

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 # (Assigned by recorder): Coast Drum & Box Company

P1. Other identifier: None

*P2. Location: Not for Publication Unrestricted

*a. County Santa Cruz County

and (P2b and P2c or P2d. Attach a location map as necessary.)

*b. USGS 7.5' Quad Santa Cruz Date Revised 1994 T .11 S. ; R .2 W. ; Mount Diablo B.M.

c. Address: 2541 Mission St. City Santa Cruz Zip 95060

d. UTM:(give more than one for large and/or linear resources) Zone 10S ; 584427 mE/ 4090781 mN

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

south side of Mission Street west of Swift Street.

APN# 003-031-07

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

The form and detailing of this industrial building represents a linear packing plant from the Interwar period. The building is covered by two long, parallel gabled roofs. One section runs almost the full length of this rectangular property between Mission Street and the railroad tracks; the other section is approximately half its length, creating a somewhat "L"-shaped footprint. At the east end of the building, where the building is narrower, a shallow loading dock spans the front façade. The more central gable is higher and once covered an open storage area; it has been enclosed. The building is clad in corrugated metal siding. Some windows appear original; these are industrial steel windows with horizontal lites. Other windows appear to have been replaced over time. In recent years it has undergone adaptive reuse and is now a large center of artist studios and other related craft businesses.

*P3b. Resource Attributes: (List attributes and codes) HP8. Industrial building

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



P5b. Description of Photo:
(View, date, accession #)
View facing north, 2009.

*P6. Date Constructed/Age and Source:

Historic Prehistoric Both

1937, news article, 71 years old.

*P7. Owner and Address:

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

F. Maggi/L. Dill/J. Kusz

Archives & Architecture, LLC
PO Box 1332
San Jose, CA 95109

*P9. Date Recorded: 5/6/09

*P10. Survey Type: (Describe)

Intensive

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

Santa Cruz Historic Building Survey - Vol. III, Department of Planning and Community Development, City of Santa Cruz, 2012.

*Attachments:

- None Continuation Sheet District Record Rock Art Record Other (List):
 Location Map Building, Structure, and Object Record Linear Feature Record Artifact Record
 Sketch Map Archaeological Record Milling Station Record Photograph Record

DPR 523A (1/95)

* Required Information

State of California - The Resources Agency
DEPARTMENT OF PARKS AND RECREATION
BUILDING, STRUCTURE, AND OBJECT RECORD

Primary #
HRI #

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*NRHP/CRHR Status Code 5S3

Resource Name (Assigned by recorder) Coast Drum & Box Company

B1. Historic Name: Coast Drum and Box Company, Santa Cruz Veneer Products Company

B2. Common Name: 2541 Mission St.

B3. Original Use: Industrial

B4. Present Use: Art studios

*B5. Architectural Style: Industrial Vernacular

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

Constructed in 1937, addition in 1947 (SC BP#8276)

*B7. Moved? No Yes Unknown Date: n/a

Original Location: n/a

*B8. Related Features:

None.

B9a. Architect: Unknown

b. Builder: Wilson and Castagnola

*B10. Significance: Theme Industrial Development

Area: Lighthouse

Period of Significance: 1937 - 1955

Property Type: Industrial

Applicable Criteria: None

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

The firm Wilson and Castagnola constructed this rambling industrial complex for Louis Pardini in 1937. Pardini was the President of an association of coastal ranchers who backed him in his plan to build a produce packing plant, drum, and box factory close to their ranches in the north Santa Cruz County area. Until this facility was built, the ranchers had previously needed to cross town to use the services of Santa Cruz Fruit Packing Company on Bronson Street, located in the Seabright neighborhood.

This new corrugated metal building was closer to their farms, and it was built adjacent to the Southern Pacific railroad tracks for ease of produce transport. Coast Drum and Box Company operated at this site until 1955, when Santa Cruz Veneer Products Company acquired the building. In recent years it has undergone adaptive reuse, and is now a large complex of artist's studios and other related-craft businesses.

(Continued on page 4, DPR523L)

B11. Additional Resource Attributes: (list attributes and codes) None

*B12. References:

City of Santa Cruz building permits.
Lehmann, Susan. Historic Context Statement for City of Santa Cruz. 2000.
Polk. R. L., Santa Cruz City Directory. 1935-1989.
Santa Cruz Evening News, Coast Growers Build New Box Factory, Sheds Here. July 20, 1937.
Sanborn Fire Insurance Maps, 1928 -1950.
U.S. Census, 1920-1930.

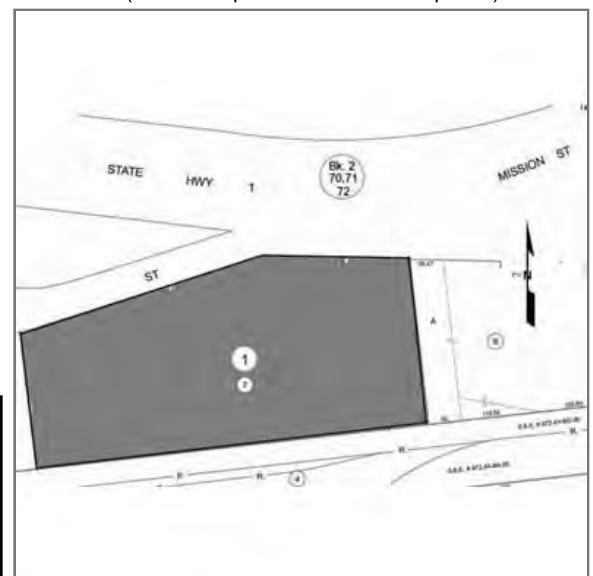
B13. Remarks: None

*B14. Evaluator: Leslie Dill

*Date of Evaluation: May 6, 2009

(This space reserved for official comments.)

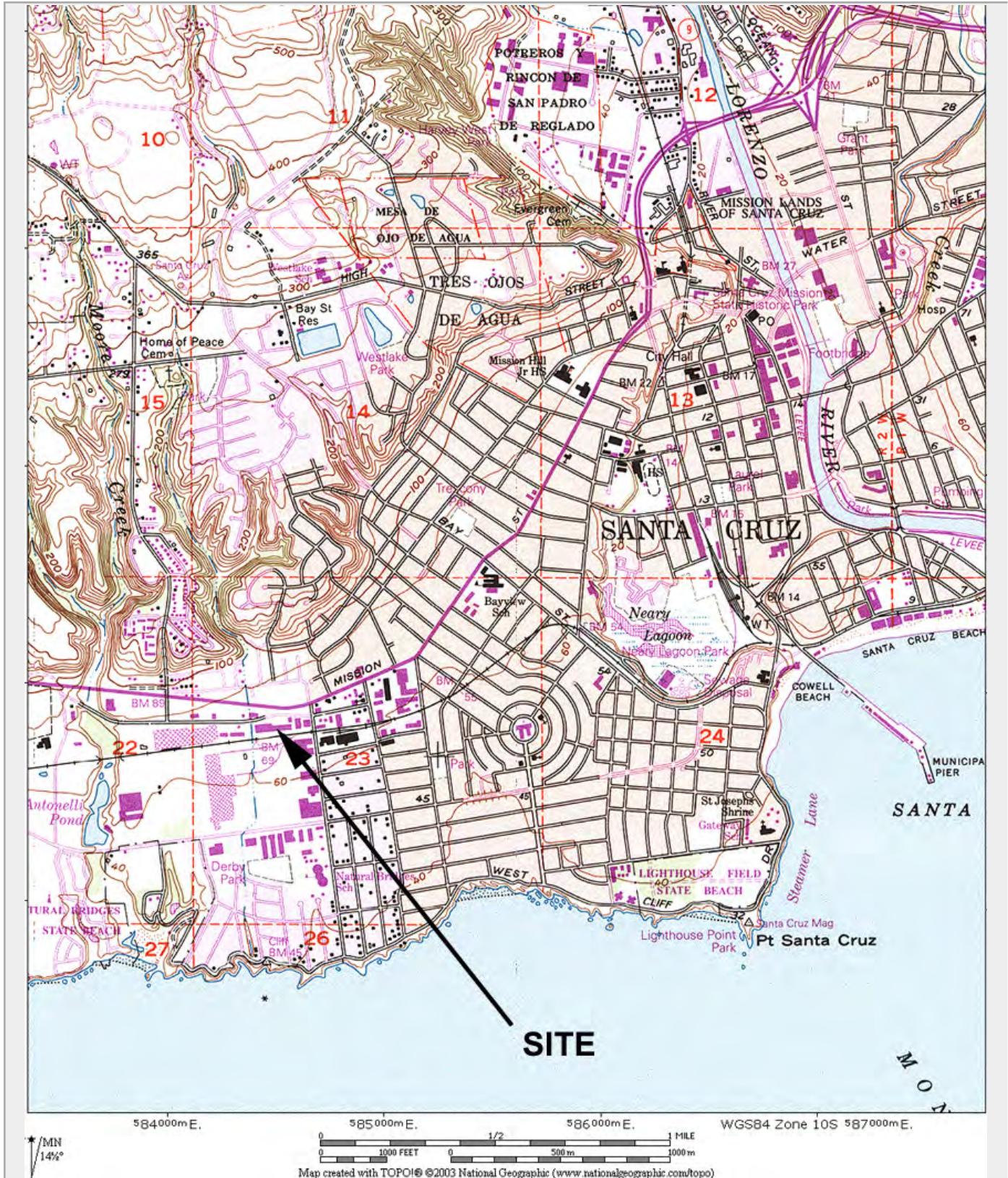
(Sketch Map with north arrow required.)



* Map Name: Santa Cruz, Calif.

* Scale: n.t.s.

* Date of Map: 1954 (revised 1994)



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* Recorded By F. Maggi/L. Dill/J. Kusz * Date 5/6/2009 Continuation Update

(Continued from page 2, DPR523b, B10)

SIGNIFICANCE

The property was not found eligible for the California Register of Historical Resources. The early persons and uses known to be associated with the building complex, while important to the development of the City of Santa Cruz, including Louis Pardini who was a local leader in the agricultural industry and responsible for spearheading the construction of this facility, are not sufficient at this time for the property to be eligible for the California Register under Criteria (1) or (2). The property would be potentially eligible if it better represented today its origins as a packing facility. The specific architect of the building complex has not yet been identified, thus the property was not found eligible for listing under Criterion (3), as the building is not a distinctive representative of its time in its current configuration - an early to mid-century industrial complex from the Interwar period that has been adaptively reused for commercial and light industrial purposes.

When considered for listing within the Historic Building Survey of the City of Santa Cruz, the property meets the following criteria:

1. The building is a significant example of the built environment heritage of the City as a representative of twentieth century development of the community; and
7. The building retains sufficient integrity to accurately convey its local significance.

Integrity

The property maintains much of its apparent historical integrity as per the National Register's seven aspects of integrity. It maintains its original location on the far Westside of Santa Cruz, bounded by Mission Street and the railroad tracks, which were utilized by the Coast Drum and Box Company for shipping. It is still surrounded by its historic setting, including adjacent parcels with industrial buildings, railroad tracks, and some open land. The immediate historic setting is preserved; the complex of buildings retains the original plan relationships. The buildings retains their vernacular industrial scale and feeling and continues, through the form, massing and detailing of the complex, to illustrate its associations with patterns of industrial design and development in the twentieth century. Although slightly altered for use as a center for artist's studios, the building complex retains its integrity with its corrugated siding, opening configurations, and the overall proportions and form.

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Aerial view of building complex.