Property

\*P4. Resources Present:  Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

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



P5b. Description of Photo: (view, date, accession #)  
Photo 1. Property overview facing southwest from Rosamond Boulevard (August 30, 2021)

\*P6. Date Constructed/Age and Source:  
 Historic     Prehistoric     Both  
1919  
Kern County Tax Assessor

\*P7. Owner and Address:  
Dixie Lee Noel Trust  
9714 Rosamond Boulevard, Rosamond, 93650

\*P8. Recorded by: (Name, affiliation, and address)  
Emma Keethler, M.A.  
Gena Granger, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded:    April 23, 2022

\*P10. Survey Type: (Describe)    Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 5

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 9714 Rosamond Boulevard

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular California ranch

\*B6. Construction History: (Construction date, alterations, and date of alterations) Constructed 1919. No record of building permits. Windows have been updated to vinyl and cladding is updated post-World War II replacement stucco.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: N/A

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme Area:

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

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) N/A

\*B12. References:

See page 3.

\*B14. Evaluator: Emma Keethler, M.A.

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 9714 Rosamond Road (374-042-03) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

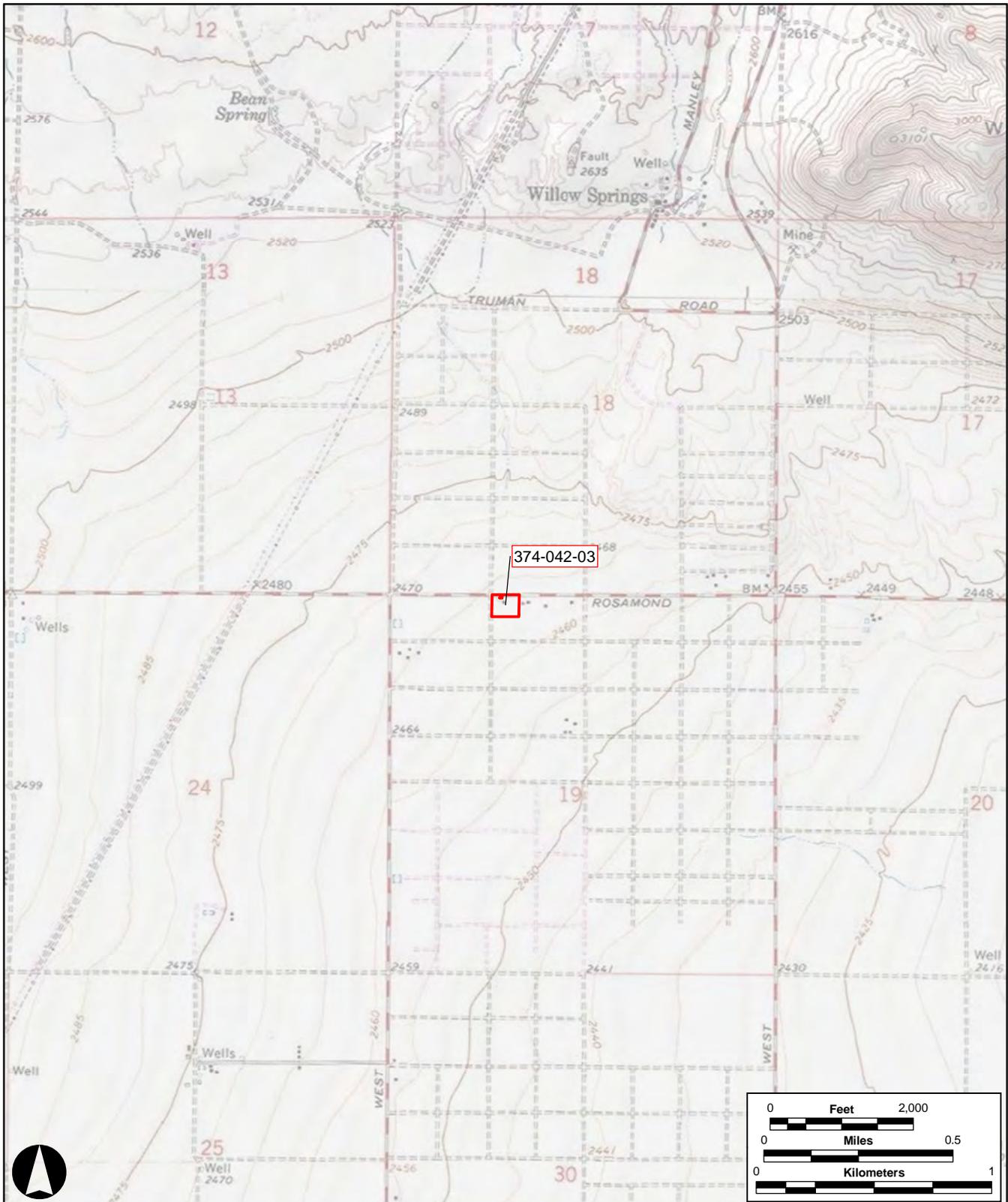
Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Property Appraiser records 9714 Rosamond Boulevard was constructed circa 1919, which suggests the residence may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence and outbuilding may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does not provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9714 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9714 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Dixie Lee Noel and Roy Leo Noel. No information was uncovered to confirm these individuals resided at 9714 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 10145 Hamilton Road does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence, not including the modern utilitarian shed type outbuilding, at 9714 Rosamond Boulevard is a vernacular rendition of the California Ranch type which is very common to rural areas of Southern California. As an unadorned example of the California Ranch type, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 9714 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The ancillary barn is a typical wooden utilitarian barn that does not embody a specific style, nor is it a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary modern shed is also not a unique or rare example of a rural utilitarian farm building. Additionally, neither building clearly represents a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9714 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9714 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 6                      \*Resource Name or #: 9668 Rosamond Boulevard

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:     Not for Publication     Unrestricted

\*a. County:    Kern                      and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes    Date 1965    T 9N    R 13W    NE ¼ of NW of    Sec 19    S.B.B.M.

c. Address 9668 Rosamond Boulevard    City Rosamond    Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N    380926    mE/    3858636    mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)    APN 374-042-04

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

The subject property (9668 Rosamond Boulevard) is comprised of a one-story vernacular California bungalow of 744 square feet. The single-family residence was constructed in 1921 and sits within a 0.49-acre parcel. The property is accessible from the south via Rosamond Boulevard. Landscaping is informal and consists of native trees, shrubs, and grasses growing freely throughout the property. The residence has a rectangular plan and front gable roof with a small rear addition and enclosed entry porch addition. The rear addition has a shed roof, and the enclosed porch has a hipped roof. Other features include a composite shingle roofing, rectangular attic vents, one-by-one vinyl horizontal sliding windows of varying size, and exterior walls which are clad in stucco and modular metal. The primary entrance is on the north façade and consists of a single vinyl entry door with concrete steps. The west and east façades each have two windows. There are multiple ancillary buildings south of the main residence. At least three ancillary buildings in varying states of disrepair are visible from the right-of-way.

\*P3b. Resource Attributes: (List attributes and codes)    HP2. Single Family Property

\*P4. Resources Present:  Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

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

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



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

Photo 1. Property overview facing southeast  
August 30, 2021

\*P6. Date Constructed/Age and Source:

Historic     Prehistoric     Both  
1921

Kern County Tax Assessor

\*P7. Owner and Address:

Ronald E Smillie and Gilberto A Nevarez  
9668 Rosamond Boulevard, Rosamond, CA 93560

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

Emma Keethler, M.A.  
Grena Granger, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded:    April 23, 2022

\*P10. Survey Type: (Describe)    Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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):



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility:

The subject property at 9668 Rosamond Boulevard (374-042-04) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1921, which is past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9668 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9668 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9668 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 9668 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9668 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9668 Rosamond Boulevard is a vernacular rendition of the California Bungalow style which is very common to rural areas of Southern California. As an unadorned example of the California Bungalow style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Bungalow. While vernacular architecture can be considered historically significant, the residence at 9668 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Bungalow which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Bungalow residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor is it are they associated with a significant master architect or builder. As such, 9668 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

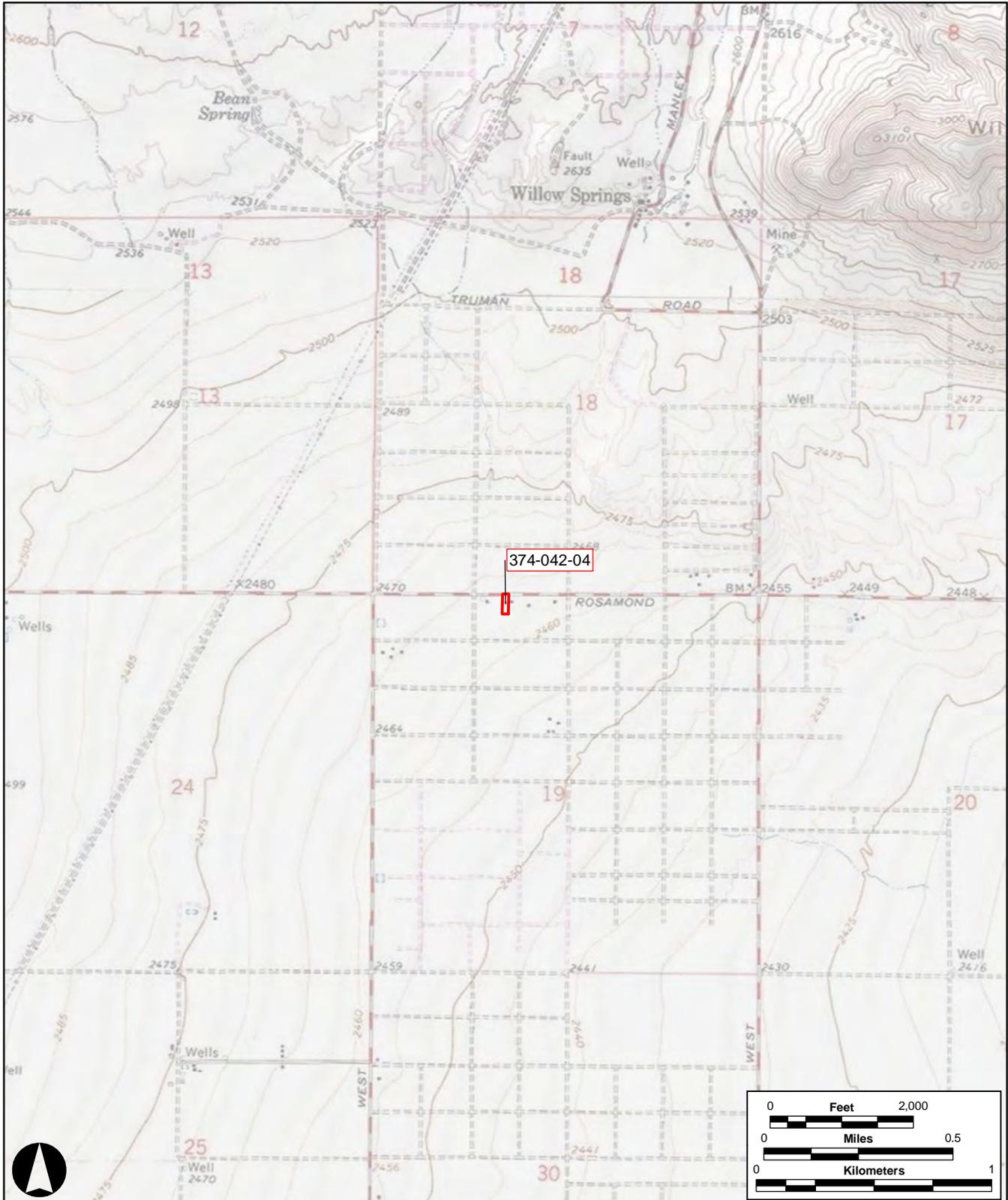
The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9668 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. North (primary) façade, view facing south.



Photo 3. North and east façades, view facing southwest.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 9650 W. Rosamond Boulevard

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes Date 1965 T 9N R 13W NE ¼ of NW of Sec 20 S.B.B.M.

c. Address 9650 W. Rosamond Boulevard City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 382418 mE/ 3858582 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 374-042-39

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

The subject property (9650 W Rosamond Boulevard) is comprised of a one-story vernacular California Ranch of 1,176 square feet on a 1.47-acre parcel. The single-family residence was constructed in 1952. The property is accessible from the south via Rosamond Boulevard. Landscaping consists of a planted row of shrubs along the chain-link fence facing Rosamond Boulevard along with a large Oak tree within the front yard near the northern property boundary. Other smaller trees and shrubs grow freely across the property. The residence has a rectangular plan, a composite shingle jerkinhead roof with rectangular attic vents below the eaves on the east and west façades, faux-divided lite vinyl sliding windows, a small metal chimney stack extending from the central peak of the roof, and exterior stucco walls. The primary entrance is on the north façade and consists of a single entry-door beneath a roof overhang, concrete steps, and a metal exterior security door. The north façade features five windows and rectangular foundation vents. The east façade features two windows, and the west façade features a window and a single secondary entry door with concrete steps.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing south from  
Rosamond Boulevard (March 28, 2022)

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
1950

Kern County Tax Assessor

\*P7. Owner and Address:

9650 W. Rosamond Boulevard

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

Emma Keethler, M.A.

Gena Granger, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 23, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 6

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 9650 W. Rosamond Boulevard

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular California ranch

\*B6. Construction History: (Construction date, alterations, and date of alterations) The residence was constructed in 1950. There are no public building permits available or visible features that indicate any major alterations have been made.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: N/A

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) N/A

\*B12. References:

See page 3.

\*B14. Evaluator: Emma Keethler

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

**DEPARTMENT OF PARKS AND RECREATION**  
**CONTINUATION SHEET**

HRI#

Trinomial

9650 W. Rosamond Boulevard

Page 4 of 6

\*Resource Name or # (Assigned by recorder)

Recorded by: Emma Keethler

Date:

April 23, 2022 Continuation  UpdateCalifornia Register of Historical Resources Eligibility

The subject property at 9650 Rosamond Boulevard (374-042-39) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1952, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9650 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9650 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9650 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Dominga Moreno, Lydia Holton, and Michael Moreno. No information was uncovered to confirm these individuals resided at 9650 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9650 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9650 Rosamond Boulevard is a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 9650 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 9650 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

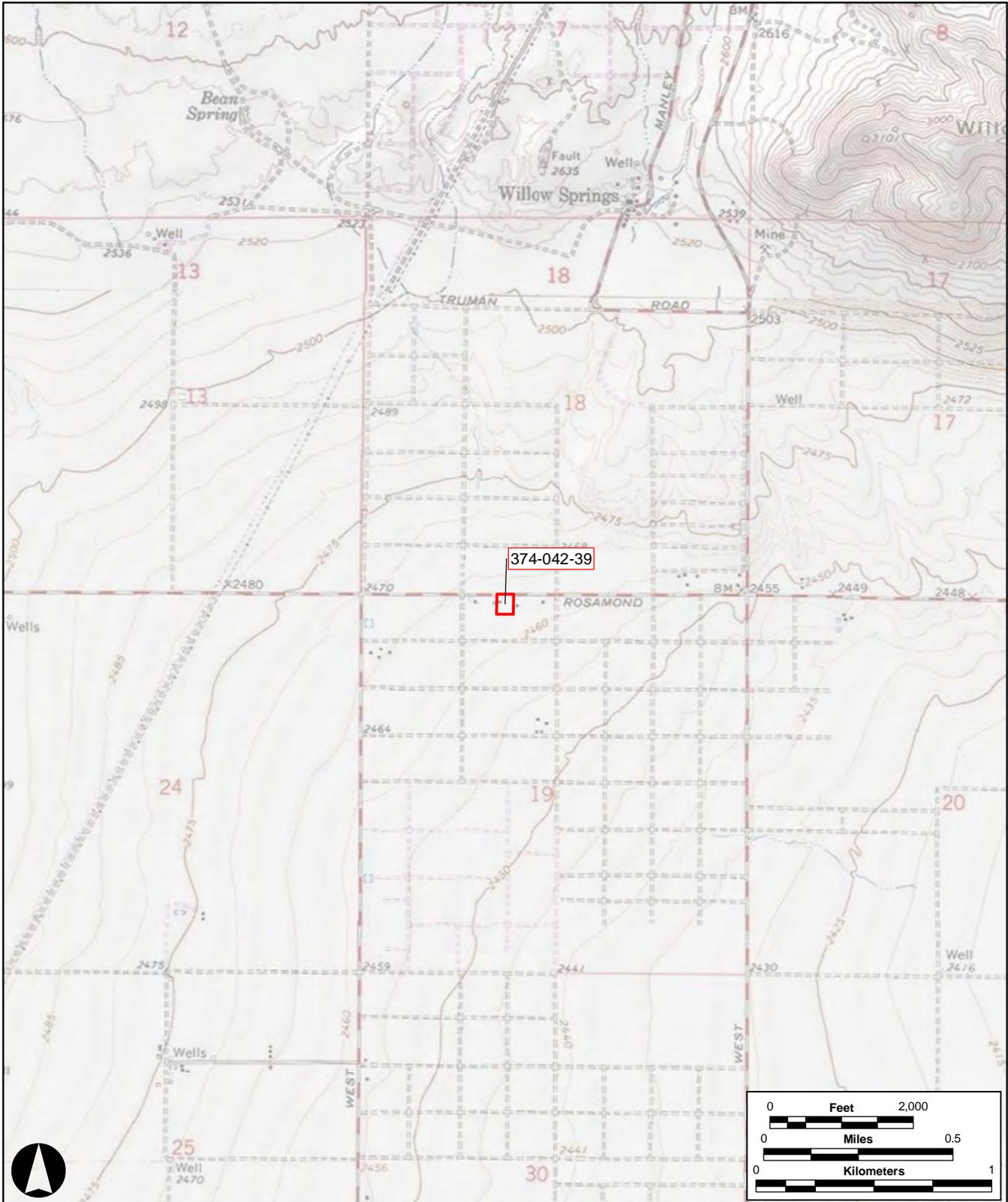
The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9650 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. North (primary) façade, view facing south.



Photo 3. Property overview facing southeast.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code                      Reviewer                      Date

Page 1 of 6                      \*Resource Name or #: 9580 Rosamond Boulevard

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:     Not for Publication     Unrestricted

\*a. County:    Kern                      and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes    Date 1965    T 9N    R 13W    NE ¼ of NW of    Sec 19    S.B.B.M.

c. Address 9580 Rosamond Boulevard    City Rosamond    Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N    381028    mE/    3858632    mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.)    APN 374-042-07

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

The subject property (9580 Rosamond Boulevard) is comprised of 1.94 acres and features a one-story vernacular Minimal Traditional style single-family residence constructed in 1955. The property is accessible from Rosamond Boulevard to the south. Landscaping is minimal. Much of the landscape is open loose sandy soil with an area of hardscaping and intermittent grasses. There are small trees planted adjacent to the residence on each side. The residence has a rectangular plan, a composite shingle hipped roof, a carport with a flat roof extension on the east façade, a tall metal chimney pipe extending from the north-facing roof slope, windows of an unknown type covered in dark screen, and exterior stucco walls. The parcel is surrounded by tall privacy fencing with intermittent plastic paneling to obscure the property from view from the right-of-way, making documentation and assessment difficult. There is a wooden lattice projection which obscures much of the north façade.

(continued on page \_\_\_\_\_)

\*P3b. Resource Attributes: (List attributes and codes)    HP2. Single Family Property

\*P4. Resources Present:  Building     Structure     Object     Site     District     Element of District     Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)  
Photo 1. Property overview facing southwest from Rosamond Boulevard (August 30, 2021)

\*P6. Date Constructed/Age and Source:

Historic     Prehistoric     Both  
1955

Kern County Tax Assessor

\*P7. Owner and Address:

Reinaldo De Larosa  
9580 Rosamond Boulevard, Rosamond, CA 93560

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

Emma Keethler, M.A.  
Evan Mills, M.A., RPA  
PaleoWest, LLC.  
571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded:    April 23, 2022

\*P10. Survey Type: (Describe)    Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 6

\*NRHP Status Code \_\_\_\_\_

\*Resource Name or # (Assigned by recorder) 9580 Rosamond Boulevard

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular California Ranch

\*B6. Construction History: (Construction date, alterations, and date of alterations) Residence constructed in 1955. No publicly available building permit records to confirm alterations, and no alterations are readily apparently from right-of-way field survey.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Detached utilitarian awning structure

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) \_\_\_\_\_

\*B12. References:

See page 3.

\*B14. Evaluator: Emma Keethler, M.A.

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

**DEPARTMENT OF PARKS AND RECREATION**  
**CONTINUATION SHEET**

HRI#

Trinomial

Page 4 of 6

\*Resource Name or # (Assigned by recorder)

9580 Rosamond Boulevard

Recorded by: Emma Keethler

Date:

April 23, 2022 Continuation  UpdateCalifornia Register of Historical Resources Eligibility

The subject property at 9580 Rosamond Boulevard (374-042-07) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1955, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9580 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9580 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9580 Rosamond Boulevard. Individuals found to be associated with the property through archival research includes Reinaldo De La Rosa. No information was uncovered to confirm this individual resided at 9580 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9580 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9580 Rosamond Boulevard is a vernacular rendition of a California Ranch residence. As an unadorned example of a vernacular California Ranch, the property's residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a vernacular California Ranch. While vernacular architecture can be considered historically significant, the residence at 9580 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9580 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

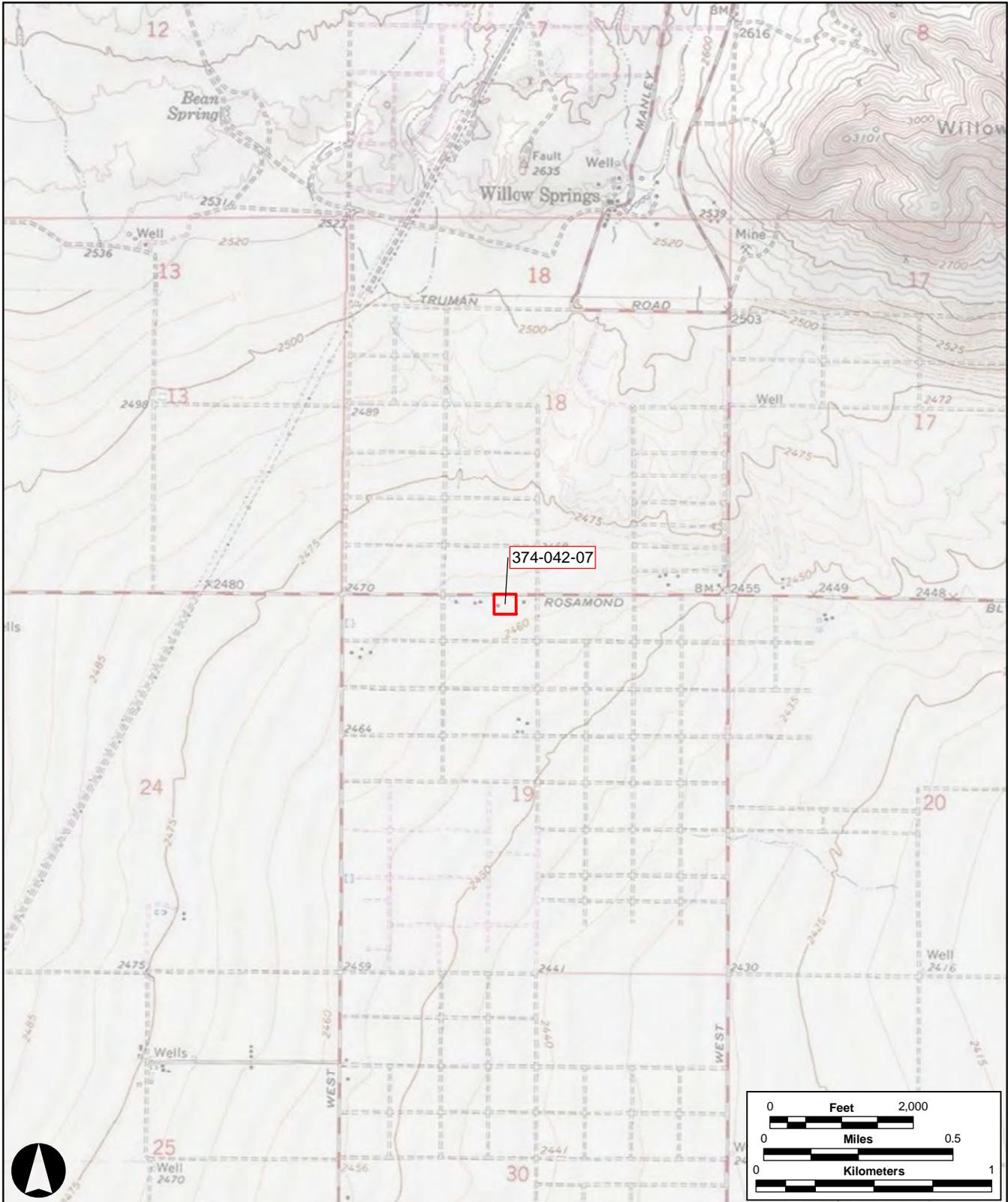
The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9580 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. Property overview facing south.



Photo 3. Property overview facing southeast.



State of California — The Resources Agency	Primary #
DEPARTMENT OF PARKS AND RECREATION	HRI#
<b>LOCATION MAP</b>	Trinomial

Page 3 of \_\_\_\_\_ \*Resource Name or # (Assigned by recorder) \_\_\_\_\_  
\*Map Name: \_\_\_\_\_ \*Scale: \_\_\_\_\_ \*Date of Map: \_\_\_\_\_

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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 9009 Rosamond Boulevard

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern

and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes, CA Date 1965 T 9N R 13W SE ¼ of SE of Sec 18 S.B.B.M.

c. Address 9009 Rosamond Boulevard City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 381963 mE/ 3858709 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 252-352-33

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

The subject property is comprised a 9.02-acre parcel featuring a one-story vernacular Ranch type single-family residence (primary residence) constructed in 1959, two concrete block ancillary buildings of unknown use, a one-story commercial building that is not in use, and a secondary residence constructed c. 2005. The property is accessible from Rosamond Boulevard to the south and 90th Avenue to the east. Landscaping consists of native trees, shrubs, and grasses growing freely across the property with windbreak plantings of trees along the southern property border and to the east of the residence. The 1,237 square-foot main residence has an L-shaped plan, a cross-gable composite shingle roof, an exterior masonry chimney on the west façade, faux divided-lite vinyl sliding windows with decorative wood shutters, and yellow-painted concrete block exterior walls. The south façade features the main entrance and an open porch with vinyl-clad support columns. There are two ancillary concrete block outbuildings with low-pitch side-gable metal roofs near the main residence. A rectangular plan one-story commercial building, that once operated as a gas station, is at the southeast corner of the parcel. The gas station has stucco and brick veneer cladding, metal security screen covered doors and windows, and an irregular form roof of gray asphalt shingle and wood plank. An asphalt parking lot surrounds the gas station.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property; HP6. 1-3 Story Commercial Building

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview, facing north from Rosamond Boulevard (August 20, 2021)

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
1959

Kern County Tax Assessor

\*P7. Owner and Address:

Luis Vargas TR, Gloria Vargas TR, and the Vargas Family Trust  
9009 Rosamond Boulevard, Rosamond, CA 93560

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

Emma Keethler, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 24, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 6

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 9009 Rosamond Boulevard

B1. Historic Name: N/A  
 B2. Common Name: N/A  
 B3. Original Use: Residential, commercial  
 B4. Present Use: Residential, commercial  
 \*B5. Architectural Style: Vernacular ranch (residence), utilitarian (gas station)  
 \*B6. Construction History: (Construction date, alterations, and date of alterations) Main dwelling constructed 1959 and secondary dwelling constructed c. 2005. The commercial building was constructed in 1953. A building permit record from 2014 indicated a single-family residence on the property was altered either with an addition or remodel, but specific alteration details were not available or readily apparent.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A  
 \*B8. Related Features: Miscellaneous ancillary buildings (2), secondary residence

B9a. Architect: Unknown b. Builder: Unknown  
 \*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_  
 Residential, commercial

Period of Significance: \_\_\_\_\_ Property Type: commercial Applicable Criteria: N/A  
 (Discuss importance in terms of historical or architectural context as defined by theme, period, and geographic scope. Also address integrity.)

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

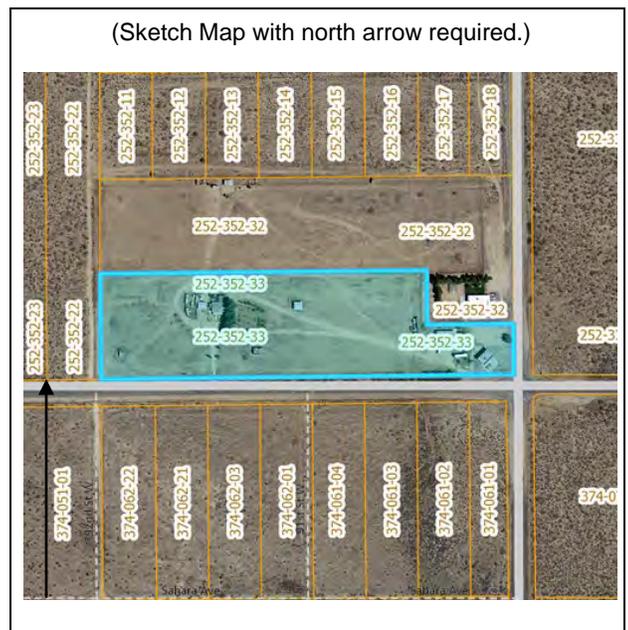
B11. Additional Resource Attributes: (List attributes and codes)

HP4. Ancillary building

\*B12. References:

See page 3

\*B14. Evaluator: Emma Keethler, M.A., PaleoWest  
 \*Date of Evaluation: April 23, 2022



(This space reserved for official comments.)

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

Page 3 of 6

\*Resource Name or # (Assigned by recorder)

9009 Rosamond Boulevard

Recorded by: Emma Keethler

Date: April 25, 2022

Continuation  Update

**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

Page 4 of 6

\*Resource Name or # (Assigned by recorder)

9009 Rosamond Boulevard

Recorded by: Emma Keethler

Date:

April 25, 2022

Continuation  Update

California Register of Historical Resources Eligibility

The subject property at 9009 Rosamond Boulevard (252-352-33) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1959, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 9009 Rosamond Boulevard may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 9009 Rosamond Boulevard and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 9668 Rosamond Boulevard. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 9009 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 9009 Rosamond Boulevard does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence at 9009 Rosamond Boulevard is a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 9009 Rosamond Boulevard is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the modern commercial building (gas station) on the property is not an exemplary sample of commercial design or construction. It should also be noted that there are two additional age eligible utilitarian outbuildings located on the property which are of a vernacular masonry design which are not exemplary samples of vernacular ancillary building design. Additionally, none of the buildings clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 9009 Rosamond Boulevard is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 9009 Rosamond Boulevard is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

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\*Resource Name or # (Assigned by recorder)

9009 Rosamond Boulevard

Recorded by: Emma Keethler

Date: April 25, 2022

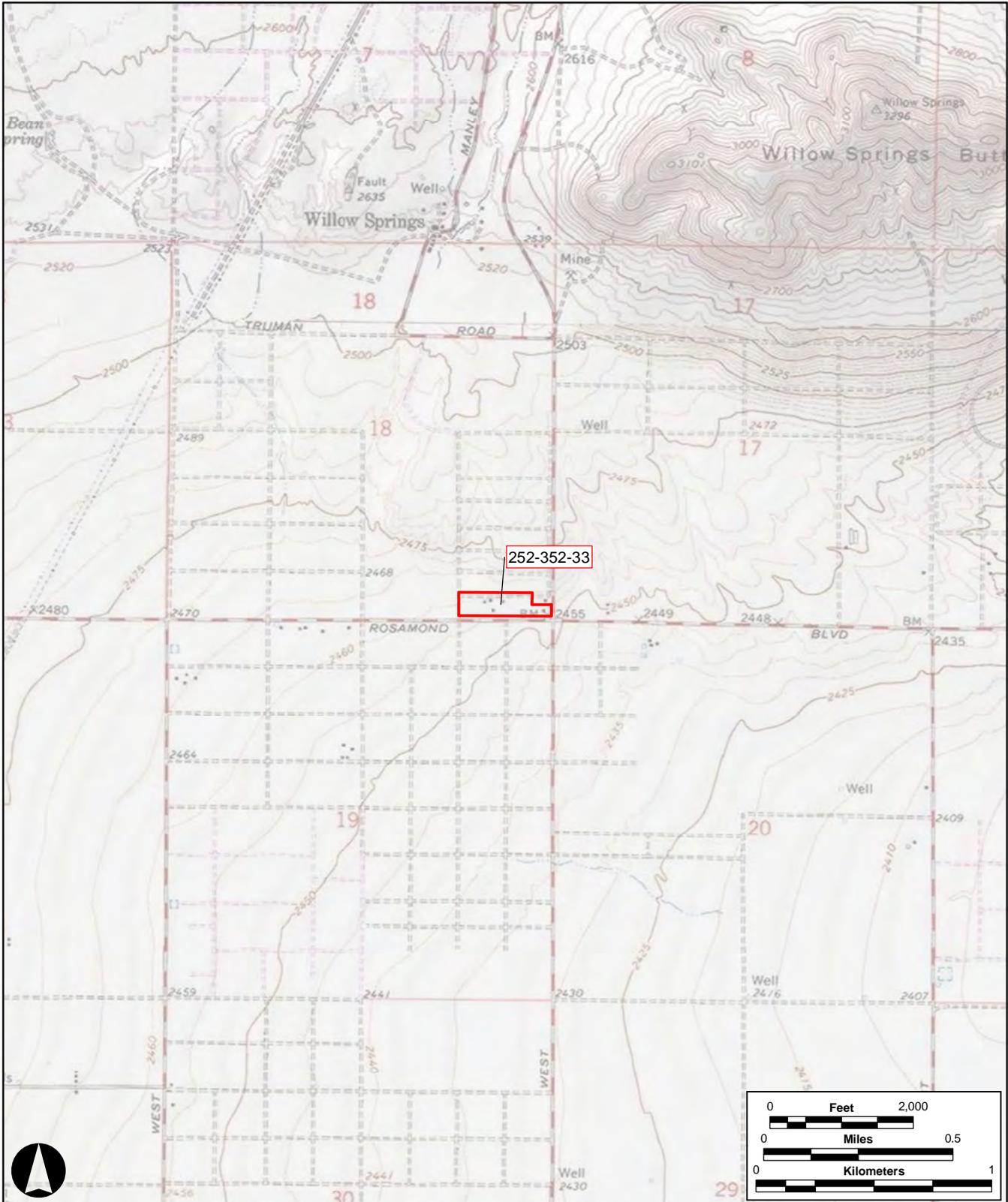
Continuation  Update



Photo 1. South (primary) façade of main residence, view facing north.



Photo 2. Overview of ancillary buildings, facing northeast.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 7

\*Resource Name or #: 3045 90th Street West

P1. Other Identifier: High Desert Cellars

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes Date 1965 T 9N R 13W SE ¼ of SE ¼ of Sec 16 S.B.B.M.

c. Address 3045 90th Street West City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 381959 mE/ 3858761 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 252-352-32

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

The subject property (3045 90th Street West) is comprised of a one-story vernacular Spanish Revival commercial building (subject building) on a 9.68-acre parcel accessible from the east via 90th Street West. The building was constructed in 1956, is 3,050 square feet, and is surrounded by an asphalt parking lot to the east and south. Other landscape features include a grass fenced-in lawn area north and west of the building partially lined with trees. Grasses, trees, and shrubs grow freely throughout the parcel which is surrounded by separate chain-link fencing, excluding the eastern commercially-developed portion of the property. The subject building has a rectangular plan, a flat built-up roof, stucco cladding, and a wall of steel-framed fixed windows and two steel-frame glass entrance doors on the east (primary) façade. A narrow flat roofed blind arcade projection extends from the east façade, giving the window wall and glass doors a recessed appearance. The windows and doors of the east façade are barred with steel exterior security bars. The south and north façades are absent of windows or secondary entry doors. Aerial photos from 2020 show at least two small ancillary buildings along the north property boundary and set back approximately 800 feet from 90th Street West. The use of the ancillary buildings is unclear, but they appear to be small rectangular stucco structures.

\*P3b. Resource Attributes: (List attributes and codes) HP6. 1-3 Story Commercial Building

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing northwest

August 24, 2021

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1956

Kern County Tax Assessor

\*P7. Owner and Address:

Luis Vargas Trust

3045 90th Street West, Rosamond, CA 93560

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

Lisa C. Demarais, M.A.; Caity Chandler, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 26, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 7

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 3045 90th Street West

B1. Historic Name: N/A

B2. Common Name: High Desert Cellars

B3. Original Use: Commercial

B4. Present Use: Commercial

\*B5. Architectural Style: Vernacular Spanish Revival

\*B6. Construction History: (Construction date, alterations, and date of alterations) Constructed 1956. No building permits to indicate there have been substantial alterations, though the steel frame glass window walls on the primary façade appear to be a recent alteration.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Asphalt parking lot, signage

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Commercial Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) N/A

\*B12. References:

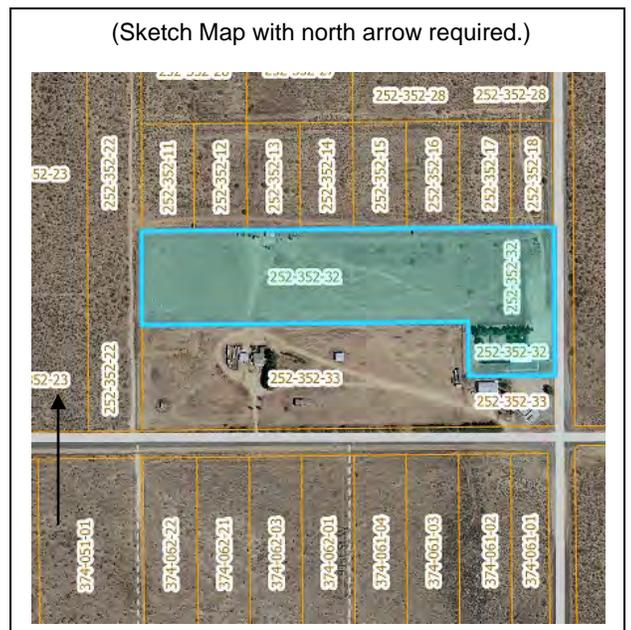
See page 4

\*B14. Evaluator: Caity Chandler

\*Date of Evaluation: April 26, 2022

(This space reserved for official comments.)

(Sketch Map with north arrow required.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

California Register of Historical Resources of Eligibility

The subject property at 3045 90<sup>th</sup> Street West (252-352-32) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies just outside of Willow Springs a former resort community in Southern California. PaleoWest also considered whether 3025 90<sup>th</sup> Street West may be significant for an association with the theme of Community Development. Although this commercial property may date to the period of significance for the theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. Thus, there is no direct association between 3045 90<sup>th</sup> Street West and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Under Criterion 2, the subject property was evaluated for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified. Therefore, there is no direct correlation between any known significant historical figures and the property. 3045 90<sup>th</sup> Street West is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The building at 3045 90<sup>th</sup> Street West is a one-story vernacular Spanish Revival commercial building, which is very common to Southern California. As an unadorned example of the Spanish Revival style, this commercial property does not embody enough of the distinctive characteristics of this style to be considered exemplary or unique. While vernacular architecture can be considered historically significant, the commercial building at 3045 90<sup>th</sup> Street West is not a distinctive, rare, or exemplary vernacular Spanish Revival. The building does not clearly represent a specific period or method of construction, nor is it associated with a significant master architect or builder. As such, 3045 90<sup>th</sup> Street West is recommended not eligible under Criterion 3.

The subject property at 3045 90<sup>th</sup> Street West is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

State of California — The Resources Agency  
DEPARTMENT OF PARKS AND RECREATION  
**CONTINUATION SHEET**

Primary #  
HRI#  
Trinomial

Page 4 of 7

\*Resource Name or # (Assigned by recorder)

4040 Manly Road

Recorded by: Lisa Demarais

Date: May 3, 2022

Continuation  Update

**\*B12. References:** (continued)

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.



Photo 2. East (primary) and south façades, view facing northwest.



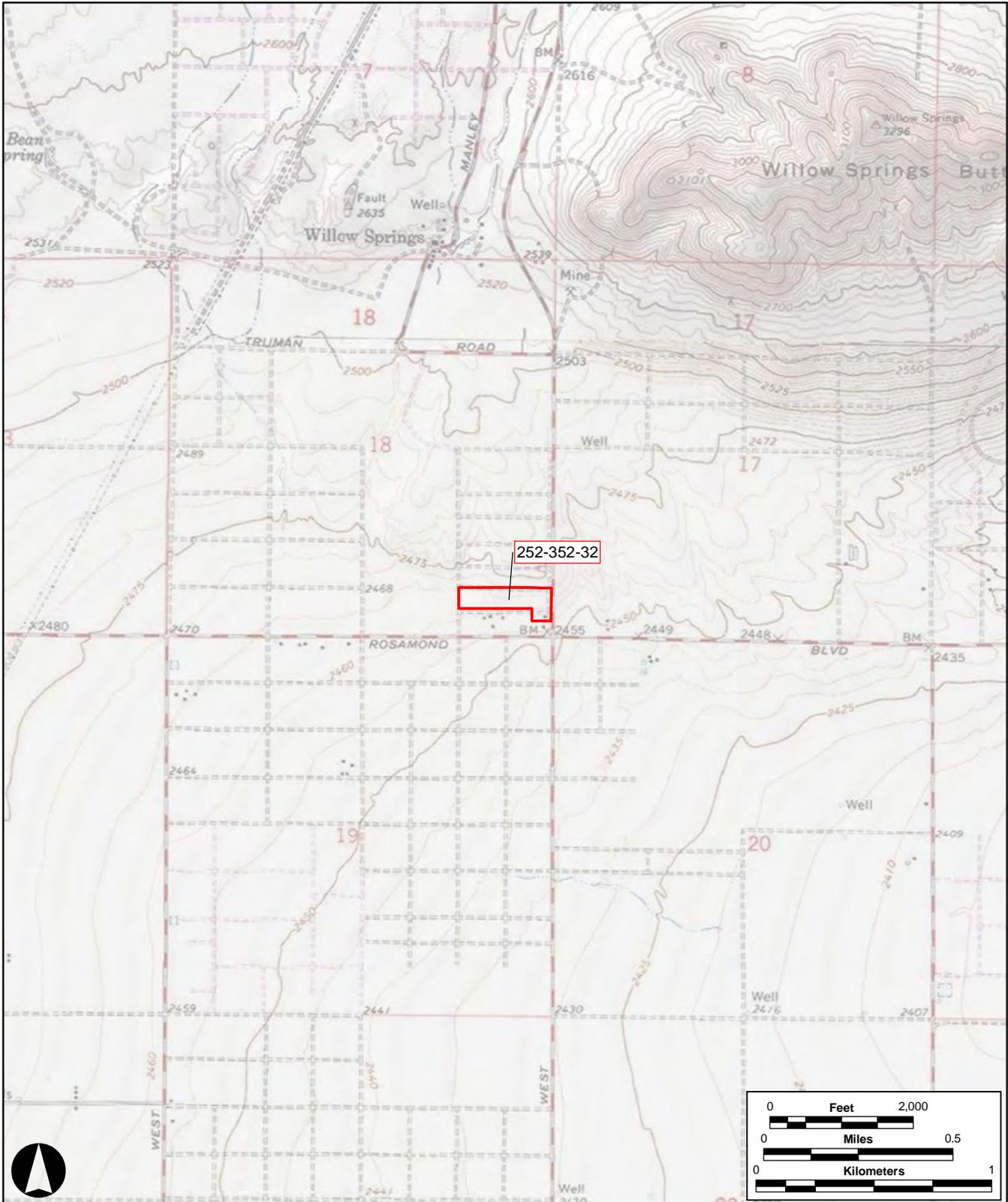
Photo 3. Partial property overview facing west.



Photo 4. North façade, view facing southwest.



Photo 5. East (primary) façade, view facing west.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 5

\*Resource Name or #: 2973 95<sup>th</sup> Street

P1. Other Identifier:

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes Date 1965 T R NE ¼ of NW of Sec 19 S.B.B.M.

c. Address 2973 95<sup>th</sup> Street City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 381132 mE/ 3858641 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 374-042-08

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

The subject property (2973 95th Street) is a 1.94-acre parcel featuring a one-story 1,020 square-foot vernacular California Bungalow built in 1942. The property is accessible from Rosamond Boulevard to the south and from the west via 95th Street. Landscaping consists of a predominantly cleared lawn with varieties of planted grasses, trees along the western façade of the residence, and native trees growing freely. The residence has a rectangular plan, a clay tile side-gable roof with shed extension at the south (rear), and rectangular attic vents beneath the gable peaks. There is an addition along the west façade which has a low pitch side-gable roof, faux divided-lite vinyl sliding windows, and stucco exterior walls. The primary entrance of the residence is on the north façade, recessed below a roof overhang and within a partially enclosed porch. This north façade is partially obscured from the right-of-way by vegetation, vehicles, and debris but appears to feature at least four windows. The west façade features an addition with a single window. An adjacent structure is adjoined to the main residence by a roof extension from the western addition. The east façade includes one window and a set of glass vinyl-framed sliding doors. A detached two-door garage lies northeast of the main residence and features a composite shingle front-gable roof, concrete block exterior walls, a horizontal-sliding vinyl window, and exposed rafter tails.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing south

March 28, 2022

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1942

Kern County Tax Assessor

\*P7. Owner and Address:

Oralia Torrez

2973 9<sup>th</sup> Street, Rosamond, CA 93560

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

Emma Keethler, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 25, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 5

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 2973 95<sup>th</sup> Street

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular bungalow

\*B6. Construction History: (Construction date, alterations, and date of alterations) Constructed 1942. Visible alterations include installation of replacement vinyl windows at an unknown date.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: Utilitarian shed and detached garage

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes)

HP4. Ancillary building

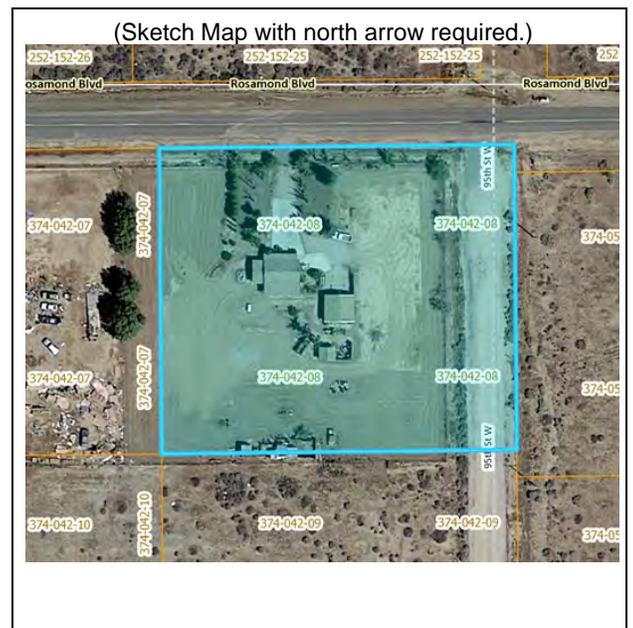
\*B12. References:

See page 3.

\*B14. Evaluator: Emma Keethler, M.A.

\*Date of Evaluation: April 25, 2022

(This space reserved for official comments.)



Page 3 of 5

\*Resource Name or # (Assigned by recorder)

2973 95<sup>th</sup> Street

Recorded by: Emma Keethler

Date:

April 25, 2022

Continuation  Update

**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 2973 95<sup>th</sup> Street (374-042-08) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

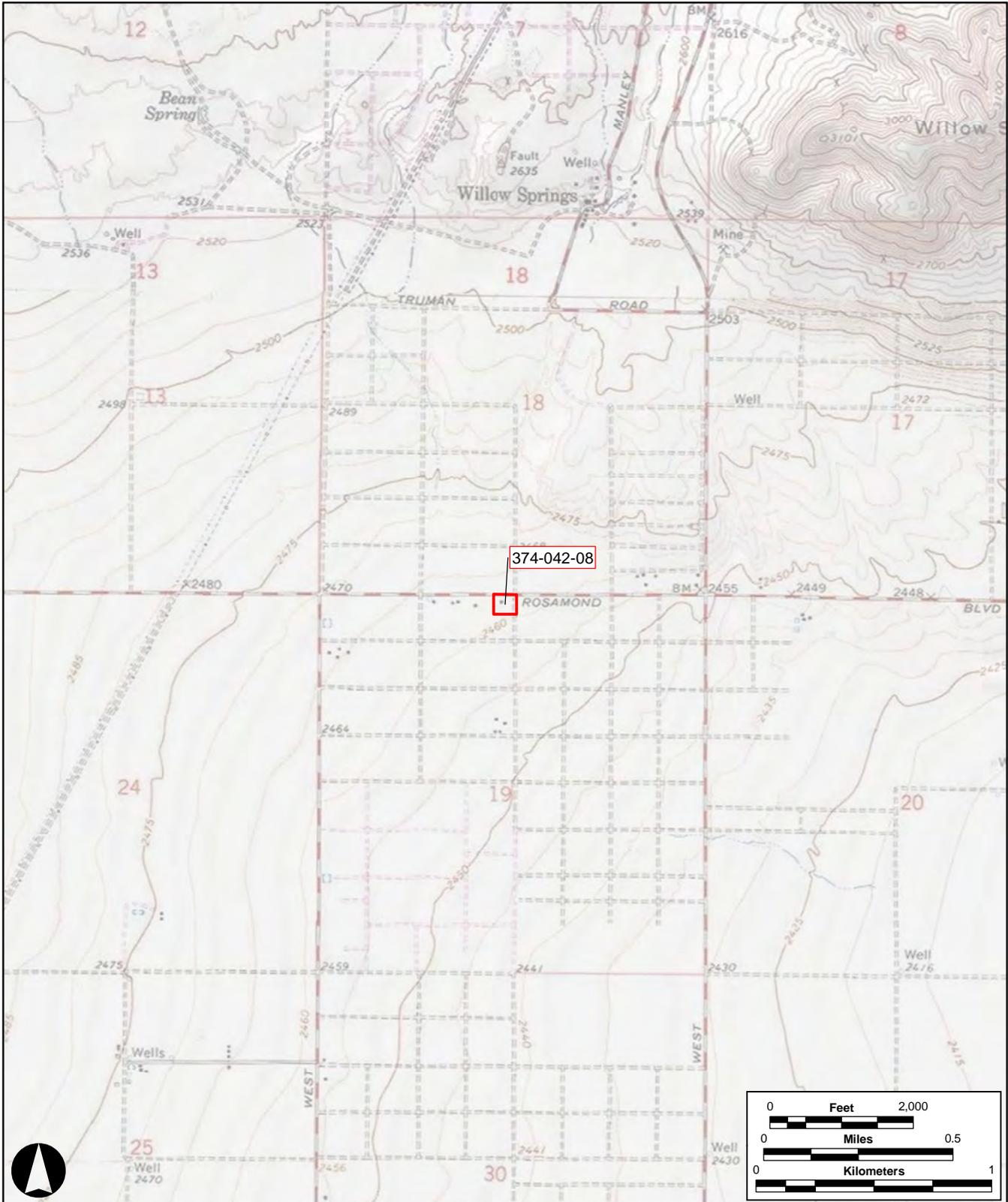
Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1942, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 2973 95<sup>th</sup> Street may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 2973 95<sup>th</sup> Street and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 2973 95<sup>th</sup> Street. Individuals found to be associated with the property through archival research include Ronald Smillie, Gilberto Navarez, Vicky Gale Carrer, Dixie Noel, and Douglas Arnold Middleton. No information was uncovered to confirm these individuals resided at 2973 95<sup>th</sup> Street during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 2973 95<sup>th</sup> Street does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and detached garage building at 2973 95<sup>th</sup> Street is a vernacular rendition of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the property residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 2973 95<sup>th</sup> Street is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The detached garage and utilitarian outbuilding are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary barn is also not a unique or rare example of a rural utilitarian barn or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 2973 95<sup>th</sup> Street is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 2973 95<sup>th</sup> Street is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 6

\*Resource Name or #: 2860 W. 100<sup>th</sup> Street

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Little Buttes Date 1965 T 9N R 13W NW ¼ of NW ¼ of Sec 19 S.B.B.M.  
c. Address 2860 W. 100<sup>th</sup> Street City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 380321 mE/ 3857171 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) APN 374-041-09

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

The subject property (2860 W. 100th Street) is comprised of a one-story vernacular California ranch single-family residence on a 2.41-acre parcel. The 960 square-foot residence was constructed in 1940, and the property is accessible from the west via West 100th Street. Landscaping consists of naturally occurring grasses and shrubs with a planting of trees along the east of the residential structure as well as along another windbreak planting of trees along the western border of the parcel. The residence features a rectangular plan, a side-gable asphalt shingle roof with rectangular attic vents beneath each gable, a shed-pent roof extension covered entry porch with simple support columns, one-by-one vinyl sliding windows and faux divided-lite vinyl sliding windows, and stucco exterior walls. The primary entrance is a single entry-door on the north façade accessed via the covered entry porch and concrete steps leading to the door. The entrance is flanked by two windows on each side. The south façade features a single secondary entrance door with concrete steps and five windows. The west façade is not visible from the right of way. A gazebo with a asphalt shingle pyramidal roof is immediately south of the main residence and an ancillary building is southeast of the main residence. Southeast of the gazebo is a freestanding flat-roofed shelter and an accessory dwelling unit it near the northeast corner of the property.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single Family Property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Photo 1. Property overview facing east.

August 30, 2021

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both

1940

Kern County Tax Assessor

\*P7. Owner and Address:

Patrick Ladd

2860 W. 100<sup>th</sup> Street, Rosamond, CA 93560

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

Emma Keethler, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

571 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 23, 2022

\*P10. Survey Type: (Describe) Intensive, pedestrian right-of-way

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

2022 PaleoWest, LLC. *Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California* (2021). Prepared for Golder Associates.

\*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):

**BUILDING, STRUCTURE, AND OBJECT RECORD**

Page 2 of 6

\*NRHP Status Code 6Z

\*Resource Name or # (Assigned by recorder) 2860 W. 100<sup>th</sup> Street

B1. Historic Name: N/A

B2. Common Name: N/A

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Vernacular California ranch

\*B6. Construction History: (Construction date, alterations, and date of alterations) The main residence was constructed in 1940. There are No public building permits that indicate major alterations; however, upon visual inspection, the original windows have been Replaced with vinyl. The concrete slab entry porch also appears to have been recently replaced.

\*B7. Moved?  No  Yes  Unknown Date: N/A Original Location: N/A

\*B8. Related Features: N/A

B9a. Architect: Unknown b. Builder: Unknown

\*B10. Significance: Theme \_\_\_\_\_ Area: \_\_\_\_\_

Period of Significance: \_\_\_\_\_ Property Type: Residential Applicable Criteria: N/A

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

The village of Willow Springs was sold multiple times between 1918 and 1947. The growing accessibility of automobile travel and improvements in water conveyance meant that stopping at Willow Springs, one of the few natural springs in the western Mojave Desert, was no longer a necessary part of travel through the region. Additionally, since WWII, the springs have been severely depleted due to drought. The most recent survey of Willow Springs indicated that the smaller springs had gone entirely dry by 1992 and the others were at risk of running dry. Due to these changes, development and population growth in Willow Springs and its immediate surrounding area was slow throughout much of the twentieth century (Tipton 1988; OHP 2021). Agriculture remained a primary industry in Kern County, but the growth of the aerospace industry has been a major change to the economic landscape of the region in the twentieth century. Agriculture in Willow Springs and its immediate surrounding area has remained a steady yet small contributor to the industry of the region (Caltrans 2007: 17-18, Dunne 2016, Tipton 1988, Greene and Knight 1992).

(continued on page 3)

B11. Additional Resource Attributes: (List attributes and codes) HP4. Ancillary building

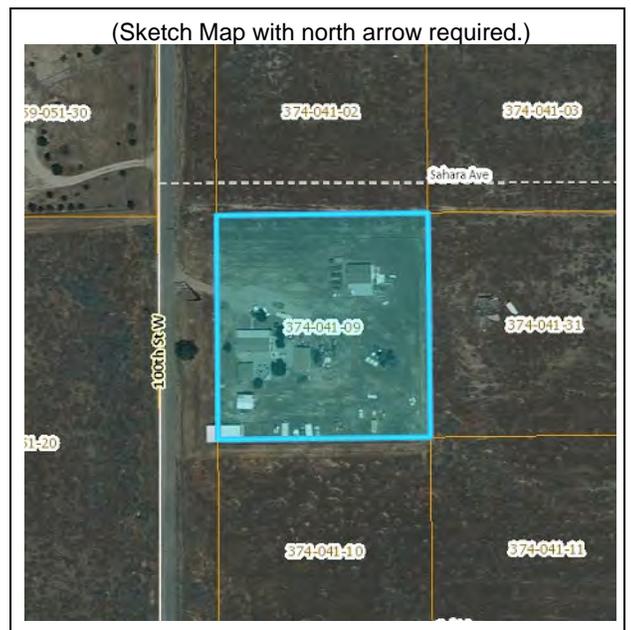
\*B12. References:

See page 3

\*B14. Evaluator: Emma Keethler

\*Date of Evaluation: April 23, 2022

(This space reserved for official comments.)



**\*B10. Significance:** (continued)

Although Willow Springs remained predominantly unchanged during much of the twentieth century, two new developments were completed nearby during this period that affected the settlement. Muroc Army Air Field was established approximately 15 miles east of Willow Springs and Rosamond. The base, which would later become Edwards Air Force Base (EAFB), opened in 1932 and helped to bring more traffic to the Willow Springs area despite the loss of its main draws for long-range travelers and local visitors. In subsequent years EAFB attracted settlers and investment in infrastructure, providing an economic boon to the region; however, central Rosamond and Lancaster saw the greatest economic benefits and population growth (Tipton 1988; OHP 2021). Due to the population boom during the 1930s, the demand for reliable infrastructure increased. Much like other parts of the United States, the Willow Springs area needed electricity in order to grow and thrive. Due to this country-wide demand, President Roosevelt signed the Rural Electrification Act (REA) into law in 1936 (Barnes 2007). The Willow Springs area received electricity shortly after the REA was enacted.

In 1953, the Willow Springs International Raceway opened approximately 1.25 miles west of Willow Springs. At the time, there was little residential or commercial development around Willow Springs or the racetrack, save for a few farms that had installed irrigation equipment and a few small desert homesteaders. During the 1960s, a series of new grided streets were cut in the area around Willow Spring and the raceway, apparently in anticipation for increased residential growth. Ultimately, very few residences were built, the majority of which are centered in a small area in the Project area bound by Irone Avenue, Melody Lane, 145<sup>th</sup> Street W and 140<sup>th</sup> Street West and were constructed between 1960 and 1965. New residences built during this period were primarily single-story single-family vernacular residences on parcels of five acres or less. Although most of these residences are devoid of a particular recognizable architectural style, they reflect common materials and basic forms used throughout Southern California, giving many a distinct rural vernacular Californian appearance commonly identified in similar communities (UCSB 1952a, 1952b; HistoricAerials.com 1959, 1963; Kern County Recorder 1960).

**\*B12. References:**

Barnes, D.F.

2007. The Challenge of Rural Electrification: Strategies for Developing Countries. RFF Press, Washington D.C.

California Department of Transportation (Caltrans)

2007 A Historical Context and Archaeological Research Design for Agricultural Properties in California. Division of Environmental Analysis, Sacramento, California.

Dunne, Kerry

2016 "Boomtimes Again: Twentieth-Century Mining in the Mojave Desert," Primary Source Sets, Digital Public Library of America, Massachusetts. <https://dp.la/primary-source-sets/boomtimes-again-twentieth-century-mining-in-the-mojave-desert>, accessed April 2022.

Greene, Andry and Albert Knight

1992 "P-15-000129 Supplement, Trinomial CA\_KER-129), California Landmark #130 Willow Springs," Western Mojave Survey Association, North Hollywood, California.

HistoricAerials.com

1959 Willow Springs, CA. Aerial imagery.

1963 Willow Springs, CA. Aerial imagery.

Kern County Recorder

1960 Tract No. 2355 [map]. Record of Survey Book 7, Page 191.

Office of Historic Preservation (OHP)

2021 "Willow Springs – Historical Landmark." California State Parks, Office of Historic Preservation. Available: <https://ohp.parks.ca.gov/ListedResources/Detail/130>. Accessed September 2021.

Tipton, Karla

1988 "Willow Springs: An Oasis in Antelope Valley" from Antelope Valley Press in The Gold Ledge. Available: <https://www.karlatipton.com/portfolio/Antelope-Valley-Press-Willow-Springs-May-1988.pdf>. Accessed September 2021.

University of Santa Barbara (UCSB) Library

1952a Flight ID ABL-1952, Frame 3K-89. October 12.

1952b Flight ID ABL-1952, Frame 4K-39. October 12.

California Register of Historical Resources Eligibility

The subject property at 2860 W. 100th Street (374-041-09) was evaluated for historical significance under California Register of Historical Resources (CRHR) Criteria 1-4.

Under Criterion 1, the subject property was evaluated for an association with significant historical events or broad patterns of history at the local, regional, state, or national level. The property lies within an unincorporated area of the Antelope Valley, a region of the Mojave Desert that has a rich history of American exploration, migration, and settlement unique to the California and the high desert region during the nineteenth and early twentieth centuries. According to the Kern County Assessor's Office records, the residence was constructed circa 1940, which is well past the period for settlement at the regional (Antelope Valley), state (California), or local level. PaleoWest also considered whether 2860 W. 100th Street may be significant for an association with the theme of Community Development of the Antelope Valley, 1918-1975 and the sub-theme of Rural Residential Development of the valley. Although the residence may date to the period of significance for the theme and sub-theme, the subject property is not a rare, unique, or exemplary example of a property associated with twentieth century community development and rural residential development of the Antelope Valley. It does provide a recognizable representation of broad patterns of residential development in the valley. Additionally, the property is within an unincorporated area of Kern County and the Antelope Valley that does not have a strong cohesive pattern of community history that would include the property's period of construction for which it might be considered historically significant. The property is near the communities of Willow Springs and Rosamond but lacks an immediate connection with the development of these communities. In summary, no direct associations between 2860 W. 100th Street and historically significant events or broad patterns of history at the local, region, state, or national level could be established. As such, the subject property is recommended not eligible under CRHR Criterion 1.

Research was conducted to determine if the subject property is significant under Criterion 2 for associations with the lives of historically important persons who have made contributions to local, state, or national history. No direct connection to historically important individuals could be identified through historical and archival research of 2860 W. 100th Street. Individuals found to be associated with the property through archival research include Patrick Ladd, Knollwood Inv Capital LLC, John Rehkau, Ralph De Leon, Old Canal Financial. No information was uncovered to confirm these individuals or organizations resided at 9668 Rosamond Boulevard during its historic period and research did not suggest the identified individuals made important contributions to history. Historically important persons such as explorers Pedro Fages, Joseph Walker, and John C. Frémont are known to have traveled through the area and to have stopped at nearby Willow Springs, but these events happened well before the construction of the extant buildings on the subject property. Therefore, there is no direct correlation between known significant historical figures and the property. As 2860 W. 100th Street does not appear to be illustrative of the accomplishments of historically important persons within a local, state, or national historical context, the property is recommended not eligible under Criterion 2.

To evaluate the subject property under Criterion 3, PaleoWest considered whether it embodies distinctive characteristics of a type, period, or method of construction and whether it represents the work of a master architect or possesses high artistic value. The residence and ancillary buildings at 2860 W. 100th Street are vernacular renditions of the California Ranch style which is very common to rural areas of Southern California. As an unadorned example of the California Ranch style, the residence does not embody enough of the distinctive characteristics of this style to be considered an exemplary or unique iteration of a California Ranch. While vernacular architecture can be considered historically significant, the residence at 2860 W. 100th Street is also not a distinctive, rare, or exemplary vernacular California Ranch which is a common type and style throughout rural areas of Southern California. The utilitarian ancillary outbuildings are typical wooden utilitarian buildings that do not embody a specific style, nor are they a rare, distinct, or excellent iteration of a rural farm building warranting historical significance for its architecture. It should also be noted that there appears to be a secondary residential structure located on this parcel, also a California Ranch style; however, there is no record of this secondary residential on the Kern County Property Appraiser records and it is not clearly visible from the right of way for assessment. PaleoWest also considered whether the subject property may be significant for an association with a master builder or architect; however, no record of a builder or architect was found through property and document search engines of the Kern County Tax Assessor's Office nor through archival research. In summary, the residence of the subject property is not a distinctive or rare example of a vernacular California Ranch residence in rural Southern California and the ancillary outbuildings are also not a unique or rare example of a rural utilitarian or farm building. Additionally, neither building clearly represents or a specific period or method of construction, nor are they associated with a significant master architect or builder. As such, 2860 W. 100th Street is recommended not eligible under Criterion 3.

The subject property is a common property type that is unlikely to provide vital information about history or prehistory that is not readily available through historical and archival research. As such, the property is recommended not eligible under CRHR Criterion 4.

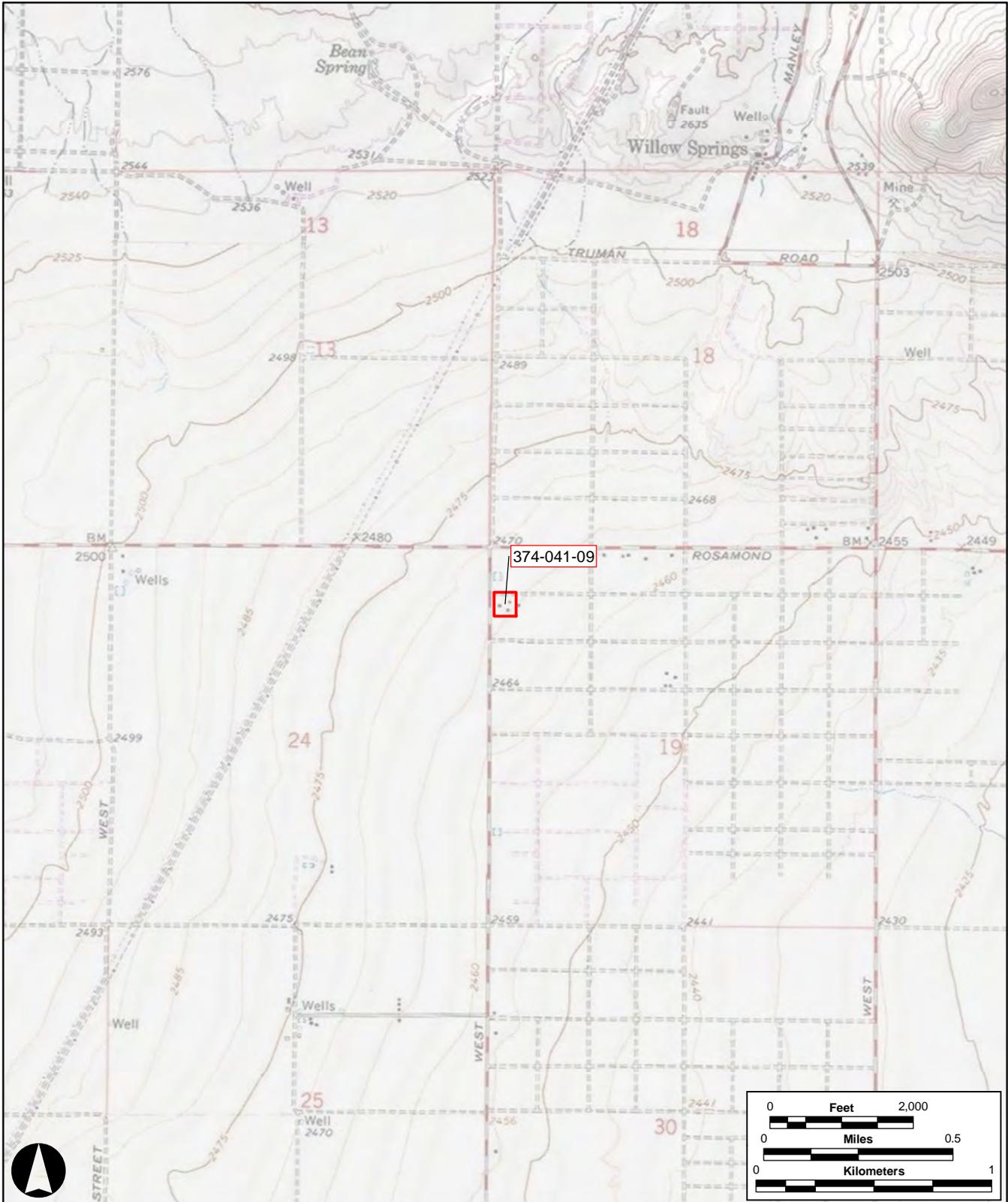
The subject property is not within a designated or previously identified historic district. As a very sparsely developed and unincorporated area, the immediate vicinity of the property also lacks architectural cohesion and a defined shared historical narrative to be considered a historic district. Thus, 2860 W. 100th Street is not recommended eligible as a contributor to a CRHR-eligible or listed historic district.



Photo 2. Property overview facing east, gazebo and residence in foreground with ancillary building in background.



Photo 3. Ancillary structure situated south of the main residence, view facing east.



**LOCATION MAP**

Page 3 of

\*Resource Name or # (Assigned by recorder) \_\_\_\_\_

\*Map Name:

\*Scale:

\*Date of Map:

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

Primary #  
HRI #  
Trinomial  
NRHP Status Code

Other Listings  
Review Code

Reviewer

Date

Page 1 of 2

\*Resource Name or #: APN 358-131-02

P1. Other Identifier: \_\_\_\_\_

\*P2. Location:  Not for Publication  Unrestricted

\*a. County: Kern and (P2c, P2e, and P2b or P2d. Attach a Location Map as necessary.)

\*b. USGS 7.5' Quad Tylerhorse Canyon, CA Date 1965 T 9N R 14W NE ¼ of SE of Sec 08 S.B.B.M.

c. Address Meoldy Lane City Rosamond Zip 93560

d. UTM: (give more than one for large and/or linear resources) Zone 11N 373709 mE/ 3860996 mN;

e. Other Locational Data: (e.g. parcel#, directions to resource, elevation, etc.) Parcel is approximately 340 feet east of 145<sup>th</sup> Street West

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

The subject property (APN 358-131-02) was identified through reconnaissance survey but was not accessible for intensive survey on-site or from the right-of-way due to safety hazards. The rectangular 3-acre property is bounded on the north Melody Lane (a dirt road also known as Avenue of the Stars) and to the south, west, and east by single-family properties. The property is accessible from the north via a dirt driveway. The eastern and western parcel boundaries are each lined with a row of trees forming privacy screens and windbreaks. The Kern County Tax Assessor lists one building on the property, a 1,342 square-foot square foot residence with one bedroom and one and a half bathrooms. The extant residence is approximately 2,500 square feet, including a large addition to the south façade of the building performed at an unknown date between 1989 and 2003 (historicaerials.com 1963, 1974, 1989, 2003, 2018). The alteration transformed the residence from an L-shaped plan to an irregular plan with a vaguely rectangular form. The residence is setback approximately 210 feet from the road. A rectangular ancillary building lies west of the residence. No address for the property could be identified. Additional details are indiscernible from the public right-of-way due to the setback and safety concerns during the survey.

\*P3b. Resource Attributes: (List attributes and codes) HP2. Single-family property

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District  Other (Isolates, etc.)

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



\*P5b. Description of Photo: (view, date, accession #)

Aerial view of subject property

Kern County GIS (2020)

\*P6. Date Constructed/Age and Source:

Historic  Prehistoric  Both  
1949

Kern County Tax Assessor

\*P7. Owner and Address:

Evelyn Baxter

14151 Brightstar Avenue, Rosamond, CA 93560

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

Lisa C. Demarais, M.A.

Evan Mills, M.A., RPA

PaleoWest, LLC.

517 S. Ivy Avenue, Monrovia, CA 91016

\*P9. Date Recorded: April 27, 2022

\*P10. Survey Type: (Describe) Reconnaissance, CEQA compliance

\*P11. Report Citation: (Cite survey report and other sources, or enter "none.") 2022 PaleoWest, LLC. Historic Resources Evaluation Report, Addendum to: Cultural Resources Technical Report for the Hydrostor A-CAES Project, Kern County, California (2021). Prepared for Golder Associates.

\*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): \_\_\_\_\_

