

# PRIMARY RECORD

Primary #: \_\_\_\_\_  
HRI # \_\_\_\_\_  
Trinomial \_\_\_\_\_  
NRHP Status Code: \_\_\_\_\_  
Other Listings \_\_\_\_\_  
Review Code \_\_\_\_\_ Reviewer \_\_\_\_\_ Date \_\_\_\_\_

- \*Resource Name or #: 159 East I Street  
P1. Other Identifier: none  
\*P2. .Location: \*a. County Solano  
b. Address: 159 East I Street  
\*c. City: Benicia Zip 94510  
d. UTM: N/A  
e. USGS Quad: Benicia T2N R3W MDM  
\*f. Other Locational Data (APN #): 89-051-09

**\*P3a. Description**

This house is one of two almost identical Queen Anne Cottages that are sited next to each other on I Street (the other is at 163 East I Street). It is probable that the two houses were constructed by the same designer or builder. The house has an L-shape plan with a principal hip roof and front cross gable. The roofs are of moderate pitch with small enclosed eaves. The prominent front gable extends over a canted bay. The gable has a heavy, molded fascia and a plain cornice. A long porch is cut-in on the east side of the house and is covered by the principal hip roof. The porch cover is supported on turned posts with added (new) brackets. The house is set on a high foundation with a long wooden stair. The stair has a turned balustrade. Fenestration consists of one-over-one double hung windows. The house is clad with rustic shingle.

**\*P3b. Resource Attributes:** HP2

\*P4. Resources Present:  Building  Structure  Object  Site  District  Element of District

P5b. Description of Photo: Front façade, view north

\*P6. Date Constructed/Age 1890  
 Prehistoric  Historic  Both

P5. Photograph or Drawing (Photograph required for buildings, structures, and objects.)



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

Nella Sue Cockerhan  
159 East I Street  
Benicia, CA 94510

**\*P8. Recorded by:**

Carol Roland  
Roland-Nawi Associates  
4829 Crestwood Way  
Sacramento, CA 95822

\*P9. Date Recorded: 11-20-04

\*P10. Type of Survey:  Intensive  
 Reconnaissance  Other

Describe Eligibility Evaluation

\*P11. Report Citation: none

\*Attachments:  NONE  Map Sheet  Continuation Sheet  Building, Structure, and Object Record  Linear Resource Record  Archaeological Record  District Record  Milling Station Record  Rock Art Record  Artifact Record  Photograph Record  Other (List):

## BUILDING, STRUCTURE, AND OBJECT RECORD

\*Resource Identifier: 159 East I Street

\*NRHP Status Code: 3D

B1. Historic Name: N/A

B2. Common Name: none

B3. Original Use: Residential

B4. Present Use: Residential

\*B5. Architectural Style: Queen Anne.

\*B6. Construction History: In general the house has not been altered except for the siding which appears to be of fairly recent origin.

\*B7. Moved?  No  Yes  Unknown

Date: N/A

Original Location: same

\*B8. Related Features: none

B9a. Architect: unknown

B9b. Builder: unknown

\*B10. Significance: Theme: Benicia Downtown District  
Single Family

Period of Significance: 1847-1940

Property Type:

Applicable Criteria: A / C

This house is a listed contributor in the Downtown Historic District. With the exception of its cladding, it is a good example of a Queen Anne Cottage and like many other such houses in Benicia's downtown it has an L-shape plan with a prominent front gable that exhibits a heavy fascia and cornice, a canted front bay, and a covered three-quarter length front porch. The recladding with rustic shingle is out of character with the style and period of the house which would more typically have been sided with clapboard. Except for rural mountain cabins and Shingle Style houses on the East Coast, this type of covering did not appear on residential structures until the introduction of the Craftsman Style in late 19<sup>th</sup> century. Despite a loss of integrity in materials, the house remains authentic in its other aspects. The house continues to contribute to the Downtown District.

B11. Additional Resource Attributes: N/A

B12. References: McAlester, Virginia and Lee. *A Field Guide to American Houses*. New York: Alfred Knopf (1986); Bruegmann, Robert. *Benicia Portrait of an Early California Town: An Architectural History* (San Francisco: 101 Productions (1980); Woodbridge, Sally and Cannon Design Group. *Benicia, California: Downtown Historic Conservation Plan*. City of Benicia, 1990; Sanborn Map Benicia, CA. 1886; 1986 Benicia Historic Inventory form.

