Appendix E:
Cultural and Tribal Cultural Resources Supporting Information

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E.1 - Phase I Cultural Resources Assessment

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Cultural Resources Assessment
Barber Yard Specific Plan
City of Chico, Butte County, California

Chico, California USGS 7.5-minute Topographic Quadrangle Map
Township 21 North, Range 1 East, South ½, Section 35

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Table of Contents

List of Appendices

List of Tables

List of Exhibits

MANAGEMENT SUMMARY

At the request of the City of Chico (City), FirstCarbon Solutions (FCS) conducted a Cultural Resource Assessment for development that would occur pursuant to the proposed Barber Yard Specific Plan (proposed project) located primarily within the municipal boundaries of the City, Butte County, California. The purpose of this assessment is to identify the presence or absence of potentially significant cultural resources within the project site and, if present, propose recommendations for feasible mitigation. The project site encompasses the Barbar Yard Specific Plan (BYSP) Area, off-site improvement area, and the Stormwater Alignment Option Areas. Completion of this investigation fulfills the requirements associated with the California Environmental Quality Act (CEQA) Statute and related Guidelines. This report follows the California Office of Historic Preservation (OHP) procedures for cultural resource surveys and reporting, and the OHP Archaeological Resource Management Report (ARMR) format for archaeological reports. This report is also intended to fulfill any California Department of General Services (DGS) cultural resource survey and reporting guidelines.

On September 7, 2022, a records search for the project site and a 0.5-mile search radius was conducted at the Northeast Information Center (NEIC) located at California State University in Chico, California.[1] To identify any historic properties or resources within or in proximity to the project site, the current inventories of the National Register of Historic Places (NRHP), the California Register of Historical Resources (CRHR), the California Historic Landmarks (CHL) list, the California Points of Historical Interest (CPHI) list, and the California Built Environment Resource Directory (BERD) for Butte County were also reviewed. Results from the NEIC record search indicate there are three recorded cultural resources within the project site. There are 37 historic resources within a 0.5-mile radius of the project site. In addition, 19 survey reports are on file with the NEIC for the project site. Two of these reports are linear studies that address the southern and eastern boundary of the project site, indicating that the majority of the project site has not been previously surveyed for cultural resources.

On September 1, 2022, FCS sent a letter to the Native American Heritage Commission (NAHC) in an effort to determine whether any sacred sites are listed on its Sacred Lands File for the project site. A response was received on October 31, 2022, indicating that the Sacred Lands File search produced a negative result for Native American cultural resources in the project site. The NAHC included a list of 10 tribal representatives available for consultation. To ensure that all Native American knowledge and concerns over potential Tribal Cultural Resources (TCRs) that may be affected by implementation of the proposed project are addressed, FCS sent letters to all 10 tribal representatives on April 17, 2023. A response was received from the KonKow Valley Band of Maidu on April 18, 2023, deferring to the Mechoopda Indian Tribe for further information. No additional responses have been received to date.

On December 16, 2022, FCS Senior Archaeologist Dana DePietro, PhD, RPA, and FCS Archaeologist and Historian Ti Ngo conducted a pedestrian survey for unrecorded cultural resources in the project

[1] A 0.5-mile search radius for previously recorded cultural resources within the project area ensures that any nearby historic resources, historic districts, and archaeological sites are accounted for and do not extend into the project site or are affected by project construction. The archaeological sensitivity of the project site, the potential to encounter unrecorded cultural resources during subsurface excavation, and recommended mitigation measures are informed by the results of a record search for a 0.5-mile radius beyond the project site.

site. The survey began in the southeast corner of the project site and moved north and west, using north–south transects spaced at 10-meter intervals. All areas of the project site were closely inspected for culturally modified soils or other indicators of potential historic or prehistoric resources. Large palm trees line the former factory entrance road (an extension of 16th Street), and a small orchard of large palm trees is located near the end of the 16th Street extension, south of which is an area historically used as a baseball field. Significant areas of former orchards are evident on-site, located north, west, and south of the Warehouse, along the BYSP Area's eastern border south of West 16th Street, and in the southern corner of the BYSP Area, bounded by Estes Road and the decommissioned Union Pacific Railroad (UPRR) spur. Landscaping and orchards have not been maintained for at least two decades, and many on-site trees have died due to prolonged neglect and lack of water. Weedy vegetation, aged orchards, and various trees persists throughout the BYSP Area. As a result, visibility of native soils was less than an average of 7 percent across the project site, including the off-site improvement area, and the Stormwater Alignment Option Area. A large portion of the soils in the central portion of the project site were highly disturbed due to the Diamond Match Company Factory's operations from 1903 to 1975. The sections where native soils were visible were closely inspected using a hand trowel. Visible soils were largely composed of medium brown (7.5YR 3/4) dark brown alluvial clay soil, interspersed with chalk, basalt, schist, and river stones ranging from 3 to 5 centimeters. No indications of prehistoric archaeological resources were found over the course of the pedestrian survey.

During the course of the survey, Dr. DePietro and Mr. Ngo encountered two previously recorded resources in the project site. These consisted of the approximately 17,200 square foot Engineering Department Building (P-04-004123) (Engineering Building) and the Match Block Storage Building (P-04-004121) (the Shop). The Engineering Building consists of a large, brick, shell structure that was used during the Diamond Match Factory era. The Shop consists of an approximately 2,800-square-foot, brick construction building also used during the Diamond Match Factory era. A previously recorded resource, the Main Power House also known as the "Apiary" (P-04-004122) was destroyed in a fire in 2004 and only the exposed foundation and a single brick wall of that original structure remained. Three additional structures were found during the course of the survey. This consisted of a large, approximately 130,000 warehouse (Warehouse) in the northeastern portion of the project site, along with the related guard house and guard booth on the central northern boundary of the project site, and a storage shed in the central portion of the project site adjacent to Engineering Building. Dr. DePietro and Mr. Ngo recommended that these existing structures be evaluated for their eligibility as a historic resource under the NRHP, CRHR, and local listings. During the course of the survey, remnants of foundations and pipes from the previous structures were observed in the central portion of the project site; however, no surface indications of trash piles or subsurface archaeological elements that may have recoverable data potential were observed.

Dr. DePietro and Mr. Ngo also surveyed the triangular-shaped parcel south of the Barber Yard complex referred to as the off-site improvement area and the Stormwater Alignment Option Areas. They encountered isolates of a nail and two metal hooks adjacent to the UPRR tracks along the southwest corner of the parcel. No other archaeological or historical resources were found during the pedestrian survey.

A built environmental assessment of the existing six structures in the BYSP Area was conducted by South Environmental to determine their historical significance and potential inclusion into the CRHR,

NRHP, and local listings. Architectural Historian, Samantha Murray, MA, Sarah Corder, MFA, and Marlena Krcelich evaluated the existing structures based on the four criteria necessary for inclusion in the CRHR and NRHP. The Warehouse, guard house, and guard booth were constructed by the Louisiana-Pacific Corporation after its purchase of the BYSP Area from the original owner, the Diamond Match Company. The storage shed was constructed in 1998 after ownership of the BYSP Area was transferred from the Louisiana-Pacific Corporation to Jeff Greening. These structures are utilitarian in design and less than 45 years in age and do not appear to qualify for the CRHR or NRHP. The Main Power House (the Apiary), Engineering Building, and the Match Block Storage Building were previously evaluated in 1983 and given a status code of 3D, indicating their eligibility as a contributor to a historic district. Several other buildings associated with the Diamond Match Company complex were still extant at this time. However, since 1984 many of these buildings have been demolished while others have been severely damaged by fire and/or deterioration over time. Given the extent of demolition over time and the lack of original structures in the BYSP Area, the Barber Yard area no longer has the physical integrity to convey significance as a historic district. The Main Power House, itself, was destroyed by arson in 2004 with only one small segment of its southern wall remaining. Because of its lack of historical integrity and feeling, the Main Power House does not appear to qualify as a historic resource under the CRHR, NRHP, or local listings.

Both the Engineering Building and Match Block Storage Building are extant and associated with the Diamond Match Company, one of America's oldest and most prominent match-producing corporations. The Diamond Match Company played an important role in the economic development of Chico. Both the Engineering Building and Match Block Storage Building retain their historic integrity and represent one of the best and only remaining examples of Chico's early twentieth century industrial architecture. For these reasons, both structures appear to qualify as a historic resource for CRHR, NRHP, or local listings (South Environmental 2023).

Based on the results of the record searches, Native American correspondence, and pedestrian survey, FCS considers the potential for the proposed project to have an adverse effect on historic or prehistoric cultural resources to be moderate to high. While there are no recorded prehistoric archaeological resources in the project site, there are two existing built environmental resources on-site that appear to qualify for the CRHR, NRHP, and/or local listings. Moreover, construction activities for the proposed project have the potential to uncover previously unrecorded archaeological resources associated the Diamond Match Company. While the BYSP Area no longer conveys a sense of a historic district due to the demolition of structures over time, the area was in heavy use by the Diamond Match Company from 1903 to 1975. As a result, subsurface construction has the potential to uncover historic resources associated with this period.

The BYSP contemplates the potential for adaptive reuse (and not demolition) of the Engineering Building and Match Block Storage Building. Both of these structures appear to qualify as a historic resource under the CRHR, NRHP, and/or local listings. Secretary of the Interior's Standards for Rehabilitation of historic structures should be applied for the adaptive reuse of the Engineering Building and Match Block Storage Building. FCS has included feasible mitigation measures designed to reduce potential impacts, as well as additional procedures for the inadvertent discovery of human remains and cultural resources are included in this report.

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SECTION 1: INTRODUCTION

1.1 - Project Location

The proposed project would be located primarily in the southwestern portion of the City of Chico in Butte County, California (Exhibit 1). The approximately 133-acre BYSP Area is located on Assessor's Parcel Numbers (APNs) 018-152-12, 039-400-016, 039-400-022, 039-400-023, 039-400-024, 039-400-027, 039-400-025, 039-400-026, and 039-400-031 on the *Chico, California* United States Geological Survey (USGS) 7.5-minute Topographic Quadrangle Map Township 21 North, Range 1 East, South ½, Section 35 (Exhibit 2). The irregularly shaped pentagonal BYSP Area is bounded by the Union Pacific Railroad to the southwest, Estes Road to the south and east, Normal Avenue to the north, and residential development to the northwest (Exhibit 3). An additional triangular-shaped off-site improvement area to the south of the BYSP Area is considered in this analysis as part of the project site. The off-site improvement area is bounded by Estes Road in the north, residential development to the east, and the Union Pacific Railroad to the south and west. The Stormwater Alignment Option Areas also are considered part of the project site for purposes of this analysis. Collectively, the BYSP Area, the off-site improvement area, and the Stormwater Alignment Option Areas are referred to herein as the "project site." Regional access is provided by Golden State Highway (State Route [SR] 99) with local access provided by West 16th Street and Estes Road (Exhibit 4).

1.2 - Project Description

The proposed project is the development to be pursued in accordance with a specific plan for the Barber Yard Specific Plan (BYSP) Area that would provide for a mixed-use community accommodating a diverse range of housing opportunities with a mix of commercial, recreational/open space, and office uses along with related on- and off-site improvements to serve the proposed project. Further detail is provided in Section 2, Project Description.

Within the BYSP Area today there are three existing buildings that would be available for adaptive r reuse (based on market and other conditions), including the Engineering Department (Machine Shop) Building (referred to as the Engineering Building) (approximately 17,200 square feet), the Match Block Storage Building (referred to as the Shop) (approximately 2,800 square feet), and the Warehouse (approximately 130,000 square feet). Together, these structures represent approximately 150,000 square feet of future non-residential uses, including plans for a "Social Hub" that would be centered around the Engineering Building. In addition to the 150,000 square feet of existing buildings slated for potential adaptive reuse, the proposed project contemplates an additional approximately 60,000 square feet of new commercial uses with a combination of buildings incorporating residential uses above commercial/retail (mixed-use), as well as freestanding commercial/retail buildings. The repurposed Warehouse on the northern boundary of the BYSP Area would be designed as an indoor-outdoor athletics facility. Overall, for the purposes of this Draft EIR, the following mix of uses has been conservatively assumed: commercial uses would consist of 130,000 square feet of health/fitness club (i.e., indoor/outdoor athletic facility) use, 40,000 square

feet of retail plaza use, 22,800 square feet of restaurant use, and 17,200 square feet of event center use.

The roughly 130,000-square-foot athletic facility would include active recreational uses such as, for example, a running track, locker rooms, café, reception area, classrooms, basketball, soccer, hockey, indoor fitness, cardio, climbing, and/or open play areas. The outdoor component of the Athletics Facility would be designed to be a membership facility with day and team passes. The outdoor area features are envisioned to include a multiuse all-season synthetic turf serving various age groups. It could be striped for many uses, including, for example, soccer, lacrosse, little league infield, field hockey, a loop track, and/or sprint lanes. Additionally, this facility could be designed to accommodate a range of other activities including, for example, a climbing wall, spectator area, CrossFit, extreme sports, and other miscellaneous fitness-focused amenities.[2]

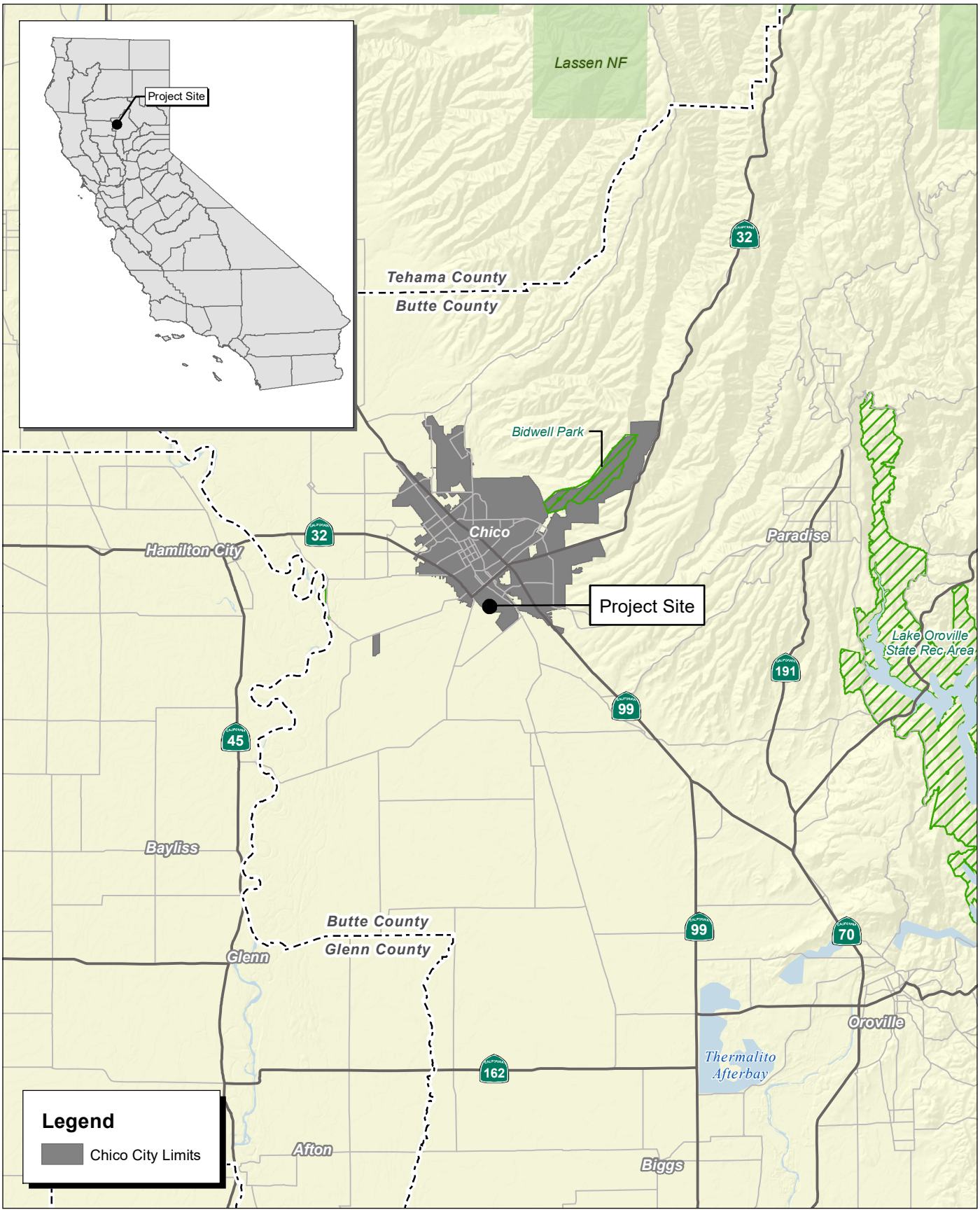
At full buildout, the proposed project would also include a maximum of 1,250 dwelling units. Depending on the location within the BYSP Area, residential density would range from 4 to 35 units per gross acre. Housing types would include market rate for-rent and for-sale units, non-deed-restricted accessory dwelling units, and potentially deed-restricted affordable units.[3] The types of housing products envisioned include single-family detached, pocket neighborhoods, bungalow courts, duplexes, townhouses, garden apartments, and apartments over commercial, as detailed more fully in the Specific Plan.

1.3 - Assessment Team

FCS Senior Archaeologist, Dana DePietro, PhD, RPA, and FCS Historian, Ti Ngo, MA, conducted the pedestrian survey and authored this report. Samantha Murray, MA, Marlena Krcelich, and Sarah Corder, MFA, of South Environmental LLC. conducted the Historic Built Environment Survey Report for the proposed project. Professional qualifications for Dr. DePietro and Mr. Ngo can be found in Appendix A to this CRA.

[2] The ultimate scope and nature of activities to be provided by the athletic facility would be finalized in connection with the relevant individual specific development proposal contemplating the adaptive reuse of the Warehouse.

[3] The specific affordable housing obligations to be imposed on development under the BYSP would be set forth in the Barber Yard Development Agreement between the BYSP property owner and the City, which would be considered and approved by the City Council concurrent with the City Council's adoption of the Specific Plan.



Source: Census 2000 Data, The California Spatial Information Library (CaSIL).

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Exhibit 1
Regional Location Map

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CITY OF CHICO
BARBER YARD SPECIFIC PLAN
PHASE I CULTURAL RESOURCES ASSESSMENT

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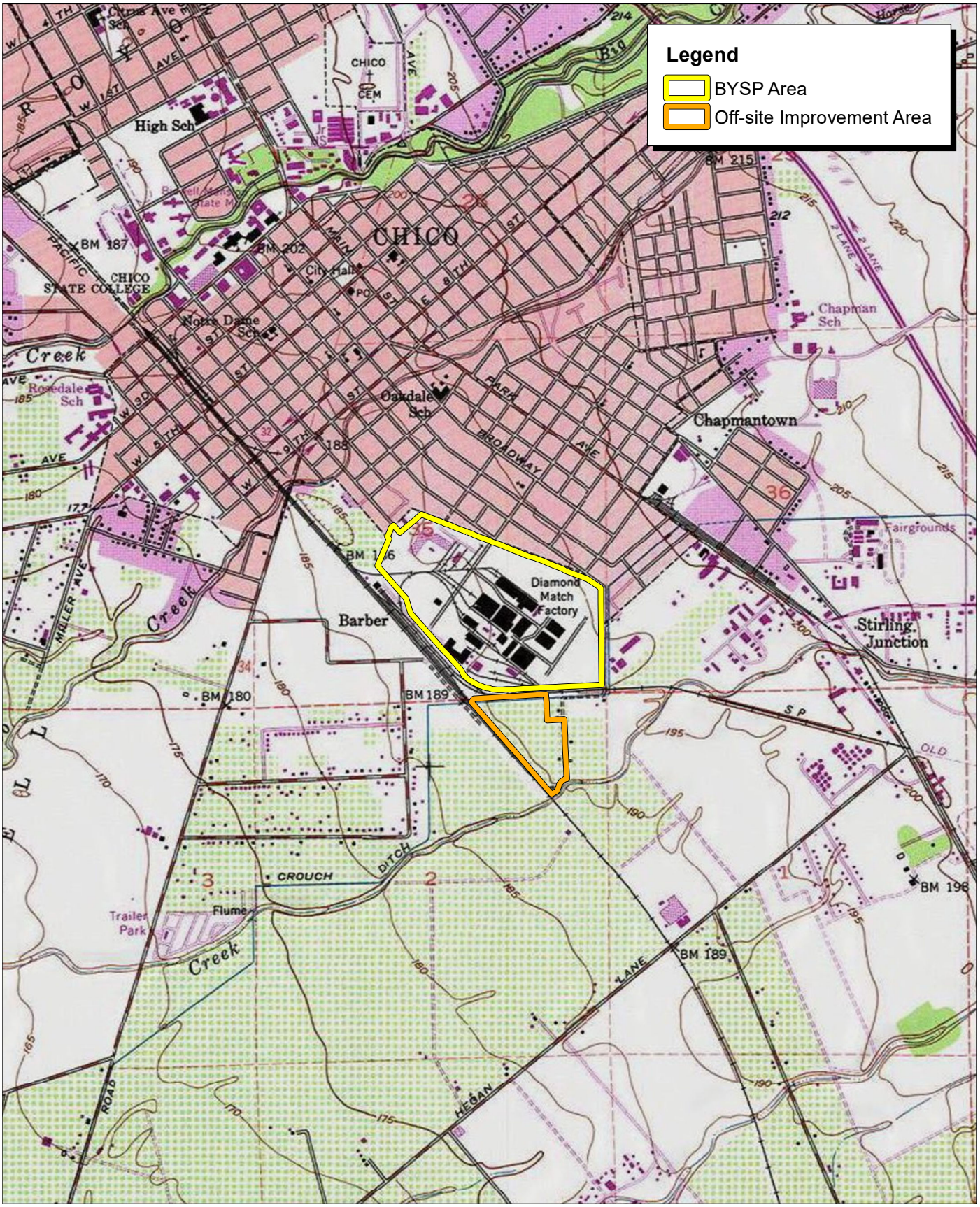

Source: USGS Chico 7.5' Quadrangle / T21N, R01E, section 2; T22N, R01E, section 35

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2,000 1,000 0 2,000 Feet

Exhibit 2
Local Vicinity Map
Topographic Base

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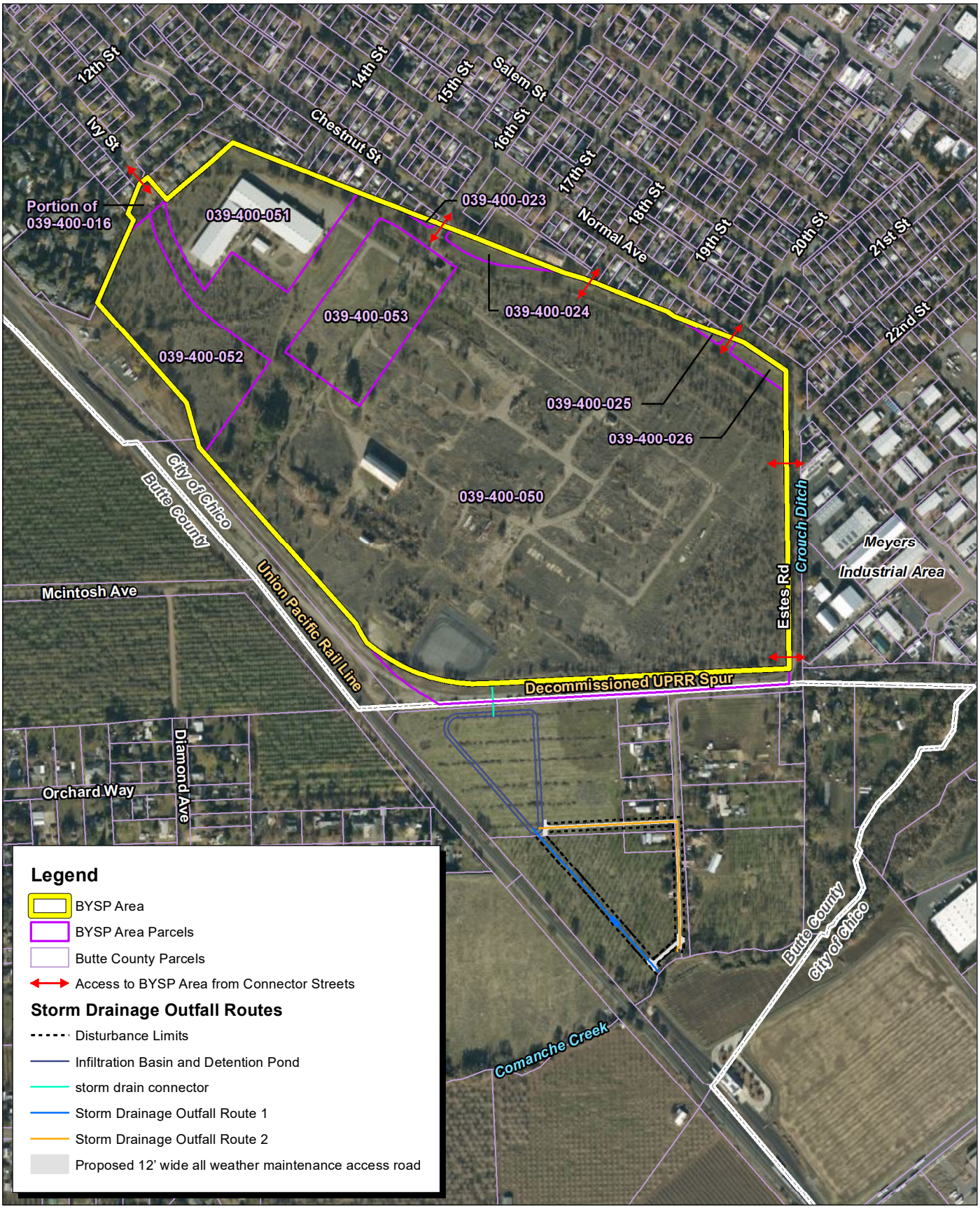

Source: Bing Aerial Imagery. Butte County Association of Governments; and NorthStar, 02/2023.

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650 325 0 650 Feet

Exhibit 3
Local Vicinity Map
Aerial Base

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SECTION 2: CULTURAL SETTING

The following is a brief overview of the prehistoric and historic background of the general area, which provides context to understand the relevance of resources found in the project site and vicinity. This section is not intended to be a comprehensive review of the current resources available; rather, it serves as a general overview.

Further details can be found in ethnographic studies, mission records, and major published sources, including Beardsley (1948), Bennyhoff (1950), Fredrickson (1973 and 1974), Kroeber (1925), Chartkoff and Chartkoff (1984), and Moratto (1984).

2.1 - Prehistoric and Ethnographic Background

In general, archaeological research in the greater San Francisco Bay Area and Northern California has focused on coastal areas, where large shellmounds were relatively easily identified on the landscape. This research and its chronological framework, however, is relevant to and has a bearing on our understanding of prehistory in areas adjacent to the San Francisco Bay, including modern Butte County.

The San Francisco Bay Area supported a dense population of hunter-gatherers over thousands of years, leaving a rich and varied archaeological record. The greater Bay Area was a place of incredible language diversity, with seven languages spoken at the time of Spanish settlement in 1776. The diverse ecosystem of the San Francisco Bay and surrounding lands supported an average of three to five persons per square mile but reached 11 persons per square mile in the North Bay. At the time of Spanish contact, the people of the Bay Area were organized into local tribelets that defended fixed territories under independent leaders. Typically, individual Bay Area tribelets included 200 to 400 people distributed among three to five semi-permanent villages, within territories measuring approximately 10 to 12 miles in diameter (Milliken et.al. 2007).

Native American occupation and use of the greater Bay Area, including the regions comprising Concord and Oakley, extended over 5,000-7,000 years and may be longer. Early archaeological investigations in Central California were conducted at sites located in the Sacramento-San Joaquin Delta region. The first published account documents investigations in the Lodi and Stockton area. The initial archaeological reports typically contained descriptive narratives, with more systematic approaches sponsored by Sacramento Junior College in the 1930s. At the same time, the University of California at Berkeley excavated several sites in the lower Sacramento Valley and Delta region, which resulted in recognizing archaeological site patterns based on a variation of inter-site assemblages. Research during the 1930s identified temporal periods in Central California prehistory and provided an initial chronological sequence. In 1939, researcher Jeremiah Lillard of Sacramento Junior College noted that each cultural period led directly to the next and that influences spread from the Delta region to their regions in Central California. In the late 1940s and early 1950s, researcher Richard Beardsley of the University of California Berkeley documented similarities in artifacts among sites in the San Francisco Bay region and the Delta and refined his findings into a

cultural model that ultimately became known as the Central California Taxonomic System (CCTS). This system proposed a uniform, linear sequence of cultural succession (Beardsley 1948).

To address some of the flaws in the CCTS system, D.A. Fredrickson introduced a revision that incorporated a system of spatial and cultural integrative units. Fredrickson separated cultural, temporal, and spatial units from each other and assigned them to six chronological periods: Paleo-Indian (12,000 to 8000 years Before Present [BP]; Lower, Middle, and Upper Archaic [8000 to 1500 BP], and Emergent [Upper and Lower, 1500 to 250 BP]). The suggested temporal ranges are similar to earlier horizons, which are broad cultural units that can be arranged in a temporal sequence. In addition, Fredrickson defined several patterns—a general way of life shared within a specific geographical region. These patterns include:

- Windmiller Pattern or Early Horizon (4500 to 3500 BP)
- Berkeley Pattern or Middle Horizon (3500 to 1500 BP)
- Augustine Pattern or Late Horizon (1500 to 250 BP)

Brief descriptions of these temporal ranges and their unique characteristics follow.

2.1.1 - Windmiller Pattern or Early Horizon (4500 to 3500 BP)

Characterized by the Windmiller Pattern, the Early Horizon was centered in the Cosumnes district of the Delta and emphasized hunting rather than gathering, as evidenced by the abundance of projectile points in relation to plant processing tools. Additionally, atlatl, dart, and spear technologies typically included stemmed projectile points of slate and chert but minimal obsidian. The large variety of projectile point types and faunal remains suggests exploitation of numerous types of terrestrial and aquatic species. Burials occurred in cemeteries and intra-village graves. These burials typically were ventrally extended, although some dorsal extensions are known with a westerly orientation and a high number of grave goods. Trade networks focused on acquisition of ornamental and ceremonial objects in finished form rather than on raw material. The presence of artifacts made of exotic materials such as quartz, obsidian, and shell indicate an extensive trade network that may represent the arrival of Utian populations into Central California. Also indicative of this period are rectangular Haliotis and Olivella shell beads, and charmstones that usually were perforated (Ragir 1972).

2.1.2 - Berkeley Pattern or Middle Horizon (3500 to 1500 BP)

The Middle Horizon is characterized by the Berkeley Pattern, which displays considerable changes from the Early Horizon. This period exhibited a strong milling technology represented by minimally shaped cobble mortars and pestles, although metates and manos were still used. Dart and atlatl technologies during this period were characterized by non-stemmed projectile points made primarily of obsidian. Fredrickson suggests that the Berkeley Pattern marked the eastward expansion of Miwok groups from the San Francisco Bay Area. Compared with the Early Horizon, there is a higher proportion of grinding implements at this time, implying an emphasis on plant resources rather than on hunting. Typical burials occurred within the village with flexed positions, variable cardinal orientation, and some cremations. As noted by Lillard, the practice of spreading ground ochre over the burial was common at this time (Lillard et al. 1939). Grave goods during this period are generally

sparse and typically include only utilitarian items and a few ornamental objects. However, objects such as charmstones, quartz crystals, and bone whistles occasionally were present, which suggest the religious or ceremonial significance of the individual (Lillard et al. 1939). During this period, larger populations are suggested by the number and depth of sites compared with the Windmiller Pattern. According to Fredrickson (1973), the Berkeley Pattern reflects gradual expansion or assimilation of different populations rather than sudden population replacement and a gradual shift in economic emphasis.

2.1.3 - Augustine Pattern or Late Horizon (1500 to 250 BP)

The Late Horizon is characterized by the Augustine Pattern, which represents a shift in the general subsistence pattern. Changes include the introduction of bow and arrow technology; and most importantly, acorns became the predominant food resource. Trade systems expanded to include raw resources as well as finished products. There are more baked clay artifacts and extensive use of Haliotis ornaments of many elaborate shapes and forms. Burial patterns retained the use of flexed burials with variable orientation, but there was a reduction in the use of ochre and widespread evidence of cremation (Moratto 1984). Judging from the number and types of grave goods associated with the two types of burials, cremation seems to have been reserved for individuals of higher status, whereas other individuals were buried in flexed positions. Research indicates that Augustine Pattern represents expansion of the Wintuan population from the north, which resulted in combining new traits with those established during the Berkeley Pattern (Johnson 1976).

Central California research has expanded from an emphasis on defining chronological and cultural units to a more comprehensive look at settlement and subsistence systems. This shift is illustrated by the early use of burials to identify mortuary assemblages and more recent research using osteological data to determine the health of prehistoric populations (Dickel et al. 1984). Although debate continues over a single model or sequence for Central California, the general framework consisting of three temporal/cultural units is generally accepted, although the identification of regional and local variation is a major goal of current archaeological research.

2.1.4 - Ethnographic and Historical Background

The Maidu

Historically, the project site is within a broader region occupied by Native American peoples known as the Maidu (Wilson and Towne 1978; Golla 2011). The Maidu had three distinctive linguistic and cultural groups, which also coincided with their geographical locations. These groups included: the Mountain or Northeastern Maidu, the Konkow or Northwestern Maidu, and the Nisenan or Southern Maidu (Riddell 1978). The original inhabitants in the Chico area were the Konkow (Koyom'kawi/Concow) branch, specifically, the Mechoopda. Their main settlement, Mikćapdo, was located on Little Butte Creek, four miles south of what is now downtown Chico.

Ethnographic literature suggests that political organization within Maidu communities was based on a settlement pattern of villages (Kroeber 1925; Riddell 1978). A central village included a circular, semi-subterranean assembly structure 20 feet in diameter, now commonly referred to as a roundhouse. A community was composed of three to five villages, and villages were relatively self-

sufficient Mechoopda villages consisted of 20 homes and housed on average of a total of 150-175 persons (Mechoopda Indian Tribe of Chico Rancheria 2023).

The fundamental basis of the Maidu economy was subsistence hunting, fishing, and collection of plant foods. Acorns were a dietary staple and were typically collected from oak groves at lower elevations (Riddell 1978). Heavily utilized oak varieties included black oak (*Quercus kelloggii*), canyon or golden oak (*Q. chrysolepis*), and interior live oak (*Q. wislizenii*). An annual crop of acorns could provide sustenance for a village for 2 years. Similar to other Sierra foothill groups, the Mechoopda and other Maidu groups maintained individual or family-level ownership of oak trees and the acorns they produced (Lightfoot and Parrish 2009). Other dietary resources included hazelnuts, buckeye, wild nutmeg, grass seeds, berries, various underground roots and bulbs, salmon, eel, birds/waterfowl, grasshoppers, and other insects. They also hunted large game animals including deer, elk, bear, and small mammals such as ground squirrels and jackrabbits, the latter of which were herded into long stretches of netting (Wilson and Towne 1978). Women gathered and prepared a wide array of vegetal crops. Roots, corms, bulbs, lupine greens, and clover greens were harvested in the spring. Numerous small plant seeds were gathered in the summer, as were blackberries.

A wide variety of tools and implements were employed to gather and process food resources. Among these were the bow and arrow, traps, nets, slings, snares, clubs, and blinds for hunting land mammals and birds, and salmon gigs, traps, and nets for fishing. Woven tools, including seed beaters, burden baskets, and carrying nets, as well as sharpened digging sticks, were used to collect plant resources. Baskets were either coiled or twined. Snowshoes were used for winter travel, and dugout canoes or log rafts were used for navigating or crossing the mountain waterways (Riddell 1978).

Prior to the discovery of gold in 1848 at Sutter's Mill near Coloma on the American River, the Mechoopda were little affected by European exploration. Their territory was encroached upon occasionally by Spanish explorers and American trappers. From 1828 to 1836, trappers and hunters from the Hudson Bay Company entered the region. Their activities depleted the mammalian population of the region. In 1833, a party under the direction of Michael La Framboise reported killing 395 elk, 17 bears, and eight antelopes in Sutter Butte (Mechoopda Indian Tribe of Chico Rancheria 2023).

With the discovery of gold in 1848, tens of thousands of fortune seekers entered the region and with them, the mass introduction of diseases into California native populations. A great epidemic swept the Sacramento Valley in 1833 and all but decimated the Mechoopda. While there were no official extermination programs, the spread of disease and direct acts of violence inflicted on the Maidu were devastating, as was the loss of land and territory, including traditional hunting and gathering locales (Powers 1877). An estimated 75 percent of the Mechoopda population perished due to the introduction of diseases such as smallpox (Mechoopda Indian Tribe of Chico Rancheria 2023).

2.2 - Regional Historic Background

The history of Northern California can be divided into several periods of influence; pertinent historic periods are briefly summarized below.

2.2.1 - Spanish and Mexican Exploration and Settlement

The Spanish Period (1769-1821)

The Eastern Miwok first came into contact with European explorers during the sixteenth century beginning with Sir Francis Drake's expedition in 1579, followed by Sebastián Rodriquez Cermeño in 1595. It is not until the later part of the eighteenth century that Europeans (primarily the Spanish) return to the region. Spanish colonial policy from 1769-1821 was directed at the founding of presidios, missions, and secular towns, with the land held by the Crown. The establishment of the Spanish Mission system brought drastic and permanent changes to the Coast Miwok way of life. By the early 1800s, the mission fathers began a process of cultural change that brought the majority of the local Native Americans into the missions. At the expense of traditional skills, the neophytes were taught the pastoral and horticultural skills of the Hispanic tradition. Spanish missionaries traveled into the Valley to recapture escaped neophytes and recruit inland Native Americans for coastal missions, such as nearby Mission San Rafael, which was established in 1817. In 1834, the Mission system was officially secularized, and the majority of the mission Native American population dispersed to local ranches, villages, or nearby pueblos. Following the collapse of the mission system, many of the local Native Americans returned to Northern California, bringing with them language and agricultural practices learned from the Spanish. During the latter half of the nineteenth century, the size of all Coast Miwok populations dwindled dramatically, due to the spread of European settlements and the diseases the Europeans brought with them (Kroeber 1925).

The Mexican Period (1821-1848)

With the declaration of Mexican independence in 1821, Spanish control of Alta California ended, although little change occurred. Political change did not take place until mission secularization in 1834, when Native Americans were released from missionary control and the mission lands were granted to private individuals. Mission secularization removed the social protection and support on which Native Americans had come to rely. It exposed them to further exploitation by outside interests, often forcing them into a marginal existence as laborers for large ranchos. Following mission secularization, the Mexican population grew as the native population continued to decline. Anglo-American settlers began to arrive in Alta California during this period and often married into Mexican families, becoming Mexican citizens, which made them eligible to receive land grants. In 1846, on the eve of the U.S.-Mexican War (1846 to 1848), the estimated population of Alta California was 8,000 non-natives and 10,000 natives. However, these estimates have been debated. Researchers believe the Native American population was 100,000 in 1850; the U.S. Census of 1880 reports the Native American population as 20,385 (Cook 1955, Cook 1976).

2.2.2 - Euro-American Expansion

During this period, and prior, Native American populations were declining rapidly because of an influx of Euro-American diseases. In 1832, a party of trappers from the Hudson's Bay Company, led by John Work, traveled down the Sacramento River unintentionally spreading a malaria epidemic to Native Californians. Four years later, a smallpox epidemic decimated local populations, and it is estimated that up to 75 percent of the native population died (Cook 1955).

After the upheaval of the Bear Flag Revolt in 1846, and the result of the Treaty of Guadalupe Hidalgo in 1848, California became a United States territory. In 1848, James W. Marshall discovered gold at Coloma in modern-day El Dorado County, which started the California Gold Rush into the region that forever altered the course of California's history. The arrival of thousands of gold seekers in the territory contributed to the exploration and settlement of the entire State. By late 1848, approximately four out of five men in California were gold miners.

The California Gold Rush originated along the reaches of the American River and other tributaries to the Sacramento River, and Hangtown, present-day Placerville, became the closest town offering mining supplies and other necessities for the miners in El Dorado County. Gold subsequently was found in the tributaries to the San Joaquin River, which flowed north to join the Sacramento River in the Great Delta east of San Francisco Bay (VMSF 2006).

By 1864, the California Gold Rush had essentially ended. The rich surface and river placers were largely exhausted and the miners either returned to their homelands or stayed to start new lives in California. After the Gold Rush, people in towns such as Jackson, Placerville, and Sonora turned to other means of commerce, such as ranching, agriculture, and timber production. With the decline of gold mining, agriculture and ranching came to the forefront in the State's economy. California's natural resources and moderate climate proved well-suited for cultivation of a variety of fruits, nuts, vegetables, and grains (Beck and Haase 1974).

2.2.3 - Butte County and the City of Chico

The following historical section on the City of Chico is an excerpt from Samantha Murray's California Department of Parks and Recreation (DPR) form for the Engineering Building and Match Block Storage Building of the Diamond Match Company (Murray 2023).

Home to the Maidu and Patwin Native American Tribes, the end of the Mexican-American War brought settlers to the region seeking land grants. In 1843, two men came from Sacramento (known then as Sutter's Fort) to the present-day Chico area on a hunting expedition. Edward A. Farwell and William Dickey were interested in obtaining land grants in the area and were successful. Farwell chose the land to the south of the Sacramento River, and Dickey chose the land to the north. Dickey named his land Arroyo Chico, meaning small creek (Wells 1882). Their land grant would become part of Butte County, which was incorporated February 18, 1850, making it one of the original 19 counties in California.

During the same period, General John Bidwell visited the future area of Chico and purchased land from Dickey and Farwell. Bidwell was born in New York in 1819 and spent his childhood working on his father's farm. When he was 19, he moved west to Ohio where he settled as a school master for two years. Following his time in Ohio, he continued west to Missouri and settled on a plot of land on the west side of the Missouri River. However, while Bidwell was on a trip to St. Louis, a claim jumper built a cabin on his land in Missouri and forced him out. Unable to reclaim his land, Bidwell continued further west to California and met with John Sutter in Sacramento (Moon 2003). Bidwell pioneered one of the first successful emigrant parties of Americans to the State of California. Bidwell

worked as a business manager for Sutter at Sutter's Fort where he worked for several years before becoming a naturalized Mexican citizen (Wells 1882).

After the end of Bidwell's military service, he returned to Sutter's Mill near Coloma in Northern California. In 1848 gold was discovered on the banks of the South Fork of the American River. This prompted Bidwell to seek out gold in neighboring areas, and he went on to discover traces of gold on the Feather River near Oroville, California. Bidwell acquired a sizable fortune from his mining efforts and founded Bidwell's Bar, a bar that served the small prosperous City that resulted from the discovery of gold. This bar still exists below the Oroville Reservoir. In 1849, Bidwell returned to the Rancho Arroyo Chico and purchased half of Dickey's land, and in 1851, he purchased the second half. In 1849, Bidwell constructed the first house in Chico that would be destroyed by fire in 1852 and rebuilt as "Bidwell's Adobe" (no longer extant) along an old pack trail that would go on to become the Marysville Shasta Road, used by miners and explorers who searched for gold in the Sacramento Valley. The adobe also included a small store, establishing itself as Chico's first commercial market. The first United States mail service arrived in Chico in 1851 and the town's first postmaster was A.H. Barber (Hoover 1966).

Before the start of the 1860s, all the developments south of Chico Creek were located on Bidwell's land. In 1860, things changed when Bidwell commissioned the town-plat of Chico by the Butte County surveyor, J.S. Henning. By 1861, the first brick and mortar store was constructed on the corner of First and Main Streets by E.B. Pond, a developer who moved to the area. Another developer, Richard Breese, moved to town and built a house, which encouraged others to develop the area. Chico became a new start for those individuals leaving the mining camps and small settlements in the foothills who intended to begin new agricultural pursuits (Wells 1882).

Bidwell was also known for his philanthropic efforts in the early years of Chico. He donated land to schools and congregations such as Woodman's Academy, Chico's most prominent private school that opened in 1862 on Block 81. Jane H. Voorhees was the first teacher and Chico's first public school was built in 1866, serving the area for almost a century and was named the Salem Street School. One additional school not built on Bidwell's donated land was the Oakdale School building that opened in 1874 and operated until the late 1940s. In 1868, construction was completed on the Bidwell Mansion, the home General Bidwell and his wife Annie would live in from the time of their marriage until the end of their lives. Henry. W. Cleveland was the architect of the house (Bidwell Mansion Association 2023).

Throughout the 1860s, Chico would go on to become the principal market for wheat that serviced all of Butte County. The acreage dedicated to wheat increased rapidly during this time and created a trade that boosted the local economy. In 1864, Chico's population was 500 and several small businesses began to fill the City streets including a brewery, law office, and a tin and stove store. In 1870, things changed for Chico due to the construction of the Oregon and California Railroad. Prior to the use of the railroad, traders relied on the Sacramento River, six miles away from town, and horse and wagons to transport their goods and conduct business operations with other local cities. The railroad created a more efficient trade route, which led to more rapid development in Chico and Butte County. The County went on to become a leader in pine production and soon constructed five

lumber yards; two mills; a foundry; two blacksmith shops; five harness makers; three livery stables; two wagon makers; one brewery; one sash, door, and blind factory; and 13 saloons (Reid 2008).

The City of Chico was officially incorporated in 1872. General Bidwell continued his philanthropic efforts by donating a lot on Main Street, known at that time as the station house, to serve as the site for City Hall. A two-story station house was built on the site, with the main floor containing six large rooms to function as offices, and three cells to hold public offenders, and a second-floor functioning primarily as a large room for public meetings. In 1974, Bidwell also donated a park to the City of Chico, which was intended to be the site of a county courthouse. However, he failed to secure Chico as the county seat and a courthouse was never built. The park instead became the center of downtown (Reid 2008).

During the 1870s, lumber replaced wheat production as the main industry for the area. This prosperity had a significant impact on the architectural development in the area. For more than a decade the lumber industry provided accessible building material for local construction endeavors, accelerating the development of Chico. However, this was hindered by a series of fires in the 1870s that nearly destroyed a large portion of wooden buildings in Chico. From this point forward, the City required new buildings to be constructed of fire resistant brick. The fires also led to the establishment Chico's first volunteer fire company (Schwimmer 2011).

In 1871, Chico Flume and Lumber Company set up two sawmills along Big Chico Creek. In 1875, they changed names to the Sierra Flume and Lumber Company and would go on to become the largest lumber enterprise in the world by 1877. However, this rapid success happened too fast, and by the turn of the century, the Company was in financial trouble and needed to sell the Company land it had acquired in Chico. At the same time that the Sierra Flume and Lumber Company began to fail, the Diamond Match Company began to reach success. In 1901, the Chico Investment Company facilitated the transition of the Sierra Flume and Lumber land to the Diamond Match Company. The facilitation and establishment of the Chico Investment Company was the work of several key executives of the Diamond Match Company, most notably John Heard Comstock and Fred M. Clough. Once under the ownership of the Diamond Match Company, Clough was appointed the first Pacific Coast manager for the Diamond Match Company. The Chico location opened in 1903, and in 1904 and 1905, buildings were constructed to support operations at this facility. The site had multiple buildings, yards, and a machine shop. The Diamond Match Company would be an industrial fixture for Chico until the sale of the plant in 1984 and its closure in 1989 (Booth 2005).

Industrialization and the arrival of the railroads influenced development in Chico, but agriculture still played a significant role in the economic system for the City throughout the nineteenth and twentieth centuries. In the 1870s, farmers in Chico were producing a variety of crops, including wheat, barley, almonds, figs, and a variety of fruits. In the 1880s, barley became an important crop to the local economy when it was used for the Chico Brewery. The variety of plants and products produced not only in Chico, but also throughout California greatly increased due to the City being chosen to be a U.S. Agricultural Experiment Station. The success and diversification of crops in cities like Chico would prove to be key to efforts in World War I, as Chico became a huge contributor of food for the war effort. An example of this is seen with the explosion of the rice industry from its

introduction in Chico in 1910 to the end of World War I in 1918, when Butte County grew 30,000 acres of rice (Moon 2003).

Agricultural support services such as canning, drying, and packing also became a significant contributor to the growth and development of the area. The industry was taken to a new level with the establishment of CalPak/Del Monte Plant #64 in Chico in 1919. CalPak/Del Monte was a very successful canning and fruit processing company in California that started in 1916 and had a significant effect on cities like Chico. The Company created jobs for people in the processing sector of agriculture instead of the traditional farming sector and played an important role in the agricultural sector throughout most of the twentieth century. The major function of the Chico plant was the packaging of prunes and apricots starting in 1919 (Holmes 2013).

By the 1920s, Chico had taken steps to make itself a modern city with the creation of paved streets, increased suburban development, public parks, and the planning of State Highway 99. In the 1920s, the City paved streets and removed wooden sidewalks. The City's growth in the early twentieth century began to shift away from its agricultural roots and became more urbanized. By 1920, the County's population was 15,517 and 42.2 percent of the population was considered urban. In comparison, in 1910 the population was 27.9 percent urban and only 15.34 percent urban in 1900 (Moon 2003).

While the population shifted to the focus of urbanization, so did the architecture and the landscape of Chico. In 1905, Annie Bidwell donated Bidwell Park to the City, which encompasses more than 1,900 acres for public use. This large public park cuts through the northeastern part of the City and continues to serve as a public open space (Booth 2005). In 1913, healthcare advancements led to the opening of Enloe Hospital which sparked additional healthcare center developments throughout the rest of the twentieth century. In 1916, the Chico Municipal Building was constructed and created the framework for a City plaza, along with the post office, in the downtown area. Another shift in downtown also occurred in the form of businesses removing wooden awnings and posts from their storefronts and creating more open sidewalks and streetscape. There were also various movie productions filmed in Chico in the early twentieth century, including *Robin Hood*, *Gone with the Wind*, *Kane*, *Last of the Cowboys*, *Folly of a Life of Crime*, and *Alamo Charlie*. With all of the City's modernization, it aspired to be the new county seat for Butte County in the 1914 race, however, this goal was not realized (Moon 2003).

Chico also continued to advance due to the introduction of aviation to the region when a municipal airport was planned to be constructed in 1935 immediately north of the City. However, these plans halted due to World War II when the land was leased by the War Department to establish an Army Corps base. This ended up having a significant impact on Chico's residential and commercial development patterns and brought many new people to the area who were employed and trained at the base. At the height of its use, the Army base employed 4,000 people, and thousands of people received basic training or support training at the facility. When the base closed in 1945, many of the people who came to the area decided to permanently relocate to Chico. This resulted in a local population boom, leading to the quick and cost-effective construction of housing, with one of the most popular options being ranch style homes. This development and suburbanization continued

throughout the 1940s and 1950s, leading to the need to also construct churches, schools, service stations, and infrastructure improvements for the streets and parking (Booth 2005).

In the late 1940s, a Greyhound Depot was built in Chico to provide bus transportation to and from the area. The Hotel Oaks was constructed downtown and was Chico's only 6-story building at the time. California State University, Chico gained a rapid influx of students in 1960 as the first wave of baby boomers began enrolling. The University underwent an expansion in 1975 to accommodate the higher levels of enrollment and modernize the campus with buildings such as a Performing Arts Center. Several improvements were made to Bidwell Park during the mid-to-late-century to provide greater recreation opportunities for new residents, including the construction of a bath house and new playground at the One Mile Recreation Area. In 1964, the Bidwell Mansion was acquired by the California State Park System from California State University, Chico, who designated it as a Historical Monument and created a small city park surrounding it called the Bidwell Mansion State Historic Park (Bidwell Mansion Association 2023). In 1981, the Chico Heritage Association was incorporated to promote the historic preservation of the historical downtown areas of the City. The organization has been successful in completing a survey of buildings in Chico to identify them for potential historical significance. In present-day, Chico is a City of more than 100,000 people and is the most populous city in Butte County (United States Census Bureau 2023).

SECTION 3: RESULTS

3.1 - Records Search

3.1.1 - Northwest Information Center Records Search

On September 7, 2022, a records search for the project site and a 0.5-mile radius beyond the project site's boundary was conducted at the NEIC located at California State University in Chico, California. The current inventories of the NRHP, the CRHR, the CHL list, the CPHI list, and the BERD for Butte County were also reviewed to determine the existence of previously documented local historical resources.

The results of the records search indicate that there are three recorded historical cultural resources within the project site (Table 1). This includes the Match Block Storage Building (P-04-004121), the Main Power House (P-04-004122), and the Engineering Building (P-04-004123). There are 37 historic resources within a 0.5-mile radius of the project site (Table 2). In addition, two survey reports (Table 3) are on file with the NEIC for the project site and an additional 17 reports for a 0.5-mile search radius beyond the project site (Table 4). The two reports within the project site are linear studies that surveyed the southern and eastern boundary of the project site. This indicates that the majority of the project site has not been previously surveyed for cultural resources. Confidential NEIC records search results can be found in Appendix B.

Table 1: Recorded Cultural Resources Within the Project Site

Resource No.	Resource Description	Date Recorded
P-04-004121	Resource Name–Carpenter Shop; Other–Match Block Storage Building; OHP Property Number–049537; OHP PRN–5926-0165-0000[4]	1983
P-04-004122	Resource Name–Apiary Department; Other–Main Power House; OHP Property Number–049536; OHP PRN–5926-0164-0000[5]	1983
P-04-004123	Resource Name–Lumber Warehouse; Other–Engineering Department (Machine Shop); OHP Property Number–049535; OHP PRN–5926-0163-0000[6]	1983
Source: Northeast Information Center (NEIC) Records Search. September 7, 2022.		

Table 2: Recorded Cultural Resources Within a 0.5-mile Radius of the Project Site

Resource No.	Resource Description	Date Recorded
P-04-000712	Resource Name–"The Junction"	1980
P-04-000713	Unnamed Resource	1980

[4] Referred to as the Match Block Storage Building in this document.
[5] Referred to as the Main Power House in this document.
[6] Referred to as the Engineering Building in this document.

Resource No.	Resource Description	Date Recorded
P-04-003910	OHP Property Number–049381; Resource Name–Malloy House; OHP PRN–5926-0023-0000	1983
P-04-003956	Resource Name–Seventh Day Adventist Church; Other–Apostolic Gospel Temple; OHP Property Number–049443; OHP PRN–5926-0076-0000	1982
P-04-003957	Resource Name–Bill Betty House; OHP Property Number–049444; OHP PRN–5926-0077-0000	1983
P-04-003958	Resource Name–Andersen's Blacksmith Shop; OHP Property Number–49445; OHP PRN–5926-0078-0000	1982
P-04-003959	OHP Property Number–049446; OHP PRN–5926-0079-0000	1983
P-04-003960	OHP Property Number–049447; OHP PRN–5926-0080-0000	1983
P-04-003982	Resource Name–South of Campus Neighborhood; Other–5926-239-9999 (1-165); OHP Property Number–73320; National Register–NPS-91000636-9999; OHP PRN–04-0004; OTIS Resource Number–474179	1988
P-04-004001	Resource Name–Chico Brewery Building; Other–Chico Brewery; OHP Property Number–049453; OHP PRN–5926-0086-0000	1981
P-04-004005	Resource Name–Mary Crouch Cottage; OHP Property Number–049457; OHP PRN–5926-0070-0000	1982
P-04-004006	Resource Name–Sacramento Valley Hospital; Other–"The Castle"; OHP Property Number–049458; OHP PRN–5926-0091-0000	1982
P-04-004010	Resource Name–Lobdell Building; Other–Lobdell Brothers Cleaners & Dyers; OHP Property Number–049487; OHP PRN–5926-0115-0000	1983
P-04-004017	Resource Name–Swearingen House; Other–"The Victorian"; OHP Property Number–049495; OHP PRN–5926-0123-0000	1983
P-04-004056	Resource Name–Reorganized Church of Jesus Christ of Latter Day Saints; OHP Property Number–049533; OHP PRN–5926-0161-0000	1983
P-04-004057	Resource Name–Old Redeemer Lutheran Church; Other–Redeemer Lutheran Church; OHP Property Number–049534; OHP PRN–5926-0162-0000	1983
P-04-004058	Resource Name–Clough Home; OHP Property Number–049538; OHP PRN–5926-0166-0000	1983
P-04-004059	Resource Name–Diamond Match Home; Other–J. E. Hibbert Home; OHP Property Number–049539; OHP Z-number–5926-0167-0000	1983
P-04-004060	Resource Name–Diamond Match House; Other–Finnel House; OHP Property Number–049540; OHP PRN–5926-0168-0000	1983
P-04-004061	Resource Name–Clark House; Other–Thomasson House; OHP Property Number–049541; OHP PRN–5926-0169-0000	1983
P-04-004062	Resource Name–E. D. Sharp Home; OHP Property Number–049542; OHP PRN–5926-0170-0000	1983
P-04-004063	Resource Name–Bruce Home; OHP Property Number–049543; OHP PRN-5926-0171-0000	1983

Resource No.	Resource Description	Date Recorded
P-04-004073	Resource Name–W. W. Head House; OHP Property Number–049600; OHP PRN–5926-0183-0000	1984
P-04-004102	OHP Property Number–049631; OHP PRN–5926-0214-0000	1984
P-04-004103	Resource Name–Armbruster House; OHP Property Number–049632; OHP PRN–5926-0215-0000	1984
P-04-004105	Resource Name–L. N. Lewis House; OHP Property Number–049635; OHP PRN–5926-0218-0000	1984
P-04-004106	Resource Name–S. H. Chalmers House; OHP Property Number–049636; OHP PRN–5926-0219-0000	1984
P-04-004107	Resource Name–Cook Home; Other–Perley Home; OHP Property Number–049637; OHP PRN–5926-0220-0000	1984
P-04-004108	Resource Name–W. R. Honodel House; Other–Tau Gamma Theta; OHP Property Number–049638; OHP PRN–5926-0221-0000	1984
P-04-004109	Resource Name–Welschke House; OHP Property Number–049639; OHP PRN–5926-0222-0000	1984
P-04-004113	Resource Name–Keyawa Home; OHP Property Number–049643; OHP PRN–5926-0226-0000	1984
P-04-004114	Resource Name–Rock House; Other–Leo Palmiter House; OHP Property Number–049644; OHP PRN–DOE-04-98-0001-0000; OHP PRN HUD971120C; OHP PRN–5926-0227-0000; OHP PRN–HUD890420A	1984
P-04-004115	Resource Name–Arthur Lammers House; OHP Property Number–049645; OHP PRN–5926-0228-0000	1984
P-04-004116	Resource Name–J. Culver House; OHP Property Number–049646; OHP PRN–5926-0229-0000	1984
P-04-004117	Resource Name–J. H. Ballew House; OHP Property Number–049647; OHP PRN–5926-0230-0000	1984
P-04-004118	Resource Name–Albert F. Jones House; OHP Property Number–049648; OHP PRN–5926-0231-0000	1984
P-04-004468	Other–UPRR Valley Subdivision Milepost (MP) 182.72 Railroad Bridge	2019
Source: Northeast Information Center (NEIC) Records Search. September 7, 2022.		

Table 3: Previous Investigations Within the Project Site

Report No.	Report Title/Project Focus	Author	Date
NEIC-004658	Cultural Resources Survey for the Level (3) Communications Long Haul Fiber Optics Project: Segment WPO4: Sacramento to Redding	Nelson, Wendy J., Maureen Carpenter, and Kimberley L. Holanda	2000
NEIC-007362	Cultural Resources Final Report of Monitoring and Findings for the Qwest Network Construction Project, State of California	Arrington, Cindy and Bryon Bass	2006
Source: Northeast Information Center (NEIC) Records Search. September 7, 2022.			

Table 4: Previous Investigations Within a 0.5-mile Radius of the Project Site

Report No.	Report Title/Project Focus	Author	Date
NEIC-000144	Summary Report: Environmental Impact Analysis for the Proposed Development of a Little Chico Creek Green Belt, Chico, California	Dorthy Cross and Richard Thorn	1975
NEIC-000190	Archaeological Reconnaissance of the Dayton Road Realignment Project No. 44191- 75-1, Chico, California	Keith Johnson	1980
NEIC-000827	Technical Report: Cultural Resources Survey for the US Sprint Fiber Optic Cable Project–Oroville, California to Eugene, Oregon	Minor, Rick, Jackson Underwood, Rebecca Apple, Stephen Dow Beckham, and Clyde Woods	1987
NEIC-003185	Archaeological Inventory Survey of the Otterson Drive Extension Project, Evaluation of Two Alternative Alignments. City of Chico, Butte County, California	Peter M. Jensen	1999
NEIC-004658	Cultural Resources Survey for the Level (3) Communications Long Haul Fiber Optics Project: Segment WPO4: Sacramento to Redding	Nelson, Wendy J., Maureen Carpenter, and Kimberley L. Holanda	2000
NEIC-007231	Archaeological Field Reconnaissance of the Myers Street Assessment District, Butte County, California	Gregory Henton	1978
NEIC-007283	Archaeological Inventory Survey for the Mulberry Street Development Involving APN 005-465-013, City Lot on the East Side of Mulberry Street, City of Chico, Butte County, California	Peter M. Jensen	2006
NEIC-007318	Archaeological Survey for the Juscor Investment, Inc. property (AP #63-20-01)	Richard Markley	1977
NEIC-007362	Cultural Resources Final Report of Monitoring and Findings for the Qwest Network Construction Project, State of California	Arrington, Cindy and Bryon Bass	2006
NEIC-007491	Archaeological Survey Report for the Chico Urban Area Nitrate Compliance Plan Environmental Impact Report Project, Chico, California	Westwood, Lisa and Russell Bevill	2000
NEIC-007937	An Archaeological Evaluation of the Guillen-Hagen Land Project, Chico, Butte County California	Lori Harrington	2007
NEIC-008152	Archaeological Inventory Survey for Hegan Business Park, AP #39-06-115, 36.5 Acres, Hegan Lane Near Comanche Creek, Southwest Chico, Butte County, California	Peter M. Jensen	1994
NEIC-008153	Archaeological Inventory Survey of the City of Chico's Proposed Storm Drain Trunk Line Project, Locust Street to Outfall at Little Chico Creek, Chico, Butte County, California	Peter M. Jensen	1994

Report No.	Report Title/Project Focus	Author	Date
NEIC-010724	Field Office Report of Cultural Resources Ground Survey Findings for the Brush Management	Rachael Morgan	2009
NEIC-011444	Archaeological Inventory Survey: Proposed BCAG Transit Project, c. 13-acres, City of Chico, Butte County, California	Sean Jensen	2011
NEIC-014191	Cultural Resources Survey Report for NRCS Project #16FY04-0002: Proposed Kohnke Sprinkler Irrigation Project, Butte County, California	Robert McCann	2016
NEIC-014657	Cultural Resources Survey Report for NRCS Project #16FY04-0002: Proposed Kohnke Sprinkler Irrigation Project, Butte County, California	Robert McCann	2016
Source: Northeast Information Center (NEIC) Records Search. September 7, 2022.			

3.1.2 - Historic Aerials

A review of 13 historic aerials depicting the project site from 1941 until 2020 indicate that in the earliest aerial in 1941, the BYSP Area consisted of numerous buildings associated with the Diamond Match Company. A full inventory of these buildings can be found the Historic Built Environment Survey Report conducted for the project site (Murray 2023). Significant buildings include the Engineering Building, Match Block Storage Building, Main Power House (also known as the "Apiary"), Blacksmith Shop, Lumber Warehouse 1, and Lumber Warehouse 2. These buildings remained on-site until 1984 when many of them were demolished except for Lumber Warehouses 1 and 2, the Planing Mill and Box Factory, the Steam Dry Kilns, the Foundry, the Retail Lumber Shed, the Block and Shook Shop, the Block Storage building, Warehouse No. 4, the Crane Shed, the newer Planing Mill, the Cut-Up Shop, the Sorting Shed, and two Lumber Storage Sheds (Historical Aerials 2023). The Louisiana-Pacific Company who purchased the BYSP Area from the Diamond Match Company in 1984 constructed a large warehouse in the northwestern portion of the project site, a guard house and guard booth on the central northern boundary of the project site that same year. In 1998, a storage shed was built in the central portion of the BYSP Area adjacent to the Engineering Building. The Main Power House, referred to as the "Apiary" for its use in honey production, was destroyed in a fire in 2004. As of 2020, only the Engineering Building, the outer walls of the Match Block Storage Building, storage shed, guard house, guard booth, and large Warehouse remained.

3.1.3 - Native American Heritage Commission Record Search

On September 1, 2022, FCS sent a letter to the NAHC in an effort to determine whether any sacred sites are listed on its Sacred Lands File for the project site. A response was received on October 31, 2022, indicating that the Sacred Lands File search produced a negative result for Native American cultural resources in the project site. The NAHC included a list of 10 Tribal representatives available for consultation. To ensure that all Native American knowledge and concerns over potential TCRs that may be affected by implementation of the proposed project are addressed, FCS sent letters to all 10 Tribal representatives on April 17, 2023. A response was received from the KonKow Valley Band of Maidu on April 18, 2023, deferring to the Mechoopda Indian Tribe for additional

information. No additional responses have been received to date. A copy of the NAHC record searches and Native American tribal correspondences can be found in confidential Appendix C.

3.2 - Pedestrian Survey and Buried Site Potential

3.2.1 - Pedestrian Survey

On December 16, 2022, FCS Senior Archaeologist Dana DePietro, PhD, RPA, and FCS Archaeologist and Historian Ti Ngo conducted a pedestrian survey for unrecorded cultural resources in the project site. The survey began in the southeast corner of the project site and moved north and west, using north–south transects spaced at 10-meter intervals. All areas of the project site (the BYSP Area, off-site improvement area, and the Stormwater Alignment Option Areas) were closely inspected for culturally modified soils or other indicators of potential historic or prehistoric resources. Because of the high level of vegetation across the project site, visibility of native soils was less than 7 percent. A large portion of the soils in the central portion of the project site were highly disturbed due to the Diamond Match Company Factory's operations from 1903 to 1975. The sections where native soils were visible were closely inspected using a hand trowel. Visible soils were largely composed of medium brown (7.5YR 3/4) dark brown alluvial clay soil, interspersed with chalk, basalt, schist, and river stones ranging from 3 to 5 centimeters.

Survey conditions were documented using digital photographs and field notes. During the survey, Dr. DePietro and Mr. Ngo examined all areas of the exposed ground surface for prehistoric artifacts (e.g., fire-affected rock, milling tools, flaked stone tools, toolmaking debris, ceramics), soil discoloration and depressions that might indicate the presence of a cultural midden, faunal and human osteological remains, and features indicative of the former presence of structures or buildings (e.g., postholes, standing exterior walls, foundations) or historic debris (e.g., glass, metal, ceramics). No indications of prehistoric archaeological resources were found over the course of the pedestrian survey.

During the course of the survey, Dr. DePietro and Mr. Ngo encountered two previously recorded resources on the project site. This consisted of the Engineering Building (P-04-004123) and the Match Block Storage Building (P-04-004121). A previously recorded resource, the Main Power House also known as the "Apiary" (P-04-004122) was destroyed in a fire in 2004 and only the exposed foundation and one wall of the original structure remained. Three additional structures were found during the course of the survey. This consisted of the large Warehouse in the northwestern portion of the project site, a guard house and guard booth on the central northern boundary of the project site, and a storage shed in the central portion of the project site adjacent to Engineering Building. Dr. DePietro and Mr. Ngo recommended that these existing structures be evaluated for their eligibility as a historic resource under the NRHP, CRHR, and local listings. During the course of the survey, remnants of foundations and pipes from the previous structures were observed in the central portion of the project site, however no surface indications of trash piles or subsurface archaeological elements that may have recoverable data potential were observed.

Dr. DePietro and Mr. Ngo also surveyed a triangular-shaped parcel south of the Barber Yard complex referred to as the off-site improvement area, and the Stormwater Alignment Option Areas. This parcel is bounded Union Pacific Railroad tracks to the southwest, Estes Road in the north, and

residential housing in the east. The survey team encountered isolates of a nail and two metal hooks adjacent to the UPRR tracks along the southwest corner of the parcel. No other archaeological or historical resources were found in the course of the pedestrian survey. Pedestrian survey photographs can be found in confidential Appendix D.

3.2.2 - Buried Site Potential

In addition to the pedestrian survey, the potential for yet identified cultural resources in the project site and vicinity was reviewed against relevant geologic and topographic geographic information system data for the general area and information from other nearby projects. The project site was evaluated against a set of criteria identified by a geoarchaeological overview that was prepared for the California Department of Transportation (Caltrans) District 3 (Meyer and Rosenthal 2008) This study mapped the "archaeological sensitivity," or potential to support the presence of buried prehistoric archaeological deposits in the Central Valley, based on relevant geology and environmental parameters including distance to water and landform slope. This study concluded that sites consisting of flat, Holocene-era deposits in close proximity to water resources had a moderate to high probability of containing subsurface archaeological deposits when compared to earlier Pleistocene deposits situated on slopes or further away from drainages, lakes, and rivers. The study conducted by Jack Meyer and Jeffrey Rosenthal concluded that the City of Chico has a high potential for encountering prehistoric archaeological resources during subsurface construction.

According to the USGS Survey of the Butte County conducted in 1992 by G.J. Suacedo and D.L. Wagner, the project site is situated upon the Pleistocene Modesto formation, which abuts Holocene soils in the northeastern and southwestern portion of the project site. All Holocene-era deposits have the potential to contain archaeological deposits, which increases with the ease of the slope and proximity to water resources. Comanche Creek runs to the south of the project site while Little Chico Creek is to the north of the project site. The NEIC record search results, NAHC Sacred Lands File record search results, and nearby water resources nearby indicates that there is a moderate probability of encountering prehistoric archaeological resources during subsurface construction. Furthermore, given the history of industrial use within the project site for the Diamond Match Company, there is moderate to high potential for unanticipated buried historical cultural resources to be impacted and encountered during project construction. While the demolition and destruction of buildings associated with the Diamond Match Company Factory has undermined the BYSP Area as a historic district, there is a possibility of encountering unknown elements of the district during subsurface construction.

3.2.3 - Architectural and Historical Resources Assessment for the Existing Structures in the Project Site

The following is a summary of a built environmental assessment of the existing six structures in the project site conducted by Architectural Historian, Samantha Murray, MA, Marlena Krcelich, and Sarah Corder, MFA, to determine their historical significance and potential inclusion into the CRHR, and NRHP, and local listings. A Built Environment Assessment Report along with DPR Series 523 forms can be found in Appendix F to the CRA.

The Warehouse, guard house, and guard booth were constructed by the Louisiana-Pacific Corporation after its purchase of the BYSP Area from the original owner, the Diamond Match Factory Company. The storage shed was constructed in 1998 after ownership of the BYSP Area was transferred from the Louisiana-Pacific Corporation to Jeff Greening. These structures are utilitarian in design (e.g., the guard house and storage facility) and less than 45 years in age and do not appear to qualify for the CRHR or NRHP (Murray 2023).

The Main Power House (the Apiary), Engineering Building, and the Match Block Storage Building were previously evaluated in 1983 and given a status code of 3D, indicating their eligibility as a contributor to a historic district. Several other buildings associated with the Diamond Match Company complex were still extant at this time. These included: the Engineering Building, Match Block Storage Building, Main Power House (the Apiary), Blacksmith Shop, Lumber Warehouse 1, Lumber Warehouse 2, Main Office, Retail Lumber Shed, Box Factory and Planing Mill, Steam Dry Kilns, Warehouse No. 4, Planing Mill No. 2, Cut Up Shop, Sorting Shed, Blacksmith Shop, Apiary Storage, and Block and Shook Shop. These buildings remained on-site until 1994 when many of them were demolished except for the Engineering Building, Lumber Warehouses 1 and 2, the Planing Mill and Box Factory, the Steam Dry Kilns, the Foundry, the Retail Lumber Shed, the Block and Shook Shop, the Block Storage building, Warehouse No. 4, the Crane Shed, the newer Planing Mill, the Cut-Up Shop, the Sorting Shed, and two Lumber Storage Sheds. The Main Power House, itself, was destroyed by arson in 2004 with only one small segment of its southern wall remaining. By 2020, the only structures associated with the Diamond Match Company are the Engineering Building, Match Block Storage Building, and remnant of the Main Power House. Because of the demolition of many of these structures associated with the Diamond Match Company, the "district has been materially impaired and lacks requisite integrity to convey significance as a historic district" (Murray 2023). The destruction of the Main Power House by fire, its remains' lack of historical integrity and feeling, makes it ineligible to qualify as a historic resource under the CRHR, NRHP, or local listings. The two remaining buildings, the Engineering Building and Match Block Storage Building, are no longer constitutive of nor convey a historic district (South Environmental 2023).

As a result, the historic significance of the Engineering Building and Match Block Storage Building was evaluated on DPR Series 523 forms based on their individual eligibility for the NRHP, CRHR, and local listings (South Environmental 2023). Both structures were evaluated relative to the four eligibility criteria under NRHP and CRHR. This included an evaluation of the property's potential significance in American history, architecture, archaeology, engineering, and culture as present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and are either:

A. 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 (Criterion 1).

B. Associated with the lives of persons important to local, California, or national history (Criterion 2).

C. 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 (Criterion 3).

D. Has yielded, or has the potential to yield, information important to the prehistory or history of the local area, California, or the nation (Criterion 4).

Engineering Building

Situated in the center of the BYSP Area the Engineering Building is a 3-story building situated upon a concrete slab foundation. Constructed in 1903, it consists of a two-level gable roof with parapet walls on the west and east elevations. The gabled portions of the roof are clad in corrugated metal. A former Diamond Match Company logo can still be faintly seen in the pediment in the area with a lighter shade of brick. All window openings, entryways, and doorways have a decorative arched brick lintel that emphasizes the curved design (South Environmental 2023).

The main (west) elevation contains eight bays, with a 1.5 story central arched opening. This opening previously provided the entrance for rail cars and other equipment on rail tracks. The first level contains six tall arched window openings with rectangular window frames. The second level contains eight windows that are shorter in size, with the middle two windows placed slightly higher on the elevation to accommodate the large central opening below. The centermost four windows on the second level are the only remaining window openings with partial sashes still in place, the rest have been removed. Four brick piers extend above the parapet wall and visually divide the first and last three bays of the elevation.

The north and south elevations are nearly identical, with 20 bays on the first and second levels, and a third level of clerestory windows. The first and second level windows match that of the main elevation (west), with the first level being taller than the second. At the tenth bay, there is a small arched opening with squared-off wood framing for a door. No window sashes or doors remain on the first two levels of both elevations. Nearly all of the eight-pane wood clerestory windows on the north elevation are present. Many of the clerestory windows on the south elevation are in poor condition or missing (South Environmental 2023).

Criterion 1/A: Constructed prior to 1903, the Engineering Building was the first building constructed of the Diamond Match Factory's Chico Plant. As one of the oldest match corporations in the U.S, the Diamond Match Factory was involved not only in match production but in the lumber industry as well, which provided the raw materials for matches. The Engineering Building was used to create tools and provide space necessary to manufacture materials and machinery for the construction of new buildings on-site. In addition, the building was used to make repairs to the railroad and railroad components that transported lumber there. The building was an essential early component to the project site and the Company in its early years as it is what essentially allowed the plant to continue to grow. While many of the buildings associated with the Diamond Match Company have been demolished or destroyed over time by fire, the Engineering Building remains intact and is the oldest extant building from the original factory complex. It is also one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, it appears to be eligible under NRHP Criterion A or CRHR Criterion 1.

Criterion 2/B: The Engineering Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in the overall success of the national Company but they did not have a direct association with the aforementioned building at the Chico location. The Diamond Match Company plant in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single individual was found to be directly connected to the Engineering Building itself. Therefore, it is not eligible NRHP Criterion B or CRHR Criterion 2.

Criterion 3/C: The subject property is an early twentieth century three-story brick building that was constructed for utilitarian use. This building represents a common, industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the City. The Engineering Building remains one of the only extant examples of this type of construction from this time period in Chico. Archival research failed to identify any other comparable examples of brick industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth century industrial architecture. Therefore, it appears eligible under NRHP 3 or CRHR Criterion C.

Criterion 4/D: The Engineering Building's interior is no longer extant nor are there any equipment remaining in the structure. The original materials for its doors and windows are entirely missing. While the exterior of the building retains its integrity of design, it does not appear to yield important information about historic construction methods, materials, or technologies. Therefore, it is not eligible under NRHP 3 or CRHR Criterion D.

Match Block Storage Building

Constructed in 1916, the Match Block Storage Building is a tall, narrow brick building with a concrete foundation. Originally used as a storage building for match blocks for "strike anywhere" matches, the building was eventually converted to a carpenter shop and storage building. The building reflects Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similar to repetitive columns. The gable roof is clad in corrugated metal. The main (west) elevation features a large circular opening in the pediment, and a large, square, wood-framed entrance opening at the ground level. The north and south elevations mirror each other with five bays interspersed with brick pilasters. The fifth bay on the north elevation and the first bay on the south elevation contain a wood frame door opening. The south elevation still has a door frame in its opening, but the north door is missing. The remaining four bays on both elevations contain arched window openings with decorative arched brick lintels and concrete covered brick sills. None of the window openings retain their window sashes. Between bays 1 and 2 and 4 and 5 on both elevations are metal downspouts. On the south elevation, between bays 3 and 4, is a metal ladder that provides roof access. Modifications to the building include the insertion of a rectangular door on the rear elevation (date unknown) and the removal of windows from the front façade (date unknown). Despite these changes, the building is largely intact and retains its original form and appearance. The building is currently vacant, and all elevations are heavily graffitied. (South Environmental 2023).

Criterion 1/A: The Match Block Storage Building was constructed in 1916 as a part of the Chico Diamond Match Company Factory's expansion. The Diamond Match Company is America's oldest match manufacturer and dominated the industry in the late nineteenth and early twentieth centuries. The Company was monumental not only in its match production, but in the lumber industry as well. The Diamond Match Company operated in Chico from 1903 until 1975 and had a profound influence on the town by bringing industries that provided jobs, established a residential neighborhood for workers, and created a social atmosphere that all surrounded the plant and the Company.

The Match Block Storage Building was used as a storage warehouse for the wooden blocks for striking matches. As the match factory increased its productivity and output, the need for more storage buildings was necessary. When "strike anywhere matches" ceased to be produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.

While most buildings on the Diamond Match Company location have been demolished over time, the Match Block Storage Building remains intact and is one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, the Match Block Storage Building appear to be eligible NRHP Criterion A or CRHR Criterion 1.

Criterion 2/B: The Match Block Storage Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in the overall success of the national Company but did not have a direct association with the Chico location. The Diamond Match Company Factory in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single individual was found to be directly connected to the Match Block Storage Building itself. Therefore, the Match Block Storage Building is not eligible NRHP Criterion B or CRHR Criterion 2.

Criterion 3/C: The Match Block Storage Building was constructed circa 1916 as a brick industrial building at the Diamond Match Company Factory location in Chico. Its main characteristics include large massing, a bay system with rows of windows and doors, and minimal ornamentation. The building reflects a Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similarly to repetitive columns. The building was constructed for utilitarian purposes as a part of a larger industrial complex and is distinctive as an early twentieth century brick industrial building.

This building represents a common industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the City. The Match Block Storage Building remains one of the only extant examples of this type of construction from this time period in Chico, with the added uniqueness of its Classical Revival Style elements. Archival research failed to identify any comparable examples of brick

industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth century industrial architecture. Therefore, it is eligible under NRHP 3 or CRHR Criterion C.

Criterion 4/D: The Match Block Storage Building's interior is no longer extant nor is there any equipment remaining in the structure. While the exterior of the building retains its integrity of design regarding its overall form, brick cladding, fenestration, and bay system organization, it lacks certain elements of its design including windows and doors. As a result, it does not appear to yield important information about historic construction methods, materials, or technologies. Therefore, it is not eligible under NRHP 3 or CRHR Criterion D.

In summary, both the Engineering Building and Match Block Storage Building appear to qualify under Criteria 1/A and 3/C under the CRHR and NRHP as well as for local listings. DPR forms were prepared for both structures and can be found in confidential Appendix F to this CRA: Department of Parks and Recreation Forms.

SECTION 4: SUMMARY AND RECOMMENDATIONS

4.1 - Summary

In accordance with CEQA, FCS assessed the potential for the proposed project to have an adverse impact on known and potential cultural resources at the project site. Results from the NEIC indicate a total of 40 cultural resources are recorded on and/or within a 0.5-mile search radius of the project site, three of which are located within the project site boundaries. A total of nineteen survey reports are on file for the project site and/or within a 0.5-mile radius thereof, two of which address the southern and eastern boundary of the project site indicating that the majority of the project site has not been surveyed for unrecorded cultural resources.

The NAHC Sacred Lands File search reported a negative result for Native American cultural resources in the project site. FCS contacted Native American representatives, and a response was received from the KonKow Valley Band of Maidu deferring to the Mechoopda Indian Tribe for additional information. No additional responses have been received.

The pedestrian survey encountered six structures on-site. Four of these structures (the guard house and guard booth, the Warehouse, and the storage shed) do not appear to be eligible as a historic resource under the NRHP or CRHR. Two previously recorded historical resources, the Engineering Building and the Match Block Storage Building appear to qualify for the CRHR, NRHP, and/or local listings.

4.2 - Recommendations

Based on the results of the records searches, Native American correspondence, pedestrian survey, and buried site potential and as otherwise documented in this assessment, FCS considers the potential for the proposed project to have an adverse effect on historic resources to be high within the BYSP Area. The BYSP Area is the location of a former National Register eligible historic district. As a result, there is a high likelihood of encountering historic archaeological materials associated with this resource.

The geoarchaeological study by Meyer and Rosenthal for Caltrans District 3 concluded that the City of Chico has a high potential for encountering prehistoric archaeological resources during subsurface construction. This potential for finding unanticipated prehistoric archaeological resources increases when there are nearby water resources. Comanche Creek runs to the south of the project site while Little Chico Creek is to the north of the project site. However, the NAHC Sacred Lands File (SLF) produced a negative result for known TCRs within the project site. The combination of these factors indicates a moderate potential for encountering prehistoric cultural resources within the BYSP Area.

FCS therefore recommends that an Archaeologist and Architectural Historian, both of whom meet the respective qualification standards set by the Secretary of the Interior, prepare a Historical and Archaeological Resources Treatment Plan for the proposed project. The plan should be drafted in coordination with the City and project applicant, and should include any protective measures

required to ensure that character defining elements of the Engineering Building and the Match Block Storage Building are not inadvertently damaged or demolished during project construction. The plan should also include provisions for the identification, recordation, and disposition of archaeological resources (both historic-era and prehistoric) that may be encountered over the course of subsurface excavations at the site. The plan should include provisions for a Worker Environmental Awareness Program (WEAP) archaeological resource sensitivity training for construction personnel conducting ground disturbance at the site or off-site improvements prior the start of construction. Given the moderate to high archaeological sensitivity across the site, ground disturbance occurring within the footprints of prior structures or occurring within undisturbed native soils should be monitored by a qualified Archaeologist. However, the Archaeologist should work with the applicant team to specify the full extent of on-site monitoring required based on location and construction activities of specific project phases. In the event the Archaeologist determines that significant archaeological materials are unlikely to be present within portions of the project site, further archaeological monitoring may not be necessary in those locations.

In the event that adaptive reuse of the Engineering Building and/or the Match Block Storage Building is pursued as part of an individual specific development proposal, an adaptive reuse design should be developed by a qualified Architectural Historian/historic preservation professional meeting the Secretary of the Interior's Professional Qualifications Standards for architectural history/historic preservation. The City should review the feasibility of adaptive reuse in consideration of the proposed new use, seismic retrofit needs, and overall structural stability of the buildings. The findings should then inform the adaptive reuse design which should be developed in coordination with the Architectural Historian/Historic Preservation professional to ensure that all of the important character-defining features of the buildings are appropriately considered in the proposed design.

The proposed design should contain sufficient detail so the qualified Architectural Historian/Historic Preservation professional can determine whether the adaptive reuse is consistent with the Standards for Rehabilitation. The adaptive reuse of both the Engineering Building and Match Block Storage Building should include a detailed protection and maintenance plan that outlines a long-term strategy for maintaining and protecting these resources over time. The plan should include a schedule for regular maintenance of the site, including clearing of overgrown vegetation, regular monitoring and surveillance, and should also develop a clear strategy for the long-term security of the site to prevent trespassing and vandalism of the buildings.

If, after consultation with the above-referenced historic preservation professionals, it is determined that the subject building cannot be adaptively reused in conformance with the Standards for Rehabilitation as currently designed and the subject applicant therefore determines that adaptive reuse cannot feasibly proceed and instead determines to proceed with demolition of the subject building, it is recommended that the relevant building be subject to archival documentation that consists of photography of all exterior elevations, and views to and from the buildings, with detailed photographs of materials, doors, windows, rooflines, and other key components, and the preparation of an associated historical narrative documenting the relevant building's historical significance. It is also recommended that any original plans (if available) of the relevant building be scanned and reproduced so that they are available for future study. The foregoing documentation should be based on the National Park Service's Historic American Building Survey (HABS) guidelines

for narrative and photographic documentation. A final set of the archival documentation and photographs should be recorded and filed. Other forms of mitigation including interpretive displays and salvage of historic materials should also be considered.

Additional procedures for the inadvertent discovery of human remains and cultural resources are provided below.

4.3 - Inadvertent Discovery Procedures

4.3.1 - Accidental Discovery of Cultural Resources

It is always possible that ground-disturbing activities during construction may uncover previously unknown, buried cultural resources. In the event that buried cultural resources are discovered during construction, operations shall stop within a 50-foot radius of the find and a qualified Archaeologist shall be consulted to determine whether the resource requires further study. The qualified Archaeologist shall make recommendations to the lead agency on the measures that shall be implemented to protect the discovered resources, including but not limited to excavation of the finds and evaluation of the finds in accordance with Section 15064.5 of the CEQA Guidelines. Potentially significant cultural resources consist of, but are not limited to, stone, bone, fossils, wood, or shell artifacts or features, including hearths, structural remains, or historic dumpsites. Any previously undiscovered resources found during construction within the Master Plan area should be recorded on appropriate California DPR forms and evaluated for significance in terms of CEQA Guidelines.

If the resources are determined to be unique historic resources as defined under Section 15064.5 of the CEQA Guidelines, mitigation measures shall be identified by the monitor and recommended to the lead agency. Appropriate mitigation measures for significant resources could include avoidance or capping, incorporation of the site in green space, parks, or open space, or data recovery excavations of the finds. No further grading shall occur in the area of the discovery until the lead agency approves the measures to protect these resources.

4.3.2 - Accidental Discovery of Human Remains

There is always the possibility that ground-disturbing activities during construction may uncover previously unknown, buried human remains. Should this occur, Section 7050.5 of the California Health and Safety Code applies, and the procedures shall be followed.

In the event of the accidental discovery or recognition of any Native American human remains (upon notification from a County Coroner pursuant to Health and Safety Code Section 7050.5(c)), and Public Resources Code Section 5097.98 must be followed.

Relevant provisions of both Section 7050.5 of the Health and Safety Code (related to discovery of any human remains) as well as Section 5097.98 of the Public Resources Code (related to discovery of Native American remains) shall apply, as relevant.

Once project-related earthmoving begins and if there is accidental discovery or recognition of any human remains in any location other than a dedicated cemetery, the following steps shall be taken:

1. There shall be no further excavation or disturbance of the site or any nearby area reasonably suspected to overlie adjacent human remains until the County Coroner is contacted and has made the required determinations pursuant to Health and Safety Code Section 7050.5(a) including whether the remains are Native American and if an investigation of the cause of death is required. If the Coroner determines the remains to be Native American (or has reason to believe that they are those of a Native American), the Coroner shall contact the NAHC within 24 hours, and the NAHC shall immediately identify and notify the person or persons it believes to be the "most likely descendant" of the deceased Native American. The most likely descendant (or his or her authorized representative) may, with permission of the landowner, inspect the site of the subject discovery and may make recommendations to the landowner or the person responsible for the excavation work, for means of treating or disposing of, with appropriate dignity, the human remains, and any associated grave goods as provided in Public Resources Code Section 5097.98(a). The descendant shall complete his or her inspection and make recommendations or preferences for treatment within 48 hours of being granted access to the site unless the landowner and descendant mutually agree to extend discussions pursuant to Public Resources Code Section 5097.98(b)(2). If the foregoing meet and conferral process occurs and the descendant recommendations are acceptable to the landowner, then the landowner shall rebury the Native American human remains and associated grave goods with appropriate dignity in accordance with the recommendations of the descendant.
2. However, where the following conditions occur, the landowner or its authorized representative shall rebury the Native American human remains and associated grave goods with appropriate dignity on the project site in a location not subject to further subsurface disturbance:
    - The NAHC is unable to identify a most likely descendant or the most likely descendant failed to make a recommendation within 48 hours after being notified by the NAHC;
    - The descendant identified fails to make a recommendation; or
    - The landowner or its authorized representative rejects the recommendation of the descendant, and mediation by the NAHC fails to provide measures acceptable to the landowner.

Additionally, California Public Resources Code Section 15064.5(d) requires the following relative to Native American remains:

> When an initial study identifies the existence of, or the probable likelihood of, Native American remains within a project, a lead agency shall work with the appropriate Native Americans as identified by the Native American Heritage Commission as provided in Public Resources Code Section 5097.98. The applicant may develop a plan for treating or disposing of, with appropriate dignity, the human remains, and any items associated with Native American Burials with the appropriate Native Americans as identified by the Native American Heritage Commission.

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Appendix A:
Personnel Qualifications

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FIRSTCARBON SOLUTIONS™

DANA DOUGLAS DePIETRO, PH.D.—Cultural Resources Lead (North)

OVERVIEW

- More than 15 Years' Experience in Archaeology and Cultural Resources

Education

- Ph.D., Near Eastern Art and Archaeology, University of California at Berkeley, 2012
- M.A., Near Eastern Art and Archaeology, University of California at Berkeley, 2005
- B.A., Archaeology and History (double major), University of California at San Diego, 2002

Fellowships and Awards

- Albright Institute Educational and Cultural Affairs Fellowship (2015)
- Katherine Davis Foundation Projects for Peace Prize (2012)
- International House Gateway Fellowship (2011-2012)
- The George Franklin Dales Foundation Fellowship for Archaeological Research (2011)
- CAORC Multi-Country Dissertation Research Fellowship (2010)

Dana DePietro, Ph.D. is a Registered Professional Archaeologist who meets the Secretary of Interior's standards for historic preservation programs in archaeology. Dr. DePietro has over 15 years of experience in all aspects of cultural resource management, including prehistoric and historic archaeology, paleontology, materials conservation, history of art and architecture, and community engagement. He has experience in compliance with the National Environmental Policy Act (NEPA), the California Environment Quality Act (CEQA), the National Historic Preservation Act (NHPA), and the Archaeological Resources Protection Act (ARAP). Dr. DePietro has completed cultural resource projects that have involved agency, client, Native American, and subcontractor coordination; treatment plans and research design development; archival research; field reconnaissance; site testing; data recovery excavation; construction monitoring; site recordation; site protection/preservation, mapping/ cartography; spatial analysis/GIS; laboratory analysis; materials conservation; artifact curation and exhibition; and report production. He has completed projects in California within the jurisdiction of the Bureau of Land Management (BLM) and other federal agencies requiring compliance with Section 106 of the NHPA. He has also completed projects throughout California under CEQA for state and local governments and municipalities, including the California Department of Transportation (Caltrans) and has worked with clients to insure deliverables meet and exceed the standards set by the State Historic Preservation Office (SHPO).

RELATED EXPERIENCE AND CLIENT SUMMARY

FirstCarbon Solutions

As the Lead Archaeologist/Cultural Resource Specialist for FCS, Dr. DePietro conducts evaluations and performs field documentation of historic and prehistoric cultural resources; prepares environmental impact reports (EIRs), cultural resources assessments (CRAs), DPR forms and Section 106 reports; conducts mapping, GIS analysis, and state and county record searches; leads archaeological surveys and field monitoring efforts; and coordinates with state, federal and tribal officials and institutions for a variety of FCS projects, including the following:

DANA DOUGLAS DePIETRO, PH.D.—Cultural Resources Lead (North)

- Atherton Baptist Homes Master Plan/Phase II, City of Alhambra, Los Angeles County
- Biological and Cultural Resources Assistance 140-Acre Project Site Woodcrest, Riverside County, CA
- Blanchard Road Industrial EIR Project, City of San Jose, Santa Clara County, CA
- Bonadelle Tract 6120 AQ/GHG and Bio Tech Studies, City of Clovis, Fresno County, CA
- CEQA Analysis for Mayhew Way Project, City of Walnut Creek, Contra Costa County
- 2268 El Camino Real, Mountain View—II CEQA Compliance Checklist Project, City of Mountain View, Santa Clara County
- CEQA Documentation for New Science Building, City of Fairfield, Solano County
- CEQA Services for Clover Spring Open Space Preserve Project, City of Cloverdale, Sonoma County
- Chico Walmart Expansion Project, City of Chico, CA
- Cultural Resources Services for Froom Ranch/El Villagio Specific Plan, City of San Luis Obispo, CA
- Cultural Resource & Historic Evaluation for Sacramento Dome Theatre, City of Sacramento, CA
- Cultural Resources Services for Haven Berryessa Block 7 & 8 San Jose Flea Market, San Jose, CA
- Caltrans NEPA/CEQA Documentation and Permitting for the Dogtown Road Bridges Replacement Projects (San Domingo Creek, French Gulch, and Indian Creek), Calaveras County, CA
- Due Diligence for Meadowlark Project in Pleasanton, CA
- Due Diligence Services for the Montalcino Property, Napa County, CA
- Due Diligence Site Review for Parcel APN 68-241-30 located at 260 Bartlett Way Santa Cruz, CA
- Due Diligence Level IA Entitlements for the Boscell Road Osgood Project, City of Fremont, CA
- Trellis Residential Project EIR, City of Walnut Creek, CA
- El Dorado Materials Recovery Facility Remodeling Project, El Dorado County, CA
- Farmstand IS/MND, City of Healdsburg, CA
- La Paloma Winery Demo Project IS/MND, City of Clovis, CA
- Kaiser Dublin Medical Center EIR, City of Dublin, California
- Merced Gateway Master Plan Project EIR, City of Merced, CA
- Phase 1 Cultural Resource Assessment for 44 acres TTM No. 19992, Rancho Cucamonga, CA
- Bonadelle Tract 6120 Cultural Resources Study, City of Clovis, CA
- Professional Services to Support the Development of a Preferred Development Plan and Associated Regulatory Strategies for the Solano 360 Project, Solano County, CA
- Tassajara Parks EIR, Contra Costa County, California

Other Relevant Experience

The Society for Humanitarian Archaeological Research and Exploration

Dr. DePietro is the Founder and Executive Director of The Society for Humanitarian Archaeological Research and Exploration. He manages the projects, staff, and the daily operation of this not-for-profit organization. Dr. DePietro likewise establishes relationships with partner universities and institutions, writes grant proposals, supervises fundraising projects, and maintains accounts, financial records, and the organization's online presence.

University of California at Berkeley

Dr. DePietro was a lecturer at the University of California, Berkeley from August 2003 to January 2015. During his tenure, he prepared University-level source and lectures in the history of the modern and ancient Middle East, performed student advising and evaluation, and university administrative duties. Dr. DePietro provided resources and opportunities that empower people to critically engage with other cultures as well as with their own communities.

DANA DOUGLAS DePIETRO, PH.D.—Cultural Resources Lead (North)

Penn State University—Tel Akko Total Archaeology Project

Dr. DePietro was the Director of Community Engagement from 2013 to 2014 at the Penn State University for the Tel Akko Total Archaeology Project. He developed and executed a community engagement program, supervised staff and community participants, taught excavation and conservation techniques to groups of young people in Akko, and performed outreach, dialogue, and program developments in partnership[with community leaders.

Harvard University—Leon Levy Expedition to Ashkelon, Israel

Dr. De Pietro was the excavation supervisor during the summers of 2007-2013 for the Harvard University—Leon Levy Expedition to Ashkelon, Israel. He supervised the excavation and stratagraphic interpretation and instructed students in excavation techniques, data collection, photography, analysis, and publication.

Early Iron Age Cemetery Excavation—Dhamar, Yemen

Dr. De Pietro was the Area Supervisor during the summer of 2004 for the Early Iron Age Cemetery Excavation in Dhamar, Yemen. He supervised the excavation and stratagraphic interpretation, taught excavation techniques, strategy and implementation, field conservation, surveying techniques, data collection and analysis, and site management.

Journal of Associated Graduates in Near Eastern Studies (JAGNES)

Dr. DePietro was the Associate Editor from August 2003 to May 2012 for the Journal of Associated Graduates in Near Eastern Studiers (JAGNES). He solicited and proofread submissions, fundraising, and advertisements.

"Travel Today: Egypt" Magazine

Dr. De Pietro was an Archaeological Correspondent from December 2002 to February 2005. He wrote magazine articles, conducted relevant interviews and research, and procured photos and images to compliment articles.

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TI NGO, MA—HISTORIAN/ARCHAEOLOGICAL SPECIALIST

OVERVIEW

- More than 10 years of experience

Education

- Master of Arts, History, University of California, Berkeley, CA, 2013
- Bachelor of Arts, History, with Departmental and General Honors, University of Chicago, Chicago, IL, 2005

Fellowships and Awards

- Fulbright Institute of International Education, 2014
- Center for Japanese Studies Fellowship, 2009–2013
- Sigmund Heller Traveling Fellowship, 2010
- Foreign Language and Area Studies Fellowship, 2009–2010

Ti Ngo, MA, is a Historian and Archaeological Specialist, who meets the Secretary of the Interior's Standards for historic preservation. He has more than 10 years of experience and specializes in archival research, specifically online digital archives and databases. Mr. Ngo has served as a researcher and instructor for universities in the US and Japan. He has also conducted archeological excavations in Israel. He has excellent writing and research skills, which have aided him in preparing stand-alone Cultural Resource Assessments (CRA), as well as studies in compliance with CEQA and NEPA requirements.

RELATED EXPERIENCE AND CLIENT SUMMARY

Giovannoni Logistics Center EIR, City of American Canyon, CA

FCS is preparing an EIR for the Giovannoni Logistics Center project on 255.1 acres in the City of American Canyon. The applicant (Buzz Oates Construction, Inc.) proposes to develop a 2.4-million-square-foot logistics center on approximately 208 acres with the remaining 47.1 acres preserved as open space. Devlin Road and the Napa Valley Vine Trail would be extended through the project site to close the gap in these transportation facilities. The Giovannoni Logistics Center will cater to clients and customers in the e-commerce, wine, and food industry. Environmental issues include biological resources, cultural resources, air quality/greenhouse gas emissions, transportation, and noise. In support of the Section 106 CRA, Mr. Ngo conducted the pedestrian survey of the site to ascertain the possibility of any previously unrecorded cultural resources and utilized record searches from both the Native American Heritage Commission and the Northwest Information Center.

Solid Waste and Recycling Transfer Station Replacement Project CEQA Compliance, City of Berkeley, CA

FCS is providing CEQA compliance services to the City of Berkeley for the construction of a replacement Solid Waste and Recycling Transfer Station. The replacement Berkeley Transfer Station would increase the processing capacity of waste to over 620 tons a day. It will also be a net zero energy facility and achieve a Leadership in Energy and Environmental Design (LEED) certification. Mr. Ngo wrote the Phase I CRA and attended public hearings on behalf of the client for the proposed project.

TI NGO, MA—HISTORIAN/ARCHAEOLOGICAL SPECIALIST

Proposed Eastside School Phase I CRA for the Riverside Unified School District, Riverside, CA

FCS prepared a CRA for the Riverside Unified School District to expand and relocate Lincoln Continuation High School. For the CRA, FCS researched the history of the District, particularly its history in racially desegregating its schools following the historic Brown v. Board of Education verdict in 1954. Mr. Ngo conducted the archival research and writing for the cultural and historical section of the report.

CA3-2590 Walsh Avenue Backup Generating Facility Biological Resources Assessment and CRA, City of Santa Clara, CA

FCS prepared a Biological Resources Assessment and CRA for the construction of a server farm and back-up generating facility. The project applicant (Vantage Data Center) proposed to construct an emergency backup generating facility (CA3BGF) with a generation capacity of up to 96 megawatts to support the need to provide an uninterruptible power supply for the tenant's servers. The CA3BGF would consist of 44 diesel-fired backup generators arranged in a generation yard located on the north side of the project site. Forty of the generators would be dedicated to supporting the electricity needs of the data center in case of a loss of utility power, and four of the generators would be used to support redundant critical cooling equipment and other general building and life safety services. Project elements would also include switchgear and distribution cabling to interconnect the generators to their respective portion of the building. Mr. Ngo both authored the CRA and conducted the pedestrian survey of the site to ascertain the possibility of any previously unrecorded cultural resources.

Other Relevant FCS Projects

- Orange Street Residential Development Project CEQA-level Due Diligence Memoranda, City of Eastvale, CA
- Legacy Anaheim Residential Project CEQA Infill Streamlining Appendix N Checklist, City of Anaheim, CA
- Canine Companions Early Development Center Expansion IS/MND, City of Santa Rosa, CA

Other Relevant Experience

Director, The Society for Humanitarian Archaeological Research and Exploration

Mr. Ngo is a Director for The Society for Humanitarian Archaeological Research and Exploration (SHARE). This non-profit organization brings together Jewish and Arab high school students in Israel every summer to work on an archeological dig together. They not only learn how to excavate and record archeological resources but also work together across communities to build understanding. In addition to working on archeological sites with the students in Israel, Mr. Ngo helps to direct the marketing and fundraising campaign for SHARE.

Instructor, University of California Berkeley, CA

Mr. Ngo was an instructor at the University of California Berkley from 2012 to 2015. He taught courses on political economy, Japanese history, and reading and writing composition. He also mentored first generation and minority students through the Berkeley Connect program.

TI NGO, MA—HISTORIAN/ARCHAEOLOGICAL SPECIALIST

Volunteer and Instructor, Prison University Project, Mount Tamalpais College, San Quentin, CA

Mr. Ngo was a volunteer and instructor at the San Quentin Prison from 2012 to 2013. He taught college-level English 101 literature courses to inmates and participated in their tutoring program.

Visiting Research Fellow and Fulbright Institute of International Education Scholar, Institute of Social Sciences, University of Tokyo, Japan

As a Visiting Research Fellow, Mr. Ngo conducted archival research on Japanese migration and colonial settlements in Micronesia and the South Pacific. He presented his research at various conferences in both the US and Japan.

Researcher, Oral History Project (Japanese Internment during World War II), University of California, Berkeley, CA

As a Researcher, Mr. Ngo translated and catalogued various documents from a Japanese internment camp in Arizona.

Publications

Ngo, T. (2012). Mapping Economic Development: The South Seas Government and Sugar Production in Japan's South Pacific Mandate, 1919–1941. Cross-Currents: East Asian History and Culture Review, e-Journal No. 2. https://cross-currents.berkeley.edu/sites/default/files/e-journal/articles/ngo.pdf

Presentations

Ngo, T. (2016). Confronting the Mandate to Modernize: Japan and the United States in Micronesia, 1919–1979. New Approaches and Perspectives in East Asian Studies. University of California, Berkeley, CA.

Ngo, T. (2015). Cornering the Sugar Market: The South Seas Development Company and Japanese Imperial Interests in Southeast Asia. Panel Organizer at the Association for Asian Studies Annual Conference, The Business of Interwar: Japanese Companies and the Construction of Transitional Markets. Sheraton Hotel and Towers, Chicago, IL.

Ngo, T. (2014). One Model of Modernization: Japanese Bureaucrats, Navy Officers, and Internationalist Technocrats in Japan's South Pacific Mandate, 1919–1937. Panel Organizer at the Association for Asian Studies Annual Conference. Marriott Downtown, Philadelphia, PA.

Ngo, T. (2013). The Mythos of Agrarian Production: Economic "Modernization," Labor Policy, and Southern Expansion in Japan's South Pacific Mandate. Modern History Workshop. Waseda University, Tokyo, Japan.

Ngo, T. (2013). Imperial Aspirations in the Age of Wilsonian Internationalism: Japan's South Pacific Mandate and the New Rhetoric of Overseas Expansion. Asian Studies Conference Japan. J.F. Oberlin University, Machida, Japan.

Ngo, T. (2013). Economic Development and Imperial Aspirations in Japan's South Pacific Mandate. Japan History Group. Tokyo University, Tokyo, Japan.

TI NGO, MA—HISTORIAN/ARCHAEOLOGICAL SPECIALIST

Ngo, T. (2013). Economic Development and Imperial Aspirations in Japan's South Pacific Mandate. Association for Asian Studies Annual Conference. Manchester Grand Hyatt, San Diego, CA.

Ngo, T. (2012). Productivity as Progress: Visions of Economic Development and Government Policies in Japan's South Pacific Mandate. Association of Japanese Studies. University of California, Berkeley, CA.

Ngo, T. (2012). Ethnicity and the Labor Problem in Japan's South Pacific Mandate: Anthropology in the Categorization of Indigenous Populations. Haas Junior Scholars Conference. University of California, Berkeley, CA.

Ngo, T. (2011). Framing Economic Development: Japanese Imperial Maps of the South Pacific and their Implications. Japanese Imperial Maps Conference. Stanford University, Stanford, CA.

Ngo, T. (2011). The Biological Foundations of Civilization: Ideologies Underlying Japanese Colonial Policies in Taiwan and the South Pacific, 1898–1933. Columbia Graduate Student Conference. Columbia University, New York, NY.

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Appendix B:
Northwest Information Center Records Search Results

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Appendix C:
Native American Heritage Commission and Tribal Correspondence

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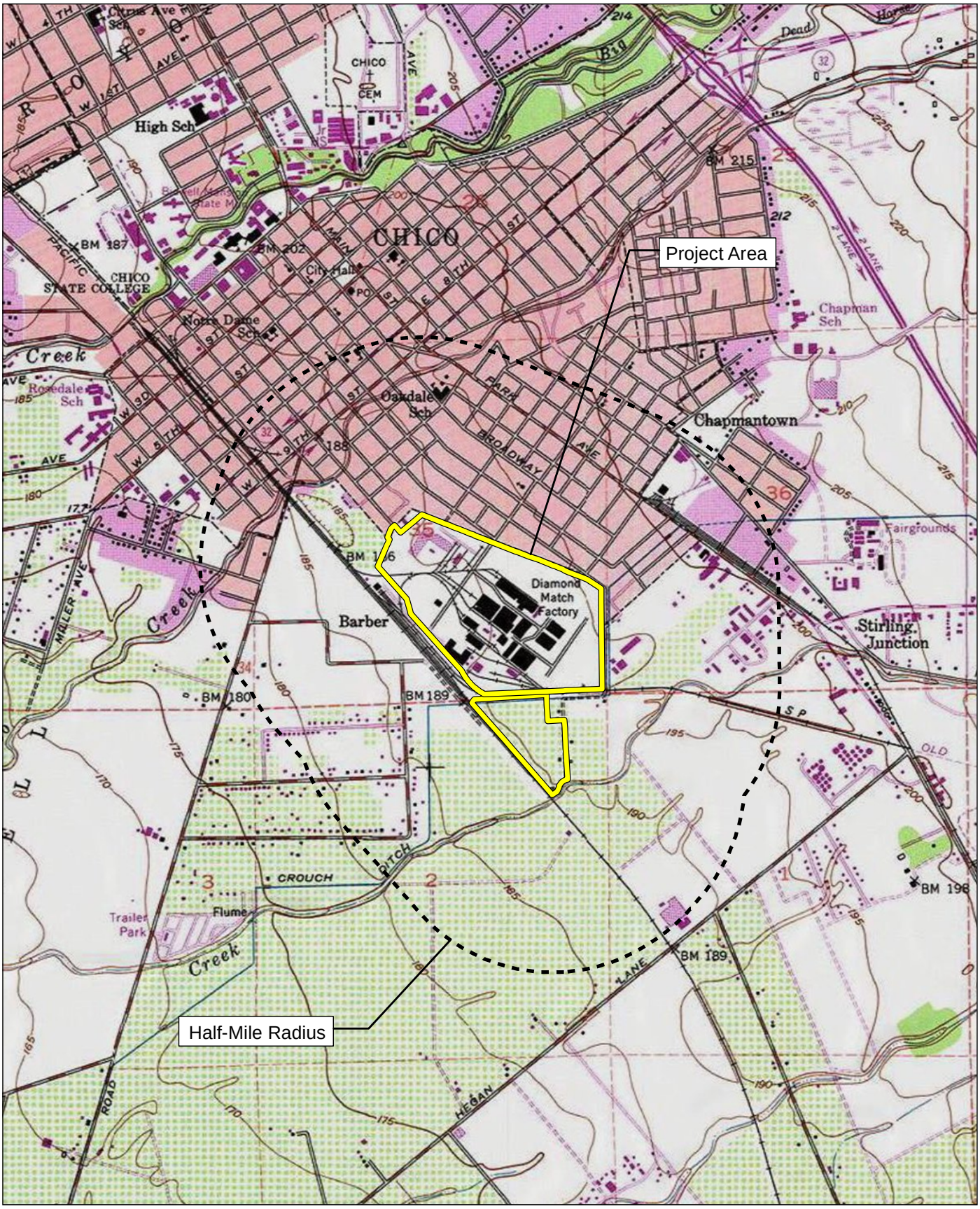

Source: USGS Chico 7.5' Quadrangle / T21N, R01E, sections 1,2,3; T22N, R01E, sections 34,35,36; Land Grant: Rancho De Farwell.

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Exhibit A
Record Search Map

NATIVE AMERICAN HERITAGE COMMISSION

NAHC HEADQUARTERS
1550 Harbor Boulevard
Suite 100
West Sacramento,
California 95691
(916) 373-3710
nahc@nahc.ca.gov
NAHC.ca.gov

October 31, 2022

Dr. Dana DePietro
FirstCarbon Solutions (FCS)

Via Email to: icooper@fcs-intl.com

Re: Native American Tribal Consultation, Pursuant to the Assembly Bill 52 (AB 52), Amendments to the California Environmental Quality Act (CEQA) (Chapter 532, Statutes of 2014), Public Resources Code Sections 5097.94 (m), 21073, 21074, 21080.3.1, 21080.3.2, 21082.3, 21083.09, 21084.2 and 21084.3, Barber Yard Specific Plan Project, Butte County

Dear Dr. DePietro :

Pursuant to Public Resources Code section 21080.3.1 (c), attached is a consultation list of tribes that are traditionally and culturally affiliated with the geographic area of the above-listed project. Please note that the intent of the AB 52 amendments to CEQA is to avoid and/or mitigate impacts to tribal cultural resources, (Pub. Resources Code §21084.3 (a)) ("Public agencies shall, when feasible, avoid damaging effects to any tribal cultural resource.")

Public Resources Code sections 21080.3.1 and 21084.3(c) require CEQA lead agencies to consult with California Native American tribes that have requested notice from such agencies of proposed projects in the geographic area that are traditionally and culturally affiliated with the tribes on projects for which a Notice of Preparation or Notice of Negative Declaration or Mitigated Negative Declaration has been filed on or after July 1, 2015. Specifically, Public Resources Code section 21080.3.1 (d) provides:

Within 14 days of determining that an application for a project is complete or a decision by a public agency to undertake a project, the lead agency shall provide formal notification to the designated contact of, or a tribal representative of, traditionally and culturally affiliated California Native American tribes that have requested notice, which shall be accomplished by means of at least one written notification that includes a brief description of the proposed project and its location, the lead agency contact information, and a notification that the California Native American tribe has 30 days to request consultation pursuant to this section.

The AB 52 amendments to CEQA law does not preclude initiating consultation with the tribes that are culturally and traditionally affiliated within your jurisdiction prior to receiving requests for notification of projects in the tribe's areas of traditional and cultural affiliation. The Native American Heritage Commission (NAHC) recommends, but does not require, early consultation as a best practice to ensure that lead agencies receive sufficient information about cultural resources in a project area to avoid damaging effects to tribal cultural resources.

The NAHC also recommends, but does not require that agencies should also include with their notification letters, information regarding any cultural resources assessment that has been completed on the area of potential effect (APE), such as:

1. The results of any record search that may have been conducted at an Information Center of the California Historical Resources Information System (CHRIS), including, but not limited to:

- A listing of any and all known cultural resources that have already been recorded on or adjacent to the APE, such as known archaeological sites;
- Copies of any and all cultural resource records and study reports that may have been provided by the Information Center as part of the records search response;
- Whether the records search indicates a low, moderate, or high probability that unrecorded cultural resources are located in the APE; and
- If a survey is recommended by the Information Center to determine whether previously unrecorded cultural resources are present.

2. The results of any archaeological inventory survey that was conducted, including:

- Any report that may contain site forms, site significance, and suggested mitigation measures.

  All information regarding site locations, Native American human remains, and associated funerary objects should be in a separate confidential addendum, and not be made available for public disclosure in accordance with Government Code section 6254.10.

3. The result of any Sacred Lands File (SLF) check conducted through the Native American Heritage Commission was negative.

4. Any ethnographic studies conducted for any area including all or part of the APE; and

5. Any geotechnical reports regarding all or part of the APE.

Lead agencies should be aware that records maintained by the NAHC and CHRIS are not exhaustive and a negative response to these searches does not preclude the existence of a tribal cultural resource. A tribe may be the only source of information regarding the existence of a tribal cultural resource.

This information will aid tribes in determining whether to request formal consultation. In the event that they do, having the information beforehand will help to facilitate the consultation process.

If you receive notification of change of addresses and phone numbers from tribes, please notify the NAHC. With your assistance, we can assure that our consultation list remains current.

If you have any questions, please contact me at my email address: Cameron.vela@nahc.ca.gov.

Sincerely,

Cameron Vela

Cameron Vela
Cultural Resources Analyst

Attachment

Native American Heritage Commission
Tribal Consultation List
Butte County
10/31/2022

Berry Creek Rancheria of Maidu Indians
Francis Steele, Chairperson
5 Tyme Way — Maidu
Oroville, CA, 95966
Phone: (530) 534 - 3859
Fax: (530) 534-1151
fsteele@berrycreekrancheria.com

Estom Yumeka Maidu Tribe of the Enterprise Rancheria
Glenda Nelson, Chairperson
2133 Monte Vista Avenue — Maidu
Oroville, CA, 95966
Phone: (530) 532 - 9214
Fax: (530) 532-1768
info@enterpriserancheria.org

Greenville Rancheria of Maidu Indians
Kyle Self, Chairperson
P.O. Box 279 — Maidu
Greenville, CA, 95947
Phone: (530) 284 - 7990
Fax: (530) 284-6612
kself@greenvillerancheria.com

KonKow Valley Band of Maidu
Jessica Lopez, Chairperson
2136 Myers Street — KonKow
Oroville, CA, 95966 — Maidu
Phone: (530) 777 - 8094
jessica@konkowmaidu.org

KonKow Valley Band of Maidu
Matthew Williford, Vice Chair
2136 Myers Street — KonKow
Oroville, CA, 95966 — Maidu
Phone: (530) 712 - 9021

Mechoopda Indian Tribe
Dennis Ramirez, Chairperson
125 Mission Ranch Blvd — KonKow
Chico, CA, 95926 — Maidu
Phone: (530) 899 - 8922
Fax: (530) 899-8517
dramirez@mechoopda-nsn.gov

Mooretown Rancheria of Maidu Indians
Benjamin Clark, Chairperson
#1 Alverda Drive — KonKow
Oroville, CA, 95966 — Maidu
Phone: (530) 533 - 3625
Fax: (530) 533-3680
frontdesk@mooretown.org

Tsi Akim Maidu
Don Ryberg, Chairperson
P.O. Box 510 — Maidu
Browns Valley, CA, 95918
Phone: (530) 383 - 7234
tsi-akim-maidu@att.net

Tsi Akim Maidu
Grayson Coney, Cultural Director
P.O. Box 510 — Maidu
Browns Valley, CA, 95918
Phone: (530) 383 - 7234
tsi-akim-maidu@att.net

Nevada City Rancheria Nisenan Tribe
Richard Johnson, Chairman
P.O. Box 2624 — Nisenan
Nevada City, CA, 95959
Phone: (530) 570 - 0846
shelly@nevadacityrancheria.org

This list is current only as of the date of this document. Distribution of this list does not relieve any person of statutory responsibility as defined in Section 7050.5 of the Health and Safety Code, Section 5097.94 of the Public Resources Code and section 5097.98 of the Public Resources Code.

This list is only applicable for consultation with Native American tribes under Public Resources Code Sections 21080.3.1 for the proposed Barber Yard Specific Plan Project, Butte County.

April 17, 2023

Mooretown Rancheria of Maidu Indians
Benjamin Clark, Chairperson
#1 Alverda Drive
Oroville, CA, 95966

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Clark:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

The proposed project is a Specific Plan for the Barber Yard Special Planning Area, a 133-acre area in the southern portion of the City of Chico. The Specific Plan would provide for a holistic mixed-use community to accommodate a diverse range of housing opportunities with a mix of commercial and office uses throughout. Three existing structures on the site would be adapted for reuse, representing approximately 150,000 SF of future commercial uses. The project contemplates an additional 60,000 SF of new commercial uses with a combination of mixed-use buildings with residential uses above retail and free-standing retail buildings. When completed, the proposed project would include a maximum of 1,250 dwelling units with density ranging from 6 to 35 units per acre. This includes 2 acres of traditional affordable housing, a minimum of 5% attainable housing units, a minimum of 15% workforce housing units, and accessory dwelling units. The proposed project also includes the development of an approximately 4.09-acre off-site storm water detention

A Records Search map with a 0.5 mile buffer around the site is enclosed for your reference.

As part of the cultural resources assessment, FCS conducted a Sacred Lands File (SLF) search and California HistoricalResource Information System (CHRIS). The result of the Sacred Lands file search was negative. The CHRIS search found 3 recorded historic resources within the project site, and 37 historic resources within a 0.5-mile radius of the project site. The CHRIS search also found 2 reports within the project boundaries and 21 reports within a 0.5-mile radius of the project site. The Native American Heritage Commission (NAHC) suggested you might be able to provide further information. If you have any additional information regarding potential historic or cultural resources in proximity or relation to the proposed project area, we would greatly appreciate your input.

UNITED STATES

T +1 888 826 5814
T +1 714 508 4100
F +1 714 508 4110
E info@fcs-intl.com

Irvine
250 Commerce
Suite 250
Irvine, CA 92602

Bay Area
2999 Oak Road
Suite 250
Walnut Creek, CA 94597

Central Valley
7726 N. First Street
#413
Fresno, CA 93720

Inland Empire
967 Kendall Drive
#A-537
San Bernardino, CA 92407

Sacramento Valley
2351 Sunset Boulevard
Suite 170-301
Rocklin, CA 95765

Utah
2901 Bluegrass Boulevard
Suite 200-62
Lehi, UT 84043

Connecticut
2 Corporate Drive
Suite 450
Shelton, CT 06484

New York
10 Monument Street
Deposit, NY 13754

56 Broome Corporate Parkway
Conklin, NY 13748

CANADA

UNITED KINGDOM

PORTUGAL

FRANCE

KENYA

AUSTRALIA

PHILIPPINES

CHINA

MALAYSIA

SINGAPORE

Please note that this letter is a request for information pertaining to a cultural resources assessment and is not notification of a project under Senate Bill (SB) 18, Assembly Bill (AB) 52 or Section 106 of the National Historic Preservation Act. Designated lead agencies under the California Environmental Quality Act (CEQA) and National Environmental Policy Act (NEPA) are handling project notification and consultation requirements. Please feel free to contact me at 530.219.1432 or via email at ddepietro@fcs-intl.com and thank you for your valuable assistance.

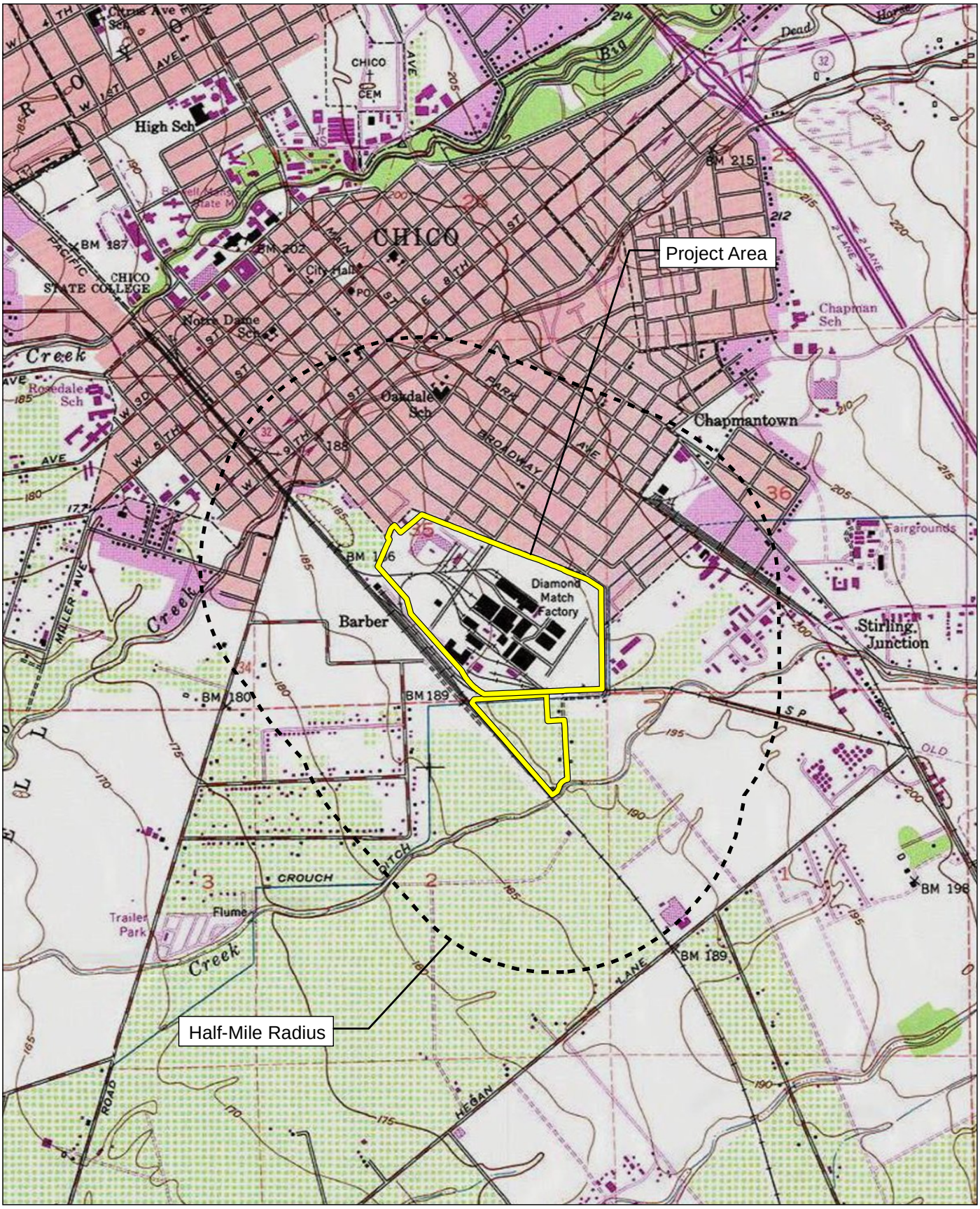
Sincerely,

Dana Douglas DePietro, PhD
Director of Cultural Resources
FirstCarbon Solutions
2999 Oak Road, Suite 250
Walnut Creek, CA 94597

Enc: Attachment A: Records Search Map

FIRSTCARBON
SOLUTIONS
FCS INTERNATIONAL, INC.

Attachment A:
Records Search Map



Source: USGS Chico 7.5' Quadrangle / T21N, R01E, sections 1,2,3; T22N, R01E, sections 34,35,36; Land Grant: Rancho De Farwell.

FIRSTCARBON SOLUTIONS™

2,000 1,000 0 2,000 Feet

Exhibit A
Record Search Map

April 17, 2023

Tsi Akim Maidu
Grayson Coney, Cultural Director
P.O. Box 510
Browns Valley, CA, 95918

Subject: Proposed Barber Yard Specific Plan Project

Dear Cultural Director Grayson Coney:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

The proposed project is a Specific Plan for the Barber Yard Special Planning Area, a 133-acre area in the southern portion of the City of Chico. The Specific Plan would provide for a holistic mixed-use community to accommodate a diverse range of housing opportunities with a mix of commercial and office uses throughout. Three existing structures on the site would be adapted for reuse, representing approximately 150,000 SF of future commercial uses. The project contemplates an additional 60,000 SF of new commercial uses with a combination of mixed-use buildings with residential uses above retail and free-standing retail buildings. When completed, the proposed project would include a maximum of 1,250 dwelling units with density ranging from 6 to 35 units per acre. This includes 2 acres of traditional affordable housing, a minimum of 5% attainable housing units, a minimum of 15% workforce housing units, and accessory dwelling units. The proposed project also includes the development of an approximately 4.09-acre off-site storm water detention

A Records Search map with a 0.5 mile buffer around the site is enclosed for your reference.

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Sincerely,

Dana Douglas DePietro, PhD
Director of Cultural Resources
FirstCarbon Solutions
2999 Oak Road, Suite 250
Walnut Creek, CA 94597

Enc: Attachment A: Records Search Map

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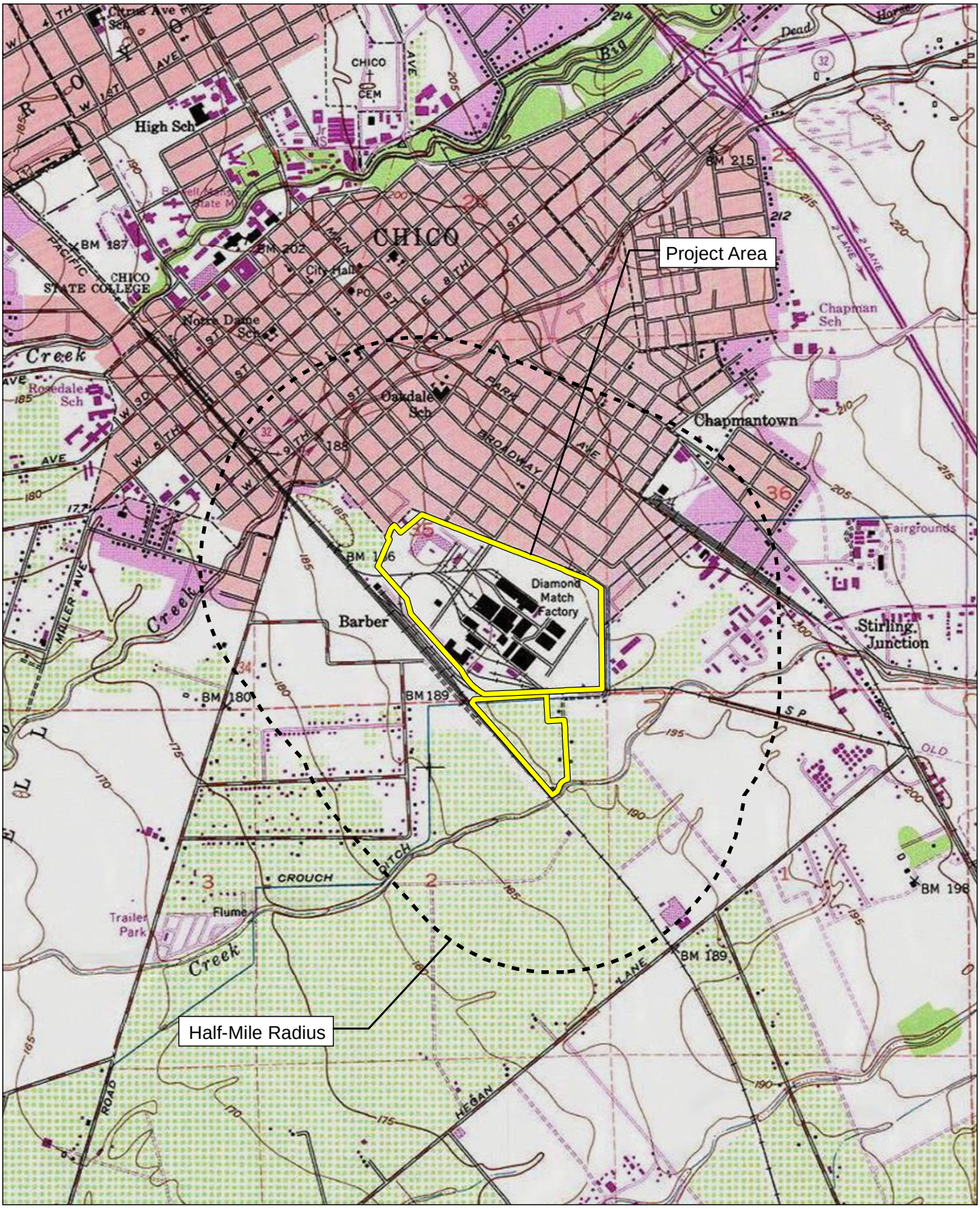

Source: USGS Chico 7.5' Quadrangle / T21N, R01E, sections 1,2,3; T22N, R01E, sections 34,35,36; Land Grant: Rancho De Farwell.

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Exhibit A
Record Search Map

April 17, 2023

Nevada City Rancheria Nisenan Tribe
Richard Johnson, Chairman
P.O. Box 2624
Nevada City, CA, 95959

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairman Johnson:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

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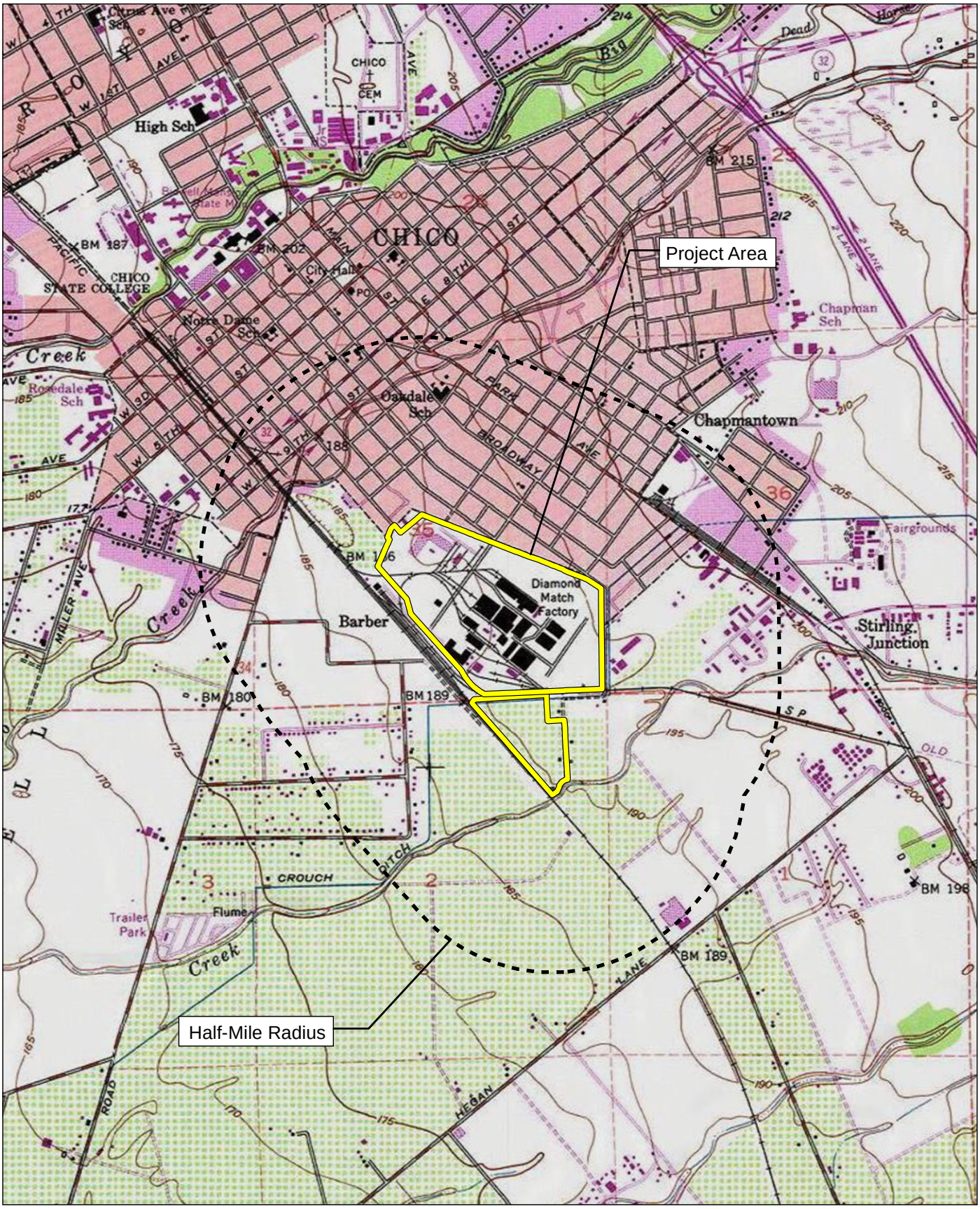

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Exhibit A
Record Search Map

April 17, 2023

KonKow Valley Band of Maidu
Jessica Lopez, Chairperson
2136 Myers Street
Oroville, CA, 95966

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Lopez:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

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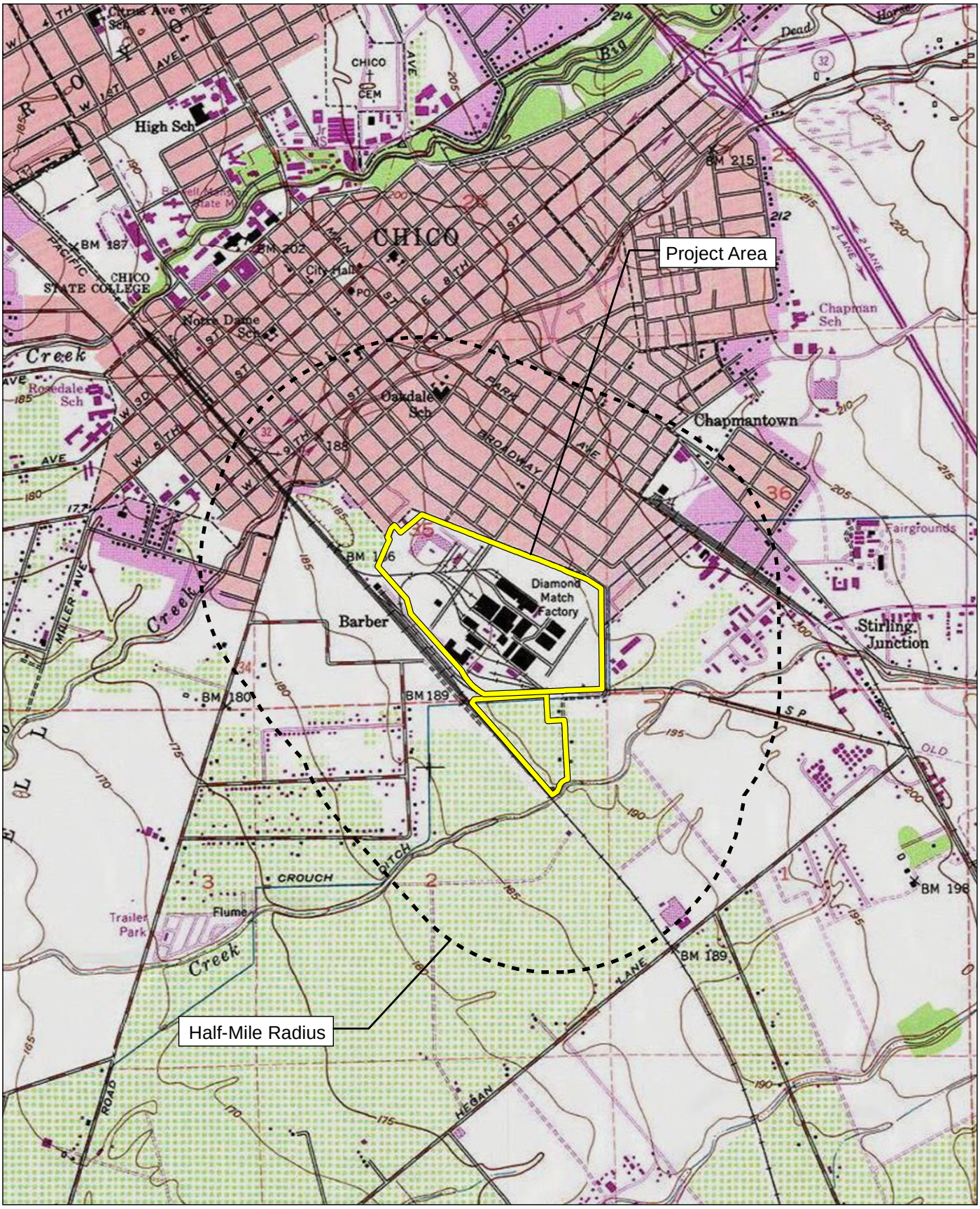

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Exhibit A
Record Search Map

April 17, 2023

Estom Yumeka Maidu Tribe of the Enterprise Rancheria
Glenda Nelson, Chairperson
2133 Monte Vista Avenue
Oroville, CA, 95966

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Nelson:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

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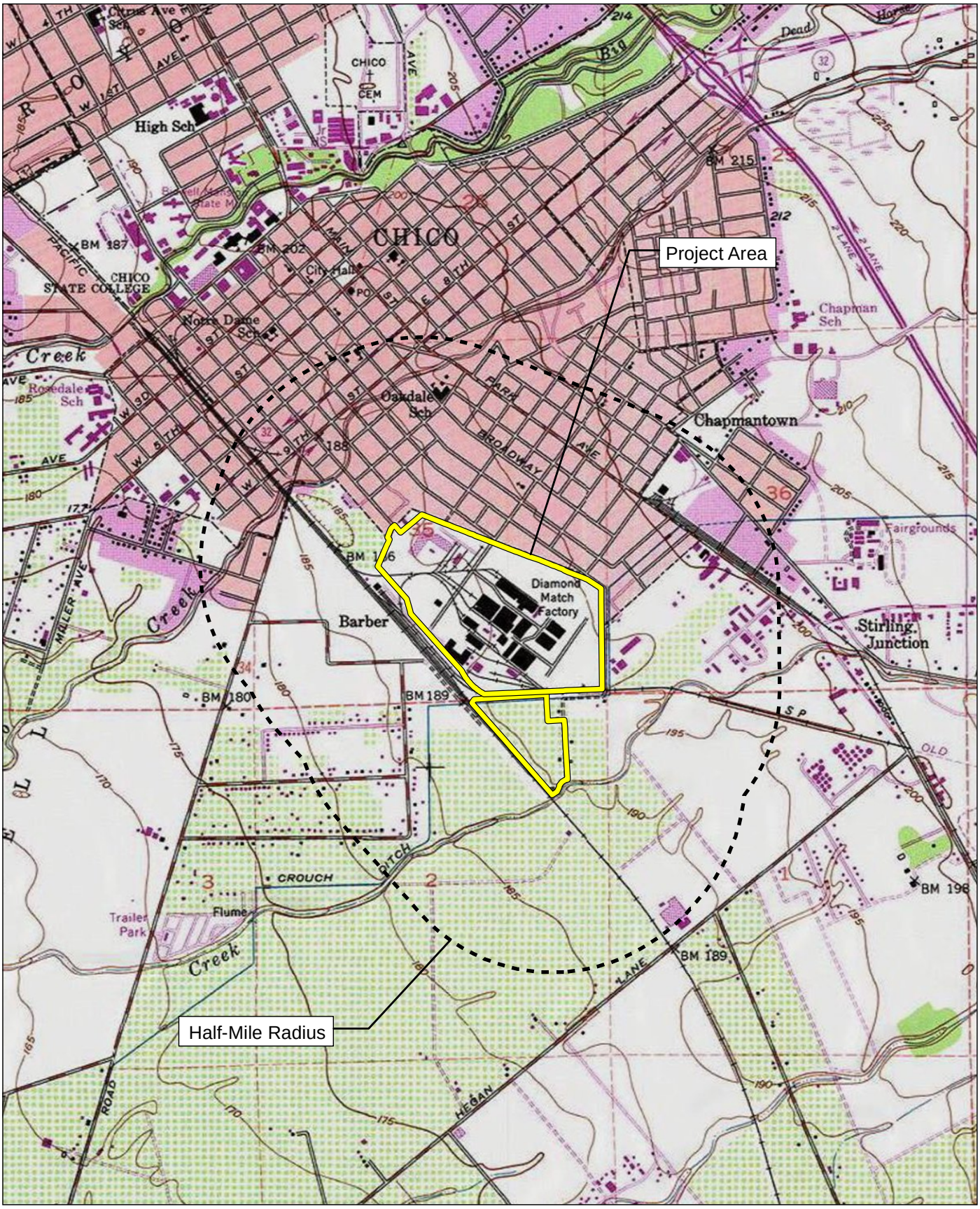

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Record Search Map

April 17, 2023

Mechoopda Indian Tribe
Dennis Ramirez, Chairperson
125 Mission Ranch Blvd
Chico, CA, 95926

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Ramirez:

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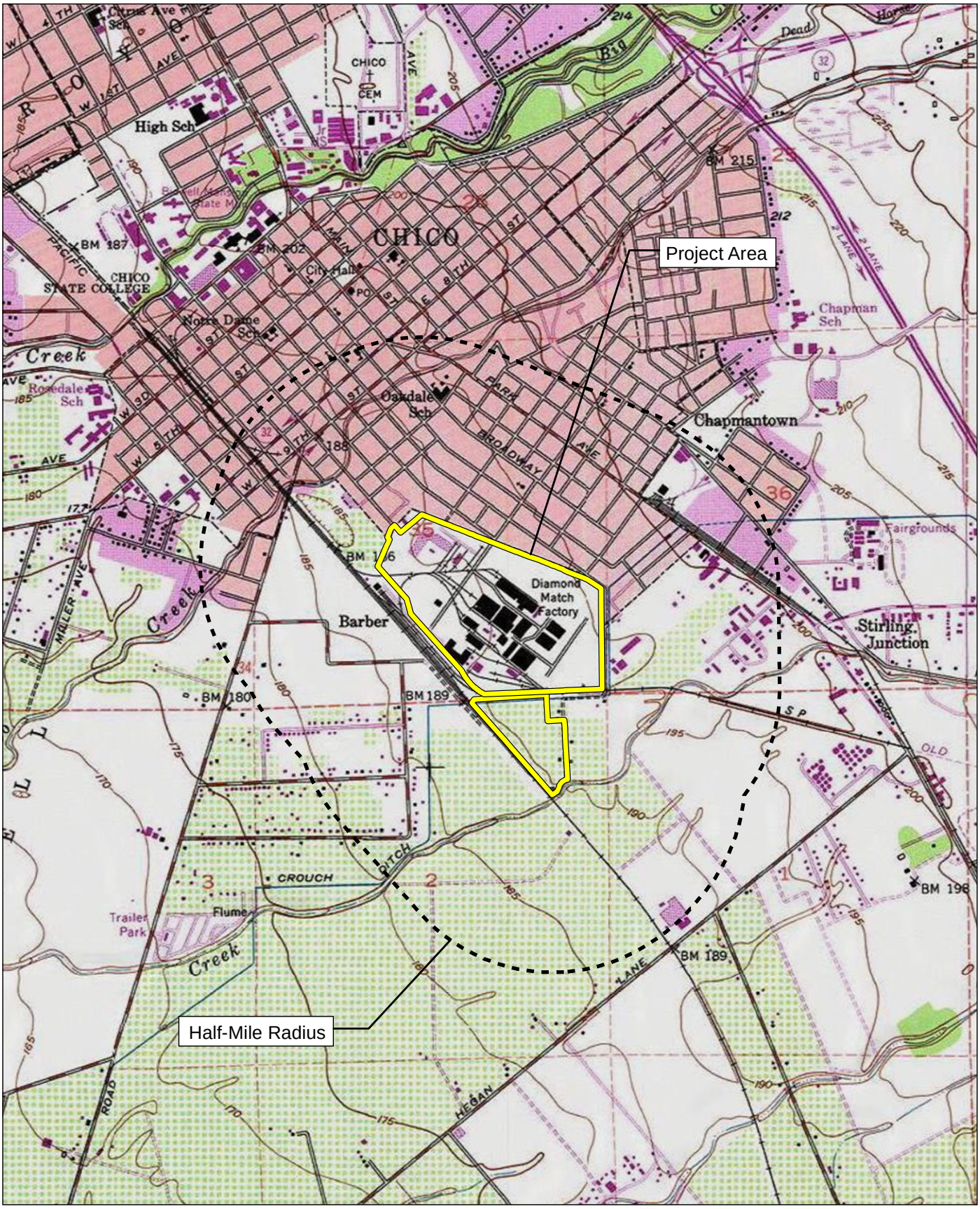

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Record Search Map

April 17, 2023

Tsi Akim Maidu
Don Ryberg, Chairperson
P.O. Box 510
Browns Valley, CA, 95918

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Ryberg:

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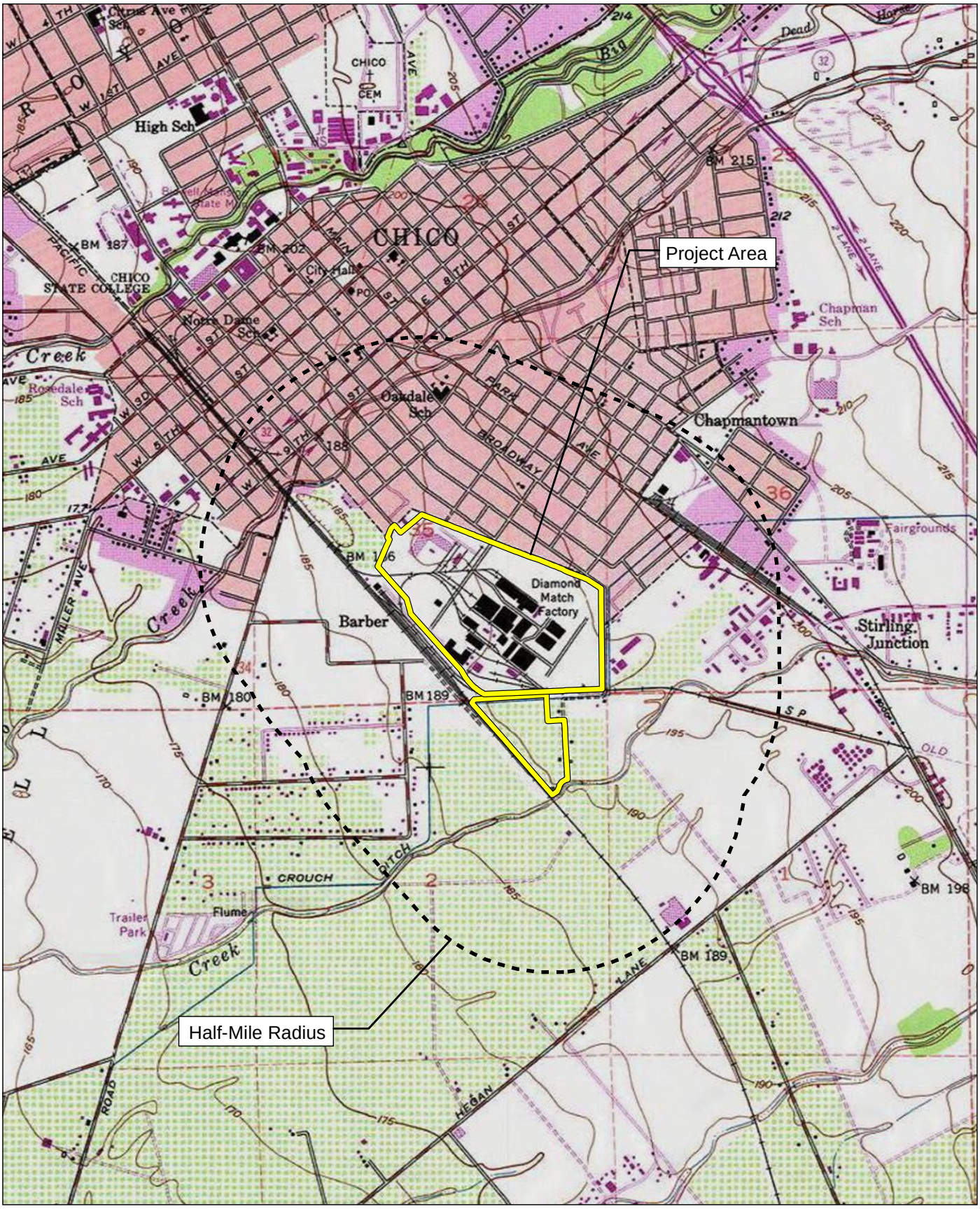

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Record Search Map

April 17, 2023

Greenville Rancheria of Maidu Indians
Kyle Self, Chairperson
P.O. Box 279
Greenville, CA, 95947

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Self:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

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Please note that this letter is a request for information pertaining to a cultural resources assessment and is not notification of a project under Senate Bill (SB) 18, Assembly Bill (AB) 52 or Section 106 of the National Historic Preservation Act. Designated lead agencies under the California Environmental Quality Act (CEQA) and National Environmental Policy Act (NEPA) are handling project notification and consultation requirements. Please feel free to contact me at 530.219.1432 or via email at ddepietro@fcs-intl.com and thank you for your valuable assistance.

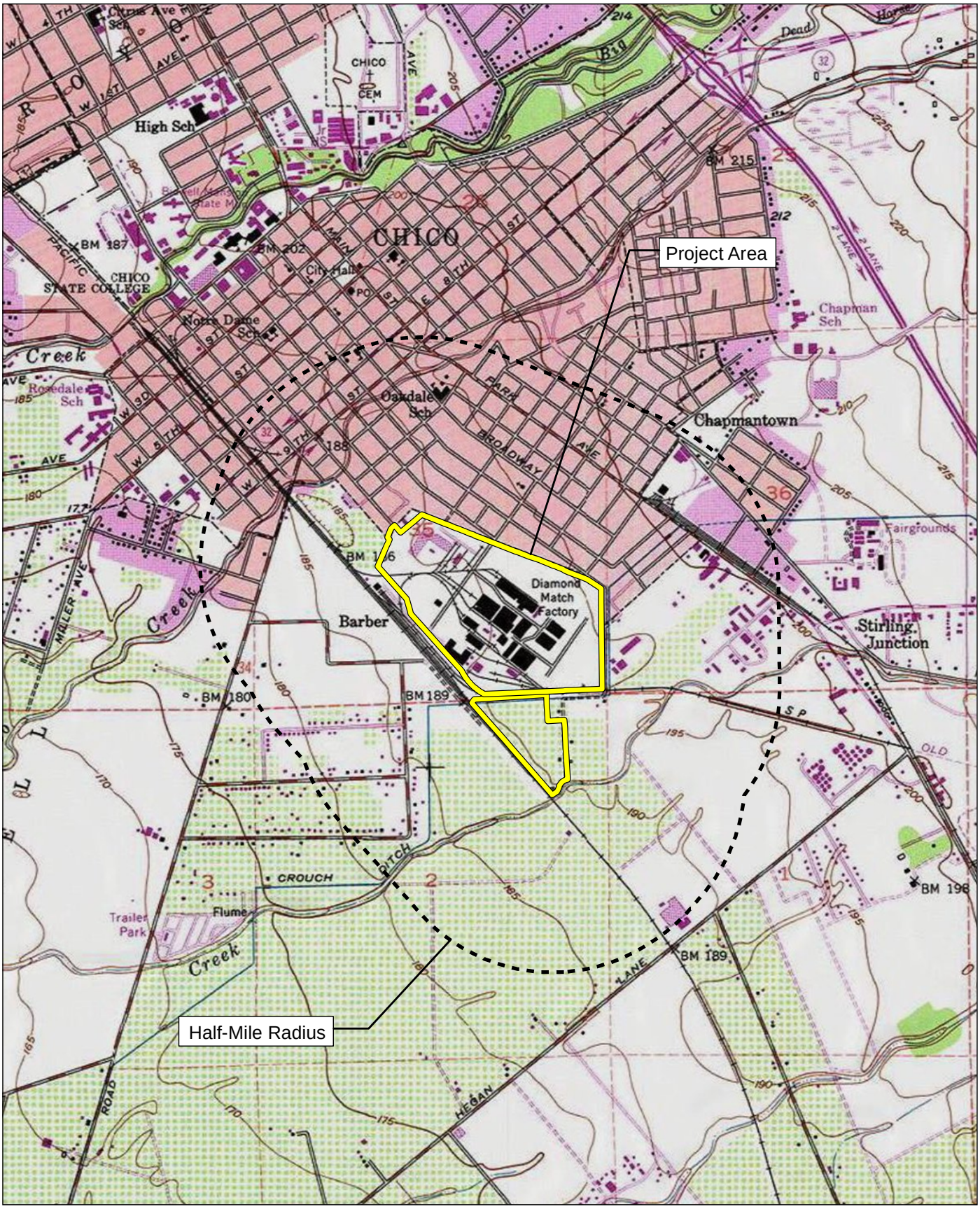
Sincerely,

Dana Douglas DePietro, PhD
Director of Cultural Resources
FirstCarbon Solutions
2999 Oak Road, Suite 250
Walnut Creek, CA 94597

Enc: Attachment A: Records Search Map

FIRSTCARBON
SOLUTIONS
FCS INTERNATIONAL, INC.

Attachment A:
Records Search Map



Source: USGS Chico 7.5' Quadrangle / T21N, R01E, sections 1,2,3; T22N, R01E, sections 34,35,36; Land Grant: Rancho De Farwell.

FIRSTCARBON SOLUTIONS™

2,000 1,000 0 2,000 Feet

Exhibit A
Record Search Map

April 17, 2023

Berry Creek Rancheria of Maidu Indians
Francis Steele, Chairperson
5 Tyme Way
Oroville, CA, 95966

Subject: Proposed Barber Yard Specific Plan Project

Dear Chairperson Steele:

FirstCarbon Solutions (FCS) is preparing an Environmental Impact Report (EIR) for the for the proposed Barber Yard Specific Plan Project located in the City of Chico. As part our environmental review process, we are conducting a cultural resources assessment.

The proposed project is a Specific Plan for the Barber Yard Special Planning Area, a 133-acre area in the southern portion of the City of Chico. The Specific Plan would provide for a holistic mixed-use community to accommodate a diverse range of housing opportunities with a mix of commercial and office uses throughout. Three existing structures on the site would be adapted for reuse, representing approximately 150,000 SF of future commercial uses. The project contemplates an additional 60,000 SF of new commercial uses with a combination of mixed-use buildings with residential uses above retail and free-standing retail buildings. When completed, the proposed project would include a maximum of 1,250 dwelling units with density ranging from 6 to 35 units per acre. This includes 2 acres of traditional affordable housing, a minimum of 5% attainable housing units, a minimum of 15% workforce housing units, and accessory dwelling units. The proposed project also includes the development of an approximately 4.09-acre off-site storm water detention

A Records Search map with a 0.5 mile buffer around the site is enclosed for your reference.

As part of the cultural resources assessment, FCS conducted a Sacred Lands File (SLF) search and California HistoricalResource Information System (CHRIS). The result of the Sacred Lands file search was negative. The CHRIS search found 3 recorded historic resources within the project site, and 37 historic resources within a 0.5-mile radius of the project site. The CHRIS search also found 2 reports within the project boundaries and 21 reports within a 0.5-mile radius of the project site. The Native American Heritage Commission (NAHC) suggested you might be able to provide further information. If you have any additional information regarding potential historic or cultural resources in proximity or relation to the proposed project area, we would greatly appreciate your input.

UNITED STATES

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#A-537
San Bernardino, CA 92407

Sacramento Valley
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Suite 170-301
Rocklin, CA 95765

Utah
2901 Bluegrass Boulevard
Suite 200-62
Lehi, UT 84043

Connecticut
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Suite 450
Shelton, CT 06484

New York
10 Monument Street
Deposit, NY 13754

56 Broome Corporate Parkway
Conklin, NY 13748

CANADA

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PORTUGAL

FRANCE

KENYA

AUSTRALIA

PHILIPPINES

CHINA

MALAYSIA

SINGAPORE

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Sincerely,

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Enc: Attachment A: Records Search Map

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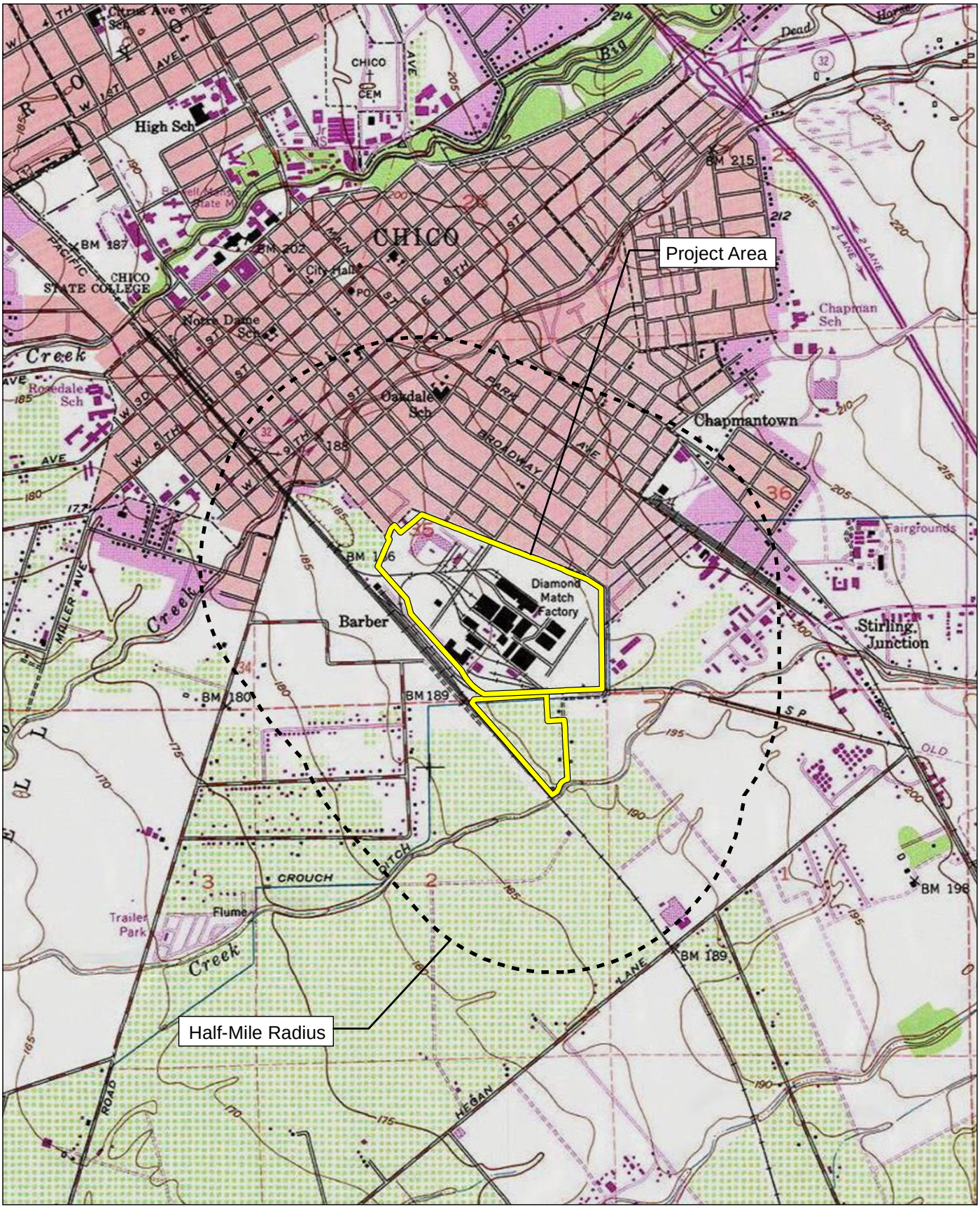
Attachment A:
Records Search Map



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FIRSTCARBON SOLUTIONS™

2,000 1,000 0 2,000 Feet

Exhibit A
Record Search Map

Re: 1723.0003 Barber Yard Specific Plan

Jessica Lopez <jessica@konkowmaidu.org>
Tue 4/18/2023 10:31 AM
To: Maddie Dolan <mdolan@fcs-intl.com>
Cc: **Cultural Resources <culturalres@fcs-intl.com>**

Please defer to Mechoopda as this is within their tribal territory.

Jessica Lopez

Get Outlook for iOS

From: Maddie Dolan <mdolan@fcs-intl.com>
Sent: Tuesday, April 18, 2023 9:48:08 AM
To: Jessica Lopez <jessica@konkowmaidu.org>
Cc: Cultural Resources <culturalres@fcs-intl.com>
Subject: 1723.0003 Barber Yard Specific Plan

Hello,
Attached is a request for information pertaining to a cultural resources assessment of the proposed Barber Yard Specific Plan Project, located in the City of Chico. Please feel free to contact Dr. Dana DePietro at ddepietro@fcs-intl.com if you would like to provide input. Thank you for your assistance.
Best,

Madelyn Dolan (she | her | hers)
Environmental Services, Assistant Project Manager
Mobile +1 925 451 7133

Note: I am out of office April 19-21 and wil return Monday April 24.

FirstCarbon Solutions (FCS)
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Appendix D:
Project Site Photographs

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Photograph 1: Overview from northwest corner of the project site; facing southwest. December 16, 2022

Photograph 2: Overview from the southeast corner of the off-site improvement area in project site; facing northwest. December 16, 2022

Photograph 3: Overview from the northwest corner of the off-site improvement area in project site; facing southeast. December 16, 2022

Photograph 4: Overview from the southwest corner of the project site; facing northeast. December 16, 2022

Photograph 5: Representative soil composition in the northwest portion of the project site. December 16, 2022

Photograph 6: Representative visibility of soil across the project site. Photograph taken in the eastern portion of the project site; facing north. December 16, 2022

Photograph 7: Representative soil composition in the central portion of the project site. December 16, 2022

Photograph 8: Metal pipes from previous structure in the central portion of the project site; facing north. December 16, 2022

Photograph 9: Warehouse in the northwest corner of the project site; facing northwest. December 16, 2022

Photograph 10: Warehouse in the northwest corner of the project site; facing north. December 16, 2022

Photograph 11: Guard booth in central northern boundary of the project site; facing northwest. December 16, 2022

Photograph 12: Guard house in the central northern boundary of the project site; facing south. December 16, 2022

Photograph 13: Guard house in the central northern boundary of the project site; facing northwest. December 16, 2022

Photograph 14: Storage shed in the central portion of the project site adjacent to the Engineering Department Building; facing northeast. December 16, 2022

Photograph 15: Southern profile of in the central portion of the project site adjacent to the Engineering Department Building; facing north. December 16, 2022

Photograph 16: Remnant of the eastern wall of the former the Apiary Building; facing east. December 16, 2022

Photograph 17: Remnant of the eastern wall of the former the Apiary Building; facing west. December 16, 2022

Photograph 18: Eastern profile of the Match Block Storage Building; facing northwest. December 16, 2022

Photograph 19: Southern side profile of the Match Block Storage Building; facing north. December 16, 2022

Photograph 20: Western profile of the Match Block Storage Building; facing east. December 16, 2022

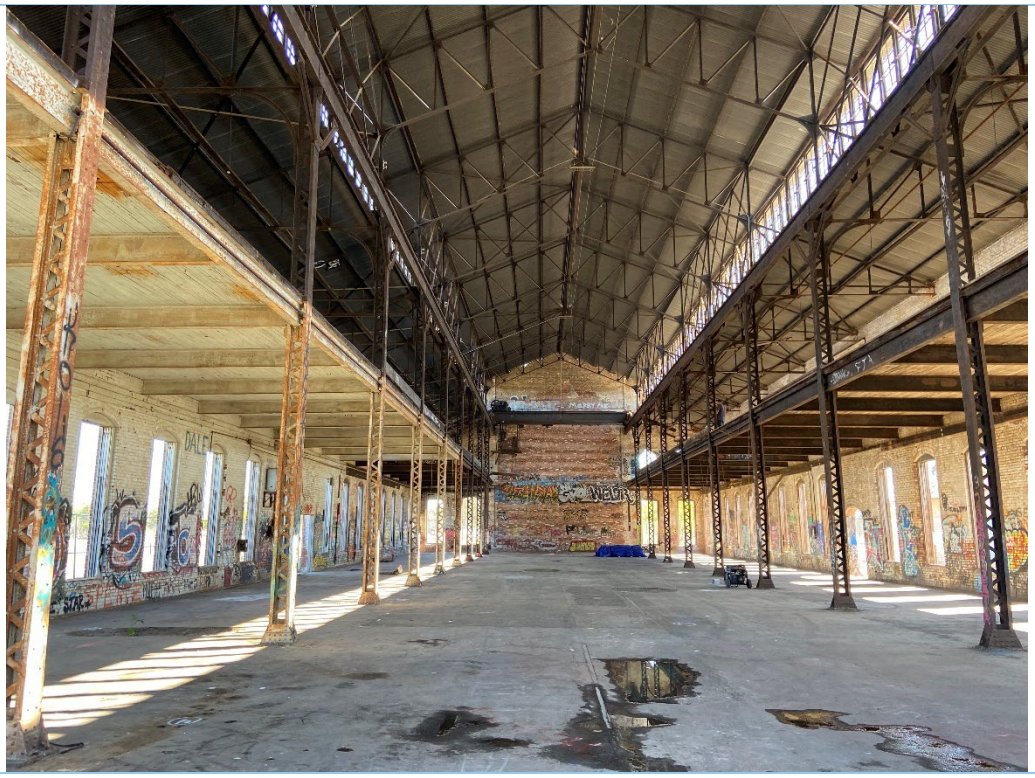
Photograph 21: Northern profile of the Match Block Storage Building; facing south. December 16, 2022

Photograph 22: Western profile of the Engineering Department Building; facing east. December 16, 2022

Photograph 23: Southern profile of the Engineering Department Building; facing north. December 16, 2022

Photograph 24: Eastern profile of the Engineering Department Building; facing west. December 16, 2022

Photograph 25: Northern profile of the Engineering Department Building; facing south. December 16, 2022



Photograph 26: Interior of the Engineering Department Building; facing east. December 16, 2022

Photograph 27: Concrete foundations of previous structure in the eastern portion of the project site; facing north. December 16, 2022

Photograph 28: Concrete foundations of previous structure in the central portion of the project site; facing north. December 16, 2022

Photograph 29: Piles of brick and concrete foundations from previous structures in the project site. Photograph taken in the central eastern portion of the project site; facing northwest. December 16, 2022

Photograph 30: Machinery parts found in the central eastern portion of the project site. December 16, 2022

Photograph 31: Square nail and wooden beams found in the central portion of the project site. December 16, 2022

Photograph 32: Concrete foundation of previous structure in the eastern portion of the project site; facing north. December 16, 2022

Photograph 33: Concrete foundations of previous structure in the eastern portion of the project site; facing east. December 16, 2022

Photograph 34: Concrete foundations and metal pipes found in the central portion of the project site; facing east. December 16, 2022

Photograph 35: Concrete foundations of previous structure in the central portion of the project site; facing northeast. December 16, 2022

Photograph 36: Concrete foundations of previous structure in the central portion of the project site; facing east. December 16, 2022

Photograph 37: Piles of brick from previous structures on site in the eastern portion of the project site; facing northwest. December 16, 2022

Photograph 38: Metal pipes and fire hydrant found in the central portion of the project site; facing northwest. December 16, 2022

Photograph 39: Pile of concrete foundations and metal pipes found in the eastern portion of the project site; facing east. December 16, 2022

Photograph 40: Pile of concrete foundations, concrete pipes, and bricks found in the eastern portion of the project site; facing east. December 16, 2022

Photograph 41: A pile of rusted metal pipes found in the eastern portion of the project site; facing north. December 16, 2022

Photograph 42: Representative soil sample in the off-site improvement area in the southern portion of the project site. December 16, 2022

Photograph 43: Nail from the Union Pacific Railroad in the off-site improvement area of the project site. Photograph taken in the southern portion of the project site. December 16, 2022

Photograph 44: Metal hooks the Union Pacific Railroad in the off-site improvement area of the project site. Photograph taken in the southern portion of the project site. December 16, 2022

Appendix E:
Cultural Resources Regulations and Evaluation Criteria

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CULTURAL RESOURCES REGULATIONS AND EVALUATION CRITERIA

Local, state, and federal government agencies have developed laws and regulations designed to protect significant cultural resources that may be affected by projects regulated, funded, or undertaken by the agency. Federal and state laws that govern the preservation of historic and archaeological resources of national, state, regional, and local significance include the National Environmental Policy Act (NEPA), the National Historic Preservation Act (NHPA), and the CEQA. In addition, laws specific to work conducted on federal lands include the Archaeological Resources Protection Act, the American Antiquities Act, and the Native American Graves Protection and Repatriation Act (NAGPRA).

The following federal or CEQA criteria were used to evaluate the significance of potential impacts on cultural resources for the proposed project. An impact is considered significant if it would affect a resource eligible for listing in the NRHP or the CRHR, or if it is identified as a unique archaeological or TCR.

Federal-Level Evaluations

Federal agencies are required to consider the effects of their actions on historic properties and afford the Advisory Council on Historic Preservation (ACHP) a reasonable opportunity to comment on such undertakings under Section 106 of the NHPA (36 Code of Federal Regulations [CFR] Part 800).[7] Additionally, federal agencies are responsible for initiating NHPA Section 106 review and completing the steps outlined in these regulations. They must determine if NHPA Section 106 applies to a given project and, if so, initiate review in consultation with the State Historic Preservation Officer (SHPO) and/or Tribal Historic Preservation Officer (THPO). Federal agencies are also responsible for involving the public and other interested parties. Furthermore, NHPA Section 106 requires that any federal or federally assisted undertaking, or any undertaking requiring federal licensing or permitting, consider the effect of the action on historic properties listed in or eligible for the NRHP. Under the Code of Federal Regulations (36 CFR § 800.8), federal agencies are specifically encouraged to coordinate compliance with NHPA Section 106 and the NEPA process. The implementing regulations "Protection of Historic Properties" are found in 36 Code of Federal Regulations Part 800. Resource eligibility for listing on the NRHP is detailed in 36 Code of Federal Regulations Part 63 and the criteria for resource evaluation are found in 36 Code of Federal Regulations § 60.4 (a-d).

The NHPA established the NRHP as the official federal list for cultural resources that are considered important for their historical significance at the local, state, or national level. To be determined eligible for listing in the NRHP, properties must meet specific criteria for historic significance and

[7] The Section 106 process only applies in the event the project at issue would involve a "federal undertaking" in 36 CFR § 800.16(y), which is defined as a project, activity, or program funded in whole or in part under the direct or indirect jurisdiction of a federal agency, including:

- those carried out by or on behalf of a federal agency;
- those carried out with federal financial assistance;
- those requiring a federal permit, license or approval; and
- those subject to state or local regulation administered pursuant to a delegation or approval by a federal agency.

possess certain levels of integrity of form, location, and setting. The criteria for listing on the NRHP include significance in American history, architecture, archaeology, engineering, and culture as present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association. In addition, a resource must meet one or all of these eligibility criteria:

a) Is associated with events that have made a significant contribution to the broad patterns of our history; or

b) Is associated with the lives of persons significant in our past; or

c) Embodies the distinctive characteristics of a type, period, or method of construction; represent the work of a master; possess high artistic values, represent a significant and distinguishable entity whose components may lack individual distinction; or

d) That have yielded, or may be likely to yield, information important in prehistory or history.

Criterion D is usually reserved for archaeological resources. Eligible properties must meet at least one of the criteria and exhibit integrity, measured by the degree to which the resource retains its historical properties and conveys its historical character.

Criteria Considerations

Ordinarily cemeteries, birthplaces, graves of historical figures, properties owned by religious institutions or used for religious purposes, buildings that have been moved from their original locations, reconstructed historic buildings, properties primarily commemorative in nature, and properties that have achieved significance within the past 50 years shall not be considered eligible for the NRHP. However, such properties will qualify if they are integral parts of districts that do meet the criteria or if they fall within the following categories:

a) A religious property deriving primary significance from architectural or artistic distinction or historical importance.

b) A building or structure removed from its original location but which is primarily significant for architectural value, or which is the surviving structure most importantly associated with a historic person or event.

c) A birthplace or grave of a historical figure of outstanding importance if there is no appropriate site or building associated with his or her productive life.

d) A cemetery that derives its primary importance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events.

e) A reconstructed building when accurately executed in a suitable environment and presented in a dignified manner as part of a restoration master plan, and when no other building or structure with the same association has survived.

f) A property primarily commemorative in intent if design, age, tradition, or symbolic value has invested it with its own exceptional significance.

g) A property achieving significance within the past 50 years if it is of exceptional importance.

Thresholds of Significance

In consultation with the SHPO/THPO and other entities that attach religious and cultural significance to identified historic properties, the lead agency shall apply the criteria of adverse effect to historic properties within the Area of Potential Effect (APE). The lead agency official shall consider the views of consulting parties and the public when considering adverse effects.

Federal Criteria of Adverse Effects

Under federal regulations, 36 Code of Federal Regulations Section 800.5(a)(1), an adverse effect is found when an undertaking may alter, directly or indirectly, any of the characteristics of a historic property that qualifies the property for inclusion in the NRHP in a manner that would diminish the integrity of the property's location, design, setting, materials, workmanship, feeling, or association. Consideration shall be given to all qualifying characteristics of a historic property, including those that may have been identified subsequent to the original evaluation of the property's eligibility for listing in the NRHP. Adverse effects may include reasonably foreseeable effects caused by the undertaking that may occur later in time, be farther removed in distance, or be cumulative. According to 36 Code of Federal Regulations Section 800.5(a)(2), adverse effects on historic properties include, but are not limited to, those listed below:

- Physical destruction of or damage to all or part of the property.
- Alteration of a property, including restoration, rehabilitation, repair, maintenance, stabilization, hazardous material remediation, and provision of handicapped access, which is not consistent with the U.S. Secretary of the Interior's Standards for the Treatment of Historic Properties per 36 Code of Federal Regulations Part 68 and applicable guidelines.
- Removal of the property from its historic location.
- Change of the character of the property's use or of physical features within the property's setting that contribute to its historic significance.
- Introduction of visual, atmospheric, or audible elements that diminish the integrity of the property's significant historic features.
- Neglect of a property that causes its deterioration, except where such neglect and deterioration are recognized qualities of a property of religious and cultural significance to an Indian tribe or Native Hawaiian organization.
- Transfer, lease, or sale of property out of federal ownership or control without adequate and legally enforceable restrictions or conditions to ensure long-term preservation of the property's historic significance.

If Adverse Effects are Found

If adverse effects are found, the federal agency official shall continue consultation as stipulated at 36 Code of Federal Regulations Section 800.6(a). The agency official shall consult with the SHPO/THPO and other consulting parties, including Indian tribes and Native Hawaiian organizations, to develop

alternatives or modifications to the undertaking that could avoid, minimize, or mitigate adverse effects to historic properties. According to 36 Code of Federal Regulations Section 800.14(d), if adverse effects cannot be resolved then standard treatments established by the ACHP may be used as a basis for a Memorandum of Agreement (MOA).

According to 36 Code of Federal Regulations Section 800.11(e), the filing of an approved MOA, and appropriate documentation, concludes the NHPA Section 106 process. The MOA must be signed by all consulting parties and approved by the ACHP prior to construction activities. If no adverse effects are found and the SHPO/THPO or the ACHP do not object within 30 days of receipt, the agencies' responsibilities under NHPA Section 106 will be satisfied upon completion of report and documentation as stipulated in 36 Code of Federal Regulations Section 800.11. The information must be made available for public review upon request, excluding information covered by confidentiality provisions in accordance with applicable laws and regulations.

State-Level and Local Evaluation Processes

For the purposes of CEQA, cultural resources are broadly divided into the following four categories:

- **Historic Resources**: Historic resources typically refer to buildings, structures, and locations that maintain a connection or association with significant events, individuals, or architectural trends from California's past.
- **Archaeological Resources:** Archaeology is the study of artifacts and material culture with the aim of understanding human activities and cultures in the past. Archaeological resources may be associated with prehistoric indigenous cultures as well as historic periods.
- **Burial Sites and Cemeteries:** Burial sites and cemeteries are formal or informal locations where human remains have been interred.
- **Tribal Cultural Resources:** Tribal cultural resources include sites, features, places, or objects that are of cultural value to one or more California Native American tribes.

More specifically, cultural resources may be understood as resources that have been formally recognized by a lead agency and/or are listed or determined eligible for listing on the CRHR (Public Resources Code [PRC] § 5024.1, Title 14 California Code of Regulations [CCR] § 4852). An archaeological site may be considered a historical resource if it is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California per Public Resources Code Section 5020.1(j) or if it meets the criteria for listing on the CRHR per California Code of Regulations at Title 14 California Code of Regulations Section 4850.

The most recent amendments to the CEQA Guidelines direct lead agencies to first evaluate an archaeological site to determine whether it meets the criteria for listing in the CRHR. If an archaeological site is a historical resource, in that it is listed or eligible for listing in the CRHR, potential adverse impacts to it must be considered as stated in Public Resources Code Sections 21084.1 and 21083.2(l). If an archaeological site is considered not to be a historical resource but

meets the definition of a "unique archaeological resource" as defined in Public Resources Code Section 21083.2(g), then it would be treated in accordance with the provisions of that section.

With reference to Public Resources Code Section 21083.2, each site found within a project area will be evaluated to determine whether it is a unique archaeological resource. A unique archaeological resource is described as an archaeological artifact, object, or site about which it can be clearly demonstrated that, without merely adding to the current body of knowledge, there is a high probability that it meets one or more of the following criteria:

1. Contains information needed to answer important scientific research questions and that there is a demonstrable public interest in that information.
2. Has a special and particular quality such as being the oldest of its type or the best available example of its type.
3. Is directly associated with a scientifically recognized important prehistoric or historic event or person.

As used in this report and as defined in Public Resources Code Section 21083.2(h), "non-unique archaeological resource" means an archaeological artifact, object, or site that does not meet the criteria for eligibility for listing on the CRHR, as noted in subdivision (g) of Public Resources Code Section 21083.2. A non-unique archaeological resource requires no further consideration, other than simple recording of its components and features by the lead agency if it so elects. (PRC § 21083(h); (CEQA Guidelines § 15065.5(c)(4).) Isolated artifacts are typically considered non-unique archaeological resources. Historic structures that have had their superstructures demolished or removed can be considered historic archaeological sites and are evaluated following the processes used for prehistoric sites. Finally, the California State OHP recognizes an age threshold of 45 years. Cultural resources built less than 45 years ago may qualify for consideration, but only under the most extraordinary circumstances.

Title 14, California Code of Regulations, Chapter 3 Section 15064.5(a) is associated with determining the significance of impacts to archaeological and historical resources. Here, the term historical resource includes the following:

1. A resource listed in, or determined eligible by the State Historical Resources Commission, for listing in the CRHR (PRC § 5024.1; Title 14 CCR, § 4850 *et seq*.).
2. A resource included in a local register of historical resources, as defined in Public Resources Code Section 5020.1(k) or identified as significant in a historical resource survey meeting the Public Resources Code Section 5024.1(g) requirements, shall be presumed to be historically or culturally significant. Public agencies must treat any such resource as significant unless the preponderance of evidence demonstrates that it is not historically or culturally significant.
3. 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 may be considered a historical resource, provided the lead agency's determination

is supported by substantial evidence in light of the whole record. Generally, a resource shall be considered by the lead agency to be historically significant if the resource meets the criteria for listing on the California Register of Historical Resources (PRC § 5024.1; Title 14 CCR § 4852) including the following:

A. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.
B. Is associated with the lives of persons important in our past.
C. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.
D. Has yielded, or may be likely to yield, information important in prehistory or history.

Typically, archaeological sites exhibiting significant features qualify for the CRHR under Criterion D because such features have information important to the prehistory of California. A lead agency may determine that a resource may be a historical resource as defined in Public Resources Code Sections 5020.1(j) or 5024.1 even if it is:

- Not listed in or determined to be eligible for listing in the CRHR.
- Not included in a local register of historical resources pursuant to Public Resources Code Section 5020.1(k).
- Identified in a historical resources survey per Public Resources Code Section 5024.1(g).

(See CEQA Guidelines § 15064.5(a)(4).)

Thresholds of Significance

If a project will have a significant impact on a cultural resource, several steps must be taken to determine whether the cultural resource is a "unique archaeological resource" under CEQA. If analysis and/or testing determine that the resource is a unique archaeological resource and therefore subject to feasible mitigation prior to development, a threshold of significance should be developed. The threshold of significance is a point where the qualities of significance are defined, and the resource is determined to be unique under CEQA. A significant impact is regarded as the physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of the resource will be reduced to a point that it no longer meets the significance criteria. Should analysis indicate that project development would significantly affect the unique archaeological resource, then CEQA requires that the project implement appropriate and feasible mitigation measures. The preferred form of mitigation is to preserve the resource in place or left in an undisturbed state. Examples of that treatment may include, but are not limited to, any of the following:

1. Planning construction to avoid the resource.
2. Deeding the identified archaeological site into permanent conservation easements.
3. Capping or covering the archaeological site with a layer of soil before building on the site.
4. Planning parks, greenspace, or other open space to incorporate the archaeological site.

(PRC § 21083.2(b).)

However, to the extent a unique archaeological resource is not preserved in place or left in an undisturbed state, then mitigation measures shall be required pursuant to Public Resources Code § 21083.2(c) and CEQA Guidelines § 15064.5(c)(3)).

If a resource is determined to be a "non-unique archaeological resource," no further consideration of the resource by the lead agency is necessary, as noted above.

City of Chico Historic Preservation Ordinance–Chapter 19.37

As part of the City of Chico Municipal Code, its Historic Preservation Ordinance (Chapter 19.37, Historic Preservation) gives the following criteria (Subsection 19.37.040, Historic Resource Designation Criteria):

A. Landmark and Landmark Overlay Zoning District Significance Criteria. Upon the recommendation of the board and approval of the City Council, a historic resource may be designated a landmark, or a definable geographic area may be designated a Landmark Overlay Zoning District, if the resource or area meets any of the following criteria and retains a high level of historic integrity.
   1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation;
   2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation;
   3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

B. Additional Factors to be Considered in Landmark Designation. In determining whether to designate a resource a landmark, the following additional factors may be considered, if applicable:
   1. A resource moved from its original location may be designated a landmark if it is significant primarily for its architectural value, or if it is one of the most important surviving structures associated with an important person or historic event.
   2. A birthplace or grave may be designated a landmark if it is that of a historical figure of outstanding importance in the history of Chico, the State, or the nation.
   3. A cemetery may be designated a landmark if it represents a group of persons or an era that collectively is significant in the broad patterns in the history of Chico, the State of California, or the nation.
   4. A reconstructed building may be designated a landmark if the reconstruction is historically accurate based on sound historical documentation, is executed in a suitable environment, and if no other original structure that has the same historical association exists.
   5. A resource achieving significance within the past 50 years may be designated a landmark if the resource is of exceptional importance within the history of Chico, the State, or the nation.

C. Additional Factors to be Considered in Designating a Landmark Overlay Zoning District. In deciding whether to apply the Landmark Overlay Zoning District to a geographic area, the following additional factors may be considered, if applicable:
   1. To be designated a Landmark Overlay Zoning District, the contributing properties must retain historic integrity and the collective value of the district contributors may be greater than the individual resources within the landmark district.
   2. A Landmark Overlay Zoning District should exhibit a recognizable style or era of design, an association of design integrity, setting, materials, and workmanship.

Tribal Cultural Resources and Tribal Consultation

Under CEQA, TCRs refer to sites, features, places, cultural landscapes, sacred places, and objects with cultural value to one or more California Native American tribes. To be considered significant under CEQA, these resources must also be included or determined eligible for inclusion in the CRHR or a local register of historical resources or be determined significant pursuant to the criteria set forth in subdivision (c) of Section 5024.1 of the Public Resources Code by the lead agency (PRC § 21074).

Cultural resource assessment reports will often include the results from a NAHC Sacred Lands File search and outreach to Native American Representatives Identified as potentially having interest or information on the project area by the NAHC. The primary process for identifying and evaluating potential impacts to TCRs, however, is through government-to-government consultation between the CEQA lead agency and Native American tribes pursuant to the following California statutes.

California Senate Bill 18

Senate Bill (SB) 18 states that prior to a local (city or county) government's adoption of any General Plan or Specific Plan,[8] or amendment to General and Specific Plans, or a designation of open space land proposed on or after March 1, 2005, the city or county shall conduct consultations with California Native American tribes for the purpose of preserving or mitigating impacts to Cultural Places. Consultations are for the purpose of preserving or mitigating impacts to places, features, and objects described in Sections 5097.9 and 5097.995 of the Public Resources Code that may be affected by the proposed adoption or amendment to a general or specific plan. According to the Government Code Section 65352.4, "consultation" is defined as:

> *The meaningful and timely process of seeking, discussing, and considering carefully the views of others, in a manner that is cognizant of all parties' cultural values and, where feasible, seeking agreement. Consultation between government agencies and Native American tribes shall be conducted in a way that is mutually respectful of each party's sovereignty. Consultation shall also recognize the tribes' potential needs for confidentiality with respect to places that have traditional tribal cultural significance.*

[8] Although SB 18 does not specifically mention consultation or notice requirements for adoption or amendment of specific plans, existing state planning law requires local governments to use the same processes for adoption and amendment of specific plans as for general plans (see Government Code §65453). Therefore, where SB 18 requires consultation and/or notice for a general plan adoption or amendment, the requirement extends also to a specific plan adoption or amendment.

Among other requirements, SB 18 requires public notice to be sent to tribes listed on the NAHC's SB 18 Tribal Consultation list within the geographical areas affected by the proposed changes. Tribes must respond to a local government notice within 90 days (unless a shorter time frame has been agreed upon by the tribe), indicating whether or not they want to consult with the local government. Notice must be sent regardless of prior consultation, and it is suggested that local governments send written notice by certified mail with return receipt requested.

California Assembly Bill 52

Assembly Bill (AB) 52 was signed into law on September 25, 2014 and provides that any public or private "project with an effect that may cause a substantial adverse change in the significance of a tribal cultural resource is a project that may have a significant effect on the environment." TCRs are defined in Public Resources Code Section 21074 and include "sites, features, places, cultural landscapes, sacred places, and objects with cultural value to a California Native American tribe that are eligible for inclusion in the CRHR or included in a local register of historical resources." AB 52 formally added the category of "tribal cultural resources" to CEQA and extends the consultation and confidentiality requirements to all projects, rather than just projects subject to SB 18 as discussed above. AB 52 requires a lead agency to notify and offer the opportunity for consultation to a California Native American tribe that is traditionally and culturally affiliated with the geographic area of the proposed project, if the tribe has previously requested in writing to be informed by the lead agency of proposed projects in their geographic area. This notification must be sent prior to determining whether a negative declaration, mitigated negative declaration, or environmental impact report is required for a project. Tribes must respond to the notice within 45 days (unless a shorter time frame has been agreed upon by the tribe), indicating whether or not they want to consult with the lead agency.

- The bill makes the above provisions applicable to projects that have a notice of preparation, or a notice of negative declaration filed or mitigated negative declaration on or after July 1, 2015. The parties must consult in good faith, and consultation is deemed concluded when either: (1) the parties agree to measures to mitigate or avoid a significant effect on a TCR (if such a significant effect exists); or (2) when a party concludes that mutual agreement cannot be reached. Public agencies must, when feasible, avoid damaging effects to any tribal cultural resource. Pub. Res. Code § 21084.3 (a). Appropriate mitigation for a tribal cultural resource is different than mitigation for archaeological resources. If the lead agency determines that a project may cause a substantial adverse change to a tribal cultural resource, mitigation measures should be identified through consultation with the tribal government. Mitigation measures agreed upon during consultation must be recommended for inclusion in the environmental document. AB 52 also identifies mitigation measures that may be considered to avoid significant impacts if there is no agreement on appropriate mitigation. Recommended measures include: Avoidance and preservation in place, including planning and construction to avoid the resources and protect the cultural and natural context, or planning greenspace, parks, or other open space, to incorporate the resources with culturally appropriate protection and management criteria.
- Treating the resource with culturally appropriate dignity, taking into account the tribal cultural values and meaning of the resource, including the following: (A) Protecting the cultural

character and integrity of the resource; (B) Protecting the traditional use of the resource; or (C) Protecting the confidentiality of the resource

- Permanent conservation easements or other interests in real property, with culturally appropriate management criteria for the purposes of preserving or utilizing the resources or places.

Appendix F:
Historic Built Environment Assessment and DPR Forms

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E.2 - Historic Built Environment Survey Report

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Historic Built Environment Survey Report

Barber Yard Specific Plan, Chico, Butte County, California

Prepared For:

FirstCarbon Solutions, Inc.
250 Commerce, Suite 250
Irvine, California 92602

Prepared By:

South Environmental LLC
2061 N. Los Robles Avenue., Ste. 205
Pasadena, California 91104

Marlena Krcelich, BA, Sarah Corder, MFA, and Samantha Murray, MA

February 2023

Table of Contents

Figures

Exhibits

Tables

Appendices

Executive Summary

South Environmental was retained by FirstCarbon Solutions, Inc. (FCS) to complete an Historic Built Environment Survey Report for the Barber Yard Specific Plan Project located in the City of Chico, Butte County, California. This report includes the results of an intensive-level pedestrian survey of all built environment resources over 50 years old within the project's Area of Potential Effect (APE); site development and archival research; and recordation and evaluation of the remaining buildings of the Diamond Match Company Factory for historical significance in consideration of federal, state, and local designation criteria and integrity requirements.

The purpose of this report is to determine if the proposed project will result in adverse effects to historic properties located within or adjacent to the project site. This report was prepared in conformance with the requirements of Section 106 of the National Historic Preservation Act (NHPA) and its implementing regulation Title 36 CFR Part 800; the California Environmental Quality Act (CEQA) Guidelines § 15064.5 for historical resources; and all applicable local laws and regulations.

The project APE includes two built environment resources originally associated with the former Diamond Match Company property: the Engineering Department (Machine Shop) Building and Match Block Storage Building. These buildings were previously recommended eligible for the National Register of Historic Places (NRHP) in 1983. Given the amount of time that has passed since the original recordation and evaluation of the property, these resources were re-recorded and evaluated for historical significance on the appropriate set of DPR Forms in consideration of NRHP, California Register of Historical Resources (CRHR). and City of Chico designation criteria and integrity requirements (Appendix A).

As a result of the historical significance evaluation, both resources were found eligible for designation in the NRHP under Criteria A and C, the CRHR under Criteria 1 and 3, and in the City of Chico Historic Resources Inventory under Criteria 1 and 3. Both buildings maintain their historic integrity and their ability to convey important historical associations and represent two of last remaining brick industrial buildings in Chico. In consideration of these findings, the Engineering Department (Machine Shop) Building and Match Block Storage Building are considered historic properties under Section 106 of the NHPA and historical resources for the purposes of CEQA.

Four potential adverse effects were identified as a result of application of the Criteria of Adverse Effect: 1) inadvertent physical destruction of or damage to the historic properties during construction activities; 2) alteration of the historic properties as part of the proposed adaptive reuse that is not consistent with the Standards for Rehabilitation; 3) Introduction of visual,

atmospheric or audible elements that have the potential to impact the historic properties; and 4) the need for a built-in protection plan to prevent further neglect/deterioration of the buildings.

The identified potential adverse effects can be mitigated with appropriate protections, as outlined in Section 7.4, such that the project would result in no adverse effect to historic properties. However, until the details of the proposed adaptive reuse are known, including review of construction plans, design plans, and schematics by a qualified architectural historian/historic preservation specialist, the project has the potential to adversely affect historic properties under Section 106 of the NHPA and significantly impact historical resources under CEQA.

1 Introduction

South Environmental was retained by FirstCarbon Solutions, Inc. (FCS) to complete an Historic Built Environment Survey Report for the Barber Yard Specific Plan (BYSP) Project site located in the City of Chico, Butte County, California. This report includes the results of an intensive-level pedestrian survey of all built environment resources over 50 years old within the project's Area of Potential Effect (APE); site development and archival research; and recordation and evaluation of the former Diamond Match Company Factory Engineering Department (Machine Shop) Building and the Match Block Storage Building for historical significance in consideration of federal, state, and local designation criteria and integrity requirements.

The purpose of this report is to determine if the proposed project will result in adverse effects to historic properties located within or adjacent to the project APE. This report was prepared in conformance with the requirements of Section 106 of the National Historic Preservation Act (NHPA) and its implementing regulation Title 36 CFR Part 800; the California Environmental Quality Act (CEQA) Guidelines § 15064.5 for historical resources; and all applicable local laws and regulations.

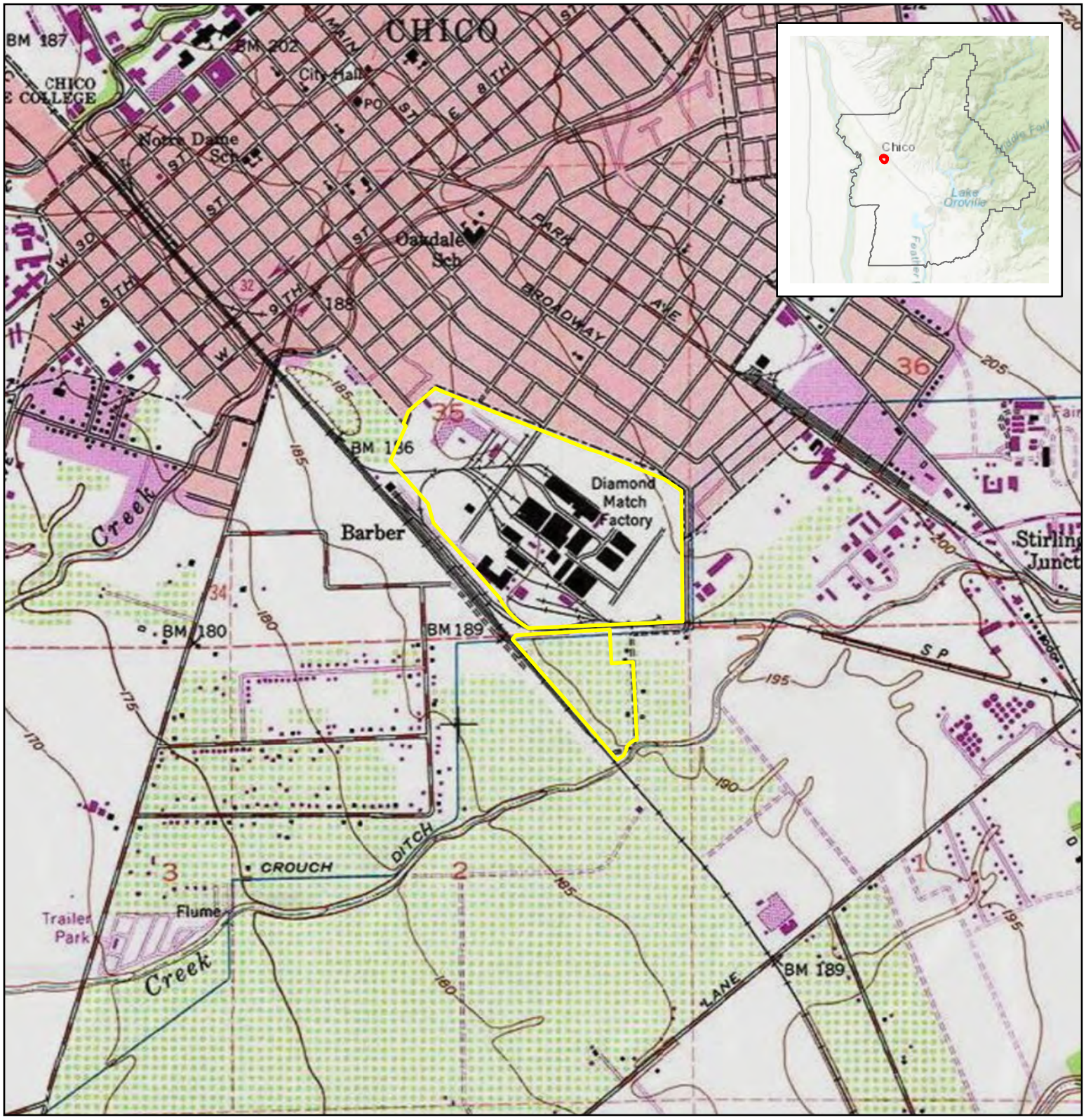
This report was prepared by South Environmental Architectural Historian Marlena Krcelich, BA and Principal Architectural Historian Sarah Corder, MFA, with Quality Assurance/Quality Control provided by Cultural Resources Director Samantha Murray, MA.

1.1 Project Location

The approximately 133-acre BYSP Area is located in the southern portion of the City. Eight Assessor Parcel Numbers (APNs) comprise the BYSP Area: 039-400-016 (partial), 039-400-024, 039-400-025, 039-400-026, 039-400-050, 039-400-051, 039-400-052, and 039-400-053. The BYSP Area is bounded by various individual properties to the northwest, Chestnut Street and Normal Avenue to the northeast, Estes Road to the east, and Union Pacific Railroad (UPRR) to the southwest. To the south, the BYSP Area is bounded by a portion of Butte County that is unincorporated, including a decommissioned UPRR spur. Agricultural and rural residential areas lie to the south and west across the UPRR.

The approximately 13.5-acre off-site improvement area is located directly south of the BYSP Area, in unincorporated Butte County, on APN 039-410-025. A storm drain alignment is proposed to connect the BYSP Area and stormwater basin to a new outfall at the southern tip of APN 039-410-039 at Comanche Creek. The off-site improvement area is bounded by a Pacific Gas and Electric Company (PG&E) parcel to the north, rural residential and agricultural land uses to the east,

agricultural land and Comanche Creek to the south, and the UPRR as well as more rural residential and agricultural land uses to the west.



Source: ESRI USA Topo Maps and World Topo Map 2023

Barber Yard Specific Plan Project

Figure 1. Project Location Map

Project Location

0 1,000 2,000 Feet

Scale: 1:24,000

N

Project Site is within Chico and unincorporated, California, in Butte County on the USGS Chico 7.5-minute quadrangle map in Section 35 of Township 22 North and Range 01 East and Section 2 of Township 21 North and Range 01 East

Center Coordinate (Decimal Degrees):
Latitude: 39.7136857N Longitude: -121.8290770W

SOUTH ENVIRONMENTAL

1.2 Project Description

The proposed project is a Specific Plan for the Barber Yard Specific Plan Area (SPA, Plan Area) that would provide for a wholistic mixed-use community accommodating a diverse range of housing opportunities with a mix of commercial and office uses. Within the Plan Area today there are three existing buildings that would be adapted for reuse, including the Engineering Department (Machine Shop) Building (previously referred to as the Engineering Building) (17,200 square feet), the Match Block Storage Building (previously referred to as the Shop) (2,800 square feet), and the Warehouse (130,000 square feet). Together, these structures represent approximately 150,000 square feet of future commercial uses, including plans for a "Social Hub" that would be centered around the Engineering Department (Machine Shop) Building. In addition to the 150,000 square feet of existing buildings slated for adaptive reuse, the project proposes an additional 60,000 square feet of new commercial uses with a combination of mixed-use buildings incorporating residential uses above retail, as well as free-standing retail buildings.

When completed, the proposed project would include a maximum of 1,265 dwelling units. The proposed project would support residential density ranges from 6 to 15 units per acre. The project proposes to integrate affordable housing with a wide range of options including 2 acres of traditional affordable housing (subsidized by the federal Low-Income Housing Tax Credit [LIHTC] program), along with a minimum of 5 percent attainable housing units, a minimum of 15 percent workforce housing units, and accessory dwelling units (ADUs).

The following actions are specifically recommended for existing buildings within the project site:

- This land use designation is characterized by a mix of residential and nonresidential development at medium to high densities. It allows for commercial, office, and residential uses to be located on the same property, either vertically or horizontally. It does not preclude development that is entirely residential, but rather encourages a mix of uses. Additionally, other primary uses may be allowed by right or with approval of a Use Permit, as outlined in the City Municipal Code. The historic Engineering Department (Machine Shop) Building (, which would be adaptively reused as a pavilion that would be equipped to host occasional events; and the Match Block Storage Building, which would be restored for commercial use, both fall within this designation. New residential mixed-use construction would frame the public spaces and would be characterized by predominantly residential development over ground floor commercial at medium to high densities.

- The refurbished historic Diamond Match Company Factory Engineering Department (Machine Shop) Building would serve as a flexible event space. This building would be the nucleus of the Social Hub and the backdrop for all the activities at the core of the BYSP. The final design of the internal uses in the building, including service areas, storage space,

event space, and more, would be determined in detail by the developer prior to applying for a use permit.

- The repurposed Louisiana-Pacific Corporation warehouse at the north end of the BYSP Area would be designed as an indoor-outdoor athletics facility. The roughly 130,000 square foot facility would include a running track, locker rooms, cafe, reception area, classrooms, basketball, soccer, hockey, indoor fitness, cardio, climbing, and open play areas. The outdoor component of the Athletics Facility would be designed to be a membership facility with day and team passes. The outdoor area features would include a multi-use all-season synthetic turf serving various age groups. It could be striped for many uses, including soccer, lacrosse, little league infield, field hockey, a loop track, and sprint lanes. Additionally, this facility would be designed to accommodate a climbing wall, spectator area, CrossFit, extreme sports, and other miscellaneous fitness-focused amenities.

1.3 Area of Potential Effects

According to Section 106 of the NHPA, the Area of Potential Effects (APE) is the geographic area or areas within which an undertaking may directly or indirectly cause changes in the character or use of historic properties if any such properties exist. Determination of the APE is influenced by a project's setting, the scale and nature of the undertaking, and the different kinds of effects that may result from the undertaking (36 CFR 800.16(d)).

The project APE for historic built environment resources includes the entirety of the BYSP Area, comprising eight Assessor Parcel Numbers (APNs): 039-400-016 (partial), 039-400-024, 039-400-025, 039-400-026, 039-400-050, 039-400-051, 039-400-052, and 039-400-053; and the 13.5-acre off-site improvement area located directly south of the BYSP Area on APN 039-410-025. The APE is divided by Estes Road with the northern section of the APE being the location of the original Diamond Match Company Factory complex and the southern section being comprised of agricultural and residential properties that are not of historic age. The APE is bound by the UPRR mainline located generally to the west and there are multiple residential and agricultural properties to the east and south (Figure 2).

Buildings/structures identified within the APE include the following:

- APE Map ID# 1: Engineering Department (Machine Shop) Building (1903)
- APE Map ID# 2: Match Block Storage Building (c. 1916)
- Apiary Ruins (1921-1941) – no longer extant
- Guard Shed off W. 16th Street (c.1984)
- Guard House (c. 1984)

- Warehouse (c.1984)
- Storage Shed near Machine Shop (c.1998)
- Agricultural Buildings and Residences (c. 1998)

Source: BING Aerial Imagery 2023

Barber Yard Specific Plan Project

Figure 2. Project Area of Potential Effect (APE)

0 500 1,000 Feet

N

Scale: 1:10,000

- Project Area of Potential Effect (APE)
- Diamond Match Company Historic Boundary
- (#) Buildings and Structures

Building and Structures

#1. Engineering Building/Machine Shop (circa 1903)

#2. Carpenter Shop/Match Block Storage Building (circa 1916)

SOUTH ENVIRONMENTAL

2 Regulatory Framework

This study was completed in compliance with the requirements of Section 106 of the NHPA, CEQA, and all applicable local municipal code/regulations, as detailed below.

2.1 Federal

2.1.1 The National Historic Preservation Act

Section 106 of the NHPA (16 United States Code 470f) requires federal agencies to account for the effects of their undertakings on historic properties, and to afford the Advisory Council on Historic Preservation (ACHP) a reasonable opportunity to comment on such undertakings. Historic properties are defined as buildings, structures, districts, sites, or objects which are included in or eligible for inclusion in the NRHP. Section 106 is implemented through 36 Code of Federal Regulations (CFR) Part 800, which outlines the process for historic preservation review, including participants, identification efforts, and the assessment and resolution of adverse effects. Per 36 CFR 800.16(y), a federal undertaking is defined as any project requiring or receiving a federal permit, license, approval, or funding. Federal agencies must take steps to determine if the undertaking would result in adverse effect to historic properties and take measures to avoid or resolve those effects as feasible.

2.1.2 National Register of Historic Places

The NRHP is the United States' official list of districts, sites, buildings, structures, and objects worthy of preservation. Overseen by the National Park Service, under the U.S. Department of the Interior, the NRHP was authorized under the NHPA, as amended. Its listings encompass all National Historic Landmarks and historic areas administered by the National Park Service (NPS).

NRHP guidelines for the evaluation of historic significance were developed to be flexible and to recognize the accomplishments of all who have made significant contributions to the nation's history and heritage. Its criteria are designed to guide federal agencies, state and local governments, and others in evaluating potential entries in the NRHP. For a property to be listed in or determined eligible for listing, it must be demonstrated to possess integrity and to meet at least one of the following criteria:

The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

A. That are associated with events that have made a significant contribution to the broad patterns of our history; or

B. That are associated with the lives of persons significant in our past; or

C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or

D. That have yielded, or may be likely to yield, information important in prehistory or history.

Integrity is defined in NRHP guidance, How to Apply the National Register Criteria for Evaluation, as "the ability of a property to convey its significance. To be listed in the NRHP, a property must not only be shown to be significant under the NRHP criteria, but it also must have integrity" (NPS 1990). NRHP guidance further asserts that properties be completed at least 50 years ago to be considered for eligibility. Properties completed fewer than 50 years before evaluation must be proven to be "exceptionally important" (criteria consideration G) to be considered for listing.

2.2 State

2.2.1 California Register of Historical Resources

In California, the term "historical resource" includes but is not limited to "any object, building, structure, site, area, place, record, or manuscript which is historically or archaeologically significant, or is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of California" (California PRC Section 5020.1(j)). In 1992, the California legislature established the California Register of Historical Resources (CRHR) "to be used by state and local agencies, private groups, and citizens to identify the state's historical resources and to indicate what properties are to be protected, to the extent prudent and feasible, from substantial adverse change" (California PRC Section 5024.1(a)). The criteria for listing resources on the CRHR were expressly developed to be in accordance with previously established criteria developed for listing in the NRHP, enumerated below. According to California PRC Section 5024.1(c)(1–4), a resource is considered historically significant if it (i) retains "substantial integrity," and (ii) meets at least one of the following criteria:

(1) Is associated with events that have made a significant contribution to the broad patterns of California' s history and cultural heritage.

(2) Is associated with the lives of persons important in our past.

(3) Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

(4) Has yielded, or may be likely to yield, information important in prehistory or history.

In order to understand the historic importance of a resource, sufficient time must have passed to obtain a scholarly perspective on the events or individuals associated with the resource. A resource less than 50 years old may be considered for listing in the CRHR if it can be demonstrated that sufficient time has passed to understand its historical importance (see 14 CCR 4852(d)(2)).

The CRHR protects cultural resources by requiring evaluations of the significance of prehistoric and historic resources. The criteria for the CRHR are nearly identical to those for the NRHP, and properties listed or formally designated as eligible for listing in the NRHP are automatically listed in the CRHR, as are the state landmarks and points of interest. The CRHR also includes properties designated under local ordinances or identified through local historical resource surveys.

2.2.2 California Environmental Quality Act

As described further below, the following CEQA statutes and CEQA Guidelines are of relevance to the analysis of archaeological, historic, and tribal cultural resources:

- California PRC Section 21083.2(g) defines "unique archaeological resource."
- California PRC Section 21084.1 and CEQA Guidelines Section 15064.5(a) define "historical resources." In addition, CEQA Guidelines Section 15064.5(b) defines the phrase "substantial adverse change in the significance of an historical resource." It also defines the circumstances when a project would materially impair the significance of an historical resource.
- California PRC Section 21074(a) defines "tribal cultural resources."
- California PRC Section 5097.98 and CEQA Guidelines Section 15064.5(e) set forth standards and steps to be employed following the accidental discovery of human remains in any location other than a dedicated ceremony.
- California PRC Sections 21083.2(b)-(c) and CEQA Guidelines Section 15126.4 provide information regarding the mitigation framework for archaeological and historic resources, including examples of preservation-in-place mitigation measures; preservation-in-place is the preferred manner of mitigating impacts to significant archaeological sites because it maintains the relationship between artifacts and the archaeological context and may also help avoid conflict with religious or cultural values of groups associated with the archaeological site(s).

More specifically, under CEQA, a project may have a significant effect on the environment if it may cause "a substantial adverse change in the significance of an historical resource" (California PRC Section 21084.1; CEQA Guidelines Section 15064.5(b).) If a site is either listed or eligible for listing in the CRHR, or if it is included in a local register of historic resources or identified as significant in a historical resources survey (meeting the requirements of California PRC Section 5024.1(q)), it is a "historical resource" and is presumed to be historically or culturally significant for purposes of CEQA (California PRC Section 21084.1; CEQA Guidelines Section 15064.5(a)). The lead agency is not precluded from determining that a resource is a historical resource even if it does not fall within this presumption (California PRC Section 21084.1; CEQA Guidelines Section 15064.5(a)).

A "substantial adverse change in the significance of an historical resource" reflecting a significant effect under CEQA means "physical demolition, destruction, relocation, or alteration of the resource or its immediate surroundings such that the significance of an historical resource would be materially impaired" (CEQA Guidelines Section 15064.5(b)(1); California PRC Section 5020.1(q)). In turn, CEQA Guidelines section 15064.5(b)(2) states the significance of an historical resource is materially impaired when a project:

1. Demolishes or materially alters in an adverse manner those physical characteristics of an historical resource that convey its historical significance and that justify its inclusion in, or eligibility for, inclusion in the California Register of Historical Resources; or

2. 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 PRC or its identification in an historical resources survey meeting the requirements of section 5024.1(g) of the PRC, 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

3. 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 California Register of Historical Resources as determined by a lead agency for purposes of CEQA.

Pursuant to these sections, the CEQA inquiry begins with evaluating whether a project site contains any "historical resources," then evaluates whether that project will cause a substantial adverse change in the significance of a historical resource such that the resource's historical significance is materially impaired.

2.3 Local

The proposed project is located within the City of Chico. Local historic preservation regulatory and policy information pertaining to the City of Chico is summarized below.

2.3.1 Chico

City of Chico Historic Preservation Ordinance -Chapter 19.37

As part of the City of Chico Municipal Code, its Historic Preservation Ordinance (Chapter 19.37, Historic Preservation) gives the following criteria (Subsection 19.37.040, Historic Resource Designation Criteria):

A. Landmark and Landmark Overlay Zoning District Significance Criteria. Upon the recommendation of the board and approval of the City Council, an historic resource may be designated a landmark, or a definable geographic area may be designated a landmark overlay zoning district, if the resource or area meets any of the following criteria and retains a high level of historic integrity.

   1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation;
   2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation;
   3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

B. Additional Factors to be Considered in Landmark Designation. In determining whether to designate a resource a landmark, the following additional factors may be considered, if applicable:

   1. A resource moved from its original location may be designated a landmark if it is significant primarily for its architectural value, or if it is one of the most important surviving structures associated with an important person or historic event.
   2. A birthplace or grave may be designated a landmark if it is that of an historical figure of outstanding importance in the history of Chico, the state, or the nation.
   3. A cemetery may be designated a landmark if it represents a group of persons or an era that collectively is significant in the broad patterns in the history of Chico, the State of California, or the nation.

4. A reconstructed building may be designated a landmark if the reconstruction is historically accurate based on sound historical documentation, is executed in a suitable environment, and if no other original structure that has the same historical association exists.

5. A resource achieving significance within the past fifty years may be designated a landmark if the resource is of exceptional importance within the history of Chico, the state or the nation.

C. Additional Factors to be Considered in Designating a Landmark Overlay Zoning District. In deciding whether to apply the landmark overlay zoning district to a geographic area, the following additional factors may be considered, if applicable:

1. To be designated a landmark overlay zoning district, the contributing properties must retain historic integrity and the collective value of the district contributors may be greater than the individual resources within the landmark district.

2. A landmark overlay zoning district should exhibit a recognizable style or era of design, an association of design integrity, setting, materials, and workmanship.

3 Survey and Research Methods

3.1 Built Environment Survey

The built environment survey was completed on December 16, 2022 by FCS Senior Cultural Resources Specialist, Dr. Dana DePietro, and Historian and Cultural Resource Analyst, Ti Ngo. The survey entailed walking all accessible portions of the APE, including the exterior of all buildings and structures. Each building was documented with notes and photographs specifically noting any character-defining features, spatial relationships, observed alterations, or landscaping features. Details on built environment resources over 50 years old identified within the APE are provided in Section 5 (Description of Surveyed Resources).

3.2 Background Research

3.2.1 Previous Evaluation

Chico Historic Resource Survey

A Historic Resource Survey was prepared by the Chico Heritage Association in 1983. The purpose of the survey was to identify and evaluate all buildings and structures that fell within the categories of architectural history, cultural history, development, history, community design, natural features, and historic districts. Over 200 properties were documented in a comprehensive report that has continually been used as a cornerstone reference for the City of Chico and all local planning and historic preservation actions.

During the survey, three properties located on the site of the former Diamond Match Company Factory were documented and evaluated. According to the DPR forms the buildings were historically known as the following: Engineering Department (Machine Shop) Building (P-04-004123), Main Power House (P-04-004122), and Match Block Storage Building (P-04-004121). Currently in the BYSP, the buildings are referred to as the Engineering Building, the Apiary, and the Shop. For the purposes of this project and study, the historic building names were used. All three buildings were assigned the NRHP status code of 3D, indicating their significance as contributors to an NRHP-eligible historic district. At the time of the survey and evaluation, the Diamond International Corporation still owned the site and all the buildings, but the factory was no longer active. The survey form for the Main Power House notes that it was destroyed as a result of arson in August of 2004.[1]

[1] CHA (Chico Heritage Association), "Chico Historic Resource Survey," 1983, Chico, California, accessed January 19, 2023, https://chico.ca.us/post/historic-resources-inventory.

3.2.2 Butte County Historical Society Archives

South Environmental emailed the Butte County Historical Society on November 28, 2022, and sent a follow up email on January 12, 2023. No response was received as of the date of this report.

3.2.3 Chico Heritage Association

South Environmental emailed the Chico Heritage Association on November 28, 2022, and sent a follow up email on January 12, 2023. No response was received as of the date of this report.

3.2.4 Chico Museum

FCS visited the Chico Museum in December of 2022 and photographed all relevant exhibits and information content that aided in the preparation of the historic context of Chico and the Diamond Match Company Factory.

3.2.5 City of Chico Building Division

South Environmental was provided with all relevant documents on file with the City of Chico Building Division including all building permit records. The records were provided by a City of Chico Principal Planner on November 10, 2022. All available building permit files were reviewed to understand construction histories.

3.2.6 Butte County Assessor's Office

South Environmental accessed the Butte County Assessor's online parcel information system in January 2023 to obtain information on the properties within the APE.

3.2.7 Historical Newspaper Search

South Environmental reviewed all available historical newspapers covering Butte County and the City of Chico to understand the development history of the project APE and surrounding areas and to review relevant articles pertaining to the Diamond Match Company and Louisiana-Pacific Corporation development within the project APE.

3.2.8 Sanborn Fire Insurance Maps

South Environmental reviewed Sanborn Fire Insurance Company maps, available on the Los Angeles Public Library website, to understand the development history of properties in and around the project APE. Maps were available for the years 1884, 1886, 1890, 1902, 1921, and 1949.

The first year the project APE appears on the maps is 1909. South Environmental was able to use these maps to aid in the preparation of the historic context of the project APE.

3.2.9 Historical Aerial Photographs and Maps

South Environmental reviewed all available historic topographic maps and historic aerial photographs to understand the development history of the project APE. Historic topographic maps of the APE were available from USGS topoView for the years 1891, 1893, 1895, 1948, 1949, 1950, 1958, 1960, 1980, 2012, 2015, 2018, and 2021 for the Chico Quadrangle.[2] Historic aerial photographs of the APE were available from Nationwide Environmental Title Research LLC (NETR) for the years 1941, 1947, 1969, 1984, 1998, 2005, 2009, 2010, 2012, 2014, 2016, 2018, 2020[3] and from the University of California, Santa Barbara (UCSB), FrameFinder photos for the years 1941, 1952, 1957, 1962, and 1998.[4] South Environmental was able to use these maps and photographs to aid in the preparation of the historic context of the project APE.

[2] United States Geological Survey, "Chico [topography maps], " topoView Topography Maps Courtesy of U.S. Department of the Interior, U.S. Geological Survey, 1981-2021, https://ngmdb.usgs.gov/topoview/.
[3] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.
[4] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941-1998, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

4 Historic Context

The proposed project site is located within the Barber neighborhood of the City of Chico in Butte County, California. This report section begins with a broad overview of the development of Chico and then presents a history of the Diamond Match Company and the Louisiana-Pacific Corporation which both previously occupied the project APE.

4.1 City of Chico

In 1843, two men came from Sacramento (known then as Sutter's Fort) to the present-day Chico area on a hunting expedition. Edward A. Farwell and William Dickey were interested in obtaining land grants and were successful. Farwell chose the land to the south of the Sacramento River, and Dickey chose the land to the north. Dickey named his land Arroyo Chico, meaning small creek.[5]

During the same period, another man named General John Bidwell visited the future area of Chico and purchased land from Dickey and Farwell.[6] Bidwell was born in New York in 1819 and spent his childhood working on his father's farm. When he was 19, he moved west to Ohio where he settled as a school master for two years. Following his time in Ohio, he continued west to Missouri and settled on a plot of land on the west side of the Missouri River. However, while Bidwell was on a trip to St. Louis, a claim jumper built a cabin on his land in Missouri and forced him out. Unable to reclaim his land, Bidwell continued further west to California and met with John Sutter in Sacramento.[7] Bidwell pioneered one of the first successful emigrant parties of Americans to the state of California.[8] Bidwell worked as a business manager for Sutter at Sutter's Fort where he worked for several years before becoming a naturalized Mexican citizen.[9]

After the end of Bidwell's military service, he returned to Sutter's Mill near Coloma in Northern California. In 1848 gold was discovered on the banks of the South Fork of the American River. This prompted Bidwell to seek out gold in neighboring areas, and he went on to discover traces of gold on the Feather River near Oroville, California. Bidwell acquired a sizable fortune from his mining efforts and founded Bidwell's Bar, a bar that served the small prosperous City that resulted from the gold discovery. The bar still exists below the Oroville Reservoir. In 1849, Bidwell returned to the Rancho Arroyo Chico and purchased half of Dickey's land, and in 1851, he purchased the

[5] Wells, Harry L., *History of Butte County, California-Volume II,* San Francisco, California: Francis, Valentine & Co, 1882
[6] Wells, *History of Butte County, California-Volume II*
[7] Moon, Debra, *Chico, Life and Times of a City of Fortune*, Charleston, South Carolina: Arcadia Publishing, 2003.
[8] Hoover, Mildred Brooke, Hero Eugene Rensch, and Ethel Grace Rensch,. *Historic Spots in California*, Third Edition., Stanford, California: Stanford University Press, 1966.
[9] Encyclopedia Britannica, "John Bidwell," 2017, accessed October 7, 2019, https://www.britannica.com/biography/John-Bidwell

second half. [10] In 1849, Bidwell constructed the first house in Chico that would be destroyed by fire in 1852 and rebuilt as "Bidwell's Adobe" (no longer extant) along an old pack trail that would go on to become the Marysville Shasta Road, used by miners and explorers who searched for gold in the Sacramento Valley. The adobe also included a small store, establishing itself as Chico's first commercial market.[11] The first United States mail service arrived in Chico in 1851 and the town's first postmaster was A.H. Barber.[12]

Before the start of the 1860s, all the developments south of Chico Creek were located on Bidwell's land. In 1860, things changed with Bidwell commissioned the town-plat of Chico by the Butte County surveyor, J.S. Henning. By 1861, the first brick and mortar store was constructed on the corner of First and Main Streets by E.B. Pond, a developer who moved to the area. Another developer, Richard Breese, moved to town and built a house, which encouraged others to build. Chico became a new start for those individuals leaving the mining camps and small settlements in the foothills who intended to begin new agricultural pursuits.[13]

Bidwell was also known for his philanthropic efforts in the early years of Chico. He donated land to schools and congregations such as Woodman's Academy, Chico's most prominent private school that opened in 1862 on Block 81.[14] Jane H. Voorhees was the first teacher.[15] Chico's first public school was built in 1866, served the area for almost a century and was named the Salem Street School. One additional school not built on Bidwell's donated land was the Oakdale School building that opened in 1874 and operated until the late 1940s.[16] In 1868, construction was completed on the Bidwell Mansion, the home General Bidwell and his wide Annie would live in from the time of their marriage until the end of their lives. Henry. W. Cleveland was the architect of the house.[17]

Throughout the 1860s, Chico would go on to become the principal market for wheat that serviced all of Butte County. The acreage dedicated to wheat increased rapidly during this time and created a trade that boosted the local economy. In 1864, Chico's population was 500 and several small businesses began to fill the city streets such as a brewery, law office, and a tin and stove store.[18]

[10] Wells, *History of Butte County, California-Volume II*; DC (Downtown Chico Business Association), "History Timeline of Downtown Chico," accessed January 27, 2023, https://www.downtownchico.com/history-timeline.htm.
[11] Wells, *History of Butte County, California-Volume II*; DC, "History Timeline of Downtown Chico."
[12] CHA, "Chico Historic Resource Survey."
[13] Ibid.
[14] Ibid.
[15] Wells, *History of Butte County, California-Volume II*
[16] CHA, "Chico Historic Resource Survey."
[17] Bidwell Mansion Association, "Story of the Bidwell Mansion," accessed January 27, 2023, https://www.bidwellmansionassociation.com/story-of-bidwell-mansion.html.
[18] Wells, *History of Butte County, California-Volume II*

In 1870, things changed for Chico due to the construction of the Oregon and California Railroad. Prior to the use of the railroad, traders relied on the Sacramento River, six miles away from town, and horse and wagons to transport their goods and conduct business operations with other cities. The railroad created a more efficient trade route, which led to more rapid development in Chico and Butte County. The County went on to become a leader in in pine production and soon constructed five lumber yards; two mills; a foundry; two blacksmith shops; five harness makers; three livery stables; two wagon makers; one brewery; one sash, door, and blind factory; and 13 saloons.[19]

The City of Chico was officially incorporated in 1872. General Bidwell continued his philanthropic efforts by donating a lot on Main Street, known at that time as the station house, to serve as the site for City Hall. A two-story station house was built on the site, with the main floor containing six large rooms to function as offices, and three cells to hold public offenders, and a second-floor functioning primarily as a large room for public meetings.[20] In 1974, Bidwell also donated a park to the City, which was intended to be the site of a county courthouse. However, he failed to secure Chico as the county seat, so a courthouse was never built, and the park instead became the center of downtown.[21]

During the 1870s, lumber replaced wheat production as the main industry for the area. This prosperity had a significant impact on the architectural development in the area. For more than a decade the lumber industry provided accessible building material for local construction endeavors, accelerating the development of Chico. However, this was hindered by a series of fires in the 1870s that nearly destroyed a large portion of wooden buildings in Chico. From this point forward, the City required new buildings to be constructed of fire resistant brick. The fires also led to the establishment Chico's first volunteer fire Company.[22]

In 1871, Chico Flume and Lumber Company set up two sawmills along Big Chico Creek. In 1875, they changed names to the Sierra Flume and Lumber Company and would go on to become the largest lumber enterprise in the world by 1877. However, this rapid success happened too fast, and by the turn of the century, the Company was in financial trouble and needed to sell the Company land it had acquired in Chico.[23] At the same time that the Sierra Flume and Lumber Company began to fail, the Diamond Match Company began to reach success. In 1901, the Chico Investment Company facilitated the transition of the Sierra Flume and Lumber land to the

[19] Reid, J., *Cultural Resources Survey for the CSU, Chico University Farm Utilities Improvement Project, Butte County, California,* 2008*,* Prepared for CSU Chico by URS Corporation.
[20] Wells, *History of Butte County, California-Volume II*
[21] CHA, "Chico Historic Resource Survey."
[22] CHA, "Chico Historic Resource Survey"; DC, "History Timeline of Downtown Chico"; and Schwimmer, Mike, "Diamond Match Company's Chico Plant,"2011, accessed July 31, 2017, http://www.matchpro.org/Archives/2011/Chico%20Plant.pdf
[23] Schwimmer, "Diamond Match Company's Chico Plant."

Diamond Match Company. The facilitation and establishment of the Chico Investment Company was the work of several key executives of the Diamond Match Company, most notably John Heard Comstock and Fred M. Clough. Once under the ownership of the Diamond Match Company, Clough was appointed the first Pacific Coast manager for the Diamond Match Company. The Chico location opened in 1903, and in 1904 and 1905, buildings were constructed to support operations at this facility. The site had multiple buildings, yards, and a machine shop. The Diamond Match Company would be an industrial fixture for Chico until the sale of the plant in 1984 and its closure in 1989.[24] A more detailed overview of the Diamond Match Company and its associated buildings is provided in Section 4.2, Diamond Match Company (1903-1975).

Industrialization and the railroads influenced development in Chico, but agriculture still played a significant role in the economic system for the City throughout the nineteenth and twentieth centuries. In the 1870s, farmers in Chico were producing a variety of crops, including wheat, barley, almonds, figs, and a variety of fruits. In the 1880s, barley became an important crop to the local economy when it was used for the Chico Brewery. The variety of plants and products produced not only in Chico, but also throughout California greatly increased due to the City being chosen to be a U.S. Agricultural Experiment Station. The success and diversification of crops in cities like Chico would prove to be key to efforts in World War I, as Chico became a huge contributor of food for the war effort. An example of this is seen with the explosion of the rice industry from its introduction in Chico in 1910 to the end of World War I in 1918, when Butte County grew 30,000 acres of rice.[25]

Agricultural support services such as canning, drying, and packing also became a significant contributor to the growth and development of the area. The industry was taken to a new level with the establishment of CalPak/Del Monte Plant #64 in Chico in 1919. CalPak/Del Monte was a very successful canning and fruit processing company in California that started in 1916 and had a significant effect on cities like Chico. The company created jobs for people in the processing sector of agriculture instead of the traditional farming sector and dominated throughout most of the twentieth century. The major function of the Chico plant was the packaging of prunes and apricots starting in 1919.[26]

By the 1920s, Chico had taken steps to make itself a modern City with the creation of paved streets, increased suburban development, public parks, and the planning of State Highway 99. In the 1920s, the City paved streets and removed wooden sidewalks. The City's growth in the early twentieth century began to shift away from its agricultural roots and becomes more urbanized.

[24] Booth, Edward, John Nopel, Keith Johnson, and Darcey Davis, *Images of America Chico*, Charleston, South Carolina: Arcadia Publishing, 2005 ; Schwimmer, "Diamond Match Company's Chico Plant."
[25] DC, "History Timeline of Downtown Chico"; Moon, *Chico, Life and Times of a City of Fortune*.
[26] Holmes, Todd, "Farmer's Market: Agribusiness and the Agrarian Imaginary in California and the Far West," 2013, *California History* Volume 90, Number 2.; Moon, *Chico, Life and Times of a City of Fortune*.

By 1920, the county's population was 15,517 and 42.2% of the population was considered urban. In comparison, in 1910 the population was 27.9% urban and only 15.34% urban in 1900.[27]

While the population shifted to the focus of urbanization, so did the architecture and the landscape of Chico. In 1905, Annie Bidwell donated Bidwell Park to the City, which encompasses more than 1,900 acres for public use. This large public park cuts through the northeastern part of the City and continues to serve as a public open space.[28] In 1913, healthcare advancements led to the opening of Enloe Hospital which sparked additional healthcare center developments throughout the rest of the twentieth century. In 1916, the Chico Municipal Building was constructed and help to create the framework for a City plaza, along with the post office, in the downtown area. Another shift in downtown also occurred in the form of businesses removing wooden awnings and posts from their storefronts and creating more open sidewalks and streetscape. There were also various movie productions filmed in Chico in the early twentieth century, including *Robin Hood, Gone with the Wind, Kane, Last of the Cowboys, Folly of a Life of Crime,* and *Alamo Charlie*. With all of the City's modernization, it aspired to be the new county seat for Butte County in the 1914 race, however, this goal was not realized.[29]

Chico also continued to advance due to the introduction of aviation to the region when a municipal airport was planned to be constructed in 1935 immediately north of the City. However, these plans halted due to World War II when the land was leased by the War Department to establish an Army Corps base. This ended up having a significant impact to Chico's residential and commercial development patterns and brought many new people to the area who were employed and trained at the base. At the height of its use, the Army base employed 4,000 people, and thousands of people received basic training or support training at the facility. When the base closed in 1945, many of the people who came to the area decided to permanently relocate to Chico. This resulted in a local population boom, leading to the quick and cost-effective construction of housing, with one of the most popular options being Ranch style homes.[30] This development and suburbanization continued throughout the 1940s and 1950s, leading for the need to also construct churches, schools, service stations, and infrastructure improvements for the streets and parking.[31]

In the late 1940s, a Greyhound Depot was built in Chico to provide bus transportation to and from the area. The Hotel Oaks was constructed downtown and was Chico's only 6-story building at the time. California State University, Chico gained a rapid influx of students in 1960 as the first wave of Baby Boomers began enrolling. The university underwent an expansion in 1975 to accommodate

[27] Moon, *Chico, Life and Times of a City of Fortune*.
[28] Booth et al, *Images of America Chico*; DC, "History Timeline of Downtown Chico"; Moon, *Chico, Life and Times of a City of Fortune*.
[29] Ibid.
[30] Ibid.
[31] Ibid.

the higher levels of enrollment and modernize the campus with buildings such as a Performing Arts Center. Several improvements were made to Bidwell Park during the mid-to-late-century to provide greater recreation opportunities for new residents, including the construction of a bath house and new playground at the One Mile Recreation Area. [32] In 1964, the Bidwell Mansion was acquired by the California State Park System from California State University, Chico, who designated it as a Historical Monument and created a small city park surrounding it called the Bidwell Mansion State Historic Park.[33] In 1981, the Chico Heritage Association was incorporated to promote the historic preservation of the historical downtown areas of the City. The organization has been successful in completing a survey of buildings in Chico to identify them for potential historical significance. [34] In present day, Chico is a City of more than 120,00 people and is the most populous city in Butte County.[35]

4.2 Diamond Match Company Factory (1903-1975)

The history of the Diamond Match Company began in 1850s, when several different men and companies were developing match-making recipes. In 1850, there were 60 match factories in the United States, which increased to 75 by 1860. By 1880 the industry started to see a decline in success, forcing many smaller match companies to close. Two giant companies, Swift & Courtney & Beecher and O.C. Barber, also experienced hardship and decided to merge their massive companies to form the Diamond Match Company of Connecticut in December of 1880. Up to ten smaller companies joined the merger, which created a national match-making powerhouse that controlled much of the industry.[36]

At the turn of the century, the Diamond Match Company was looking to relocate and make their entire corporation self-sufficient with control over not only raw materials, but also the manufacturing process. Weary of a potentially fading lumber supply on the east coast, the Company was also interested capitalizing on California's booming lumber industry. Thus, setting in motion the relocation of the Diamond Match Company to Chico.[37]

In 1902, the company began building a wood processing mill at Stirling City, California.[38] One year later, they purchased approximately 242 acres of land adjacent to the California and Oregon

[32] DC, "History Timeline of Downtown Chico."
[33] Bidwell Mansion Association, "Story of the Bidwell Mansion"
[34] Chico Heritage Association, "About," accessed January 27, 2023, https://chicoheritage.net/about.
[35] Chico Chamber, "About Chico: History of Chico, California," accessed January 27, 2023, https://www.chicochamber.com/about-chico.html.
[36] Agler, Don and Ray Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* Chico, California, September 2021, 16-17.
[37] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 17.
[38] Ibid., 18.

Railroad outside Chico City limits.[39] The development area was named Barber after one of the primary owners of the Diamond Match Company, Ohio Columbus "O.C." Barber, who was part of the original merger that formed the Diamond Match Company. Barber was an American businessman and industrialist referred to as "America's Match King" due to his success in the match manufacturing sector. In 1881, just one year after the merger that formed the Diamond Match Company, it rose to dominate 85% of the entire match manufacturing market. Barber had a controlling interesting in the company at this time and played a significant role in its success.[40] Prior to the merger, Barber operated his own match company in Barberton, Ohio, a town he founded. Barber was also known for his establishment of several other companies including the Barberton Land and Improvement Company and the American Straw Board Company.[41] Barber retired as the President of the Diamond Match Company in 1909 and was succeeded by Edward R. Stettinius.[42]

The first major project undertaken by the Diamond Match Company was the completion of the 42-mile Butte County Railroad to Stirling City. Completion of the railroad was essential to the success of the Company, because it would allow for the transportation of lumber and other raw materials to the Factory.[43]

4.2.1 Early Development Period (1903-1906)

Development of the Chico Diamond Match Company Factory began in 1903 with the construction of a Carpenters Camp that served as temporary housing for workers. F.A. "Pop" Haskins, an experienced construction carpenter, established the camp and oversaw its construction.

Construction of the factory's first permanent buildings took place from 1903 through 1906. Based on as-built drawings, Fred W. Lane, served as the supervising engineer and architect for this phase of the factory's development.[44] The first permanent building constructed at the factory in 1903 was the Brick Engine House. This building served as the first machine shop for the Company, but also featured four stalls for use by the Butte County Railroad. Also constructed in 1903 was a stable which included 20 five-foot-wide stalls, and an office, located at the northwest portion of the site.[45]

[39] Ibid., 8.
[40] Ibid., 20.
[41] Find a Grave, "Ohio Columbus Barber," accessed November 10, 2022, https://www.findagrave.com/memorial/5200529/ohio-columbus-barber.
[42] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 20.
[43] Ibid., 18, 42.
[44] Ibid., 42-43.
[45] Ibid., 42-44.

By 1904 the Engineering Department buildings were constructed. The largest building of the Engineering Department was the Machine Shop, thus its historic name being the Engineering Department (Machine Shop) Building (Exhibit 1). This brick building was an essential component of the factory's operation, as it repaired everything from factory machines to the locomotives that transported raw materials. The nearest large commercial machine shops and foundries were closer to San Francisco, so the Company used their own machine shop to assist other local businesses needing these services, leading to additional profits. The other two buildings that made up the Engineering Department were, a Blacksmith Shop and Foundry, constructed as additions on the Machine Shop's east elevation[46] Between 1904 and 1906, several other buildings were constructed including the Main Power House, Sorting Shed, Steam Dry Kilns, Dry Lumber Shed, Planing Mill, Storehouse, Second Storehouse, Sash, Door and Box Factory, and Fairburn Hall which served as the administrative offices.[47]

Exhibit 1. Diamond Match Company Factory with the Engineering Department and Main Power House in Central View (1910) [48]

[46] Ibid., 50-51.
[47] Ibid., 50-55.
[48] Meriam Library, California State University Chico, "1910 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/6a8d5dbdfab291b8db142f766e64929e/.

In 1906, the Match Factory building was constructed. While the entire site is collectively referred to as a match factory, the Match Factory building was specifically where the matches were manufactured. This building was essential to the function of the plant, but it was one of the last of the buildings to be constructed and begin production. It is speculated that the delay in construction was due to safety risks caused by heat during the summer months in Chico. Additionally, strike anywhere matches were made with white phosphorous and were subject to spontaneous ignition, also a likely factor in the delay of the Match Factory building's construction. It is estimated that the factory went into full production by the Fall 1906.[49]

The Diamond Match Company complex was well established with multiple buildings by 1906 (see Table 1 and Exhibit 2). Additional details of these buildings can be seen on the Sanborn Maps provided in Appendix B.

Table 1. Diamond Match Company Factory Early Buildings (1903-1906)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
1	Brick Engine House	Engine house for Butte County Railroad	1903
2	General office	Main offices	1904
3	Unknown	Unknown	1904
4	Retail Lumber Shed	Lumber storage for sale	1904
5	Stables	Horse stables	1903
6	Match Factory	Match production	1906
7	Boiler and Engine House	Power for match factory	1904
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904
9	Engineering Department (Machine Shop)	Machine repair workshop	1903-1904
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904
11	Engineering Department (Foundry)	Producing metal castings	1903-1904
12	Power House	Main power supply for the plant	1904
13	Lumber Warehouse 1	Lumber storage	1903-1904
14	Lumber Warehouse 2	Lumber storage	1903-1904
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904
16	Sash and Door Factory	Production of window sash and wooden doors	1904
17	Lumber Shed 1	Dry lumber storage	1904
18	Lumber Shed 2	Dry lumber storage	1904
19	Steam Dry Kilns	Wood drying	1904

[49] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 46.

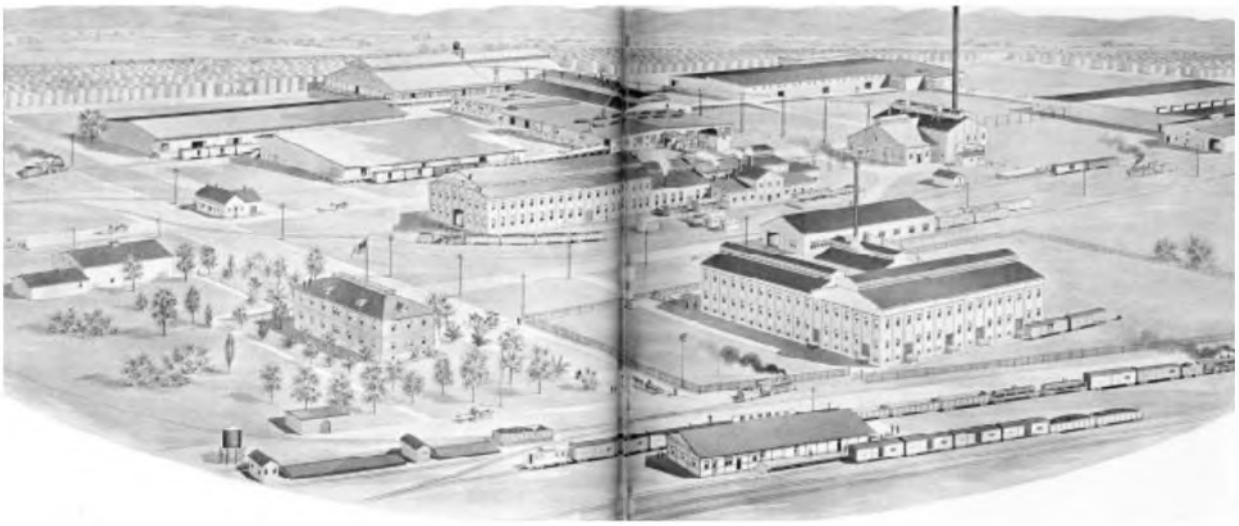


Exhibit 2. Artist Rendition of the Diamond Match Company Factory (1906)[50]

While the Diamond Match Company was perhaps most well-known for its namesake product, much of the lumber the Company produced was used for a sizable wholesale market. As early as 1908, over 50% of the production was used for wholesale. By 1911, the Company also switched to producing safety matches which required being struck on the match box to ignite. This greatly increased safety in the factory and allowed for year-round production.[51]

While the Diamond Match Company Factory site was being developed, housing was being constructed adjacent to the site to provide residence for the influx of workers. The first wave of housing was built between 1904 to 1906 and were designed according to the hierarchy of employees in the company. [52] Larger, more lavish homes were reserved for upper-level managers, while smaller homes went to lower-level employees. However, the properties were not formally arranged by size and status and instead were integrated with a mix of all types of houses throughout the neighborhood. In addition, the architectural styles of the Barber neighborhood housing were diverse, and included Colonial Revival, Spanish Revival, European Romantic, Craftsman, Victorian Farmhouse, and other styles.[53]

In addition to serving as a manufacturing facility and housing area, the Diamond Match Company Factory site and surrounding neighborhood also hosted a variety of employee culture and activity areas. The site included a baseball field and a tennis court, both implemented in 1906. Fairburn Hall also served as the main social hall for the workers where they could gather. Other amenities

[50] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 6.
[51] Ibid., 46, 64.
[52] Ibid., 87-88.
[53] Urban Design Associates*, Barber Yard Specific Plan*, 16.

on site included a swimming pool and shops. The Diamond Match Company organized social events, recreational tournaments, theater performances, and even had a 32-person band as a part of its employee culture. In 1918, the Barber neighborhood and its employee housing was officially annexed into the City of Chico, along with a majority portion of the factory grounds.[54]

The baseball field at the Diamond Match Company Factory appeared only a few years after the start of the Company directly west of the Engineering Department (Machine Shop) Building. One of the Diamond Match Company's President's, William A. Fairburn, was a baseball enthusiast and helped organize leagues at all Diamond Match Company sites. In 1913, the "Trolley league" was formed to facilitate baseball games between teams comprised of players from various regional companies. Teams included the Diamond Match Company Team, called the Chico Diamonds, as well as the Woodland Oaks, Maysville Giants, Oroville Olives, Colusa Prune Pickers, and Sacramento Brooke Realties, all located throughout the Northern California region. The league was named after the Sacramento Northern Railway that linked the various towns the teams were from. Fans and players were able to travel to and from games via a trolley on the railroad. The Chico Diamonds came in second place at the initial championship, and the league ended in 1917. The various Diamond Match Company leagues also would play each other, such as in 1916 when the Oshkosh team played the Chico team in their own Little World Series. Baseball played an active role in the camaraderie and social life of these early years of the Factory's operation.[55]

4.2.2 Major Expansion Period (1915-1916)

By 1915, the top management for the Diamond Match Company had changed and was no longer made up of the same leaders who had started the Chico plant. The company was beginning to lose money and decided to cut back operations in Chico, specifically for the millwork side of the business. They limited sawmill operations in Stirling City and declined to renew the contract for operating the Butte County Railroad, which then became a party of the Southern Pacific Railroad. The Millwork and Engineering Department at the Chico plant were closed in 1915.[56] The Engineering Department (Machine Shop Building and Foundry Building were converted to lumber storage, and the Steam Dry Kilns remained unused and vacant. The Sash and Door Factory was demolished, though the Planing Mill remained. The two Lumber Sheds used for storage near the Planing Mill and Sash and Door Factory were also demolished, further signaling the Company's intention to taper-off the millwork business.[57] A lower level of millwork instead continued off-site at a smaller building on the corner of First and Orange Streets in Chico. The pause on millwork would last from 1915 to 1919, when the company restarted millwork on the Chico plant site.[58]

[54] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 8, 73-75.
[55] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 75-76.
[56] Ibid., 65-66.
[57] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[58] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 65-66.

Production started in early 1920, but the 1921 Sanborn map shows that the Sash and Door Factory had not yet been rebuilt at this time.[59]

While the millwork side of the business was struggling, the Match Factory was showing consistent profits. By 1916, the factory nearly doubled in size and production capacity. Two buildings were added on to the existing factory building, and various accessory buildings were constructed around the factory, including a Factory Office. It was during this time that the Match Block Storage Building was constructed, confirmed by a 1916 photograph of the site.[60] This building was originally used for storage of match blocks that were used to manufacture the strike anywhere matches. However, when the strike anywhere matches were no longer being produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.[61] The Match Factory expansion also included the construction of the Block and Shook Shop, which manufactured the blocks and wooden crate packing for transporting the matches. This was built in place of the Car or Pattern Shop that was later demolished.[62]

The Diamond Company Match Factory also established an Apiary in 1914 on the second floor of one of the warehouses. What began as a small operation quickly expanded to become one of the largest bee supply manufacturers. The Company produced honey extractors, glass containers, and honey shipping cases. In 1920, the Power House Building at the Diamond Company Match Factory was no longer being used as the Match Factory Building had its own Power House, so the Apiary official moved into the vacant building. Machinery was installed in 1923 in the boiler room to allow for the opening of a wax department. The Diamond Match 1923 Beekeepers Supply Catalog (Exhibit 3) self-claimed the operation to be the largest bee supply factory in the world. Their catalogs listed over 100 different types of supplies for sale, including beehives and honey. In 1939, over 1.1 million pounds of honey were sold by the Diamond Match Company.[63]

[59] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[60] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 67.
[61] Chico Heritage Association, *Chico Historic Resource Survey,* 19.
[62] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[63] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 64-68

Exhibit 3. Photograph from the 1923 Beekeeper's Supply Catalog[64]

At the time of the expansion of the booming Diamond Match Factory (1915-1916), the site gained the following new constructions (Table 2). Additional details of these buildings can be seen in the Sanborn Map Appendix B.

Table 2. Diamond Match Company Factory Major Expansion Period (1915-1916)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
20	Machine Shop	Repair machines	c.1916
21	Parrafine Building	Production/Storage of Paraffine	c.1916
22	Potash House	Potash Storage	c.1916
23	Composition Building	Unknown	c.1916
24	Sesoui Building	Unknown	c.1916
25	Match Block Storage	Storing match blocks	c.1916
26	Block and Shook Shop	Production of match blocks and shooks	c.1916
27	Factory Office	Office space for the Match Factory	c.1916
28	Swimming Pool	Swimming Pool	c.1916
29	Unknown	Unknown	c.1916
30	Auto Shed	Storing autos/auto parts	c.1916
31	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916
32	Bunk House, Lockers, Misc.	Various small, clustered buildings for railroad workers	c.1916

[64] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 54.

It was during this time of expansion that Main Offices were fully converted to Fairburn Hall, the main recreational and social point of the Diamond Match Company Factory site.[65] The other changes in building use are reflected on the Sanborn Maps below and include the aforementioned conversion of the Machine Shop and Foundry to lumber storage, the Main Power House to the Apiary, and the vacancy of the Steam Dry Kilns.[66]

4.2.3 Late Development Period (1921-1947)

The first available aerial image of the Factory site is from 1941 and shows that several new buildings were added over two to three decades, representing the return of millwork activities at the site after 1920, particularly by way of an increase of lumber storage warehouses.[67] The Planing Mill was relocated to a new building on the northeastern edge of the site, with a new Crane Shed and Finished Lumber Warehouse also constructed. The prior Planing Mill was relabeled as the new Sash and Door Manufacturing building. The south end of the site became much more developed at this time, with the addition of two new warehouses, a Cut Up Shop, and a Sorting Shed. The Steam Dry Kilns were relabeled as Lumber Storage areas, further demonstrating the high rate of millwork happening on site. The former Foundry building that was used for storage in 1921 is relabeled as Shavings Storage, and the former Machine Shop remains used as lumber storage. The Apiary also gains another storage building, indicating growth in that department as well. The 1949 Sanborn Maps show the addition of more buildings and helps to identify the ones that were added by 1941.[68] Historic aerial photographs (Exhibits 4 and 5) and Table 3 summarize all new construction that occurred at the Diamond Match Company Factory from 1921 through 1947.

[65] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 73.
[66] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 34-37, 1909, 75-78, 1921.
[67] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[68] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.

Exhibit 4. Aerial Image of the Diamond Match Company Factory (1941)[69]

[69] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Exhibit 5. Aerial Image of the Diamond Match Company Factory (1947)[70]

Table 3. Diamond Match Company Factory Late Period Buildings (1921-1947)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
33	Apiary Storage	Storage for apiary department	1921-1941
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947
35	Planing Mill (2)	Planing lumber	1941-1947
36	Cut Up Shop	unknown	1941-1947
37	Sorting Shed	Sorting lumber	1921-1941
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941
39	Lumber Storage (1)	Lumber storage	1921-1941
40	Lumber Storage (2)	Lumber storage	1921-1941

Two buildings were demolished between 1921 and 1949; a small building of unknown use near Fairburn Hall, and the Blacksmith Shop which was a part of the Engineering Department. The Blacksmith Shop was labeled as seldom used for its purpose and instead being used for storage

[70] Meriam Library, California State University Chico, "1947 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/4eee073fb7664681ba2e6f6420d27626/.

in 1921, so it is assumed the need for the building was lost completely, resulting in its demolition.[71] A summary of the buildings demolished during this time period is provided at the end of Section 4.2.4.

In 1941, a sale department for the wholesale business was established and by 1943, the Company sold 54% of their lumber to wholesale clients instead of for use in their own matchmaking, foreshadowing a downfall in the business. The next few decades would bring hardship to the Chico plant. In 1947, the plant employed around 200 people and by 1957, the number dropped to near 125.[72] By 1957, the Engine House and the Stables were demolished.[73] Also in 1957, the Diamond Match Company became Diamond Gardner and again changed names just a couple years later in 1959 to Diamond National, demonstrating rapid corporate transitions that brought unsteadiness to the company. Match boxes became less popular, and cigarette use declined. People also no longer needed matches to light their stoves. Employees were laid off and wages for remaining workers were cut, leading to a strike in 1975 that was never resolved. The strike and other tensions led to the Match Factory side of the business in Chico officially closing in 1975. The Match Factory building was demolished in 1975, but most of the buildings related to millwork remained. The Diamond Match Company went on to sell their land to the Louisiana-Pacific Corporation in 1984, at which point many of the millwork buildings still remained but would go on to be demolished in the following decades.[74]

4.2.4 Major Demolition Period (1978-c.1994)

Comparing aerial imagery from 1970 to 1998 (Exhibits 6 and 7) shows that nearly all of the original factory buildings are gone from the site, except for the Engineering Department (Machine Shop) Building, Foundry, Match Block Storage Building, Apiary, and a large warehouse building that was once the Block and Shook Shop.[75] The asphalt cap that is present at the south end of the site near the western termination of Estes Road was installed in 1995.[76] This cap covers approximately three acres and entombs remediated materials such as arsenic.[77]

[71] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.
[72] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 8, 64.
[73] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1957, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[74] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 19-20.
[75] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.
[76] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[77] Urban Design Associates, *Barber Yard Specific Plan*, 18.

Exhibit 6. Aerial Image Showing Most of the Original Factory Buildings in Place (1970)[78]

Exhibit 7. Aerial Image Showing the Factory Post-Demolition and the New Warehouse Constructed by the Louisiana-Pacific Corporation (1998)[79]

[78] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1970, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[79] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1998, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Table 4 summarizes the Diamond Match Company Factory buildings that were demolished since the property's original construction in 1903. The only extant Diamond Match Company Factory buildings on the site today are the Engineering Department (Machine Shop) and the Match Block Storage Building.

Table 4. Diamond Match Company Factory Buildings Demolitions (1904-2004)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
3	Unknown	Unknown	1904	1909-1921
16	Sash and Door Factory	Production of window sash and wooden doors	1904	c. 1915
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904	1904-1921
17	Lumber Shed 1	Dry lumber storage	1904	1904-1921
18	Lumber Shed 2	Dry lumber storage	1904	1904-1921
29	Unknown	Unknown	c. 1916	1921-1941
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904	1921-1941
5	Stables	Horse stables	1903	1947-1965
32	Bunk House, Lockers, Misc.	Various small, clustered buildings for railroad workers	c.1916	1947-1969
1	Brick Engine House	Engine House for Butte County Railroad	1903	1949-1969
30	Auto Shed	Storing autos/auto parts	c.1916	1949-1969
2	General Offices (Fairburn Hall)	Main offices, social hall	1904	1978
6, 6a, 6b	Match Factory	Matches production	1906	1978
7, 7a, 7b	Boiler and Engine House	Power for Match Factory	c.1916	c.1978
20	Machine Shop	Repair machines	c.1916	c.1978
21	Parrafine Building	Production/Storage of Paraffine	c.1916	c.1978
22	Potash House	Potash Storage	c.1916	c.1978
23	Composition Building	Unknown	c.1916	c.1978
24	Sesoui Building	Unknown	c.1916	c.1978
27, 27a	Factory Office	Office space for the Match Factory	c.1916	c.1978
28	Swimming Pool	Swimming	c.1916	c.1978
31, 31a	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916	1969-1984
4	Retail Lumber Shed	Storage of lumber for sale	1904	1984-1994
13	Lumber Warehouse 1	Lumber storage	1903-1904	1984-1994
14	Lumber Warehouse 2	Lumber Storage	1903-1904	1984-1994

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904	1984-1994
19	Steam Dry Kilns	Wood drying	1904	1984-1994
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947	1984-1994
35	Planing Mill (2)	Planing lumber	1941-1947	1984-1994
36	Cut Up Shop	unknown	1941-1947	1984-1994
37	Sorting Shed	Sorting lumber	1921-1941	1984-1994
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941	1984-1994
39	Lumber Storage (1)	Lumber storage	1921-1941	1984-1994
40	Lumber Storage (2)	Lumber storage	1921-1941	1984-1994
33	Apiary Storage	Storage for apiary department	1921-1941	1994-1998
11	Engineering Department - Foundry	Producing metal castings	1903-1904	1994-1998
12	Power House (Apiary)	Main power supply for the plant/bee keeping	1904	2004
26	Block and Shook Shop	Production of match blocks and shooks	c.1916	2004

4.2.5 Extant Historic-Age Buildings

Engineering Department (Machine Shop) Building (1903)

The Engineering Department (Machine Shop) Building was built in 1903 as a part of the early development and opening of the Diamond Match Company plant in Chico. This building was one of the first constructed on the site and was an essential early component of the factory site as it provided the tools and space necessary to manufacture materials and prepare machinery for the construction of additional buildings at the plant (Exhibit 8). The building was also important because it provided a space to perform maintenance on the railroad equipment that transported the lumber to the site. When it was constructed and during its operation under the Diamond Match Company, the interior of the building included a lot of equipment such as planers, boring mills and lathes on the ground floor, and a parts and supplies department, a patterns shop, and a tin shop on the second floor. An image from 1916 shows what the building would have looked like in its early years of operation (Exhibit 9). As the success of the millwork business at the plant increased in the 1920s, the building was repurposed from a machine shop to a lumber storage area and the internal equipment was removed to provide more space.

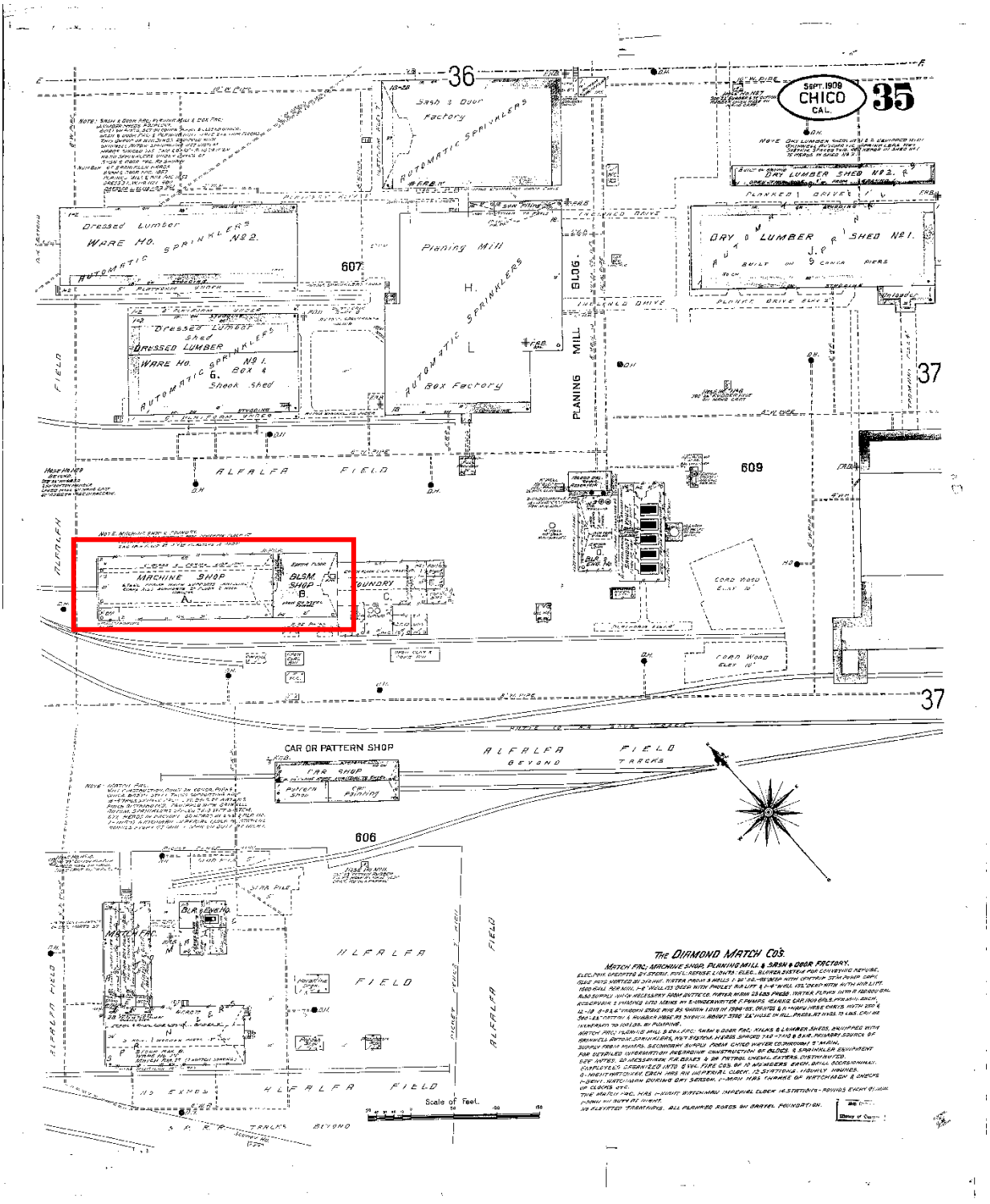


Exhibit 8. Sanborn Map of the Diamond Match Company Factory showing the location of the Engineering Department (Machine Shop) Outlined in Red (1909)[80]

[80] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 35, 1909.

The building remained in use throughout the Diamond Match Company's operation at the site. The building was not affected by the shutdown of the factory in 1975 and the demolition of several buildings on the site. It remained a part of Diamond Match Company's millwork operations at the site until it was sold in 1984. In 1983, the Chico Heritage Association completed a Historic Resource Inventory that included the Engineering Department (Machine Shop) Building and the documentation forms showed that it retained integrity at that time. Over the next couple of decades, most of the remaining buildings on site would be demolished, but the Engineering Department (Machine Shop) Building remained.

Aside from the removal of the equipment from the inside of the building when it was converted to storage in the 1920s, the building appears to be unmodified. The loss of original exterior building materials such as the windows and doors is only due to neglect and decay over time. The building is currently vacant.

Exhibit 9. 1916 image of the Engineering Department (Machine Shop)[81]

[81] Meriam Library, California State University Chico, "19106 image of the Machine Shop" [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/fcd2a93a27dd5bf7c7b133132418ef5c/.

Match Block Storage Building (c. 1916)

The exact construction date of the Match Block Storage Building is unknown, but it was likely constructed during the Diamond Match Company's plant expansion in 1916. The Chico Heritage Association's Historic Resources Inventory form for the Match Block Storage Building lists the construction date as 1906, however, it is not visible in the 1909 Sanborn Map nor in a 1906 artist rendition of the site (Exhibit 2). The building does appear on the 1921 Sanborn map, indicating that it was built sometime between 1909 and 1921. The best evidence for the construction date of 1916 comes from a historic photo estimated to be from 1916 that shows the Engineering Department (Machine Shop) Building with a small portion of the Match Block Storage Building visible in the background (Exhibit 10). Therefore, it can be assumed that the building was constructed at this time and coincided with the plant expansion.

When the Match Block Storage Building was first constructed, it was used as a storage building for match blocks for strike anywhere matches. Once production of these matches ceased, the building was converted to a carpenter shop and storage building. In 1983, the Chico Heritage Association completed an Historic Resource Inventory that included the Match Block Storage Building and noted that it was being used as a lumber warehouse and loading facility. It retained sufficient historical integrity at that time.

Modifications to the building include the insertion of a rectangular door on the rear elevation (date unknown) and the removal of windows from the front façade (date unknown).[82] Despite these changes, the building is largely intact and retains its original form and appearance. The building is currently vacant.

Exhibit 10. Match Block Storage Building Outlined in Red (1916)[83]

[82] Chico Heritage Association, *Chico Historic Resource Survey,* 19.
[83] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 67.

4.2.6 Architect, Fred W. Lane

Fred W. Lane arrived in Chico in 1903 and was the supervising engineer and architect for the initial development of the Diamond Match Company's Chico factory site.[84] He worked at the Chico site for 14 years until he was relocated to Salt Lake City, Utah, to serve as manager for the Diamond Match Company's new sugar refining and potash plant in 1917.[85] Lane was born in Ontario, Canada in 1877 to a mother from New York and a father from England. He immigrated in 1888 and was married to Ernestine Lane circa 1900.[86]

Little information was found regarding Lane's work or education prior to being hired by the Diamond Match Company. A 1906 newspaper article comments that Lane drew the plans for a new plant for the J.H. Jones and company at Barber, but he was not found to be connected to any other buildings or designs in the Chico area or beyond. The buildings related to the J.H. Jones and company were not located during archival research.[87] Lane is listed as the architect for the three buildings extant in 1983 at the time the Chico Historic Resource Survey was conducted, which included the Engineering Department (Machine Shop) Building, the Apiary, and the Match Block Storage Building. His name is not listed on any other inventory sheets related to the survey.[88] Lane died circa 1928 and is buried in Oakland.[89]

4.3 Louisiana-Pacific Corporation (1984-1997)

The Louisiana-Pacific Corporation is a building materials manufacturing company that acquired the former Diamond Match site in 1984 and operated on the site until 1989. The large warehouse at the north end of the site was likely built by Louisiana-Pacific, and was used for manufacturing plastic molding.[90] Also built circa 1984 at the western terminus of West 16th Street were a Guard House and a Guard Shed that appeared to have been used for monitoring visitors to the site through this entrance gate. These buildings are of similar design but are currently in deteriorated condition. Although the Louisiana-Pacific Company closed the plant in 1989, they continued to own the site through 1997.[91] By 1994, the majority of the millwork buildings were demolished, and the remaining buildings were deteriorating and vacant, suggesting the site was unused at that time.[92] However, in 1994, the warehouse building at the northwest end of the site became

[84] Ibid., 43.
[85] "Lane Named Head of Potash Plant," *Chico Daily Enterprise,* December 26, 1917, 5.
[86] United States Census Bureau, Chico, Butte, California, 1910, Roll t624_73, Page 11A
[87] "Another Industry Inaugurated at Barber," *Chico Daily Enterprise,* October 2, 1906, Page 1.
[88] Chico Heritage Association, *Chico Historic Resource Survey,* 15-20.
[89] Ancestry.com. *U.S., Find a Grave Index*, 1600s-Current [database on-line]. Lehi, UT, 2012
[90] Urban Design Associates, *Barber Yard Specific Plan,* 18.
[91] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 8.
[92] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.

known as the "Storage in the Yard", which was an RV storage warehouse.[93] The Louisiana-Pacific Corporation still owned the property at this time, indicating that the land and space was likely leased to the tenant. This remains the use of the warehouse building in present day. Also in 1994, the Louisiana-Pacific Corporation backfilled a fuel oil bunker pit on the property that was a safety hazard. In 1995, the Corporation also installed the asphalt cap located at the south end of the site along Estes Road, demonstrating their continued ownership of the site at this time. The property was officially annexed to the City of Chico on August 5, 1997. [94]

4.4 Recent Development (1997-Present)

From 1997 to 1999, the property was vacant. In 1998, the Storage Shed adjacent to the Machine Shop Building was constructed. By this same year, the various agricultural buildings and residences located at the southern portion of the APE were constructed. This included three single-family homes and various accessory buildings on their lots. In 1999, the land was purchased by Jeff Greening, a developer who would go on to present a redevelopment plan to the City of Chico in 2004 to adaptive reuse the site into a new mixed-use neighborhood. However, in 2004, two of the remaining original buildings of the Diamond Match Plant, the Apiary, and the large warehouse, which was originally the Box and Shook Shop, were destroyed by arson. Following the fire, all that remained was rubble and small ruins of one of the walls of the Apiary. An image from a newspaper article on August 2, 2004 (Exhibit 11), shows the aftermath and the newly exposed foundation of the Apiary building. [95] By 2005, the site appears similarly as it does today with only the Engineering Department (Machine Shop) Building, the Match Block Storage Building, and the 1984 warehouse remaining.[96]

Jeff Greening continued his plans for a new development, but progress was stagnant. In 2008, a southwest Chico neighborhood improvement plan was created and published that included the site but did not involve any future plans for it. Greening's plans came to a complete halt when he passed away and the land was put up for sale. In 2021, it was purchased by a new developer with a similar vision of creating a new mixed-use neighborhood called Barber Yard.[97] In 2022, a Specific Plan was released with a proposal for the entire project.[98]

[93] Urban Design Associates, *Barber Yard Specific Plan,* 18.
[94] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[95] Ibid., 84-90.
[96] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 2005, https://www.historicaerials.com/viewer.
[97] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 90-91.
[98] Urban Design Associates, *Barber Yard Specific Plan,* 18.

Exhibit 11. Ruins of the Apiary Building Following Fire (2004)[99]

[99] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 84.

5 Description of Surveyed Resources

The intensive-level cultural resources survey of the project APE identified 10 buildings/properties. Two of these buildings (the Engineering Department (Machine Shop) Building and the Match Block Storage Building) are over 50 years old and were constructed as part of the Diamond Match Company Factory. A detailed discussion of the two identified historic-age buildings and the previously identified Diamond Match Company Factory historic district is presented below. State of California Department of Parks and Recreation Series 523 Forms (DPR forms) for each building are provided in Appendix A. A brief discussion of all other buildings identified within the APE that do not require evaluation for historical significance is provided in Section 5.3 (Other Buildings).

5.1 Engineering Department (Machine Shop) Building (1903)

5.1.1 Property Description

The Engineering Department (Machine Shop) Building is situated near the center of the former Diamond Match Company Factory site. The brick industrial building is 3-stories with a concrete slab foundation. The overall form consists of a bay system divided by brick pilasters that extend past the parapet line into piers (Exhibit 12). The roof is a two-level gable with parapet walls on the west and east elevations. The gabled portions of the roof are clad in corrugated metal. A former Diamond Match Company logo can still be faintly seen in the pediment in the area with a lighter shade of brick. All window openings, entryways, and doorways have a decorative arched brick lintel that emphasizes the curved design. The windows also have a brick sill that is covered with a layer of concrete (Exhibit 13). The deteriorated condition of several of the sills has revealed the brick underneath. All elevations are heavily graffitied.

Exhibit 12. Overview of Main (West) Elevation, facing Southeast

Exhibit 13. View of First Level Window Detail, facing Southeast

The main (west) elevation contains eight bays, with a 1.5 story central arched opening. This opening previously provided the entrance for rail cars and other equipment on rail tracks. The first level contains six tall arched window openings with rectangular window frames. The second level contains eight windows that are shorter in size, with the middle two windows placed slightly higher on the elevation to accommodate the large central opening below. The centermost four windows on the second level are the only remaining window openings with partial sashes still in place, the rest have been removed (Exhibit 12). Four brick piers extend above the parapet wall and visually divide the first and last three bays of the elevation.

The north and south elevations are nearly identical, with 20 bays on the first and second levels, and a third level of clerestory windows (Exhibits 14 and 15). The first and second level windows match that of the main elevation (west), with the first level being taller than the second. At the tenth bay, there is a small arched opening with squared-off wood framing for a door (Exhibit 16). No window sashes or doors remain on the first two levels of both elevations. Nearly all of the eight-pane wood clerestory windows on the north elevation are present (Exhibit 14). Many of the clerestory windows on the south elevation are in poor condition or missing (Exhibit 15).

Exhibit 14. Overview of North Elevation, facing Southwest

Exhibit 15. Overview of South Elevation, facing Northeast

Exhibit 16. Doorway on Central Bay of Side Elevations, facing Southwest

The rear (east) elevation contains five bays with the middle (third) bay being an uninterrupted brick wall with no doors or windows (Exhibit 17). Bays 1, 2, 4, and 5, contain the same height windows on the first level as the other elevations. The second level contains shorter window openings with the openings in bays 1 and 5 located higher on the elevation than bays 2 and 4. The second level window opening in bay 2 is significantly damaged with many bricks missing, including the lintel and the concrete sill. Identical to the main (west) elevation, this elevation also contains four brick piers extending past the parapet roof line.

Exhibit 17. Overview of East Elevation, facing Northwest

5.2 Match Block Storage Building (c. 1916)

5.2.1 Property Description

The Match Block Storage Building is a tall, narrow brick building with a concrete foundation. The building reflects Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similar to repetitive columns. The gable roof is clad in corrugated metal. The main (west) elevation features a large circular opening in the pediment, and a large, square, wood-framed entrance opening at the ground level (Exhibit 18). All elevations are heavily graffitied.

Exhibit 18. Overview of Main (West) Elevation, facing Southeast

The north and south elevations mirror each other with five bays interspersed with brick pilasters. The fifth bay on the north elevation and the first bay on the south elevation contain a wood frame door opening (Exhibits 19 and 20). The south elevation still has a door frame in its opening, but the north door is missing (Exhibit 20). The remaining four bays on both elevations contain arched window openings with decorative arched brick lintels and concrete covered brick sills. None of the window openings retain their window sashes. Between bays 1 and 2 and 4 and 5 on both elevations are metal downspouts. On the south elevation, between bays 3 and 4, is a metal ladder that provides roof access (Exhibit 20).

Exhibit 19. Overview of North Elevation, facing Southwest

Exhibit 20. Overview of South Elevation, facing Northeast

The east elevation has a similar form to the west elevation, with a front gable, pediment with raked cornice, and brick pilasters dividing the elevation into two bays. Both bays contain two rows of windows, with arched brick lintels and concrete covered brick windowsills (Exhibit 21).

Exhibit 21. Overview of East Elevation, facing Northwest

5.3 Other Buildings

Of the additional building on site, only one, the Apiary Building, was found to be associated with the Diamond Match Company Factory. The Apiary Building (Exhibit 22) is in ruins, with only its foundation and small portion of the south elevation walls remaining. All other buildings identified within the APE were found to be less than 50 years old and were not historically associated with the Diamond Match Company Factory. These include the Storage Shed (c. 1998) (Exhibit 23) located adjacent to the Machine Shop Building, The Guard House and Guard Booth (c.1984) (Exhibits 24 and 25), located where West 16th Street enters the site, and the Agricultural Buildings and Residences (c.1984) (Exhibit 26) located at the southern portion of the APE adjacent to an orchard.

Exhibit 22. Overview of Apiary Building ruins, Facing Southeast

Exhibit 23. Overview of Storage Shed, Facing East

Exhibit 24. Overview of Guard House, Facing Southeast

Exhibit 25. Overview of Guard Booth, Facing Northwest.

Exhibit 26. Overview of Agricultural Buildings and Residences Street, Facing Northwest

6 Significance Evaluations

In 1983, an Historic Resource Survey was prepared by Chico Heritage Association for the City of Chico to identify its historic buildings. Three buildings on the former Diamond Match Company site were identified as a part of this survey, including the Engineering Department (Machine Shop) Building, Apiary, and Match Block Storage Building. These buildings were assigned a status code of 3D, indicating their NRHP eligibility status as contributors to an historic district.

Based on a review of aerial imagery from 1984, at the time of the survey, several other buildings from the site's original development were still extant, including the original Lumber Warehouses 1 and 2, the original Planing Mill and Box Factory, the Steam Dry Kilns, the Foundry, and the Retail Lumber Shed at the north end of the site. The Block and Shook Shop and the Block Storage building, built during the 1916 expansion, were also still extant. In addition, several other buildings built between 1921 and 1949 during the resurgence of the millwork operation at the site were still extant, including Warehouse No. 4, the Crane Shed, the newer Planing Mill, the Cut Up Shop, the Sorting Shed, and two Lumber Storage Sheds. It is unclear why these remaining buildings were not identified and evaluated as a part of the 1983 survey.

Although the 1983 survey identified a potential historic district at the site, many years have passed and the integrity of the site has significantly declined. As part of this study, the former Diamond Match Company site was re-evaluated for its potential as a historic district. Given the extensive amount of demolition that has occurred at the site over the years, the district has been materially impaired and lacks requisite integrity to convey significance as an historic district. The two remaining Diamond Match Company Factory buildings no longer constitute an historic district of industrial buildings. Therefore, the remaining buildings were evaluated for their potential individual eligibility at the national, state, and local level.

Based on the significance evaluations presented below, the Engineering Department (Machine Shop) Building and Match Block Storage Building are recommended eligible for listing in the NRHP, CRHR, and as local landmarks.

6.1 Engineering Department (Machine Shop) Building (P-04-004123)

6.1.1 NRHP, CRHR, and City of Chico Designation Criteria

The following presents an evaluation of the Engineering Department (Machine Shop) Building in consideration of the NRHP, CRHR, and City designation criteria.

NRHP Criterion A. That are associated with events that have made a significant contribution to the broad patterns of our history.

CRHR Criterion 1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

City Criterion 1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation.

The Engineering Department (Machine Shop) Building was constructed in 1903 as one of the first buildings of the Diamond Match Company's plant in Chico. The Diamond Match Company is America's oldest match manufacturer and dominated the industry in the late nineteenth and early twentieth centuries. The Company was monumental not only in its match production, but in the lumber industry as well. The Diamond Match Company operated in Chico from 1903 until 1975 and had a profound influence on the town by bringing industries that provided jobs, established a residential neighborhood for workers, and created a social atmosphere that all surrounded the plant and the Company.

The Engineering Department (Machine Shop) Building was used to create tools and provide space necessary to manufacture materials and machinery for the construction of new buildings on the site. In addition, the building was also used to make repairs to the railroad and railroad components that transported lumber to the site. The building was an essential early component to the site and the Company in its early years as it is what essentially allowed the plant to continue to grow. As the Company continued to evolve and their needs changed, the building became used as lumber storage for the expanding match making and millwork businesses.

While most buildings on the Diamond Match Company site have been demolished over time, the Engineering Department (Machine Shop) Building remains intact and serves as the oldest extant building from the original factory complex. It is also one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico

and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, the former Diamond Match Company Engineering Department (Machine Shop) Building appears eligible under NRHP Criterion A, CRHR Criterion 1, and City Criterion 1.

NRHP Criterion B. That are associated with the lives of persons significant in our past.

CRHR Criterion 2. Is associated with the lives of persons important in our past.

City Criterion 2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation.

To be found eligible under this criterion, the property must be directly tied to an important person and the place where that individual carried out part of their productive life. The Engineering Department (Machine Shop) Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in the overall success of the national Company but did not have a direct association with the Engineering Department (Machine Shop) Building at the Chico site. The Diamond Match Company plant in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single individual was found to be directly connected to the Engineering Department (Machine Shop) Building itself. Therefore, the building is not eligible under NRHP Criterion B, CRHR Criterion 2, or City Criterion 2.

NRHP Criterion C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

CRHR Criterion 3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

City Criterion 3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

The Engineering Department (Machine Shop) Building was built in 1903 as a brick industrial building at the Diamond Match Company Factory Chico site. Its main characteristics include large massing, a bay system with rows of windows and doors, and a lack of ornamentation. The building was constructed for utilitarian purposes as a part of a larger industrial site and is distinctive as an

early twentieth century brick industrial building. The building was made of brick as a fire prevention safety measure, as fires were a prevalent threat in industries including match making and millwork.

This building represents a common, industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the city. The Engineering Department (Machine Shop) Building remains one of the only extant examples of this type of construction from this time period in Chico. Archival research failed to identify any other comparable examples of brick industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth-century industrial architecture. For these reasons, the Engineering Department (Machine Shop) Building appears eligible under NRHP Criterion C, CRHR Criterion 3, and City Criterion 3.

NRHP Criterion D. That have yielded, or may be likely to yield, information important in prehistory or history.

CRHR Criterion 4. Has yielded, or may be likely to yield, information important in prehistory or history.

The Engineering Department (Machine Shop) Building is not significant under NRHP Criterion D or CRHR Criterion 4 as a source, or likely source, of important historical information nor does it appear to yield important information about historic construction methods, materials or technologies. Therefore, the property is not eligible under NRHP Criterion D or CRHR Criterion 4.

6.1.2 Integrity

Location: The Engineering Department (Machine Shop) Building retains integrity of location. It is situated on its original site in its original orientation.

Design: The Engineering Department (Machine Shop) Building retains integrity of design. It retains several key aspects of its design such as its overall form, brick cladding, fenestration, and bay system organization, but it lacks certain elements of its design including windows and doors. However, the overall appearance of the building continues to convey its significance as an early twentieth century brick industrial building.

Setting: The Engineering Department (Machine Shop) Building lacks integrity of setting. While the building remains in its original location, the majority of the buildings that once surrounded it are no longer extant, eliminating the original Diamond Match Company Factory setting. Only one

other building from the Diamond Match Company Factory remains (the Match Block Storage Building).

Materials: The Engineering Department (Machine Shop) Building retains integrity of materials. It still retains materials such as its brick cladding but has lost nearly all materials for its windows and doors.

Workmanship: The Engineering Department (Machine Shop) Building retains integrity of workmanship. The workmanship of the overall form and construction of the building is still present, but certain materials have been lost including the doors and windows.

Feeling: As an individual building, the Engineering Department (Machine Shop) Building retains integrity of feeling. Its overall form and design elements allow it to convey its significance as an early twentieth century industrial building made out of brick. However, the loss of most of the other buildings on the site has compromised the ability to understand the building within its original context as part of a larger factory complex.

Association: The Engineering Department (Machine Shop) Building retains integrity of association. The building is associated with the Diamond Match Company and still conveys its prior use as an industrial brick building. In addition, the Diamond Match logo on the pediment, however faint, remains legible and directly associates the building with its original use.

6.2 Match Block Storage Building (P-04-004121)

6.2.1 NRHP, CRHR, and City of Chico Designation Criteria

The following presents an evaluation of the Match Block Storage Building in consideration of the NRHP, CRHR, and City designation criteria.

NRHP Criterion A. That are associated with events that have made a significant contribution to the broad patterns of our history.

CRHR Criterion 1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

City Criterion 1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation.

The Match Block Storage Building was constructed circa 1916 as a part of the Chico Diamond Match Company Factory's expansion in 1916. The Diamond Match Company is America's oldest

match manufacturer and dominated the industry in the late nineteenth and early twentieth centuries. The Company was monumental not only in its match production, but in the lumber industry as well. The Diamond Match Company operated in Chico from 1903 until 1975 and had a profound influence on the town by bringing industries that provided jobs, established a residential neighborhood for workers, and created a social atmosphere that all surrounded the plant and the Company.

The Match Block Storage Building was used as a storage warehouse for the wooden blocks for striking matches. As the match factory increased its productivity and output, the need for more storage buildings was necessary. When strike anywhere matches stopped being produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.

While most buildings on the Diamond Match Company site have been demolished over time, the Match Block Storage building remains intact and is one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, the Diamond Match Company Match Block Storage Building appears eligible under NRHP Criterion A, CRHR Criterion 1, and City Criterion

NRHP Criterion B. That are associated with the lives of persons significant in our past.

CRHR Criterion 2. Is associated with the lives of persons important in our past.

City Criterion 2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation.

To be found eligible under this criterion, the property must be directly tied to an important person and the place where that individual carried out part of their productive life. The Match Block Storage Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in the overall success of the national Company but did not have a direct association with the Chico site. The Diamond Match Company Factory in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single individual was found to be directly connected to the Match Block Storage Building itself. Therefore, the building is not eligible under NRHP Criterion B, CRHR Criterion 2, or City Criterion 2.

NRHP Criterion C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

CRHR Criterion 3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

City Criterion 3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

The Match Block Storage Building was constructed circa 1916 as brick industrial building at the Diamond Match Company Factory site in Chico. Its main characteristics include large massing, a bay system with rows of windows and doors, and minimal ornamentation. The building also reflects Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similarly to repetitive columns. The building was constructed for utilitarian purposes as a part of a larger industrial site and is distinctive as an early twentieth century brick industrial building. The building was made of brick as a fire prevention safety measure, as fires were a prevalent threat in industries including match making and millwork.

This building represents a common industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the city. The Match Block Storage Building remains one of the only extant examples of this type of construction from this time period in Chico, with the added uniqueness of its Classical Revival Style elements. Archival research failed to identify any comparable examples of brick industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth-century industrial architecture. For these reasons, the Match Block Storage Building appears eligible under NRHP Criterion C, CRHR Criterion 3, and City Criterion 3.

NRHP Criterion D. That have yielded, or may be likely to yield, information important in prehistory or history.

CRHR Criterion 4. Has yielded, or may be likely to yield, information important in prehistory or history.

The Match Block Storage Building is not significant under NRHP Criterion D or CRHR Criterion 4 as a source, or likely source, of important historical information nor does it appear to yield important information about historic construction methods, materials or technologies. Therefore, the property is not eligible under NRHP Criterion D or CRHR Criterion 4.

6.2.2 Integrity

Location: The Match Block Storage Building retains integrity of location. It is situated on its original site in its original orientation.

Design: The Match Block Storage Building retains integrity of design. It retains several key aspects of its design such as its overall form, brick cladding, fenestration, and bay system organization, but it lacks certain elements of its design including windows and doors. However, the overall appearance of the building continues to convey its significance as an early twentieth century brick industrial building.

Setting: The Match Block Storage Building lacks integrity of setting. While the building remains in its original location, the majority of the buildings that once surrounded it are no longer extant, eliminating the original Diamond Match Company Factory setting. Only one other building from the Diamond Match Company remains (the Engineering Department (Machine Shop) Building).

Materials: The Match Block Storage Building retains integrity of materials. It still retains materials such as its brick cladding but has lost nearly all materials for its windows and doors.

Workmanship: The Match Block Storage Building retains integrity of workmanship. The workmanship of the overall form and construction of the building is still present, but materials have been lost including the doors and windows.

Feeling: As an individual building, the Match Block Storage Building retains integrity of feeling. Its overall form and design elements allow it to convey its significance as an early twentieth century industrial building made out of brick. However, the loss of most of the other buildings on the site has compromised the ability to understand the building within its original as part of a larger factory complex.

Association: The Match Block Storage Building retains integrity of association. The building is associated with the Diamond Match Company and still conveys its prior use as an industrial brick building.

7 Findings

7.1 Identified Resources

Two previously recorded historic properties/historical resources were identified as a result of the property significance evaluations: the Diamond Match Company Factory Engineering Department (Machine Shop) Building (P-04-004123) and Match Block Storage Building (P-04-004121). The buildings are eligible under NRHP/CRHR/City Criteria A/1/1 and C/3/3 for their association with the Diamond Match Company Factory in Chico and their representation of early twentieth century brick industrial architecture. Therefore, it is necessary to consider the proposed project's potential to adversely affect these historic properties/historical resources.

7.2 Application of the Criteria of Adverse Effect

As stated in 36 CFR 800.5(a)(1), Criteria of adverse effect:

> An adverse effect is found when an undertaking may alter, directly or indirectly, any of the characteristics of a historic property that qualify the property for inclusion in the NRHP in a manner that would diminish the integrity of the property's location, design, setting, materials, workmanship, feeling, or association. Consideration shall be given to all qualifying characteristics of a historic property, including those that may have been identified subsequent to the original evaluation of the property's eligibility for the NRHP. Adverse effects may include reasonably foreseeable effects caused by the undertaking that may occur later in time, be farther removed in distance or be cumulative.

Examples of adverse effects on historic properties include, but are not limited to (36 CFR 800.5(a)(2)):

(i) Physical destruction of or damage to all or part of the property;

(ii) Alteration of a property, including restoration, rehabilitation, repair, maintenance, stabilization, hazardous material remediation, and provision of handicapped access, that is not consistent with the Secretary's standards for the treatment of historic properties (36 CFR part 68) and applicable guidelines;

(iii) Removal of the property from its historic location;

(iv) Change of the character of the property's use or of physical features within the property's setting that contribute to its historic significance;

(v) Introduction of visual, atmospheric or audible elements that diminish the integrity of the property's significant historic features;

(vi) Neglect of a property which causes its deterioration, except where such neglect and deterioration are recognized qualities of a property of religious and cultural significance to an Indian tribe or Native Hawaiian organization; and

(vii) Transfer, lease, or sale of property out of Federal ownership or control without adequate and legally enforceable restrictions or conditions to ensure long-term preservation of the property's historic significance.

7.2.1 Physical Effects of the Proposed Project

The project proposes to develop the project site into a mixed-use site that will feature recreation areas, residential buildings, commercial buildings, and open spaces. The City intends to adaptively reuse the two identified historic properties: the Engineering Department (Machine Shop) Building and the Match Block Storage Building. No demolition is proposed. However, the details of the proposed adaptive reuse are not known at this time. Therefore, subsequent project-level environmental review would be required to determine whether the proposed adaptive reuse is in conformance with the Standards for Rehabilitation.

The full extent of the potential physical effects that may result from the proposed project are not known at this time. Therefore, this analysis considers potential environmental impacts/adverse effects that may arise in connection with the adoption and implementation of the Barber Yard Specific Plan. Where project-specific information is available, a more detailed analysis of potential adverse effects is provided.

7.2.2 Analysis of Potential Adverse Effects

The proposed project activities described above were analyzed in consideration of the adverse effect examples provided in 36 CFR 800.5(a)(2).

i. Physical destruction of or damage to all or part of the property

Potential Adverse Effect. Two historic properties are located within the proposed project site. Therefore, there is potential for damage during construction. To ensure that the buildings are not inadvertently damaged by construction equipment or adjacent construction activities, a project-specific avoidance and protection plan should be prepared that will include protective fencing, flagging, and vibration monitoring (see **MM-HR-1** in Section 7.4)

ii Alteration of a property, including restoration, rehabilitation, repair, maintenance, stabilization, hazardous material remediation, and provision of handicapped access, that is not consistent with the Secretary's standards for the treatment of historic properties (36 CFR part 68) and applicable guidelines

Potential Adverse Effect. The project proposes to adaptively reuse the Engineering Department (Machine Shop) Building and the Match Block Storage Building. The buildings' major character-defining features include their large scale, rectilinear massing, minimal exterior ornamentation, and brick as the dominant exterior material. While specific plans for adaptive reuse have not yet been developed, the City has committed to maintenance and rehabilitation of the buildings that is consistent with the Standards for Rehabilitation. Recommended mitigation has been included to ensure that adaptive reuse of the Engineering Department (Machine Shop) Building and Match Block Storage Building is in conformance with the Standards for Rehabilitation (see **MM-HR-2** and **MM-HR-4** in Section 7.4).

iii Removal of the property from its historic location

No Potential to Effect. The historic properties will remain in their historic location.

iv. Change of the character of the property's use or of physical features within the property's setting that contribute to its historic significance

No Potential to Effect. The setting of the Diamond Match Company Factory complex has already been lost because of multiple building demolitions over the years. Therefore, there is no potential for the proposed project to adversely affect the historic setting.

v Introduction of visual, atmospheric or audible elements that diminish the integrity of the property's significant historic features

Potential Adverse Effect. The extent of construction around the historic properties and the details of the adaptive reuse are not fully known. However, conformance with the Standards for Rehabilitation would mitigate against potential visual, atmospheric or audible elements that could diminish the property's integrity (see **MM-HR-2** and **MM-HR-4** in Section 7.4).

vi Neglect of a property which causes its deterioration, except where such neglect and deterioration are recognized qualities of a property of religious and cultural significance to an Indian tribe or Native Hawaiian organization

Potential Adverse Effect. The two historic properties have already deteriorated as a result of neglect. Adaptive reuse of the buildings should include a detailed plan for the long-term

protection of the buildings that outlines a strategy for their on-going maintenance and protection (see **MM-HR-3** in Section 7.4).

vii. Transfer, lease, or sale of property out of Federal ownership or control without adequate and legally enforceable restrictions or conditions to ensure long-term preservation of the property's historic significance

No Potential to Effect. The property is not under federal ownership and is not being transferred, leased or sold.

7.3 Potential for Adverse Effect

Four potential adverse effects were identified as a result of application of the Criteria of Adverse Effect: 1) inadvertent physical destruction of or damage to the historic properties during construction activities; 2) alteration of the historic properties as part of the proposed adaptive reuse that is not consistent with the Standards for Rehabilitation; 3) Introduction of visual, atmospheric or audible elements that have the potential to impact the historic properties; and 4) the need for a built-in protection plan to prevent further neglect/deterioration of the buildings.

The identified potential adverse effects can be mitigated with appropriate protections, as outlined in Section 7.4, such that the project would result in no adverse effect to historic properties. However, until the details of the proposed adaptive reuse are known, including review of construction plans, design plans, and schematics by a qualified architectural historian/historic preservation specialist, the project has the potential to adversely affect historic properties under Section 106 of the NHPA and significantly impact historical resources under CEQA.

7.4 Recommended Mitigation Measures

MM-HR-1: Project-Specific Avoidance and Protection Plan. A project-specific avoidance and protection plan will be required as part of the proposed adaptive reuse to prevent the existing historic buildings from being damaged during construction activities. The protection plan should include but not be limited to the establishment of environmentally sensitive areas, physical barriers, worker education training, pre-construction survey, post-construction survey, and monitoring for groundborne vibration. A qualified architectural historian or historic preservation professional meeting the Secretary of the Interior's Professional Qualifications Standards should prepare the avoidance and protection plan.

MM-HR2: Adaptive Reuse Design Review by Qualified Professionals. Assuming that the Engineering Department (Machine Shop) Building and Match Block Storage Building are both constructed with unreinforced masonry, it is strongly recommended that a qualified structural

engineer review the feasibility of adaptive reuse in consideration of the proposed new use, seismic retrofit needs, and overall structural stability of the buildings. The engineer's findings should inform the adaptive reuse design which should be developed in coordination with a qualified architectural historian/historic preservation professional meeting the Secretary of the Interior's Professional Qualifications Standards for architectural history/historic preservation to ensure that all of the important character-defining features of the buildings are appropriately considered in the proposed design. The proposed design must contain sufficient detail so the qualified architectural historian/historic preservation professional can determine if the adaptive reuse is consistent with the Standards for Rehabilitation.

MM-HR-3: Long-Term Protection and Maintenance Plan. Given that the two historic properties will be given a compatible new use as part of the proposed adaptive reuse, the project should incorporate a detailed protection and maintenance plan that outlines a long-term strategy for maintaining and protecting these resources overtime. The plan should include a schedule for regular maintenance of the site, including clearing of overgrown vegetation, regular monitoring and surveillance, and should also develop a clear strategy for the long-term security of the site to prevent trespassing and vandalism of the buildings. The maintenance plan should be developed/reviewed by a qualified architectural historian or historic preservation professional meeting the Secretary of the Interior's Professional Qualifications Standards to ensure that all potential long-term impacts to the buildings are addressed.

MM-HR-4: Archival Documentation. This measure will not eliminate adverse effects associated within the proposed project; however, it is necessary to consider all feasible mitigation. If, after review by qualified engineers and historic preservation professionals, it is determined that the buildings cannot be adaptively reused in conformance with the Standards for Rehabilitation, it is recommended that both the Engineering Department (Machine Shop) Building and Match Block Storage Building be subject to archival documentation that includes photography of all exterior elevations, and views to and from the buildings, with detailed photographs of materials, doors, windows, rooflines, and other key components, and an associated historical narrative documenting the buildings' historical significance. It is also recommended that any original plans (if available) be scanned and reproduced so that they are available for future study. This documentation should be based on the National Park Service's Historic American Building Survey (HABS) guidelines for narrative and photographic documentation. A final set of the archival documentation and photographs should be filed with appropriate interested parties/stakeholders. Other forms of mitigation including interpretive displays and salvage of historic materials should also be considered.

8 Conclusions

The Diamond Match Company Factory Engineering Department (Machine Shop) Building and Match Block Storage Building fall within the project APE. Both buildings were found individually eligible under NRHP, CRHR, and City Criteria A/1/1 and C/3/3 for their historical association with the Diamond Match Company and for serving as a rare example of early twentieth century industrial architecture in Chico. Therefore, the Engineering Department (Machine Shop) Building and Match Block Storage Building are considered historic properties under Section 106 of the NHPA and historical resources under CEQA Section 15064.5.

Four potential adverse effects were identified as a result of application of the Criteria of Adverse Effect: 1) inadvertent physical destruction of or damage to the historic properties during construction activities; 2) alteration of the historic properties as part of the proposed adaptive reuse that is not consistent with the Standards for Rehabilitation; 3) Introduction of visual, atmospheric or audible elements that have the potential to impact the historic properties; and 4) the need for a built-in protection plan to prevent further neglect/deterioration of the buildings.

The identified potential adverse effects can be mitigated with appropriate protections, as outlined in Section 7.4, such that the project would result in no adverse effect to historic properties. However, until the details of the proposed adaptive reuse are known, including review of construction plans, design plans, and schematics by a qualified architectural historian/historic preservation specialist, the project has the potential to adversely affect historic properties under Section 106 of the NHPA and significantly impact historical resources under CEQA.

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Appendix A:
DPR Forms

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

Primary # 04-004123 (Update)
HRI #
Trinomial
NRHP Status Code 3S, 3CS, 5S3

Other Listings
Review Code | Reviewer | Date

Page 1 **of** 34 ***Resource Name or #:** (Assigned by recorder) Engineering Department (Machine Shop)
P1. Other Identifier: Diamond Match Company Machine Shop

***P2. Location:** ☐ **Not for Publication** ■ **Unrestricted**

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

***b. USGS 7.5' Quad** Chico **Date** 2023 **T** 22 N ; **R** 01 E; _ ☐ **of** _ ☐ **of Sec** 35; MD **B.M.**
T 21 N ; **R** 01 E; _ ☐ **of** _ ☐ **of Sec** 02; MD **B.M.**

c. Address W 16th Street City Chico Zip 95928

d. UTM: Zone 10S , 600213.56 mE/ 4396730.63 mN

e. Other Locational Data:

APN 039-400-050. The subject property is located in the Barber neighborhood within a large field that was the former site of the Diamond Match Company Factory. The building is located near the center of an approximately 133-acre, irregularly shaped parcel, bound to the north and east by residential neighborhoods, to the west by the Union Pacific Railroad (UPRR) and unincorporated orchards, and to the south by Estes Road and rural agricultural fields.

***P3a. Description:**

The Engineering Department (Machine Shop) Building is situated near the center of the former Diamond Match Company Factory site (See Continuation Sheet).

***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 #) Photograph 1. Overview of main (west) elevation, facing southeast (FCS 2022)

***P6. Date Constructed/Age and Source:** ■ Historic ☐ Prehistoric ☐ Both 1903 (Agler and Rolls 2021)

***P7. Owner and Address:**
BY Land Holding Company
P.O. Box 7063
Chico, CA 95927

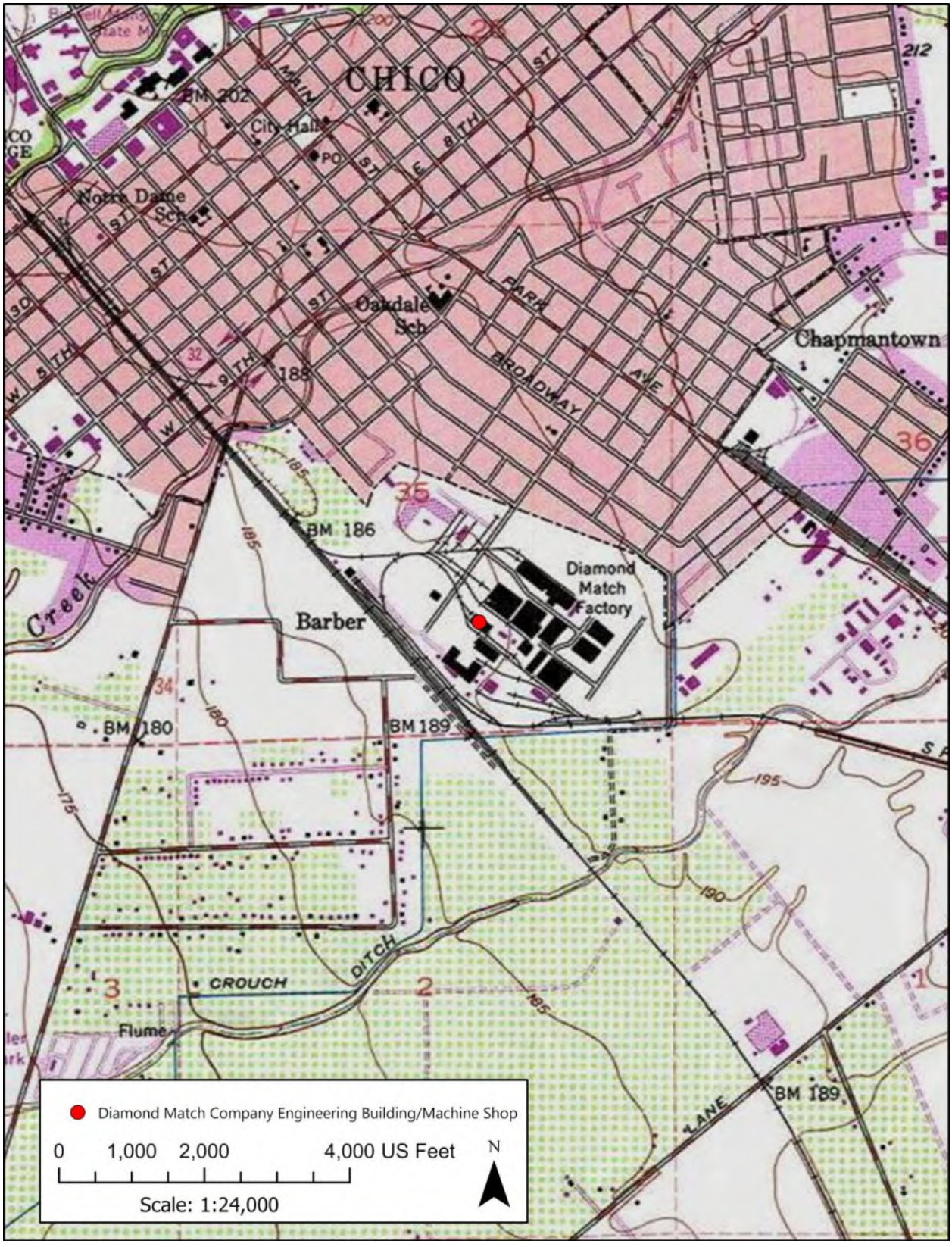
***P8. Recorded by:**
Marlena Krcelich
South Environmental
2061 N. Los Robles Ave.
Ste. 205
Pasadena, CA 91104

***P9. Date Recorded:** 2/6/2023

***P10. Survey Type:** Pedestrian

***P11. Report Citation:** *Historic Built Environment Survey Report for the Barber Yard Specific Plan, Chico, Butte County, California* (South Environmental 2023)

***Attachments:** ☐NONE ■Location 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):


CHICO
MAIN ST
City Hall
PO
E 8TH ST
Notre Dame Sch
Oakdale Sch
PARK
BROADWAY AVE
Chapmantown
BM 202
BM 186
BM 180
BM 189
Diamond Match Factory
Barber
Creek
CROUCH
DITCH
Flume
LANE
212
36
35
34
3
2
1
Diamond Match Company Engineering Building/Machine Shop
0 1,000 2,000 4,000 US Feet
N
Scale: 1:24,000

State of California The Resources Agency Primary # 04-004123 (Update)
DEPARTMENT OF PARKS AND RECREATION HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

***Resource Name or #** Engineering Department (Machine Shop) ***NRHP Status Code** 3S, 3CS, 5S3
Page 3 **of** 34

B1. Historic Name: Machine Shop
B2. Common Name: Engineering Department (Machine Shop)
B3. Original Use: Industrial machine repair shop B4. Present Use: Vacant
***B5. Architectural Style:** n/a
***B6. Construction History:** (Construction date, alterations, and date of alterations)
Constructed in 1903. Converted to lumber storage circa 1920 and interior equipment removed (Alger and Rolls 2021).

***B7. Moved?** ■No ☐Yes ☐Unknown **Date:** n/a **Original Location:** n/a
***B8. Related Features:**
B9a. Architect: Fred W. Lane b. Builder: n/a
***B10. Significance:** **Theme** Early Industrial Development/Diamond Match Company Factory **Area** Chico, California **Period of Significance** 1903-1975 **Property Type** Industrial **Applicable Criteria** A/1/1, C/3/3

The Engineering Department (Machine Shop) Building appears eligible under NRHP/CRHR/City Criteria A/1/1 and C/3/3 for its association with the Diamond Match Company Factory in Chico and its representation of early twentieth century brick industrial architecture.

(See Continuation Sheet)

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

***B12. References:** See Continuation Sheet

B13. Remarks:

***B14. Evaluator:** Marlena Krcelich and Sarah Corder, South Environmental
***Date of Evaluation:** 2/6/2022

(Sketch Map with north arrow required.)

(This space reserved for official comments.)

***P3a. Description (Continued):**

The brick industrial building is 3-stories with a concrete slab foundation. The overall form consists of a bay system divided by brick pilasters that extend past the parapet line into piers (Photograph 1). The roof is a two-level gable with parapet walls on the west and east elevations. The gabled portions of the roof are clad in corrugated metal. A former Diamond Match Company logo can still be faintly seen in the pediment in the area with a lighter shade of brick. All window openings, entryways, and doorways have a decorative arched brick lintel that emphasizes the curved design. The windows also have a brick sill that is covered with a layer of concrete (Photograph 2). The deteriorated condition of several of the sills has revealed the brick underneath. All elevations are heavily graffitied.

Photograph 2. View of First Level Window Detail, Facing Southeast

The main (west) elevation contains eight bays, with a 1.5 story central arched opening. This opening previously provided the entrance for rail cars and other equipment on rail tracks. The first level contains six tall arched window openings with rectangular window frames. The second level contains eight windows that are shorter in size, with the middle two windows placed slightly higher on the elevation to accommodate the

large central opening below. The centermost four windows on the second level are the only remaining window openings with partial sashes still in place, the rest have been removed (Photograph 1). Four brick piers extend above the parapet wall and visually divide the first and last three bays of the elevation.

The north and south elevations are nearly identical, with 20 bays on the first and second levels, and a third level of clerestory windows (Photographs 3 and 4). The first and second level windows match that of the main elevation (west), with the first level being taller than the second. At the tenth bay, there is a small arched opening with squared-off wood framing for a door (Photograph 5). No window sashes or doors remain on the first two levels of both elevations. Nearly all of the eight-pane wood clerestory windows on the north elevation are present (Photograph 3). Many of the clerestory windows on the south elevation are in poor condition or missing (Photograph 4).

Photograph 3. Overview of North Elevation, Facing Southwest

Photograph 4. Overview of south elevation, Facing northeast

Photograph 5. Doorway on central bay of side elevations, Facing southwest

The rear (east) elevation contains five bays with the middle (third) bay being an uninterrupted brick wall with no doors or windows (Photograph 6). Bays 1, 2, 4, and 5, contain the same height windows on the first level as the other elevations. The second level contains shorter window openings with the openings in bays 1 and 5 located higher on the elevation than bays 2 and 4. The second level window opening in bay 2 is significantly damaged with many bricks missing, including the lintel and the concrete sill. Identical to the main (west) elevation, this elevation also contains four brick piers extending past the parapet roof line.

Photograph 6. Overview of East Elevation, Facing Northwest

B10. Significance (Continued) :

Diamond Match Company Factory Development (1903-1975)

The history of the Diamond Match Company began in 1850s, when several different men and companies were developing match-making recipes. In 1850, there were 60 match factories in the United States, which increased to 75 by 1860. By 1880 the industry started to see a decline in success, forcing many smaller match companies to close. Two giant companies, Swift & Courtney & Beecher and O.C. Barber, also experienced hardship and decided to merge their massive companies to form the Diamond Match Company of Connecticut in December of 1880. Up to ten smaller companies joined the merger, which created a national match-making powerhouse that controlled much of the industry.[1]

At the turn of the century, the Diamond Match Company was looking to relocate and make their entire corporation self-sufficient with control over not only raw materials, but also the manufacturing process. Weary of a potentially fading lumber supply on the east coast, the Company was also interested capitalizing on California's booming lumber industry. Thus, setting in motion the relocation of the Diamond Match Company to Chico.[2]

In 1902, the company began building a wood processing mill at Stirling City, California.[3] One year later, they purchased approximately 242 acres of land adjacent to the California and Oregon Railroad outside Chico City limits.[4] The development area was named Barber after one of the primary owners of the Diamond Match Company, Ohio Columbus "O.C." Barber, who was part of the original merger that formed the Diamond Match Company. Barber was an American businessman and industrialist referred to as "America's Match King" due to his success in the match manufacturing sector. In 1881, just one year after the merger that formed the Diamond Match Company, it rose to dominate 85% of the entire match manufacturing market. Barber had a controlling interesting in the company at this time and played a significant role in its success.[5] Prior to the merger, Barber operated his own match company in Barberton, Ohio, a town he founded. Barber was also known for his establishment of several other companies including the Barberton Land and Improvement Company and the

[1] Agler, Don and Ray Rolls, Diamond Match Company Barber Plant and Match Factory; A Chronology of Events, Chico, California, September 2021, 16-17.
[2] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 17.
[3] Ibid., 18.
[4] Ibid., 8.
[5] Ibid., 20.

American Straw Board Company.[6] Barber retired as the President of the Diamond Match Company in 1909 and was succeeded by Edward R. Stettinius.[7]

The first major project undertaken by the Diamond Match Company was the completion of the 42-mile Butte County Railroad to Stirling City. Completion of the railroad was essential to the success of the Company, because it would allow for the transportation of lumber and other raw materials to the Factory.[8]

Early Development Period (1903-1906)

Development of the Chico Diamond Match Company Factory began in 1903 with the construction of a Carpenters Camp that served as temporary housing for workers. F.A. "Pop" Haskins, an experienced construction carpenter, established the camp and oversaw its construction.

Construction of the factory's first permanent buildings took place from 1903 through 1906. Based on as-built drawings, Fred W. Lane, served as the supervising engineer and architect for this phase of the factory's development.[9] The first permanent building constructed at the factory in 1903 was the Brick Engine House. This building served as the first machine shop for the Company, but also featured four stalls for use by the Butte County Railroad. Also constructed in 1903 was a stable which included 20 five-foot-wide stalls, and an office, located at the northwest portion of the site.[10]

By 1904 the Engineering Department buildings were constructed. The largest building of the Engineering Department was the Machine Shop, thus its historic name being the Engineering Department (Machine Shop) Building (Exhibit 1). This brick building was an essential component of the factory's operation, as it repaired everything from factory machines to the locomotives that transported raw materials. The nearest large commercial machine shops and foundries were closer to San Francisco, so the Company used their own machine shop to assist other local businesses needing these services, leading to additional profits. The other two buildings that made up the Engineering Department were, a Blacksmith Shop and Foundry, constructed as additions on the Machine Shop's east elevation [11] Between 1904 and 1906, several other buildings were constructed including the Main Power House, Sorting Shed, Steam Dry

[6] Find a Grave, "Ohio Columbus Barber," accessed November 10, 2022, https://www.findagrave.com/memorial/5200529/ohio-columbus-barber.
[7] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 20.
[8] Ibid., 18, 42.
[9] Ibid., 42-43.
[10] Ibid., 42-44.
[11] Ibid., 50-51.

Kilns, Dry Lumber Shed, Planing Mill, Storehouse, Second Storehouse, Sash, Door and Box Factory, and Fairburn Hall which served as the administrative offices.[12]

Exhibit 1. Diamond Match Company Factory with the Engineering Department and Main Power House in Central View (1910) [13]

In 1906, the Match Factory building was constructed. While the entire site is collectively referred to as a match factory, the Match Factory building was specifically where the matches were manufactured. This building was essential to the function of the plant, but it was one of the last of the buildings to be constructed and begin production. It is speculated that the delay in construction was due to safety risks caused by heat during the summer months in Chico. Additionally, strike anywhere matches were made with white phosphorous and were subject to spontaneous ignition, also a likely factor in the delay of the Match Factory

[12] Ibid., 50-55.
[13] Meriam Library, California State University Chico, "1910 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/6a8d5dbdfab291b8db142f766e64929e/.

building's construction. It is estimated that the factory went into full production by the Fall 1906.[14]

The Diamond Match Company complex was well established with multiple buildings by 1906 (see Table 1 and Exhibit 2). Additional details of these buildings can be seen on the Sanborn Maps provided in Appendix B.

Table 1. Diamond Match Company Factory Early Buildings (1903-1906)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
1	Brick Engine House	Engine house for Butte County Railroad	1903
2	General office	Main offices	1904
3	Unknown	Unknown	1904
4	Retail Lumber Shed	Lumber storage for sale	1904
5	Stables	Horse stables	1903
6	Match Factory	Match production	1906
7	Boiler and Engine House	Power for match factory	1904
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904
9	Engineering Department (Machine Shop)	Machine repair workshop	1903-1904
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904
11	Engineering Department (Foundry)	Producing metal castings	1903-1904
12	Power House	Main power supply for the plant	1904
13	Lumber Warehouse 1	Lumber storage	1903-1904
14	Lumber Warehouse 2	Lumber storage	1903-1904
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904
16	Sash and Door Factory	Production of window sash and wooden doors	1904
17	Lumber Shed 1	Dry lumber storage	1904
18	Lumber Shed 2	Dry lumber storage	1904
19	Steam Dry Kilns	Wood drying	1904

[14] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 46.

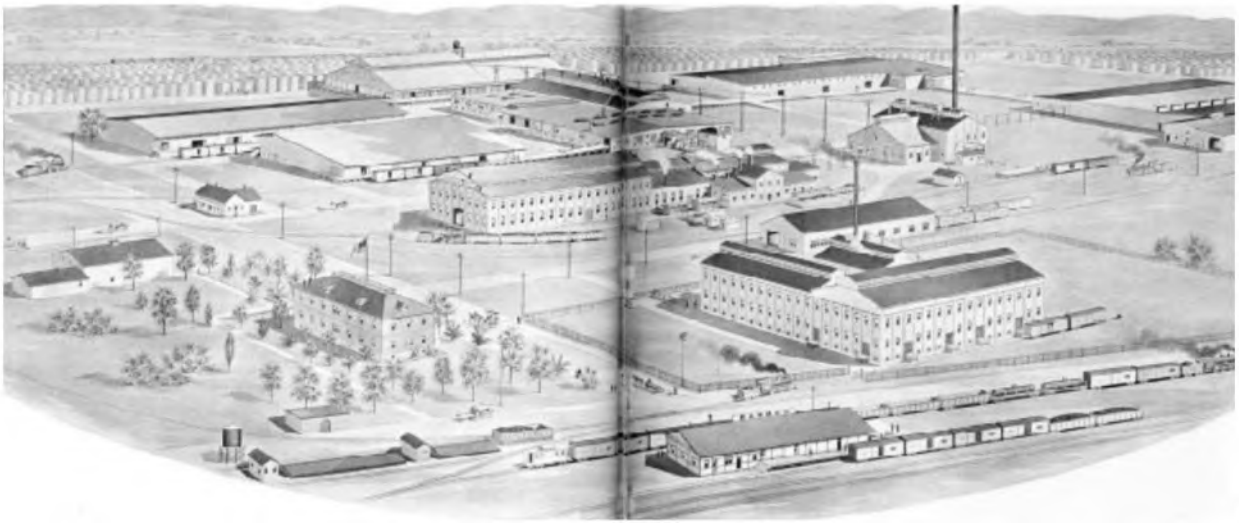


Exhibit 2. Artist Rendition of the Diamond Match Company Factory (1906)[15]

While the Diamond Match Company was perhaps most well-known for its namesake product, much of the lumber the Company produced was used for a sizable wholesale market. As early as 1908, over 50% of the production was used for wholesale. By 1911, the Company also switched to producing safety matches which required being struck on the match box to ignite. This greatly increased safety in the factory and allowed for year-round production.[16]

While the Diamond Match Company Factory site was being developed, housing was being constructed adjacent to the site to provide residence for the influx of workers. The first wave of housing was built between 1904 to 1906 and were designed according to the hierarchy of employees in the company. [17] Larger, more lavish homes were reserved for upper-level managers, while smaller homes went to lower-level employees. However, the properties were not formally arranged by size and status and instead were integrated with a mix of all types of houses throughout the neighborhood. In addition, the architectural styles of the Barber neighborhood housing were diverse, and included Colonial Revival, Spanish Revival, European Romantic, Craftsman, Victorian Farmhouse, and other styles.[18]

[15] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 6.
[16] Ibid., 46, 64.
[17] Ibid., 87-88.
[18] Urban Design Associates, *Barber Yard Specific Plan*, 16.

In addition to serving as a manufacturing facility and housing area, the Diamond Match Company Factory site and surrounding neighborhood also hosted a variety of employee culture and activity areas. The site included a baseball field and a tennis court, both implemented in 1906. Fairburn Hall also served as the main social hall for the workers where they could gather. Other amenities on site included a swimming pool and shops. The Diamond Match Company organized social events, recreational tournaments, theater performances, and even had a 32-person band as a part of its employee culture. In 1918, the Barber neighborhood and its employee housing was officially annexed into the City of Chico, along with a majority portion of the factory grounds.[19]

The baseball field at the Diamond Match Company Factory appeared only a few years after the start of the Company directly west of the Engineering Department (Machine Shop) Building. One of the Diamond Match Company's President's, William A. Fairburn, was a baseball enthusiast and helped organize leagues at all Diamond Match Company sites. In 1913, the "Trolley league" was formed to facilitate baseball games between teams comprised of players from various regional companies. Teams included the Diamond Match Company Team, called the Chico Diamonds, as well as the Woodland Oaks, Maysville Giants, Oroville Olives, Colusa Prune Pickers, and Sacramento Brooke Realties, all located throughout the Northern California region. The league was named after the Sacramento Northern Railway that linked the various towns the teams were from. Fans and players were able to travel to and from games via a trolley on the railroad. The Chico Diamonds came in second place at the initial championship, and the league ended in 1917. The various Diamond Match Company leagues also would play each other, such as in 1916 when the Oshkosh team played the Chico team in their own Little World Series. Baseball played an active role in the camaraderie and social life of these early years of the Factory's operation.[20]

Major Expansion Period (1915-1916)

By 1915, the top management for the Diamond Match Company had changed and was no longer made up of the same leaders who had started the Chico plant. The company was beginning to lose money and decided to cut back operations in Chico, specifically for the millwork side of the business. They limited sawmill operations in Stirling City and declined to renew the contract for operating the Butte County Railroad, which then became a party of the Southern Pacific Railroad. The Millwork and Engineering

[19] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 8, 73-75.
[20] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 75-76.

Department at the Chico plant were closed in 1915.[21] The Engineering Department (Machine Shop Building and Foundry Building were converted to lumber storage, and the Steam Dry Kilns remained unused and vacant. The Sash and Door Factory was demolished, though the Planing Mill remained. The two Lumber Sheds used for storage near the Planing Mill and Sash and Door Factory were also demolished, further signaling the Company's intention to taper-off the millwork business.[22] A lower level of millwork instead continued off-site at a smaller building on the corner of First and Orange Streets in Chico. The pause on millwork would last from 1915 to 1919, when the company restarted millwork on the Chico plant site.[23] Production started in early 1920, but the 1921 Sanborn map shows that the Sash and Door Factory had not yet been rebuilt at this time.[24]

While the millwork side of the business was struggling, the Match Factory was showing consistent profits. By 1916, the factory nearly doubled in size and production capacity. Two buildings were added on to the existing factory building, and various accessory buildings were constructed around the factory, including a Factory Office. It was during this time that the Match Block Storage Building was constructed, confirmed by a 1916 photograph of the site[25] This building was originally used for storage of match blocks that were used to manufacture the strike anywhere matches. However, when the strike anywhere matches were no longer being produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.[26] The Match Factory expansion also included the construction of the Block and Shook Shop, which manufactured the blocks and wooden crate packing for transporting the matches. This was built in place of the Car or Pattern Shop that was later demolished.[27]

The Diamond Company Match Factory also established an Apiary in 1914 on the second floor of one of the warehouses. What began as a small operation quickly expanded to become one of the largest bee supply manufacturers. The Company produced honey extractors, glass containers, and honey shipping cases. In 1920, the Power House Building at the Diamond Company Match Factory was no longer being used as the Match Factory Building had

[21] Ibid., 65-66.
[22] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[23] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 65-66.
[24] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[25] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 67.
[26] Chico Heritage Association, *Chico Historic Resource Survey,* 19.
[27] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921

its own Power House, so the Apiary official moved into the vacant building. Machinery was installed in 1923 in the boiler room to allow for the opening of a wax department. The Diamond Match 1923 Beekeepers Supply Catalog (Exhibit 3) self-claimed the operation to be the largest bee supply factory in the world. Their catalogs listed over 100 different types of supplies for sale, including beehives and honey. In 1939, over 1.1 million pounds of honey were sold by the Diamond Match Company.[28]

Exhibit 3. Photograph from the 1923 Beekeeper's Supply Catalog[29]

At the time of the expansion of the booming Diamond Match Factory (1915-1916), the site gained the following new constructions (Table 2). Additional details of these buildings can be seen in the Sanborn Map Appendix B.

[28] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 64-68
[29] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 54.

Table 2. Diamond Match Company Factory Major Expansion Period (1915-1916)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
20	Machine Shop	Repair machines	c.1916
21	Parrafine Building	Production/Storage of Paraffine	c.1916
22	Potash House	Potash Storage	c.1916
23	Composition Building	Unknown	c.1916
24	Sesoui Building	Unknown	c.1916
25	Match Block Storage	Storing match blocks	c.1916
26	Block and Shook Shop	Production of match blocks and shooks	c.1916
27	Factory Office	Office space for the Match Factory	c.1916
28	Swimming Pool	Swimming Pool	c.1916
29	Unknown	Unknown	c.1916
30	Auto Shed	Storing autos/auto parts	c.1916
31	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916
32	Bunk House, Lockers, Misc.	Various small, clustered buildings for railroad workers	c.1916

It was during this time of expansion that Main Offices were fully converted to Fairburn Hall, the main recreational and social point of the Diamond Match Company Factory site.[30] The other changes in building use are reflected on the Sanborn Maps below and include the aforementioned conversion of the Machine Shop and Foundry to lumber storage, the Main Power House to the Apiary, and the vacancy of the Steam Dry Kilns.[31]

Late Development Period (1921-1947)

The first available aerial image of the Factory site is from 1941 and shows that several new buildings were added over two to three decades, representing the return of millwork activities at the site after 1920, particularly by way of an increase of lumber storage warehouses.[32] The Planing Mill was relocated to a new building on the northeastern edge

[30] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 73.
[31] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 34-37, 1909, 75-78, 1921.
[32] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

of the site, with a new Crane Shed and Finished Lumber Warehouse also constructed. The prior Planing Mill was relabeled as the new Sash and Door Manufacturing building. The south end of the site became much more developed at this time, with the addition of two new warehouses, a Cut Up Shop, and a Sorting Shed. The Steam Dry Kilns were relabeled as Lumber Storage areas, further demonstrating the high rate of millwork happening on site. The former Foundry building that was used for storage in 1921 is relabeled as Shavings Storage, and the former Machine Shop remains used as lumber storage. The Apiary also gains another storage building, indicating growth in that department as well. The 1949 Sanborn Maps show the addition of more buildings and helps to identify the ones that were added by 1941.[33] Historic aerial photographs (Exhibits 4 and 5) and Table 3 summarize all new construction that occurred at the Diamond Match Company Factory from 1921 through 1947.

[33] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.

Exhibit 4. Aerial Image of the Diamond Match Company Factory (1941)[34]

[34] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Exhibit 5. Aerial Image of the Diamond Match Company Factory (1947)[35]

[35] Meriam Library, California State University Chico, "1947 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/4eee073fb7664681ba2e6f6420d27626/.

Table 3. Diamond Match Company Factory Late Period Buildings (1921-1947)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
33	Apiary Storage	Storage for apiary department	1921-1941
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947
35	Planing Mill (2)	Planing lumber	1941-1947
36	Cut Up Shop	unknown	1941-1947
37	Sorting Shed	Sorting lumber	1921-1941
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941
39	Lumber Storage (1)	Lumber storage	1921-1941
40	Lumber Storage (2)	Lumber storage	1921-1941

Two buildings were demolished between 1921 and 1949; a small building of unknown use near Fairburn Hall, and the Blacksmith Shop which was a part of the Engineering Department. The Blacksmith Shop was labeled as seldom used for its purpose and instead being used for storage in 1921, so it is assumed the need for the building was lost completely, resulting in its demolition.[36] A summary of the buildings demolished during this time period is provided at the end of Section 4.2.4.

In 1941, a sale department for the wholesale business was established and by 1943, the Company sold 54% of their lumber to wholesale clients instead of for use in their own matchmaking, foreshadowing a downfall in the business. The next few decades would bring hardship to the Chico plant. In 1947, the plant employed around 200 people and by 1957, the number dropped to near 125.[37] By 1957, the Engine House and the Stables were demolished.[38] Also in 1957, the Diamond Match Company became Diamond Gardner and again changed names just a couple years later in 1959 to Diamond National, demonstrating rapid corporate transitions that brought unsteadiness to the company. Match boxes became less popular, and cigarette use declined. People also no longer needed matches to light their stoves. Employees were laid off and wages for remaining workers were cut, leading to a strike in 1975 that was never resolved. The strike and other tensions led to the Match Factory side of the business in Chico

[36] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.
[37] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 8, 64.
[38] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1957, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

officially closing in 1975. The Match Factory building was demolished in 1975, but most of the buildings related to millwork remained. The Diamond Match Company went on to sell their land to the Louisiana-Pacific Corporation in 1984, at which point many of the millwork buildings still remained but would go on to be demolished in the following decades.[39]

Major Demolition Period (1978-c.1994)

Comparing aerial imagery from 1970 to 1998 (Exhibits 6 and 7) shows that nearly all of the original factory buildings are gone from the site, except for the Engineering Department (Machine Shop) Building, Foundry, Match Block Storage Building, Apiary, and a large warehouse building that was once the Block and Shook Shop.[40] The asphalt cap that is present at the south end of the site near the western termination of Estes Road was installed in 1995.[41] This cap covers approximately three acres and entombs remediated materials such as arsenic.[42]

[39] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 19-20.
[40] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.
[41] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[42] Urban Design Associates, *Barber Yard Specific Plan*, 18.

Exhibit 6. Aerial Image Showing Most of the Original Factory Buildings in Place (1970)[43]

Exhibit 7. Aerial Image Showing the Factory Post-Demolition and the New Warehouse Constructed by the Louisiana-Pacific Corporation (1998)[44]

[43] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1970, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[44] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1998, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Table 4 summarizes the Diamond Match Company Factory buildings that were demolished since the property's original construction in 1903. The only extant Diamond Match Company Factory buildings on the site today are the Engineering Department (Machine Shop) and the Match Block Storage Building.

Table 4. Diamond Match Company Factory Buildings Demolitions (1904-2004)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
3	Unknown	Unknown	1904	1909-1921
16	Sash and Door Factory	Production of window sash and wooden doors	1904	c. 1915
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904	1904-1921
17	Lumber Shed 1	Dry lumber storage	1904	1904-1921
18	Lumber Shed 2	Dry lumber storage	1904	1904-1921
29	Unknown	Unknown	c. 1916	1921-1941
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904	1921-1941
5	Stables	Horse stables	1903	1947-1965
32	Bunk House, Lockers, Misc.	Various small, clustered buildings for railroad workers	c.1916	1947-1969
1	Brick Engine House	Engine House for Butte County Railroad	1903	1949-1969
30	Auto Shed	Storing autos/auto parts	c.1916	1949-1969
2	General Offices (Fairburn Hall)	Main offices, social hall	1904	1978
6, 6a, 6b	Match Factory	Matches production	1906	1978
7, 7a, 7b	Boiler and Engine House	Power for Match Factory	c.1916	c.1978
20	Machine Shop	Repair machines	c.1916	c.1978
21	Parrafine Building	Production/Storage of Paraffine	c.1916	c.1978
22	Potash House	Potash Storage	c.1916	c.1978
23	Composition Building	Unknown	c.1916	c.1978
24	Sesoui Building	Unknown	c.1916	c.1978
27, 27a	Factory Office	Office space for the Match Factory	c.1916	c.1978
28	Swimming Pool	Swimming	c.1916	c.1978
31, 31a	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916	1969-1984

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
4	Retail Lumber Shed	Storage of lumber for sale	1904	1984-1994
13	Lumber Warehouse 1	Lumber storage	1903-1904	1984-1994
14	Lumber Warehouse 2	Lumber Storage	1903-1904	1984-1994
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904	1984-1994
19	Steam Dry Kilns	Wood drying	1904	1984-1994
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947	1984-1994
35	Planing Mill (2)	Planing lumber	1941-1947	1984-1994
36	Cut Up Shop	unknown	1941-1947	1984-1994
37	Sorting Shed	Sorting lumber	1921-1941	1984-1994
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941	1984-1994
39	Lumber Storage (1)	Lumber storage	1921-1941	1984-1994
40	Lumber Storage (2)	Lumber storage	1921-1941	1984-1994
33	Apiary Storage	Storage for apiary department	1921-1941	1994-1998
11	Engineering Department - Foundry	Producing metal castings	1903-1904	1994-1998
12	Power House (Apiary)	Main power supply for the plant/bee keeping	1904	2004
26	Block and Shook Shop	Production of match blocks and shooks	c.1916	2004

Engineering Department (Machine Shop) Building (1903)

The Engineering Department (Machine Shop) Building was built in 1903 as a part of the early development and opening of the Diamond Match Company plant in Chico. This building was one of the first constructed on the site and was an essential early component of the factory site as it provided the tools and space necessary to manufacture materials and prepare machinery for the construction of additional buildings at the plant (Exhibit 8). The building was also important because it provided a space to perform maintenance on the railroad equipment that transported the lumber to the site. When it was constructed and during its operation under the Diamond Match Company, the interior of the building included

a lot of equipment such as planers, boring mills and lathes on the ground floor, and a parts and supplies department, a patterns shop, and a tin shop on the second floor. An image from 1916 shows what the building would have looked like in its early years of operation (Exhibit 9). As the success of the millwork business at the plant increased in the 1920s, the building was repurposed from a machine shop to a lumber storage area and the internal equipment was removed to provide more space.

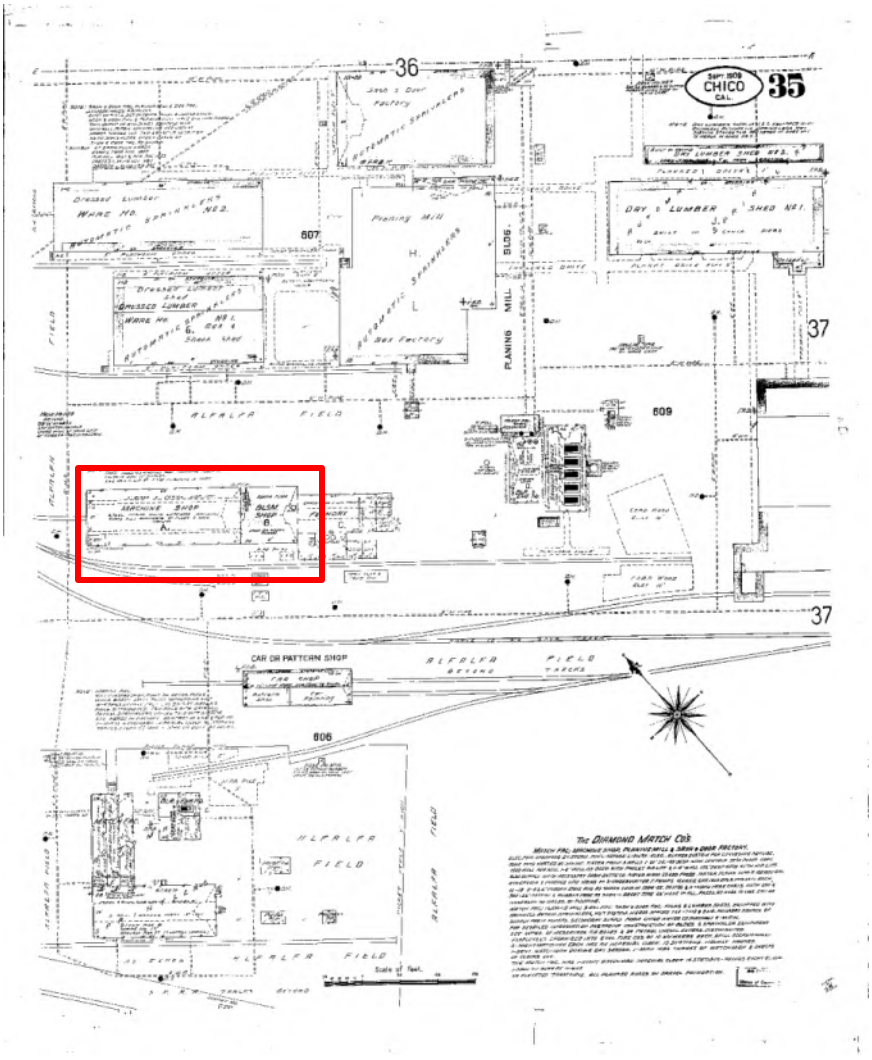


Exhibit 8. Sanborn Map of the Diamond Match Company Factory showing the location of the Engineering Department (Machine Shop) Outlined in Red (1909)[45]

[45] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 35, 1909.

The building remained in use throughout the Diamond Match Company's operation at the site. The building was not affected by the shutdown of the factory in 1975 and the demolition of several buildings on the site. It remained a part of Diamond Match Company's millwork operations at the site until it was sold in 1984. In 1983, the Chico Heritage Association completed a Historic Resource Inventory that included the Engineering Department (Machine Shop) Building and the documentation forms showed that it retained integrity at that time. Over the next couple of decades, most of the remaining buildings on site would be demolished, but the Engineering Department (Machine Shop) Building remained.

Aside from the removal of the equipment from the inside of the building when it was converted to storage in the 1920s, the building appears to be unmodified. The loss of original exterior building materials such as the windows and doors is only due to neglect and decay over time. The building is currently vacant.

Exhibit 9. 1916 image of the Engineering Department (Machine Shop)[46]

[46] Meriam Library, California State University Chico, "19106 image of the Machine Shop" [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/fcd2a93a27dd5bf7c7b133132418ef5c/.

Architect, Fred W, Lane

Fred W. Lane arrived in Chico in 1903 and was the supervising engineer and architect for the initial development of the Diamond Match Company's Chico factory site.[47] He worked at the Chico site for 14 years until he was relocated to Salt Lake City, Utah, to serve as manager for the Diamond Match Company's new sugar refining and potash plant in 1917.[48] Lane was born in Ontario, Canada in 1877 to a mother from New York and a father from England. He immigrated in 1888 and was married to Ernestine Lane circa 1900.[49]

Little information was found regarding Lane's work or education prior to being hired by the Diamond Match Company. A 1906 newspaper article comments that Lane drew the plans for a new plant for the J.H. Jones and company at Barber, but he was not found to be connected to any other buildings or designs in the Chico area or beyond. The buildings related to the J.H. Jones and company were not located during archival research.[50] Lane is listed as the architect for the three buildings extant in 1983 at the time the Chico Historic Resource Survey was conducted, which included the Engineering Department (Machine Shop) Building, the Apiary, and the Match Block Storage Building. His name is not listed on any other inventory sheets related to the survey.[51] Lane died circa 1928 and is buried in Oakland.[52]

Louisiana Pacific Corporation (1984-1997)

The Louisiana-Pacific Corporation is a building materials manufacturing company that acquired the former Diamond Match site in 1984 and operated on the site until 1989. The large warehouse at the north end of the site was likely built by Louisiana-Pacific, and was used for manufacturing plastic molding.[53] Also built circa 1984 at the western terminus of West 16th Street were a Guard House and a Guard Shed that appeared to have been used for monitoring visitors to the site through this entrance gate. These buildings are of similar design but are currently in deteriorated condition. Although the Louisiana Pacific Company closed the plant in 1989, they continued to own the site through 1997.[54] By 1994, the majority of the millwork buildings were demolished, and the remaining buildings were deteriorating and vacant, suggesting the site was unused at that time.[55] However, in 1994, the warehouse building at the northwest end of the site became known as the "Storage in the Yard", which was an RV storage warehouse.[56] The Louisiana-Pacific Corporation still owned the property at this time,

[47] Ibid., 43.
[48] "Lane Named Head of Potash Plant," *Chico Daily Enterprise,* December 26, 1917, 5.
[49] United States Census Bureau, Chico, Butte, California, 1910, Roll t624_73, Page 11A
[50] "Another Industry Inaugurated at Barber," *Chico Daily Enterprise,* October 2, 1906, Page 1.
[51] Chico Heritage Association, *Chico Historic Resource Survey*, 15-20.
[52] Ancestry.com. *U.S., Find a Grave Index*, 1600s-Current [database on-line]. Lehi, UT, 2012
[53] Urban Design Associates, *Barber Yard Specific Plan,* 18.
[54] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 8.
[55] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.
[56] Urban Design Associates, *Barber Yard Specific Plan,* 18.

indicating that the land and space was likely leased to the tenant. This remains the use of the warehouse building in present day. Also in 1994, the Louisiana-Pacific Corporation backfilled a fuel oil bunker pit on the property that was a safety hazard. In 1995, the Corporation also installed the asphalt cap located at the south end of the site along Estes Road, demonstrating their continued ownership of the site at this time. The property was officially annexed to the City of Chico on August 5, 1997. [57]

Recent Development (1997-Present)

From 1997 to 1999, the property was vacant. In 1998, the Storage Shed adjacent to the Machine Shop Building was constructed. By this same year, the various agricultural buildings and residences located at the southern portion of the site were constructed. This included three single-family homes and various accessory buildings on their lots. In 1999, the land was purchased by Jeff Greening, a developer who would go on to present a redevelopment plan to the City of Chico in 2004 to adaptive reuse the site into a new mixed-use neighborhood. However, in 2004, two of the remaining original buildings of the Diamond Match Plant, the Apiary, and the large warehouse, which was originally the Box and Shook Shop, were destroyed by arson. Following the fire, all that remained was rubble and small ruins of one of the walls of the Apiary. An image from a newspaper article on August 2, 2004 (Exhibit 10), shows the aftermath and the newly exposed foundation of the Apiary building. [58] By 2005, the site appears similarly as it does today with only the Engineering Department (Machine Shop) Building, the Match Block Storage Building, and the 1984 warehouse remaining.[59]

Jeff Greening continued his plans for a new development, but progress was stagnant. In 2008, a southwest Chico neighborhood improvement plan was created and published that included the site but did not involve any future plans for it. In 2020, Greening's plans came to a complete halt when he passed away and the land was put up for sale. In 2021, it was purchased by a new developer with a similar vision of creating a new mixed-use neighborhood called Barber Yard.[60] In 2022, a Specific Plan was released with a proposal for the entire project.[61]

[57] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[58] Ibid., 84-90.
[59] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 2005, https://www.historicaerials.com/viewer.
[60] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 90-91.
[61] Urban Design Associates, *Barber Yard Specific Plan,* 18.

Exhibit 10. Ruins of the Apiary Building Following Fire (2004)[62]

Significance Evaluation

NRHP, CRHR, and City of Chico Designation Criteria

The following presents an evaluation of the Engineering Department (Machine Shop) Building in consideration of the NRHP, CRHR, and City designation criteria.

NRHP Criterion A. That are associated with events that have made a significant contribution to the broad patterns of our history.

CRHR Criterion 1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

[62] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 84.

City Criterion 1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation.

The Engineering Department (Machine Shop) Building was constructed in 1903 as one of the first buildings of the Diamond Match Company's plant in Chico. The Diamond Match Company is America's oldest match manufacturer and dominated the industry in the late nineteenth and early twentieth centuries. The Company was monumental not only in its match production, but in the lumber industry as well. The Diamond Match Company operated in Chico from 1903 until 1975 and had a profound influence on the town by bringing industries that provided jobs, established a residential neighborhood for workers, and created a social atmosphere that all surrounded the plant and the Company.

The Engineering Department (Machine Shop) Building was used to create tools and provide space necessary to manufacture materials and machinery for the construction of new buildings on the site. In addition, the building was also used to make repairs to the railroad and railroad components that transported lumber to the site. The building was an essential early component to the site and the Company in its early years as it is what essentially allowed the plant to continue to grow. As the Company continued to evolve and their needs changed, the building became used as lumber storage for the expanding match making and millwork businesses.

While most buildings on the Diamond Match Company site have been demolished over time, the Engineering Department (Machine Shop) Building remains intact and serves as the oldest extant building from the original factory complex. It is also one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, the former Diamond Match Company Engineering Department (Machine Shop) Building appears eligible under NRHP Criterion A, CRHR Criterion 1, and City Criterion 1.

NRHP Criterion B. That are associated with the lives of persons significant in our past.

CRHR Criterion 2. Is associated with the lives of persons important in our past.

City Criterion 2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation.

To be found eligible under this criterion, the property must be directly tied to an important person and the place where that individual carried out part of their productive life. The Engineering Department (Machine Shop) Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in

the overall success of the national Company but did not have a direct association with the Engineering Department (Machine Shop) Building at the Chico site. The Diamond Match Company plant in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single individual was found to be directly connected to the Engineering Department (Machine Shop) Building itself. Therefore, the building is not eligible under NRHP Criterion B, CRHR Criterion 2, or City Criterion 2.

NRHP Criterion C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

CRHR Criterion 3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

City Criterion 3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

The Engineering Department (Machine Shop) Building was built in 1903 as a brick industrial building at the Diamond Match Company Factory Chico site. Its main characteristics include large massing, a bay system with rows of windows and doors, and a lack of ornamentation. The building was constructed for utilitarian purposes as a part of a larger industrial site and is distinctive as an early twentieth century brick industrial building. The building was made of brick as a fire prevention safety measure, as fires were a prevalent threat in industries including match making and millwork.

This building represents a common, industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the city. The Engineering Department (Machine Shop) Building remains one of the only extant examples of this type of construction from this time period in Chico. Archival research failed to identify any other comparable examples of brick industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth-century industrial architecture. For these reasons, the Engineering Department (Machine Shop) Building appears eligible under NRHP Criterion C, CRHR Criterion 3, and City Criterion 3.

NRHP Criterion D. That have yielded, or may be likely to yield, information important in prehistory or history.

CRHR Criterion 4. Has yielded, or may be likely to yield, information important in prehistory or history.

The Engineering Department (Machine Shop) Building is not significant under NRHP Criterion D or CRHR Criterion 4 as a source, or likely source, of important historical information nor does it appear to yield important information about historic construction methods, materials or technologies. Therefore, the property is not eligible under NRHP Criterion D or CRHR Criterion 4.

Integrity

Location: The Engineering Department (Machine Shop) Building retains integrity of location. It is situated on its original site in its original orientation.

Design: The Engineering Department (Machine Shop) Building retains integrity of design. It retains several key aspects of its design such as its overall form, brick cladding, fenestration, and bay system organization, but it lacks certain elements of its design including windows and doors. However, the overall appearance of the building continues to convey its significance as an early twentieth century brick industrial building.

Setting: The Engineering Department (Machine Shop) Building lacks integrity of setting. While the building remains in its original location, the majority of the buildings that once surrounded it are no longer extant, eliminating the original Diamond Match Company Factory setting. Only one other building from the Diamond Match Company Factory remains (the Match Block Storage Building).

Materials: The Engineering Department (Machine Shop) Building retains integrity of materials. It still retains materials such as its brick cladding but has lost nearly all materials for its windows and doors.

Workmanship: The Engineering Department (Machine Shop) Building retains integrity of workmanship. The workmanship of the overall form and construction of the building is still present, but certain materials have been lost including the doors and windows.

Feeling: As an individual building, the Engineering Department (Machine Shop) Building retains integrity of feeling. Its overall form and design elements allow it to convey its significance as an early twentieth century industrial building made out of brick. However, the loss of most of the other buildings on the site has compromised the ability to understand the building within its original context as part of a larger factory complex.

Association: The Engineering Department (Machine Shop) Building retains integrity of association. The building is associated with the Diamond Match Company and still conveys its prior use as an industrial brick building. In addition, the Diamond Match logo on the pediment, however faint, remains legible and directly associates the building with its original use.

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04-004123

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

HISTORIC RESOURCES INVENTORY

Ser. No. 04-5926-6- 162

HABS ____ HAER ____ NR 3D SHL ____ Loc X

UTM: A 10/600700/4396650 B 10/600650/4396200
C 10/600020/4396050 D 10/600300/4396620

IDENTIFICATION

1. Common name: Lumber Warehouse 10/600320 mE / 4396400 mN NAD27
2. Historic name: Engineering Department (Machine Shop) T22N R1E
3. Street or rural address: West 16th Street SW¼ of the SE¼

   City Chico Zip 95926 County Butte of Section 35
4. Parcel number: 39-40-31
5. Present Owner: Diamond International Corporation Address: 733 Third Avenue

   City New York Zip 10017 Ownership is: Public ____ Private X
6. Present Use: Lumber Warehouse Original use: Machine Shop

DESCRIPTION

7a. Architectural style: 19th Century Brick Factory

7b. Briefly describe the present *physical description* of the site or structure and describe any major alterations from its original condition:

A large, rectangular factory building is conceived in the medieval basilican massing of space with simplified Italianate details. The entire exterior walls are common bond work. The long side is divided into twenty bays separated by simple, broad flat pilasters. The shorter terminals are articulated into eight bays. The central vessel spans four bays plus two halves, rising up to a high gable termination. The exterior elevation is two-storied with tall segmental-arched windows on the first level, and shorter windows on the second. The main front continues the same level of window arrangement, but bridging over two central bays is a large opening with a segmental arch. The rear four central bays are now solidly blocked up with a new brick work. The one and half bay aisle space is covered by a lean-to roof. Projecting beyond the lean-to is the short clerestory level filled with numerous windows divided by simple sash work and capped by a gable roof. The original makes use of iron posts and beams. The elevation is two story with a second level gallery on each side. The electric overhead travelling bridge crane is still

Construction date:
Estimated ____ Factual 1903

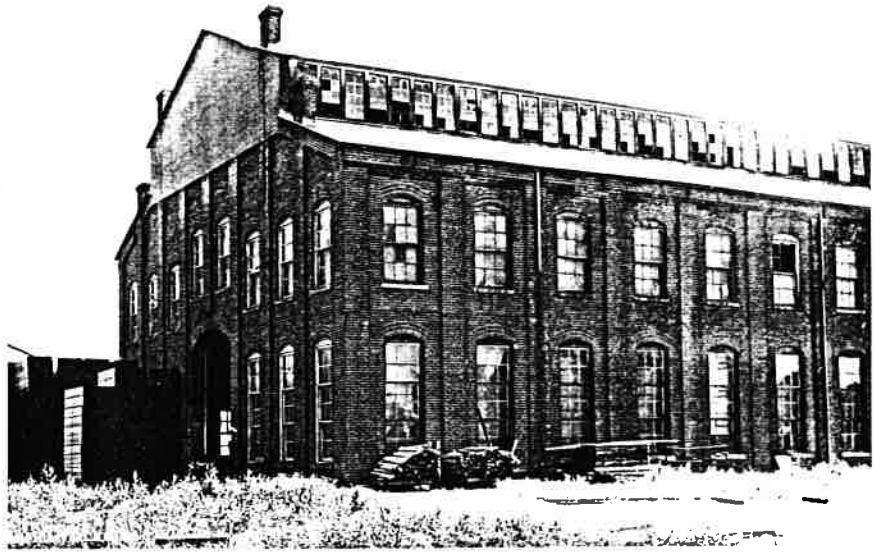
Architect Fred W. Lane

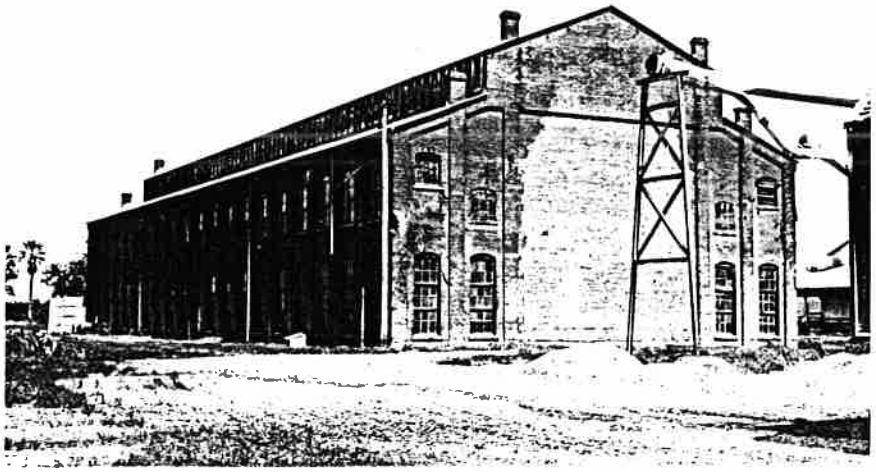
10. Builder Unknown

Approx. property size (in feet)
Frontage ____ Depth ____
or approx. acreage 128.55

Date(s) of enclosed photograph(s)
1983

04-004123





04-004123

13. Condition: Excellent ___ Good ___ Fair X Deteriorated ___ No longer in existence ___

14. Alterations: Machinery removed, converted to lumber warehouse; forge shop and foundry in back torn down

15. Surroundings: (Check more than one if necessary) Open land ___ Scattered buildings X Densely built-up ___
Residential ___ Industrial X Commercial ___ Other: ___

16. Threats to site: None known ___ Private development ___ Zoning ___ Vandalism ___
Public Works project ___ Other: Risk of being demolished, other unused plant buildings have been torn down.

17. Is the structure: On its original site? X Moved? ___ Unknown? ___

18. Related features: Part of factory complex

SIGNIFICANCE

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)

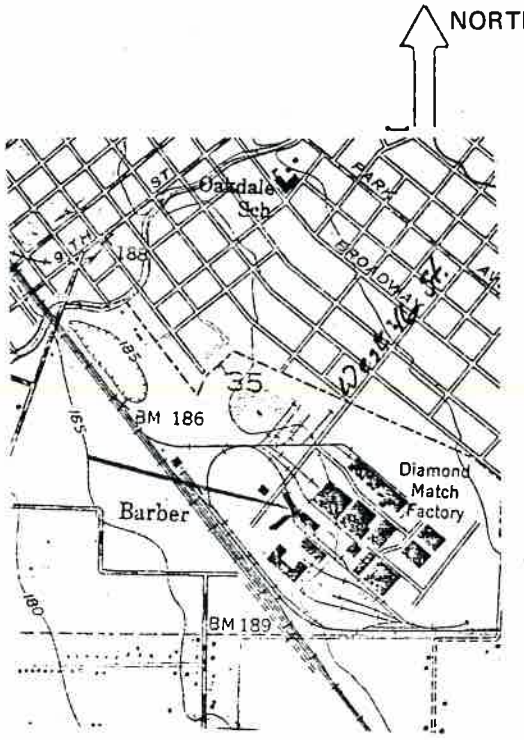
Designed as a fully equipped machine shop, with forge shop and foundry behind, to enable Diamond to repair any of its equipment from a factory machine to a railroad locomotive. Necessary as the nearest commercial machine shops and foundries at the time were in the Bay Area, over 100 miles away. Diamond had learned by previous experience (at Barberton, Ohio plant) that it could do its own work at low cost and do outside work at a profit. Equipment designed for Diamond's own use sometimes was marketed outside at a profit. This included the "California cut-off" saw, originally developed for the box factory, sold throughout California and West Coast lumber industry, as it was an improvement over other saws. Inventors brought work that was done as a cash basis; machinery and locomotives from other lumber companies also repaired as outside work. Placement of machinery: ground floor (west side) planers; ground floor (east side) boring mills and lathes; second floor (west side) parts and supplies (also for general supply business); second floor (east side) north end, pattern shop; second floor (east side) south end, tin shop. The machine shop, next to the dry kilns, was most expensive building in initial construction, cost $72,112.67; dry kilns, $72,341.22.

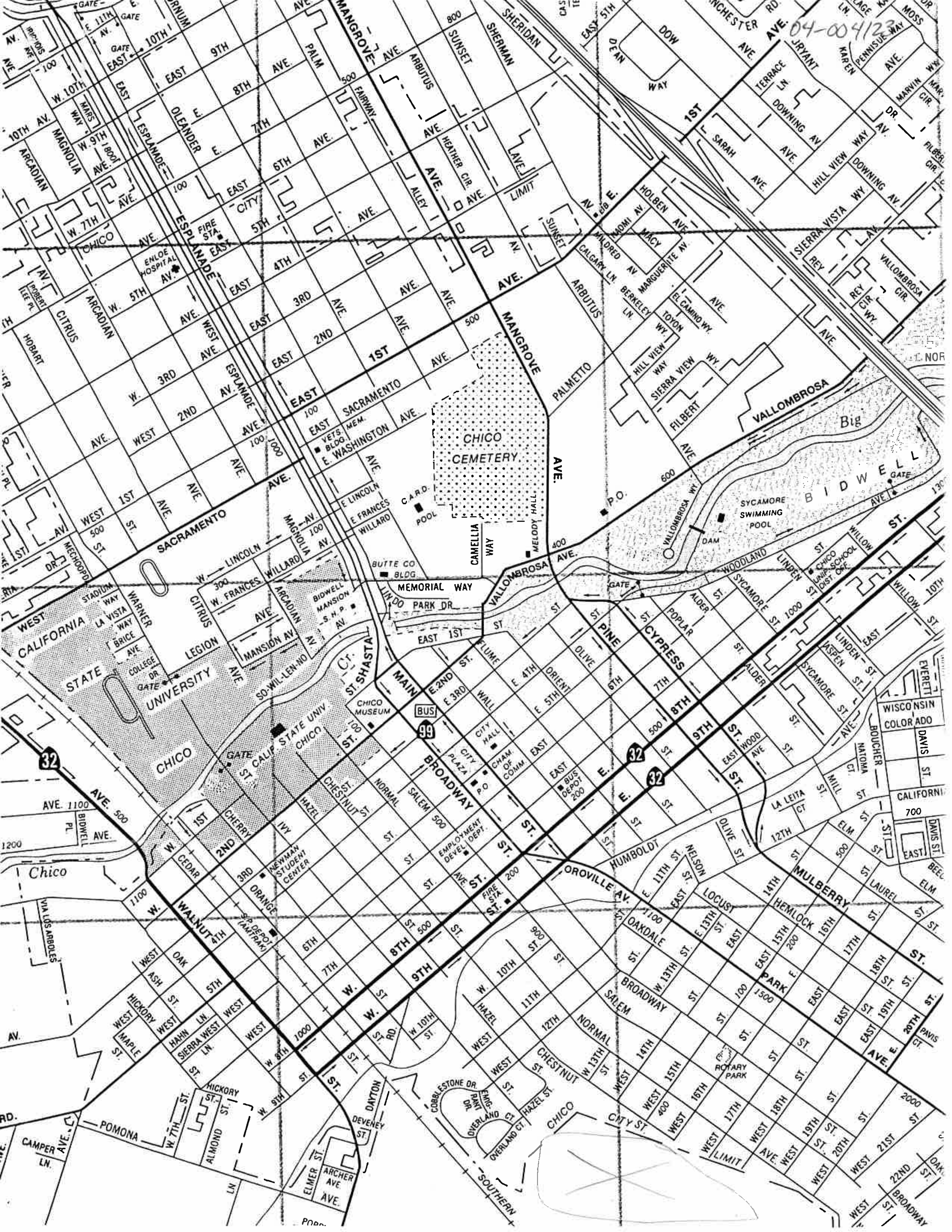
20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)
Architecture 2 Arts & Leisure ___
Economic/Industrial 1 Exploration/Settlement ___
Government ___ Military ___
Religion ___ Social/Education ___

21. Sources (List books, documents, surveys, personal interviews and their dates). Hutchinson, W.H. California Investment of the Diamond Match Co. 1957
Stephens, K. Matches, Flumes & Rails: The Diamond Match Co. in the High Sierra. 1977. Sanborn Map: 1921
Chico Enterprise Wkly: 12-25-1903, p. 1

22. Date form prepared 6-21-1983
By (name) Kent Stephens/ Yoshio Kusaba
Organization Chico Heritage Association
Address: P. O. Box 2078
City Chico Zip 95927
Phone: ___

Locational sketch map (draw and label site and surrounding streets, roads, and prominent landmarks):




04-004123
MANGROVE AVE.
ESPLANADE
SACRAMENTO AVE.
EAST 1ST AVE.
EAST 2ND AVE.
EAST 3RD AVE.
EAST 4TH AVE.
EAST 5TH AVE.
EAST 6TH AVE.
EAST 7TH AVE.
EAST 8TH AVE.
EAST 9TH AVE.
EAST 10TH AVE.
CHICO AVE.
ENLOE HOSPITAL
FIRE STA.
CITY LIMIT
CHICO CEMETERY
C.A.R.D. POOL
CAMELLIA WAY
MELODY HALL
MEMORIAL WAY
BUTTE CO BLDG.
VETS. MEM. BLDG.
BIDWELL MANSION S.H.P.
LINDO PARK DR.
VALLOMBROSA AVE.
SYCAMORE SWIMMING POOL
DAM
BIDWELL
Big
CALIFORNIA STATE UNIVERSITY CHICO
CALIF. STATE UNIV. CHICO
LEGION AVE.
WARNER
STADIUM WAY
COLLEGE DR.
GATE
CHICO MUSEUM
MAIN
BROADWAY
BUS 99
32
CITY HALL
CITY PLAZA
CHAM. OF COMM
P.O.
BUS DEPOT
EMPLOYMENT DEVEL. DEPT.
NEWMAN STUDENT CENTER
S.P. DEPOT (AMTRAK)
FIRE STA.
W. 8TH ST.
W. 9TH ST.
E. 8TH ST.
E. 9TH ST.
OROVILLE AV.
PINE
CYPRESS
MULBERRY
PARK AVE.
HUMBOLDT
WOODLAND
CHICO UNIF. SCHOOL DIST. OFF.
ROTARY PARK
WALNUT
NORMAL
SALEM
CHESTNUT
ORANGE
CEDAR
IVY
HAZEL
CHERRY
WEST 1ST
WEST 2ND
DAYTON RD.
POMONA
CAMPER AVE.
ARCHER AVE.
ELMER ST.
ALMOND ST.
HICKORY ST.
VIA LOS ARBOLES
Chico
SOUTHERN
CHICO CITY LIMIT
WISCONSIN
COLORADO
CALIFORNIA
MATOMA CT.
BOUCHER
DAVIS ST.
HOLBEN AVE.
MACY
SIERRA VISTA WY.
HILL VIEW WAY
SIERRA VIEW WY.
FILBERT
ARBUTUS
PALMETTO
SHERMAN
SUNSET
SHERIDAN
DEAN WAY
DOW
DOWNING AV.
SARAH
COBBLESTONE DR.
OVERLAND CT.
DEVENEY ST.

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

PRIMARY RECORD

Primary # 04-004121 (Update)
HRI #
Trinomial
NRHP Status Code 3S, 3CS, 5S3

Other Listings
Review Code | Reviewer | Date

Page 1 **of** 29 ***Resource Name or #:** (Assigned by recorder) Match Block Storage Building
P1. Other Identifier: Diamond Match Company Match Block Storage Building

***P2. Location:** ☐ **Not for Publication** ■ **Unrestricted**

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

***b. USGS 7.5' Quad** Chico **Date** 2023 **T** 22 N ; **R** 01 E; _ ☐ **of** _ ☐ **of Sec** 35; MD **B.M.**
T 21 N ; **R** 01 E; _ ☐ **of** _ ☐ **of Sec** 02; MD **B.M.**

c. Address W 16th Street City Chico Zip 95928

d. UTM: Zone 10S , 600213.56 mE/ 4396730.63 mN

e. Other Locational Data:

APN 039-400-050. The subject property is located near the southwestern border of Chico, California in the Barber neighborhood within a large field that was the former site of the Diamond Match Company. The building is located near the center of an approximately 133-acre, irregularly shaped parcel, bound to the north and east by residential neighborhoods, to the west by the Union Pacific Railroad (UPRR) and unincorporated orchards, and to the south by Estes Road and rural agricultural fields.

***P3a. Description:**

The Match Block Storage Building is a tall, narrow brick building with a concrete foundation (See Continuation Sheet).

***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 #) Photograph 1. Overview of main (west) elevation, facing southeast (FCS 2022)

***P6. Date Constructed/Age and Source:** ■ Historic ☐ Prehistoric ☐ Both 1916 (Agler and Rolls 2021)

***P7. Owner and Address:**
BY Land Holding Company
P.O. Box 7063
Chico, CA 95927

***P8. Recorded by:**
Marlena Krcelich
South Environmental
2061 N. Los Robles Ave.
Ste. 205
Pasadena, CA 91104

***P9. Date Recorded:** 2/6/2023

***P10. Survey Type:** Pedestrian

***P11. Report Citation:** *Historic Built Environment Survey Report for the Barber Yard Specific Plan, Chico, Butte County, California* (South Environmental 2023)

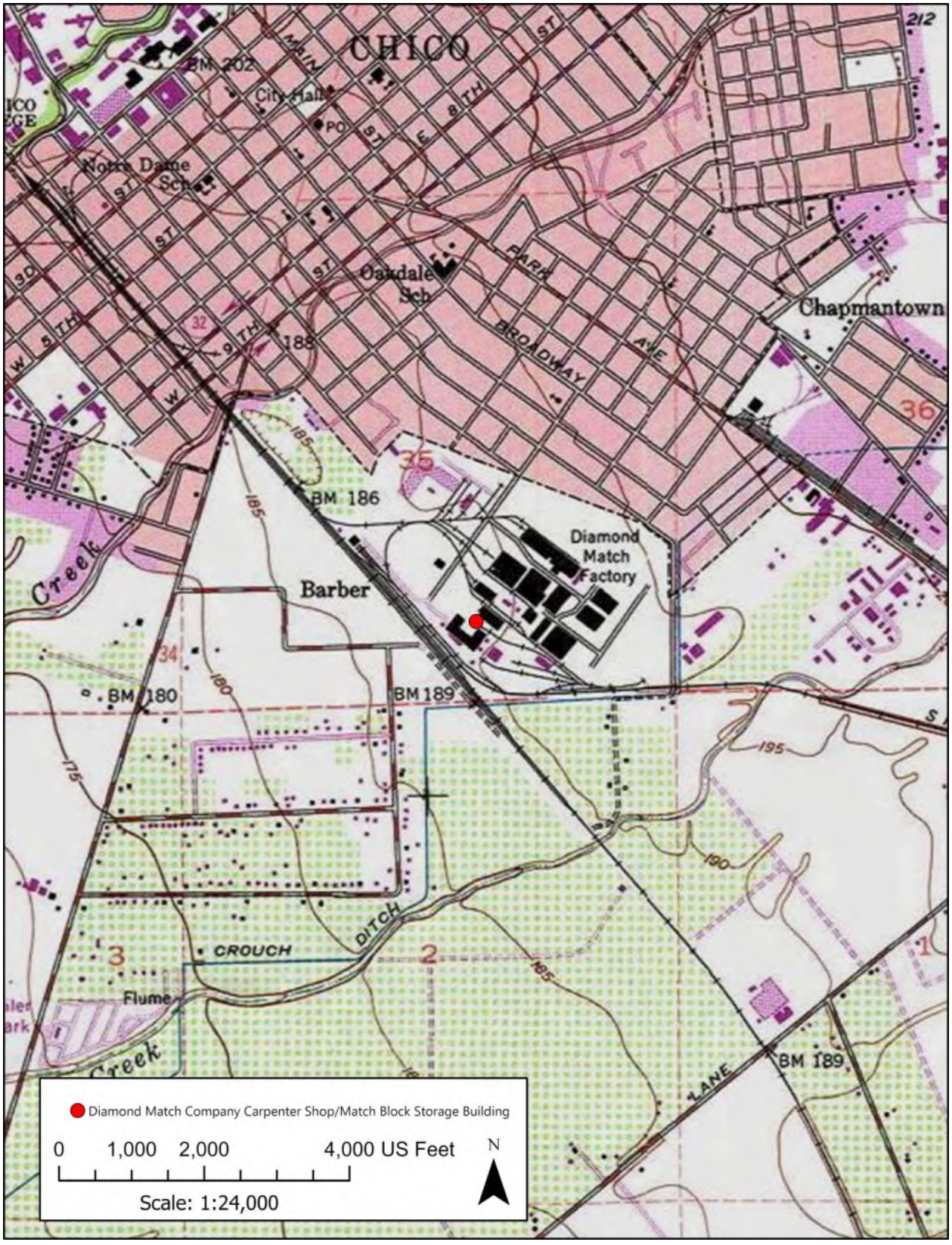
***Attachments:** ☐NONE ■Location Map ■Continuation Sheet ■Building, Structure, and Object Record
☐Archaeological Record ☐District Record ☐Linear Feature Record ☐Milling Station Record ☐Rock Art Record
☐Artifact Record ☐Photograph Record ■ Other (List): Sketch Map

State of California Natural Resources Agency
DEPARTMENT OF PARKS AND RECREATION

LOCATION MAP

Primary # 04-004121 (Update)
HRI#
Trinomial

Page 2 **of** 29 ***Resource Name or #** (Assigned by recorder) Match Block Storage Building
***Map Name:** Chico, California ***Scale:** 1:24,000 ***Date of map:** 2023



State of California The Resources Agency Primary # 04-004121 (Update)
DEPARTMENT OF PARKS AND RECREATION HRI#

BUILDING, STRUCTURE, AND OBJECT RECORD

***Resource Name or #** Match Block Storage Building ***NRHP Status Code** 3S, 3CS, 5S3
Page 3 **of** 29

B1. Historic Name: Match Block Storage Building
B2. Common Name: Carpenter Shop
B3. Original Use: Storage B4. Present Use: Vacant
***B5. Architectural Style:** n/a
***B6. Construction History:** (Construction date, alterations, and date of alterations)
Constructed circa 1916. Insertion of a rectangular door on the rear elevation (date unknown) Removal of windows from the front façade (date unknown).
***B7. Moved?** ■No ☐Yes ☐Unknown **Date:** n/a **Original Location:** n/a
***B8. Related Features:**
B9a. Architect: Fred W. Lane b. Builder: n/a
***B10. Significance: Theme** Early Industrial Development/Diamond Match Company Factory **Area** Chico, California **Period of Significance** 1903-1975 **Property Type** Industrial **Applicable Criteria** A/1/1, C/3/3

The Match Block Storage Building appears eligible under NRHP/CRHR/City Criteria A/1/1 and C/3/3 for its association with the Diamond Match Company Factory in Chico and its representation of early twentieth century brick industrial architecture.

(See Continuation Sheet)

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

***B12. References:** See Continuation Sheet

B13. Remarks:

***B14. Evaluator:** Marlena Krcelich and Sarah Corder, South Environmental
***Date of Evaluation:** 2/6/2022

(Sketch Map with north arrow required.)

(This space reserved for official comments.)

***P3a. Description (Continued):**

The building reflects Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similar to repetitive columns. The gable roof is clad in corrugated metal. The main (west) elevation features a large circular opening in the pediment, and a large, square, wood-framed entrance opening at the ground level (Photograph 1). All elevations are heavily graffitied.

The north and south elevations mirror each other with five bays interspersed with brick pilasters. The fifth bay on the north elevation and the first bay on the south elevation contain a wood frame door opening (Photographs 2 and 3). The south elevation still has a door frame in its opening, but the north door is missing (Photograph 3). The remaining four bays on both elevations contain arched window openings with decorative arched brick lintels and concrete covered brick sills. None of the window openings retain their window sashes. Between bays 1 and 2 and 4 and 5 on both elevations are metal downspouts. On the south elevation, between bays 3 and 4, is a metal ladder that provides roof access (Photograph 3).

Photograph 2. Overview of North Elevation, Facing Southwest

Photograph 3. Overview of South Elevation, Facing Northeast

The east elevation has a similar form to the west elevation, with a front gable, pediment with raked cornice, and brick pilasters dividing the elevation into two bays. Both bays contain two rows of windows, with arched brick lintels and concrete covered brick windowsills (Photograph 4).

Photograph 4. Overview of East Elevation, Facing Northwest

B10. Significance (Continued):

Diamond Match Factory Development (1903-1975)

The history of the Diamond Match Company began in 1850s, when several different men and companies were developing match-making recipes. In 1850, there were 60 match factories in the United States, which increased to 75 by 1860. By 1880 the industry started to see a decline in success, forcing many smaller match companies to close. Two giant companies, Swift & Courtney & Beecher and O.C. Barber, also experienced hardship and decided to merge their massive companies to form the Diamond Match Company of Connecticut in December of 1880. Up to ten smaller companies joined the merger, which created a national match-making powerhouse that controlled much of the industry.[1]

At the turn of the century, the Diamond Match Company was looking to relocate and make their entire corporation self-sufficient with control over not only raw materials, but also the manufacturing process. Weary of a potentially fading lumber supply on the east coast, the Company was also interested capitalizing on

[1] Agler, Don and Ray Rolls, Diamond Match Company Barber Plant and Match Factory; A Chronology of Events, Chico, California, September 2021, 16-17.

California's booming lumber industry. Thus, setting in motion the relocation of the Diamond Match Company to Chico.[2]

In 1902, the company began building a wood processing mill at Stirling City, California.[3] One year later, they purchased approximately 242 acres of land adjacent to the California and Oregon Railroad outside Chico City limits.[4] The development area was named Barber after one of the primary owners of the Diamond Match Company, Ohio Columbus "O.C." Barber, who was part of the original merger that formed the Diamond Match Company. Barber was an American businessman and industrialist referred to as "America's Match King" due to his success in the match manufacturing sector. In 1881, just one year after the merger that formed the Diamond Match Company, it rose to dominate 85% of the entire match manufacturing market. Barber had a controlling interesting in the company at this time and played a significant role in its success.[5] Prior to the merger, Barber operated his own match company in Barberton, Ohio, a town he founded. Barber was also known for his establishment of several other companies including the Barberton Land and Improvement Company and the American Straw Board Company.[6] Barber retired as the President of the Diamond Match Company in 1909 and was succeeded by Edward R. Stettinius.[7]

The first major project undertaken by the Diamond Match Company was the completion of the 42-mile Butte County Railroad to Stirling City. Completion of the railroad was essential to the success of the Company, because it would allow for the transportation of lumber and other raw materials to the Factory.[8]

Early Development Period (1903-1906)

Development of the Chico Diamond Match Company Factory began in 1903 with the construction of a Carpenters Camp that served as temporary housing for workers. F.A. "Pop" Haskins, an experienced construction carpenter, established the camp and oversaw its construction.

Construction of the factory's first permanent buildings took place from 1903 through 1906. Based on as-built drawings, Fred W. Lane, served as the supervising engineer and architect for this phase of the factory's development.[9] The first permanent building constructed at the factory in 1903 was the Brick Engine House. This building served as the first machine shop for the Company, but also featured

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[2] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 17.
[3] Ibid., 18.
[4] Ibid., 8.
[5] Ibid., 20.
[6] Find a Grave, "Ohio Columbus Barber," accessed November 10, 2022, https://www.findagrave.com/memorial/5200529/ohio-columbus-barber.
[7] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 20.
[8] Ibid., 18, 42.
[9] Ibid., 42-43.

four stalls for use by the Butte County Railroad. Also constructed in 1903 was a stable which included 20 five-foot-wide stalls, and an office, located at the northwest portion of the site.[10]

By 1904 the Engineering Department buildings were constructed. The largest building of the Engineering Department was the Machine Shop, thus its historic name being the Engineering Department (Machine Shop) Building (Exhibit 1). This brick building was an essential component of the factory's operation, as it repaired everything from factory machines to the locomotives that transported raw materials. The nearest large commercial machine shops and foundries were closer to San Francisco, so the Company used their own machine shop to assist other local businesses needing these services, leading to additional profits. The other two buildings that made up the Engineering Department were, a Blacksmith Shop and Foundry, constructed as additions on the Machine Shop's east elevation[11] Between 1904 and 1906, several other buildings were constructed including the Main Power House, Sorting Shed, Steam Dry Kilns, Dry Lumber Shed, Planing Mill, Storehouse, Second Storehouse, Sash, Door and Box Factory, and Fairburn Hall which served as the administrative offices.[12]

Exhibit 1. Diamond Match Company Factory with the Engineering Department and Main Power House in Central View (1910) [13]

[10] Ibid., 42-44.
[11] Ibid., 50-51.
[12] Ibid., 50-55.
[13] Meriam Library, California State University Chico, "1910 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/6a8d5dbdfab291b8db142f766e64929e/.

In 1906, the Match Factory building was constructed. While the entire site is collectively referred to as a match factory, the Match Factory building was specifically where the matches were manufactured. This building was essential to the function of the plant, but it was one of the last of the buildings to be constructed and begin production. It is speculated that the delay in construction was due to safety risks caused by heat during the summer months in Chico. Additionally, strike anywhere matches were made with white phosphorous and were subject to spontaneous ignition, also a likely factor in the delay of the Match Factory building's construction. It is estimated that the factory went into full production by the Fall 1906.[14]

The Diamond Match Company complex was well established with multiple buildings by 1906 (see Table 1 and Exhibit 2). Additional details of these buildings can be seen on the Sanborn Maps provided in Appendix B.

Table 1. Diamond Match Company Factory Early Buildings (1903-1906)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
1	Brick Engine House	Engine house for Butte County Railroad	1903
2	General office	Main offices	1904
3	Unknown	Unknown	1904
4	Retail Lumber Shed	Lumber storage for sale	1904
5	Stables	Horse stables	1903
6	Match Factory	Match production	1906
7	Boiler and Engine House	Power for match factory	1904
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904
9	Engineering Department (Machine Shop)	Machine repair workshop	1903-1904
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904
11	Engineering Department (Foundry)	Producing metal castings	1903-1904
12	Power House	Main power supply for the plant	1904
13	Lumber Warehouse 1	Lumber storage	1903-1904
14	Lumber Warehouse 2	Lumber storage	1903-1904
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904
16	Sash and Door Factory	Production of window sash and wooden doors	1904
17	Lumber Shed 1	Dry lumber storage	1904
18	Lumber Shed 2	Dry lumber storage	1904
19	Steam Dry Kilns	Wood drying	1904

[14] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 46.

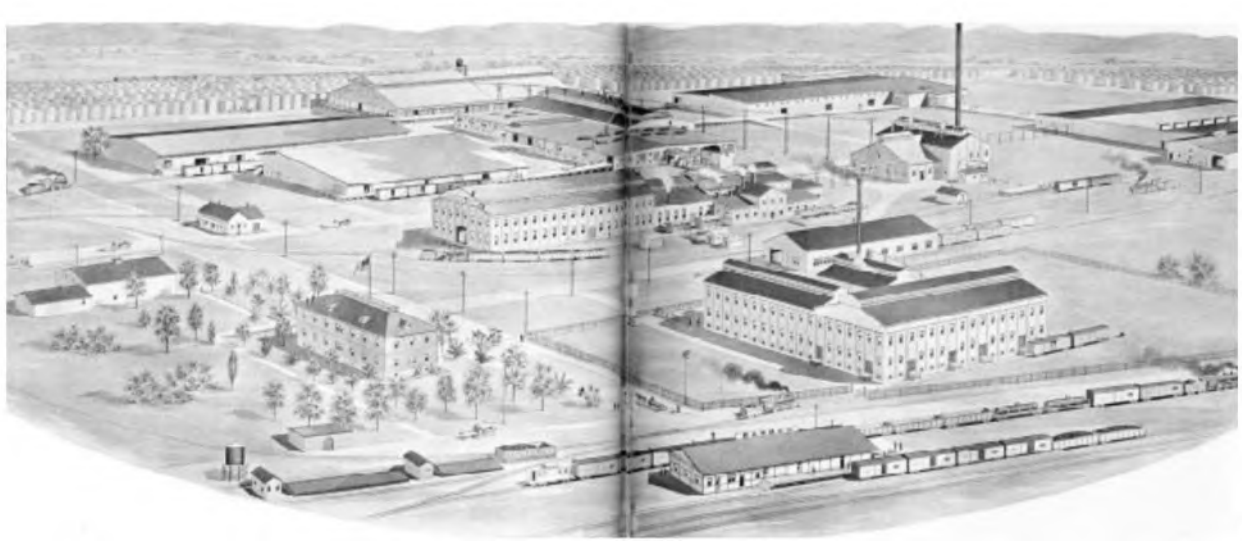

Exhibit 2. Artist Rendition of the Diamond Match Company Factory (1906)[15]

While the Diamond Match Company was perhaps most well-known for its namesake product, much of the lumber the Company produced was used for a sizable wholesale market. As early as 1908, over 50% of the production was used for wholesale. By 1911, the Company also switched to producing safety matches which required being struck on the match box to ignite. This greatly increased safety in the factory and allowed for year-round production.[16]

While the Diamond Match Company Factory site was being developed, housing was being constructed adjacent to the site to provide residence for the influx of workers. The first wave of housing was built between 1904 to 1906 and were designed according to the hierarchy of employees in the company. [17] Larger, more lavish homes were reserved for upper-level managers, while smaller homes went to lower-level employees. However, the properties were not formally arranged by size and status and instead were integrated with a mix of all types of houses throughout the neighborhood. In addition, the architectural styles of the Barber neighborhood housing were diverse, and included Colonial Revival, Spanish Revival, European Romantic, Craftsman, Victorian Farmhouse, and other styles.[18]

In addition to serving as a manufacturing facility and housing area, the Diamond Match Company Factory site and surrounding neighborhood also hosted a variety of employee culture and activity areas. The site included a baseball field and a tennis court, both implemented in 1906. Fairburn Hall also served as the main social hall for the workers where they could gather. Other amenities on site

[15] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 6.
[16] Ibid., 46, 64.
[17] Ibid., 87-88.
[18] Urban Design Associates, *Barber Yard Specific Plan*, 16.

included a swimming pool and shops. The Diamond Match Company organized social events, recreational tournaments, theater performances, and even had a 32-person band as a part of its employee culture. In 1918, the Barber neighborhood and its employee housing was officially annexed into the City of Chico, along with a majority portion of the factory grounds.[19]

The baseball field at the Diamond Match Company Factory appeared only a few years after the start of the Company directly west of the Engineering Department (Machine Shop) Building. One of the Diamond Match Company's President's, William A. Fairburn, was a baseball enthusiast and helped organize leagues at all Diamond Match Company sites. In 1913, the "Trolley league" was formed to facilitate baseball games between teams comprised of players from various regional companies. Teams included the Diamond Match Company Team, called the Chico Diamonds, as well as the Woodland Oaks, Maysville Giants, Oroville Olives, Colusa Prune Pickers, and Sacramento Brooke Realties, all located throughout the Northern California region. The league was named after the Sacramento Northern Railway that linked the various towns the teams were from. Fans and players were able to travel to and from games via a trolley on the railroad. The Chico Diamonds came in second place at the initial championship, and the league ended in 1917. The various Diamond Match Company leagues also would play each other, such as in 1916 when the Oshkosh team played the Chico team in their own Little World Series. Baseball played an active role in the camaraderie and social life of these early years of the Factory's operation.[20]

Major Expansion Period (1915-1916)

By 1915, the top management for the Diamond Match Company had changed and was no longer made up of the same leaders who had started the Chico plant. The company was beginning to lose money and decided to cut back operations in Chico, specifically for the millwork side of the business. They limited sawmill operations in Stirling City and declined to renew the contract for operating the Butte County Railroad, which then became a party of the Southern Pacific Railroad. The Millwork and Engineering Department at the Chico plant were closed in 1915.[21] The Engineering Department (Machine Shop Building and Foundry Building were converted to lumber storage, and the Steam Dry Kilns remained unused and vacant. The Sash and Door Factory was demolished, though the Planing Mill remained. The two Lumber Sheds used for storage near the Planing Mill and Sash and Door Factory were also demolished, further signaling the Company's intention to taper-off the millwork business.[22] A lower level of millwork instead continued off-site at a smaller building on the corner of First and Orange Streets in Chico. The pause on millwork would last from 1915 to 1919, when the company restarted millwork on

[19] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 8, 73-75.
[20] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 75-76.
[21] Ibid., 65-66.
[22] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921

the Chico plant site.[23] Production started in early 1920, but the 1921 Sanborn map shows that the Sash and Door Factory had not yet been rebuilt at this time.[24]

While the millwork side of the business was struggling, the Match Factory was showing consistent profits. By 1916, the factory nearly doubled in size and production capacity. Two buildings were added on to the existing factory building, and various accessory buildings were constructed around the factory, including a Factory Office. It was during this time that the Match Block Storage Building was constructed, confirmed by a 1916 photograph of the site[25] This building was originally used for storage of match blocks that were used to manufacture the strike anywhere matches. However, when the strike anywhere matches were no longer being produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.[26] The Match Factory expansion also included the construction of the Block and Shook Shop, which manufactured the blocks and wooden crate packing for transporting the matches. This was built in place of the Car or Pattern Shop that was later demolished.[27]

The Diamond Company Match Factory also established an Apiary in 1914 on the second floor of one of the warehouses. What began as a small operation quickly expanded to become one of the largest bee supply manufacturers. The Company produced honey extractors, glass containers, and honey shipping cases. In 1920, the Power House Building at the Diamond Company Match Factory was no longer being used as the Match Factory Building had its own Power House, so the Apiary official moved into the vacant building. Machinery was installed in 1923 in the boiler room to allow for the opening of a wax department. The Diamond Match 1923 Beekeepers Supply Catalog (Exhibit 3) self-claimed the operation to be the largest bee supply factory in the world. Their catalogs listed over 100 different types of supplies for sale, including beehives and honey. In 1939, over 1.1 million pounds of honey were sold by the Diamond Match Company.[28]

[23] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 65-66.
[24] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[25] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 67.
[26] Chico Heritage Association, *Chico Historic Resource Survey*, 19.
[27] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921
[28] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 64-68

Exhibit 3. Photograph from the 1923 Beekeeper's Supply Catalog[29]

At the time of the expansion of the booming Diamond Match Factory (1915-1916), the site gained the following new constructions (Table 2). Additional details of these buildings can be seen in the Sanborn Map Appendix B.

Table 2. Diamond Match Company Factory Major Expansion Period (1915-1916)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
20	Machine Shop	Repair machines	c.1916
21	Parrafine Building	Production/Storage of Paraffine	c.1916
22	Potash House	Potash Storage	c.1916
23	Composition Building	Unknown	c.1916
24	Sesoui Building	Unknown	c.1916
25	Match Block Storage	Storing match blocks	c.1916
26	Block and Shook Shop	Production of match blocks and shooks	c.1916
27	Factory Office	Office space for the Match Factory	c.1916
28	Swimming Pool	Swimming Pool	c.1916
29	Unknown	Unknown	c.1916
30	Auto Shed	Storing autos/auto parts	c.1916
31	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916
32	Bunk House, Lockers, Misc.	Various small, clustered buildings for railroad workers	c.1916

[29] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 54.

It was during this time of expansion that Main Offices were fully converted to Fairburn Hall, the main recreational and social point of the Diamond Match Company Factory site.[30] The other changes in building use are reflected on the Sanborn Maps below and include the aforementioned conversion of the Machine Shop and Foundry to lumber storage, the Main Power House to the Apiary, and the vacancy of the Steam Dry Kilns.[31]

Late Development Period (1921-1947)

The first available aerial image of the Factory site is from 1941 and shows that several new buildings were added over two to three decades, representing the return of millwork activities at the site after 1920, particularly by way of an increase of lumber storage warehouses.[32] The Planing Mill was relocated to a new building on the northeastern edge of the site, with a new Crane Shed and Finished Lumber Warehouse also constructed. The prior Planing Mill was relabeled as the new Sash and Door Manufacturing building. The south end of the site became much more developed at this time, with the addition of two new warehouses, a Cut Up Shop, and a Sorting Shed. The Steam Dry Kilns were relabeled as Lumber Storage areas, further demonstrating the high rate of millwork happening on site. The former Foundry building that was used for storage in 1921 is relabeled as Shavings Storage, and the former Machine Shop remains used as lumber storage. The Apiary also gains another storage building, indicating growth in that department as well. The 1949 Sanborn Maps show the addition of more buildings and helps to identify the ones that were added by 1941.[33] Historic aerial photographs (Exhibits 4 and 5) and Table 3 summarize all new construction that occurred at the Diamond Match Company Factory from 1921 through 1947.

[30] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 73.
[31] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 34-37, 1909, 75-78, 1921.
[32] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[33] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.

Exhibit 4. Aerial Image of the Diamond Match Company Factory (1941)[34]

[34] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1941, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Exhibit 5. Aerial Image of the Diamond Match Company Factory (1947)[35]

Table 3. Diamond Match Company Factory Late Period Buildings (1921-1947)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction
33	Apiary Storage	Storage for apiary department	1921-1941
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947
35	Planing Mill (2)	Planing lumber	1941-1947
36	Cut Up Shop	unknown	1941-1947
37	Sorting Shed	Sorting lumber	1921-1941
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941
39	Lumber Storage (1)	Lumber storage	1921-1941
40	Lumber Storage (2)	Lumber storage	1921-1941

[35] Meriam Library, California State University Chico, "1947 image of the Diamond Match Factory [Chico, California]," accessed November 11, 2022, https://calisphere.org/item/4eee073fb7664681ba2e6f6420d27626/.

Two buildings were demolished between 1921 and 1949; a small building of unknown use near Fairburn Hall, and the Blacksmith Shop which was a part of the Engineering Department. The Blacksmith Shop was labeled as seldom used for its purpose and instead being used for storage in 1921, so it is assumed the need for the building was lost completely, resulting in its demolition.[36] A summary of the buildings demolished during this time period is provided at the end of Section 4.2.4.

In 1941, a sale department for the wholesale business was established and by 1943, the Company sold 54% of their lumber to wholesale clients instead of for use in their own matchmaking, foreshadowing a downfall in the business. The next few decades would bring hardship to the Chico plant. In 1947, the plant employed around 200 people and by 1957, the number dropped to near 125.[37] By 1957, the Engine House and the Stables were demolished.[38] Also in 1957, the Diamond Match Company became Diamond Gardner and again changed names just a couple years later in 1959 to Diamond National, demonstrating rapid corporate transitions that brought unsteadiness to the company. Match boxes became less popular, and cigarette use declined. People also no longer needed matches to light their stoves. Employees were laid off and wages for remaining workers were cut, leading to a strike in 1975 that was never resolved. The strike and other tensions led to the Match Factory side of the business in Chico officially closing in 1975. The Match Factory building was demolished in 1975, but most of the buildings related to millwork remained. The Diamond Match Company went on to sell their land to the Louisiana-Pacific Corporation in 1984, at which point many of the millwork buildings still remained but would go on to be demolished in the following decades.[39]

Major Demolition Period (1978-c.1994)

Comparing aerial imagery from 1970 to 1998 (Exhibits 6 and 7) shows that nearly all of the original factory buildings are gone from the site, except for the Engineering Department (Machine Shop) Building, Foundry, Match Block Storage Building, Apiary, and a large warehouse building that was once the Block and Shook Shop.[40] The asphalt cap that is present at the south end of the site near

[36] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheets 75-78, 1921, 75-78 1949.
[37] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 8, 64.
[38] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1957, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.
[39] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 19-20.
[40] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.

the western termination of Estes Road was installed in 1995.[41] This cap covers approximately three acres and entombs remediated materials such as arsenic.[42]

Exhibit 6. Aerial Image Showing Most of the Original Factory Buildings in Place (1970)[43]

[41] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[42] Urban Design Associates, *Barber Yard Specific Plan*, 18.
[43] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1970, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Exhibit 7. Aerial Image Showing the Factory Post-Demolition and the New Warehouse Constructed by the Louisiana-Pacific Corporation (1998)[44]

Table 4 summarizes the Diamond Match Company Factory buildings that were demolished since the property's original construction in 1903. The only extant Diamond Match Company Factory buildings on the site today are the Engineering Department (Machine Shop) and the Match Block Storage Building.

Table 4. Diamond Match Company Factory Buildings Demolitions (1904-2004)

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
3	Unknown	Unknown	1904	1909-1921
16	Sash and Door Factory	Production of window sash and wooden doors	1904	c. 1915
8	Car or Pattern Shop	Paint cars and prepare patterns	1903-1904	1904-1921
17	Lumber Shed 1	Dry lumber storage	1904	1904-1921
18	Lumber Shed 2	Dry lumber storage	1904	1904-1921
29	Unknown	Unknown	c. 1916	1921-1941
10	Engineering Department (Blacksmith Shop)	Blacksmith	1903-1904	1921-1941
5	Stables	Horse stables	1903	1947-1965
32	Bunk House, Lockers, Misc.	Various small, clustered buildings	c.1916	1947-1969

[44] UC Santa Barbara Library, "Chico [aerial photos]," FrameFinder Courtesy of UCSB Library Geospatial Collection, 1998, https://mil.library.ucsb.edu/ap_indexes/FrameFinder/.

Sanborn Map Identification Number	Building Name	Building Use	Date of Construction	Date of Demolition
		for railroad workers		
1	Brick Engine House	Engine House for Butte County Railroad	1903	1949-1969
30	Auto Shed	Storing autos/auto parts	c.1916	1949-1969
2	General Offices (Fairburn Hall)	Main offices, social hall	1904	1978
6, 6a, 6b	Match Factory	Matches production	1906	1978
7, 7a, 7b	Boiler and Engine House	Power for Match Factory	c.1916	c.1978
20	Machine Shop	Repair machines	c.1916	c.1978
21	Parrafine Building	Production/Storage of Paraffine	c.1916	c.1978
22	Potash House	Potash Storage	c.1916	c.1978
23	Composition Building	Unknown	c.1916	c.1978
24	Sesoui Building	Unknown	c.1916	c.1978
27, 27a	Factory Office	Office space for the Match Factory	c.1916	c.1978
28	Swimming Pool	Swimming	c.1916	c.1978
31, 31a	Main Office	New main offices, replaced old offices with Fairburn Hall	c.1916	1969-1984
4	Retail Lumber Shed	Storage of lumber for sale	1904	1984-1994
13	Lumber Warehouse 1	Lumber storage	1903-1904	1984-1994
14	Lumber Warehouse 2	Lumber Storage	1903-1904	1984-1994
15	Box Factory and Planing Mill	Produced match blocks and box shook, planed lumber	1904	1984-1994
19	Steam Dry Kilns	Wood drying	1904	1984-1994
34	Warehouse No. 4 (Finished Lumber Storage)/Crane Shed	Storing finished lumber	1941-1947	1984-1994
35	Planing Mill (2)	Planing lumber	1941-1947	1984-1994
36	Cut Up Shop	unknown	1941-1947	1984-1994
37	Sorting Shed	Sorting lumber	1921-1941	1984-1994
38	Auto Repair, Blacksmith Shop, Sheet Metal	Auto repair and metalworking	1921-1941	1984-1994
39	Lumber Storage (1)	Lumber storage	1921-1941	1984-1994
40	Lumber Storage (2)	Lumber storage	1921-1941	1984-1994
33	Apiary Storage	Storage for apiary department	1921-1941	1994-1998
11	Engineering Department -Foundry	Producing metal castings	1903-1904	1994-1998
12	Power House (Apiary)	Main power supply for the plant/bee keeping	1904	2004
26	Block and Shook Shop	Production of match blocks and shooks	c.1916	2004

Match Block Storage Building (c. 1916)

The exact construction date of the Match Block Storage Building is unknown, but it was likely constructed during the Diamond Match Company's plant expansion in 1916. The Chico Heritage Association's Historic Resources Inventory form for the Match Block Storage Building lists the construction date as 1906, however, it is not visible in the 1909 Sanborn Map nor in a 1906 artist rendition of the site (Exhibit 2). The building does appear on the 1921 Sanborn map, indicating that it was built sometime between 1909 and 1921. The best evidence for the construction date of 1916 comes from a historic photo estimated to be from 1916 that shows the Engineering Department (Machine Shop) Building with a small portion of the Match Block Storage Building visible in the background (Exhibit 8). Therefore, it can be assumed that the building was constructed at this time and coincided with the plant expansion.

When the Match Block Storage Building was first constructed, it was used as a storage building for match blocks for strike anywhere matches. Once production of these matches ceased, the building was converted to a carpenter shop and storage building. In 1983, the Chico Heritage Association completed an Historic Resource Inventory that included the Match Block Storage Building and noted that it was being used as a lumber warehouse and loading facility. It retained sufficient historical integrity at that time.

Modifications to the building include the insertion of a rectangular door on the rear elevation (date unknown) and the removal of windows from the front façade (date unknown).[45] Despite these changes, the building is largely intact and retains its original form and appearance. The building is currently vacant.

Exhibit 8. Match Block Storage Building Outlined in Red (1916)[46]

[45] Chico Heritage Association, *Chico Historic Resource Survey*, 19.

[46] Alger and Rolls, Diamond Match Company Barber Plant and Match Factory; A Chronology of Events, 67.

Architect, Fred W. Lane

Fred W. Lane arrived in Chico in 1903 and was the supervising engineer and architect for the initial development of the Diamond Match Company's Chico factory site.[47] He worked at the Chico site for 14 years until he was relocated to Salt Lake City, Utah, to serve as manager for the Diamond Match Company's new sugar refining and potash plant in 1917.[48] Lane was born in Ontario, Canada in 1877 to a mother from New York and a father from England. He immigrated in 1888 and was married to Ernestine Lane circa 1900.[49]

Little information was found regarding Lane's work or education prior to being hired by the Diamond Match Company. A 1906 newspaper article comments that Lane drew the plans for a new plant for the J.H. Jones and company at Barber, but he was not found to be connected to any other buildings or designs in the Chico area or beyond. The buildings related to the J.H. Jones and company were not located during archival research.[50] Lane is listed as the architect for the three buildings extant in 1983 at the time the Chico Historic Resource Survey was conducted, which included the Engineering Department (Machine Shop) Building, the Apiary, and the Match Block Storage Building. His name is not listed on any other inventory sheets related to the survey.[51] Lane died circa 1928 and is buried in Oakland.[52]

Louisiana Pacific Corporation (1984-1997)

The Louisiana-Pacific Corporation is a building materials manufacturing company that acquired the former Diamond Match site in 1984 and operated on the site until 1989. The large warehouse at the north end of the site was likely built by Louisiana-Pacific, and was used for manufacturing plastic molding.[53] Also built circa 1984 at the western terminus of West 16th Street were a Guard House and a Guard Shed that appeared to have been used for monitoring visitors to the site through this entrance gate. These buildings are of similar design but are currently in deteriorated condition. Although the Louisiana Pacific Company closed the plant in 1989, they continued to own the site through 1997.[54] By 1994, the majority of the millwork buildings were demolished, and the remaining buildings were deteriorating and vacant, suggesting the site was unused at that time.[55] However, in 1994, the warehouse building at the northwest end of the site became known as the "Storage in the Yard", which was an RV storage warehouse.[56]

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[47] Ibid., 43.
[48] "Lane Named Head of Potash Plant," *Chico Daily Enterprise,* December 26, 1917, 5.
[49] United States Census Bureau, Chico, Butte, California, 1910, Roll t624_73, Page 11A
[50] "Another Industry Inaugurated at Barber," *Chico Daily Enterprise,* October 2, 1906, Page 1.
[51] Chico Heritage Association, *Chico Historic Resource Survey*, 15-20.
[52] Ancestry.com. *U.S., Find a Grave Index*, 1600s-Current [database on-line]. Lehi, UT, 2012
[53] Urban Design Associates, *Barber Yard Specific Plan,* 18.
[54] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 8.
[55] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 1941-2020, https://www.historicaerials.com/viewer.
[56] Urban Design Associates, *Barber Yard Specific Plan,* 18.

The Louisiana-Pacific Corporation still owned the property at this time, indicating that the land and space was likely leased to the tenant. This remains the use of the warehouse building in present day. Also in 1994, the Louisiana-Pacific Corporation backfilled a fuel oil bunker pit on the property that was a safety hazard. In 1995, the Corporation also installed the asphalt cap located at the south end of the site along Estes Road, demonstrating their continued ownership of the site at this time. The property was officially annexed to the City of Chico on August 5, 1997. [57]

Recent Development (1997-Present)

From 1997 to 1999, the property was vacant. In 1998, the Storage Shed adjacent to the Machine Shop Building was constructed. By this same year, the various agricultural buildings and residences located at the southern portion of the site were constructed. This included three single-family homes and various accessory buildings on their lots. In 1999, the land was purchased by Jeff Greening, a developer who would go on to present a redevelopment plan to the City of Chico in 2004 to adaptive reuse the site into a new mixed-use neighborhood. However, in 2004, two of the remaining original buildings of the Diamond Match Plant, the Apiary, and the large warehouse, which was originally the Box and Shook Shop, were destroyed by arson. Following the fire, all that remained was rubble and small ruins of one of the walls of the Apiary. An image from a newspaper article on August 2, 2004 (Exhibit 9), shows the aftermath and the newly exposed foundation of the Apiary building. [58] By 2005, the site appears similarly as it does today with only the Engineering Department (Machine Shop) Building, the Match Block Storage Building, and the 1984 warehouse remaining.[59]

Jeff Greening continued his plans for a new development, but progress was stagnant. In 2008, a southwest Chico neighborhood improvement plan was created and published that included the site but did not involve any future plans for it. In 2020, Greening's plans came to a complete halt when he passed away and the land was put up for sale. In 2021, it was purchased by a new developer with a similar vision of creating a new mixed-use neighborhood called Barber Yard.[60] In 2022, a Specific Plan was released with a proposal for the entire project.[61]

[57] DeMarco, Angela, City of Chico Community Development Building Division, "Barber Yard-Chico-Storage at the yard- As Built and TI Plans," Public Records Request, August 19, 2020.
[58] Ibid., 84-90.
[59] National Environmental Title Research, "Chico [aerial photos and topography maps]," Historic Aerials Courtesy of NETR Online, 2005, https://www.historicaerials.com/viewer.
[60] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events,* 90-91.
[61] Urban Design Associates, *Barber Yard Specific Plan,* 18.

Exhibit 9. Ruins of the Apiary Building Following Fire (2004)[62]

Significance Evaluation

NRHP, CRHR, and City of Chico Designation Criteria

The following presents an evaluation of the Engineering Department (Machine Shop) Building in consideration of the NRHP, CRHR, and City designation criteria.

NRHP Criterion A. That are associated with events that have made a significant contribution to the broad patterns of our history.

CRHR Criterion 1. Is associated with events that have made a significant contribution to the broad patterns of California's history and cultural heritage.

[62] Alger and Rolls, *Diamond Match Company Barber Plant and Match Factory; A Chronology of Events*, 84.

City Criterion 1. The resource or area is associated with events that have made a significant contribution to the broad patterns in the history of Chico, the State of California, or the nation.

The Match Block Storage Building was constructed circa 1916 as a part of the Chico Diamond Match Company Factory's expansion in 1916. The Diamond Match Company is America's oldest match manufacturer and dominated the industry in the late nineteenth and early twentieth centuries. The Company was monumental not only in its match production, but in the lumber industry as well. The Diamond Match Company operated in Chico from 1903 until 1975 and had a profound influence on the town by bringing industries that provided jobs, established a residential neighborhood for workers, and created a social atmosphere that all surrounded the plant and the Company.

The Match Block Storage Building was used as a storage warehouse for the wooden blocks for striking matches. As the match factory increased its productivity and output, the need for more storage buildings was necessary. When strike anywhere matches stopped being produced due to safety concerns, the building was converted to general storage and later used as a carpenter shop and storage for the California Millwork Department.

While most buildings on the Diamond Match Company site have been demolished over time, the Match Block Storage building remains intact and is one of only two remaining buildings at the former factory site and therefore represents one of the last extant buildings associated with the Diamond Match Company Factory, which played an important role in the development of Chico and reflects important associations with what was the largest manufacturer of matches in the United States at the turn of twentieth century. Therefore, the Diamond Match Company Match Block Storage Building appears eligible under NRHP Criterion A, CRHR Criterion 1, and City Criterion

NRHP Criterion B. That are associated with the lives of persons significant in our past.

CRHR Criterion 2. Is associated with the lives of persons important in our past.

City Criterion 2. The resource or area is associated with individuals who were significant in the history of Chico, the State of California, or the nation.

To be found eligible under this criterion, the property must be directly tied to an important person and the place where that individual carried out part of their productive life. The Match Block Storage Building is associated with the Diamond Match Company, America's oldest and most successful match manufacturers and millwork producers. The Diamond Match Company had many prominent, influential, and successful people who played an important role in the overall success of the national Company but did not have a direct association with the Chico site. The Diamond Match Company Factory in Chico represents the collective efforts of many individuals, rather than the work of any single individual, and no single

individual was found to be directly connected to the Match Block Storage Building itself. Therefore, the building is not eligible under NRHP Criterion B, CRHR Criterion 2, or City Criterion 2.

NRHP Criterion C. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

CRHR Criterion 3. Embodies the distinctive characteristics of a type, period, region, or method of construction, or represents the work of an important creative individual, or possesses high artistic values.

City Criterion 3. The resource or area embodies the distinctive characteristics of a type, period, architectural style or method of construction, represents the work of a master designer, or possesses high artistic values.

The Match Block Storage Building was constructed circa 1916 as brick industrial building at the Diamond Match Company Factory site in Chico. Its main characteristics include large massing, a bay system with rows of windows and doors, and minimal ornamentation. The building also reflects Classical Revival Style elements with a strong front gable roof form, prominent pediment with a raked cornice, and engaged brick pilasters that appear similarly to repetitive columns. The building was constructed for utilitarian purposes as a part of a larger industrial site and is distinctive as an early twentieth century brick industrial building. The building was made of brick as a fire prevention safety measure, as fires were a prevalent threat in industries including match making and millwork.

This building represents a common industrial architectural type found throughout California and the nation in the early 1900s. However, in Chico, the Diamond Match Company plant was the largest industry in the city. The Match Block Storage Building remains one of the only extant examples of this type of construction from this time period in Chico, with the added uniqueness of its Classical Revival Style elements. Archival research failed to identify any comparable examples of brick industrial buildings from a similar time period in Chico. Therefore, this building style and type is markedly one of the best and only remaining examples of Chico's early twentieth-century industrial architecture. For these reasons, the Match Block Storage Building appears eligible under NRHP Criterion C, CRHR Criterion 3, and City Criterion 3.

NRHP Criterion D. That have yielded, or may be likely to yield, information important in prehistory or history.

CRHR Criterion 4. Has yielded, or may be likely to yield, information important in prehistory or history.

The Match Block Storage Building is not significant under NRHP Criterion D or CRHR Criterion 4 as a source, or likely source, of important historical information nor does it appear to yield important information about historic construction methods, materials or technologies. Therefore, the property is not eligible under NRHP Criterion D or CRHR Criterion 4.

Integrity

Location: The Match Block Storage Building retains integrity of location. It is situated on its original site in its original orientation.

Design: The Match Block Storage Building retains integrity of design. It retains several key aspects of its design such as its overall form, brick cladding, fenestration, and bay system organization, but it lacks certain elements of its design including windows and doors. However, the overall appearance of the building continues to convey its significance as an early twentieth century brick industrial building.

Setting: The Match Block Storage Building lacks integrity of setting. While the building remains in its original location, the majority of the buildings that once surrounded it are no longer extant, eliminating the original Diamond Match Company Factory setting. Only one other building from the Diamond Match Company remains (the Engineering Department (Machine Shop) Building).

Materials: The Match Block Storage Building retains integrity of materials. It still retains materials such as its brick cladding but has lost nearly all materials for its windows and doors.

Workmanship: The Match Block Storage Building retains integrity of workmanship. The workmanship of the overall form and construction of the building is still present, but materials have been lost including the doors and windows.

Feeling: As an individual building, the Match Block Storage Building retains integrity of feeling. Its overall form and design elements allow it to convey its significance as an early twentieth century industrial building made out of brick. However, the loss of most of the other buildings on the site has compromised the ability to understand the building within its original as part of a larger factory complex.

Association: The Match Block Storage Building retains integrity of association. The building is associated with the Diamond Match Company and still conveys its prior use as an industrial brick building.

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04-004121

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

HISTORIC RESOURCES INVENTORY

Ser. No. 04-5926-6- 165

HABS ___ HAER ___ NR 3D SHL ___ Loc ^

UTM: A 10/600700/4396650 B 10/600650/4396200
C 10/600020/4396050 D 10/600300/4396620

IDENTIFICATION

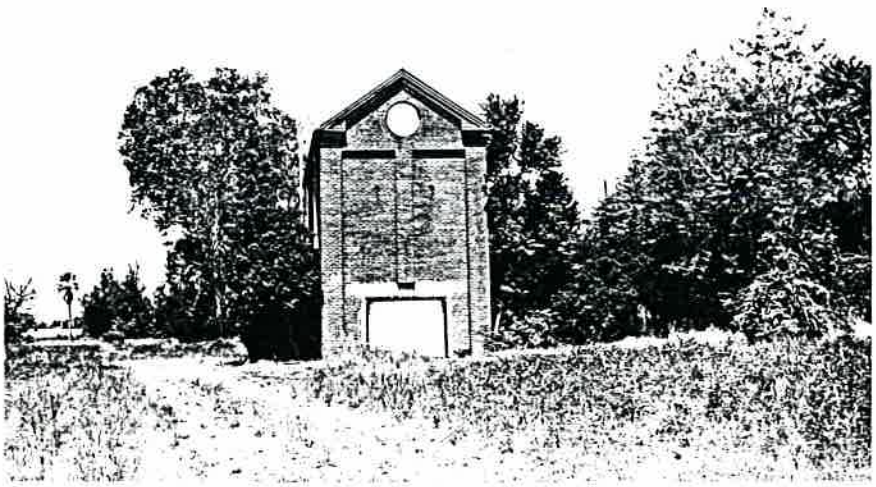
1. Common name: Carpenter Shop 10/600160 mE / 4396300 mN NAD27
2. Historic name: Match Block Storage Building
3. Street or rural address: West 16th Street T22N R1E SW¼ of the SE¼
   City Chico Zip 95926 County Butte of Section 35
4. Parcel number: 39-40-31
5. Present Owner: Diamond International Corporation Address: 733 Third Avenue
   City New York, N.Y. Zip 10017 Ownership is: Public ____ Private X
6. Present Use: Carpenter shop and storage Original use: Match block storage

DESCRIPTION

7a. Architectural style: Classical Revival

7b. Briefly describe the present *physical description* of the site or structure and describe any major alterations from its original condition:

This gabled structure is a small (in contrast to other larger buildings in the company complex), but proportionately tall rectangle. It is brick worked with common bonds. The proportion and neo-classical details are reminiscent of classical (Roman) tomb structures. The corners of the buildings are strengthened by plain, projecting, pilaster posts. The shorter gable end of the building is divided by only one central pilaster buttress while the longer flanks have several. Some windows are segmental arched with three layer voussoirs. The windows existed on the front end (as seen in the photograph of 1916, Matches, Flumes and Rails, p. 63) presumably over the doorway, but the rear end has no window. There is however a trace of later remodeling in order to insert a rectangular door. The gable roof is pitched and continuous. The decorative details are concentrated on the eaves and gables. Slightly projecting eaves are supported by a corbeled brick frieze. The gable is a classical pediment with short returns on either side resting on the corner pilasters. The cornices are all metal. The rear opening is accompanied by a large oculus in the center.



Construction date:
Estimated 1906 Factual ____

Architect Fred W. Lane

Builder Unknown

Approx. property size (in feet)
Frontage ____ Depth ____
or approx. acreage 128.55

Date(s) of enclosed photograph(s)
1983

04-004121

13. Condition: Excellent ___ Good ___ Fair X Deteriorated ___ No longer in existence ___

14. Alterations: ___

15. Surroundings: (Check more than one if necessary) Open land ___ Scattered buildings X Densely built-up ___
Residential ___ Industrial X Commercial ___ Other: ___

16. Threats to site: None known ___ Private development ___ Zoning ___ Vandalism ___
Public Works project ___ Other: Threat of being demolished if no longer needed for present use (Company has demolished other buildings when no longer needed.)

17. Is the structure: On its original site? X Moved? ___ Unknown? ___

18. Related features: Part of factory complex.

SIGNIFICANCE

19. Briefly state historical and/or architectural importance (include dates, events, and persons associated with the site.)
Believed built with original construction of the match factory (1903) or may have been part of the match factory addition (1916) when the factory was virtually doubled in size. Used for storage of match blocks used to manufacture the S.A.W. matches (strike anywhere). As book matches became more popular, manufacture of the wooden matches declined and finally ceased altogether at the Chico plant. As the production of wooden matches declined, building probably was no longer needed for match block storage. Apparently used initially for storage, then converted to carpenter shop and storage for the California Millwork Department. Its use for this purpose undoubtedly saved it from being demolished at the same time as the match factory was taken down. Originally almost boxed into the U of the match factory (match factory buildings were U-shaped after 1916 addition) and partially hidden by the adjacent block and shook shop, it was a little-noticed building. It remains nearly hidden behind the former block and shook shop, now used as a lumber warehouse and loading facility.

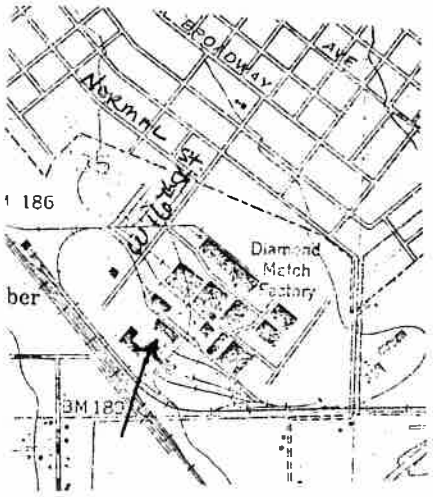
20. Main theme of the historic resource: (If more than one is checked, number in order of importance.)
Architecture 2 Arts & Leisure ___
Economic/Industrial 1 Exploration/Settlement ___
Government ___ Military ___
Religion ___ Social/Education ___

21. Sources (List books, documents, surveys, personal interviews and their dates). Hutchinson, W. California Investment of the Diamond Match Company 1957.
Stephens, K. Matches, Flumes & Rails. 1977
Sanborn Map: 1921

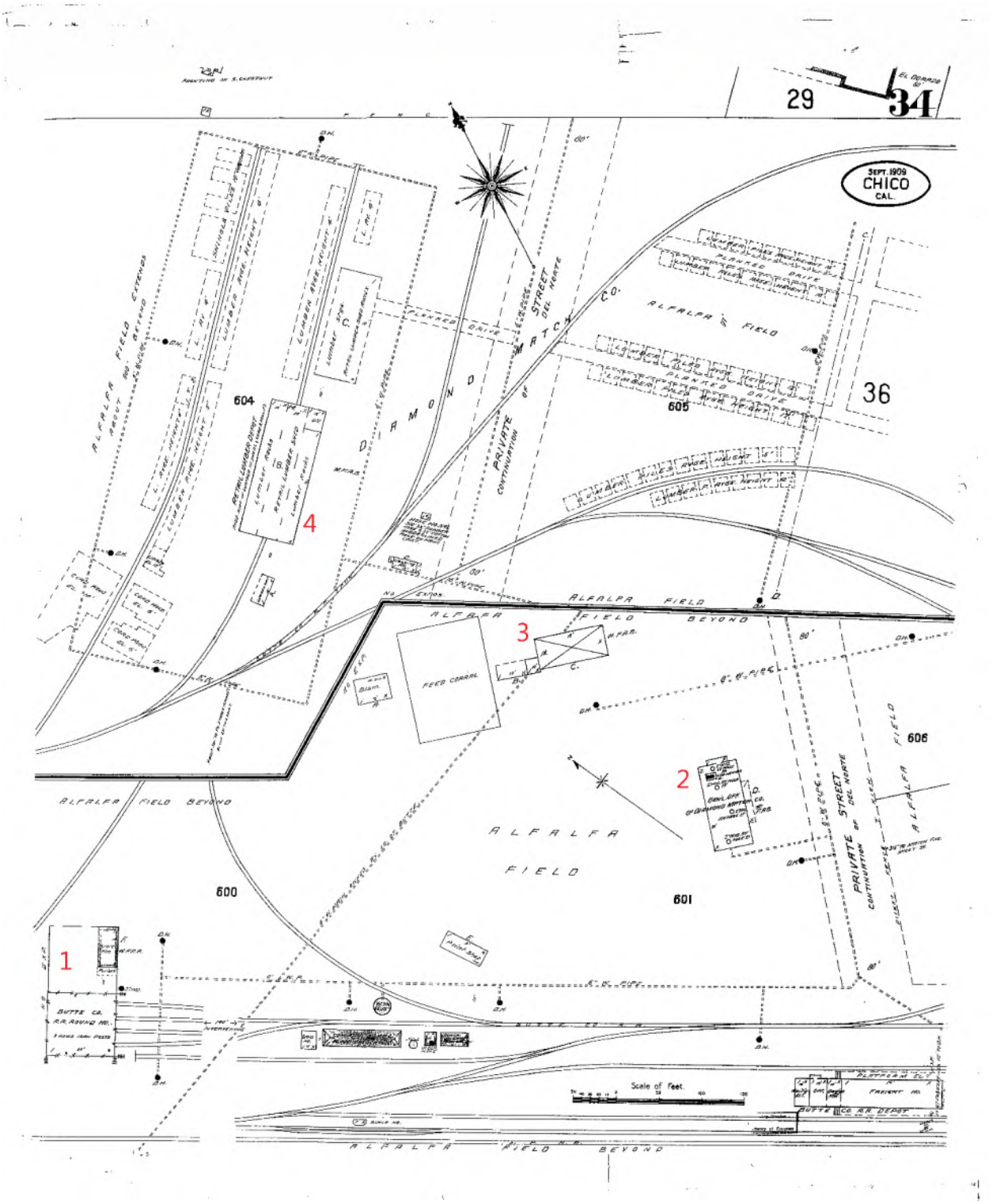
22. Date form prepared 6-13-1983
By (name) Kent Stephens/ Yoshio Kusaba
Organization Chico Heritage Association
Address: P. O. Box 2078
City Chico Zip 95927
Phone: ___

Locational sketch map (draw and label site and surrounding streets, roads, and prominent landmarks):

NORTH

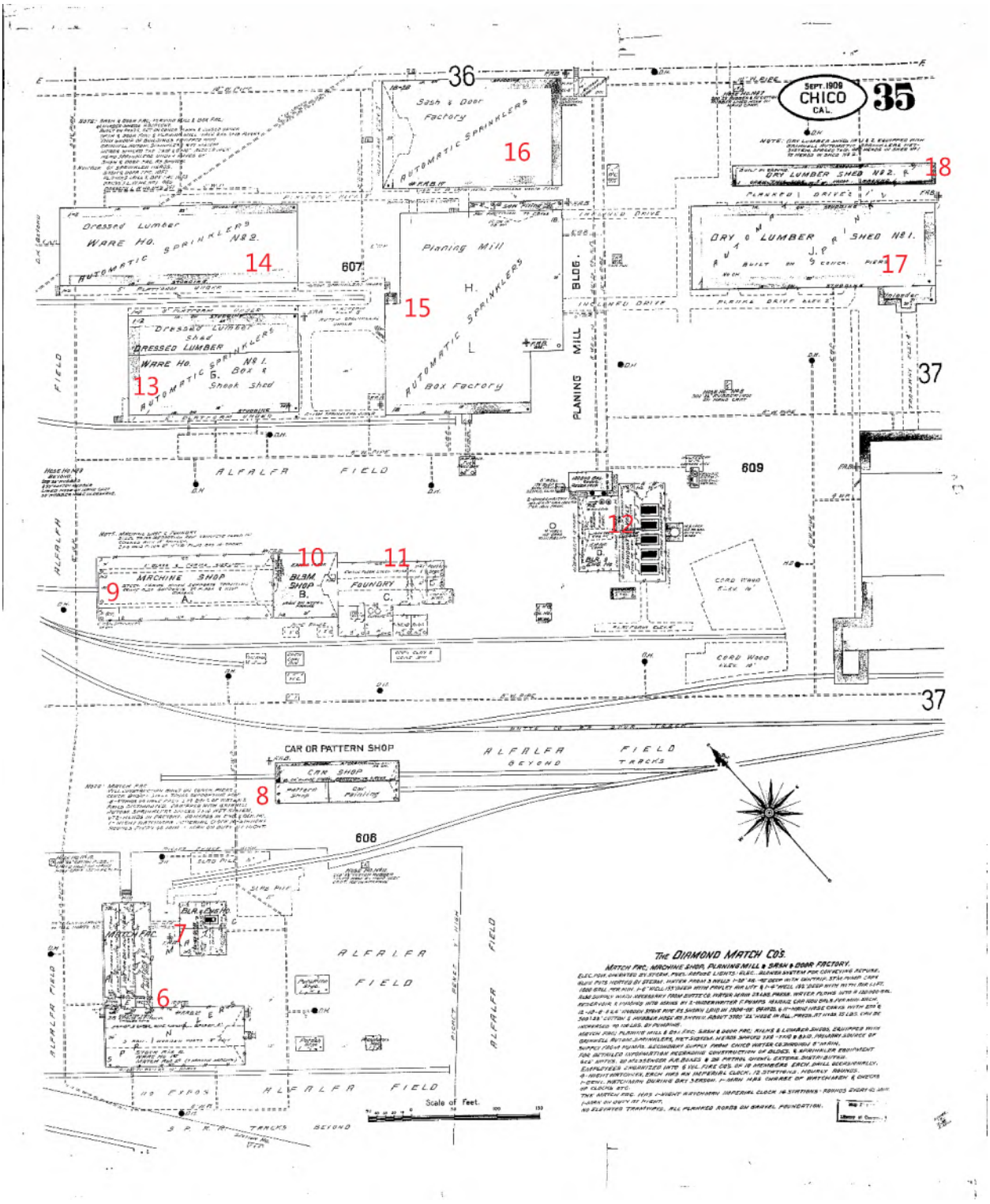


Appendix B:
Sanborn Maps



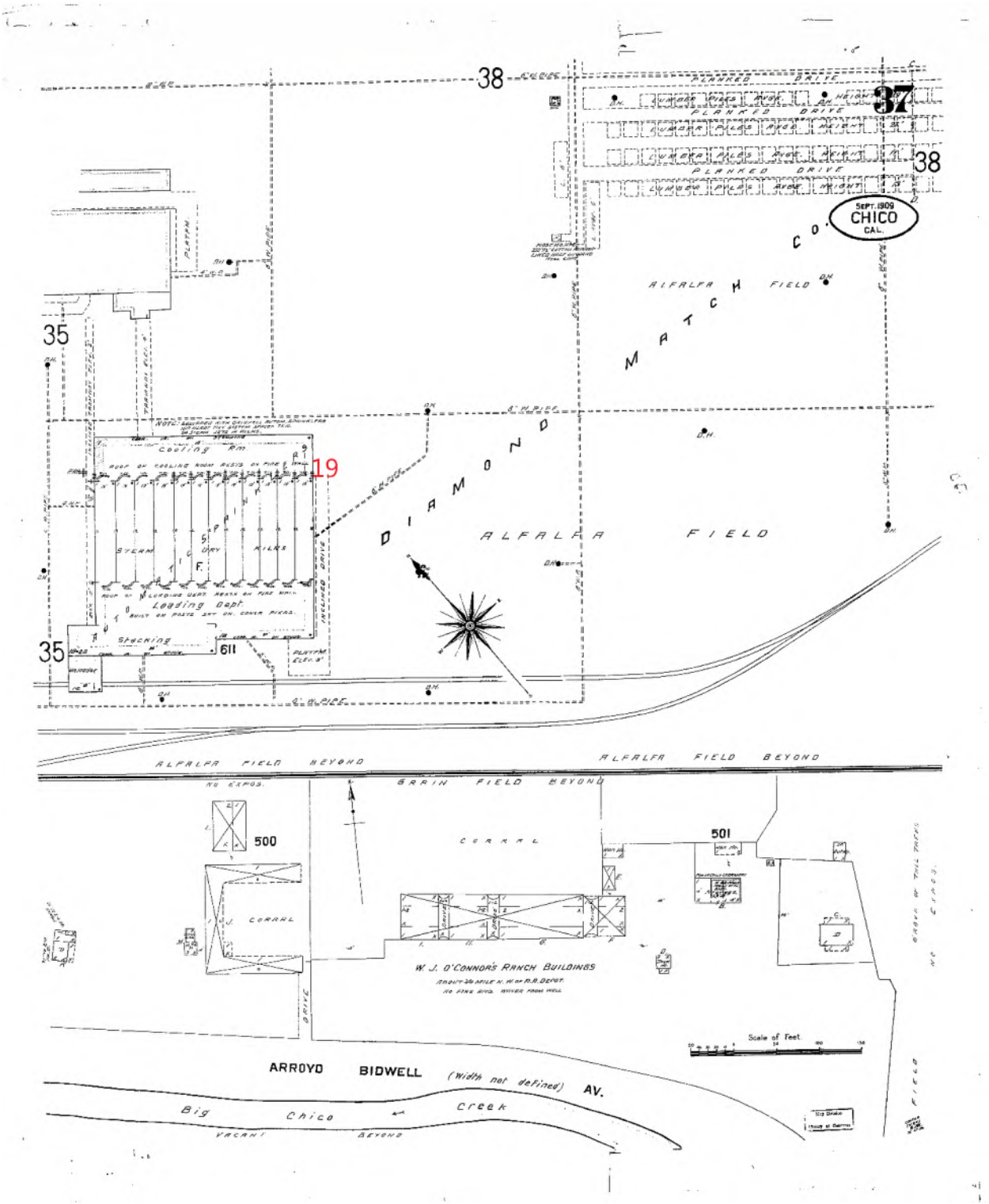
1909 Sanborn map of the Diamond Match Co. site, north end[100]

[100] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 34, 1909.



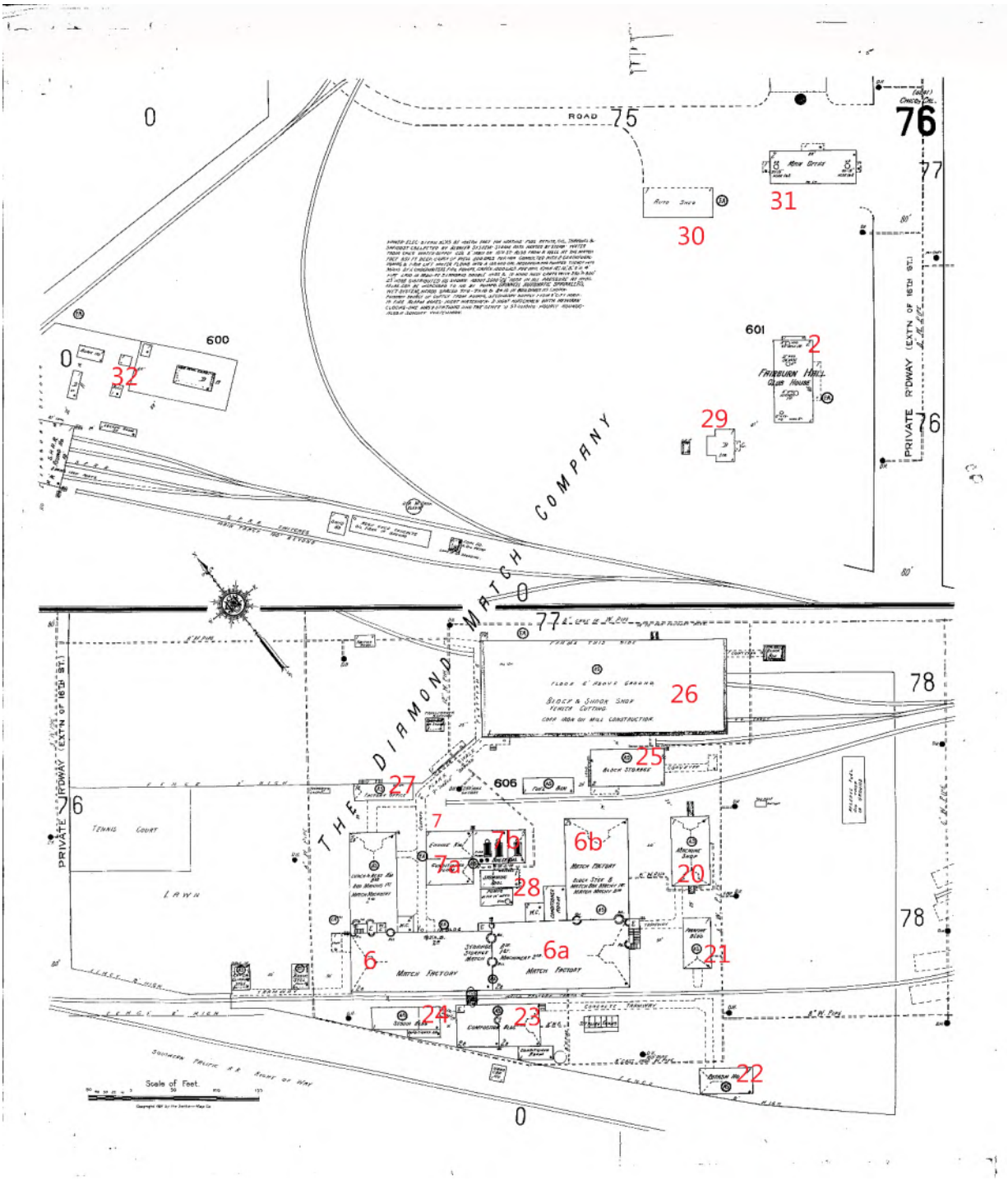
1909 Sanborn map of the Diamond Match Co. site, central area[101]

[101] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 35, 1909.



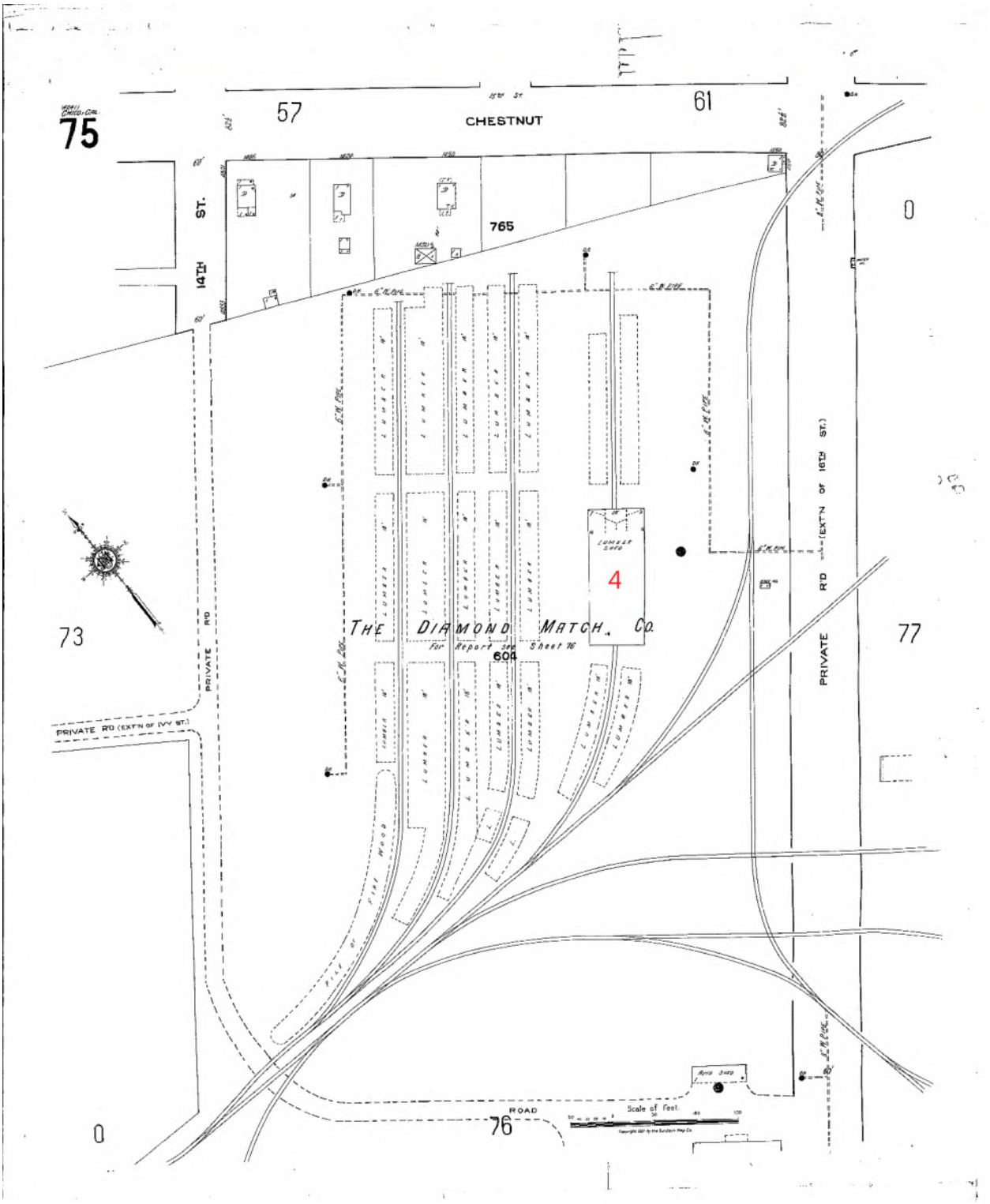
1909 Sanborn map of the Diamond Match Co. site, south end[102]

[102] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 37, 1909.



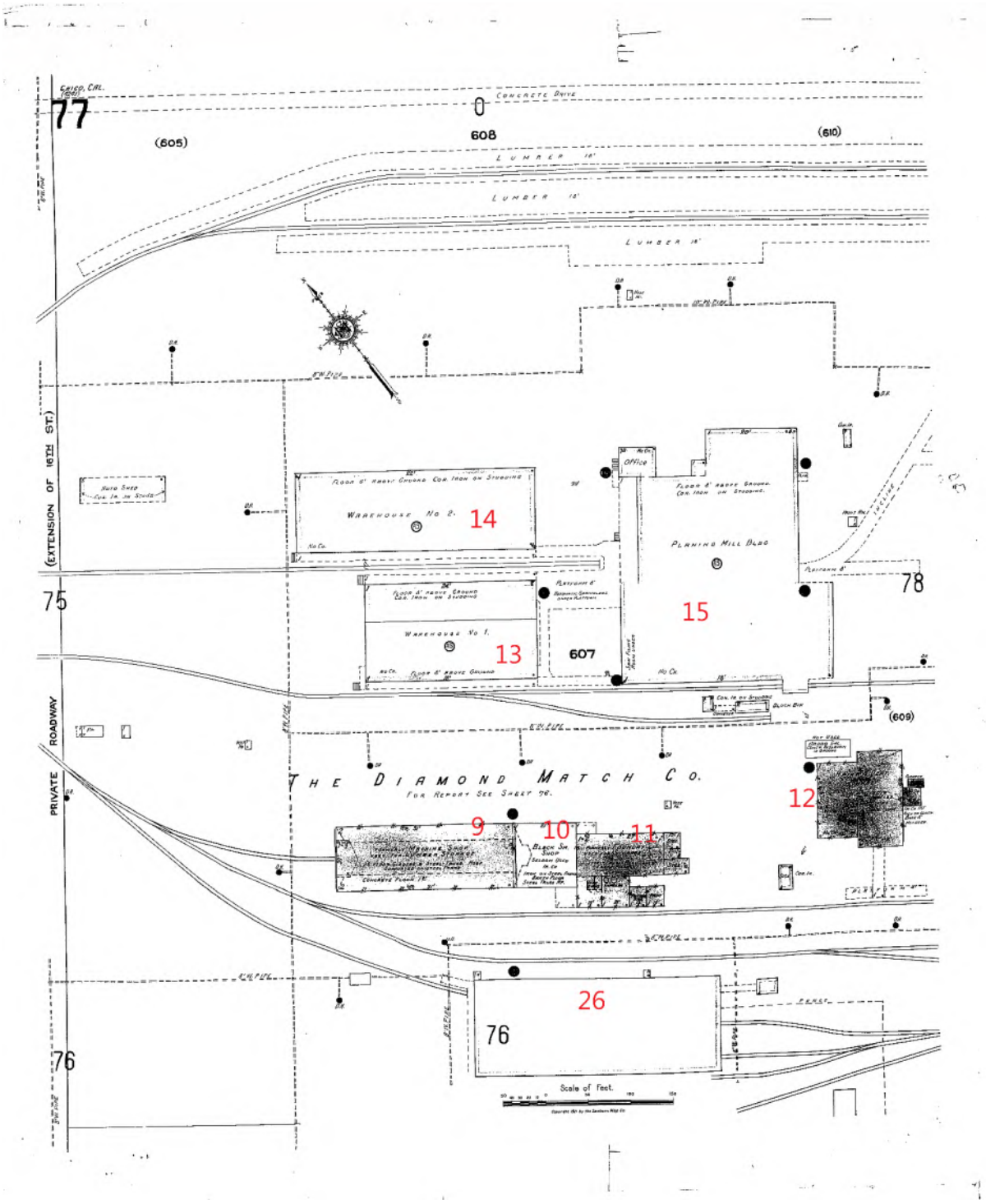
1921 Sanborn Map of west end of site and Match factory area[103]

[103] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 76, 1921.



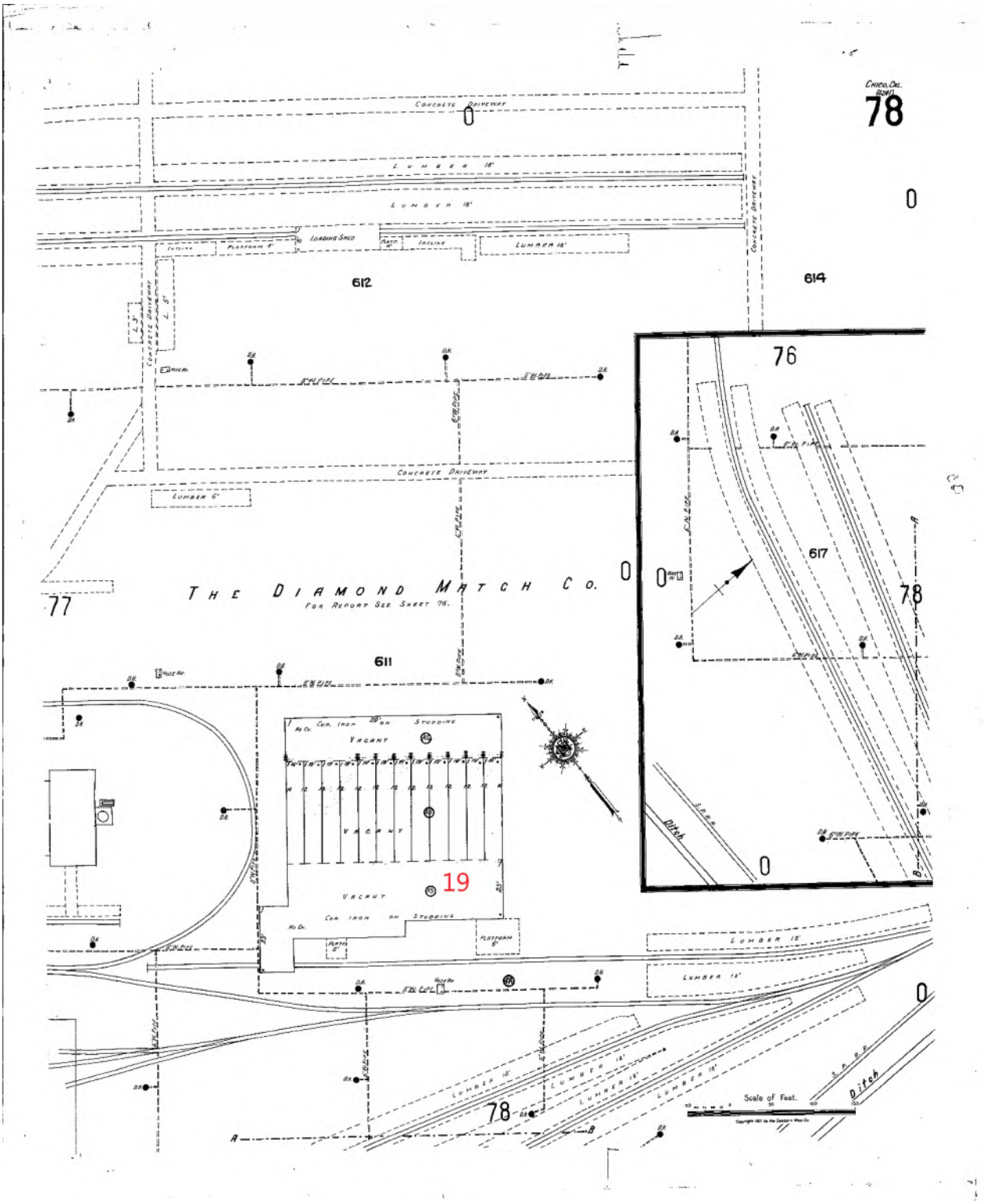
1921 Sanborn Map of northwest end of the site[104]

[104] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 75, 1921.



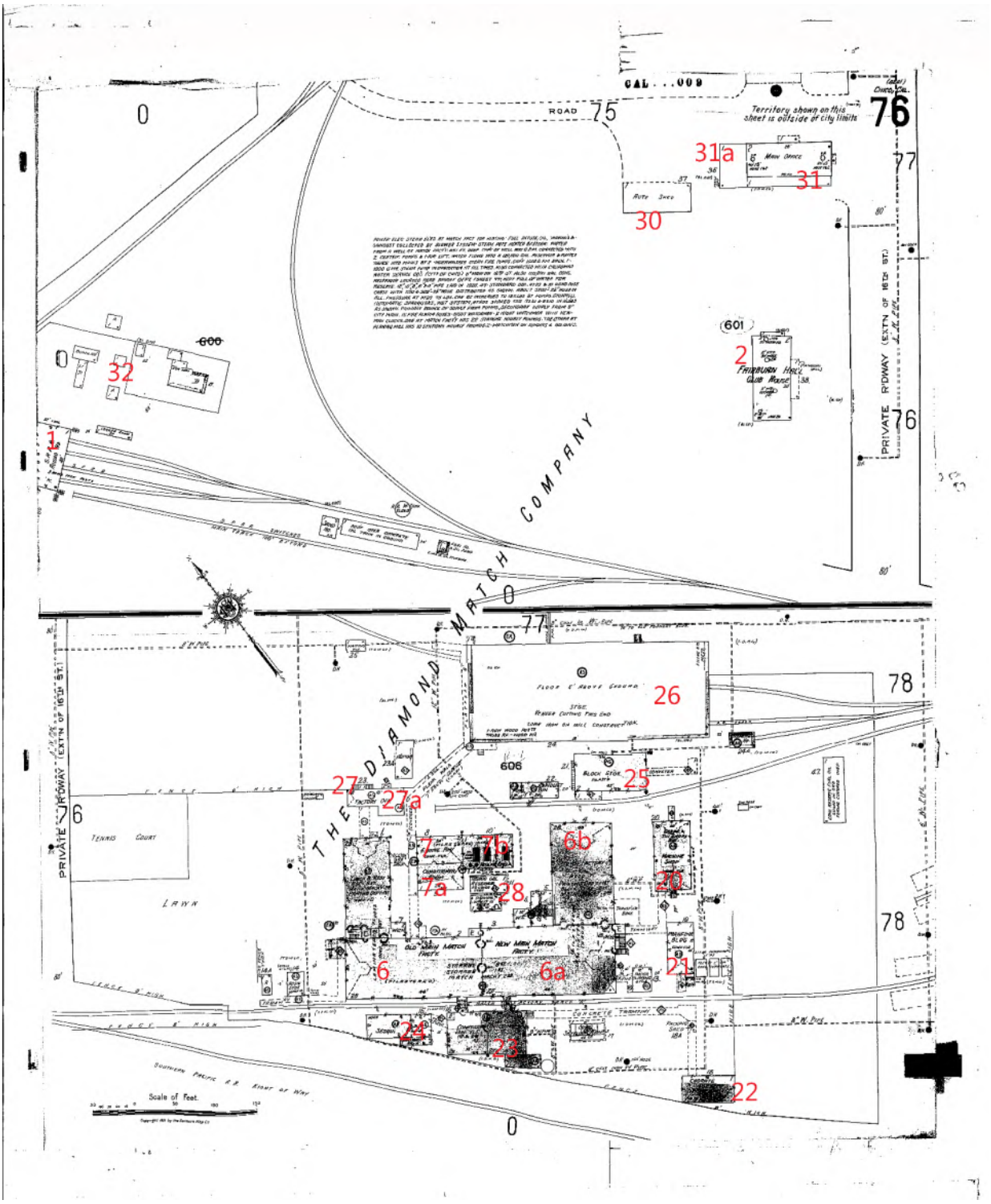
1921 Sanborn Map of central area of site[105]

[105] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 77, 1921.



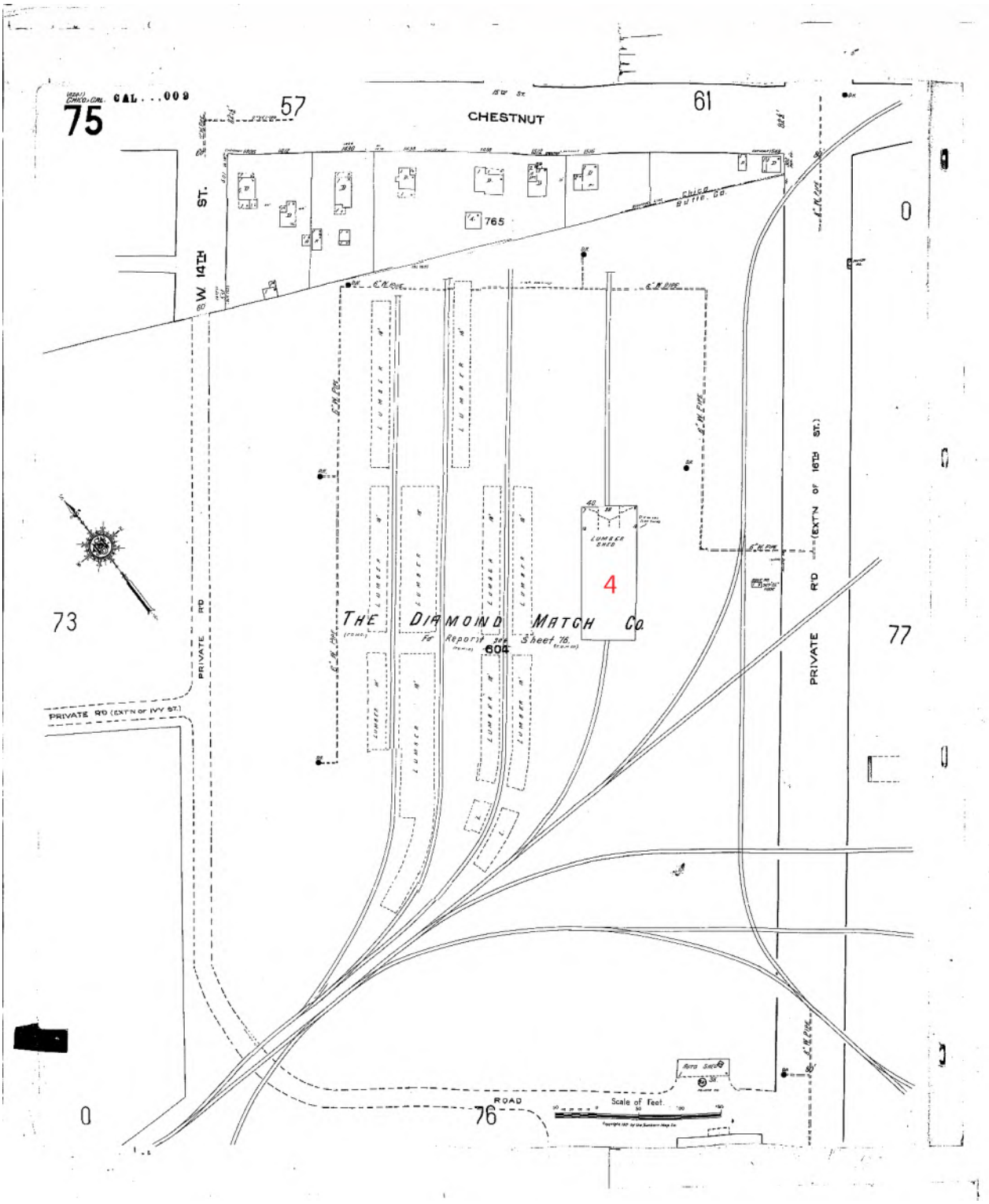
1921 Sanborn Map of south end of site[106]

[106] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 78, 1921.



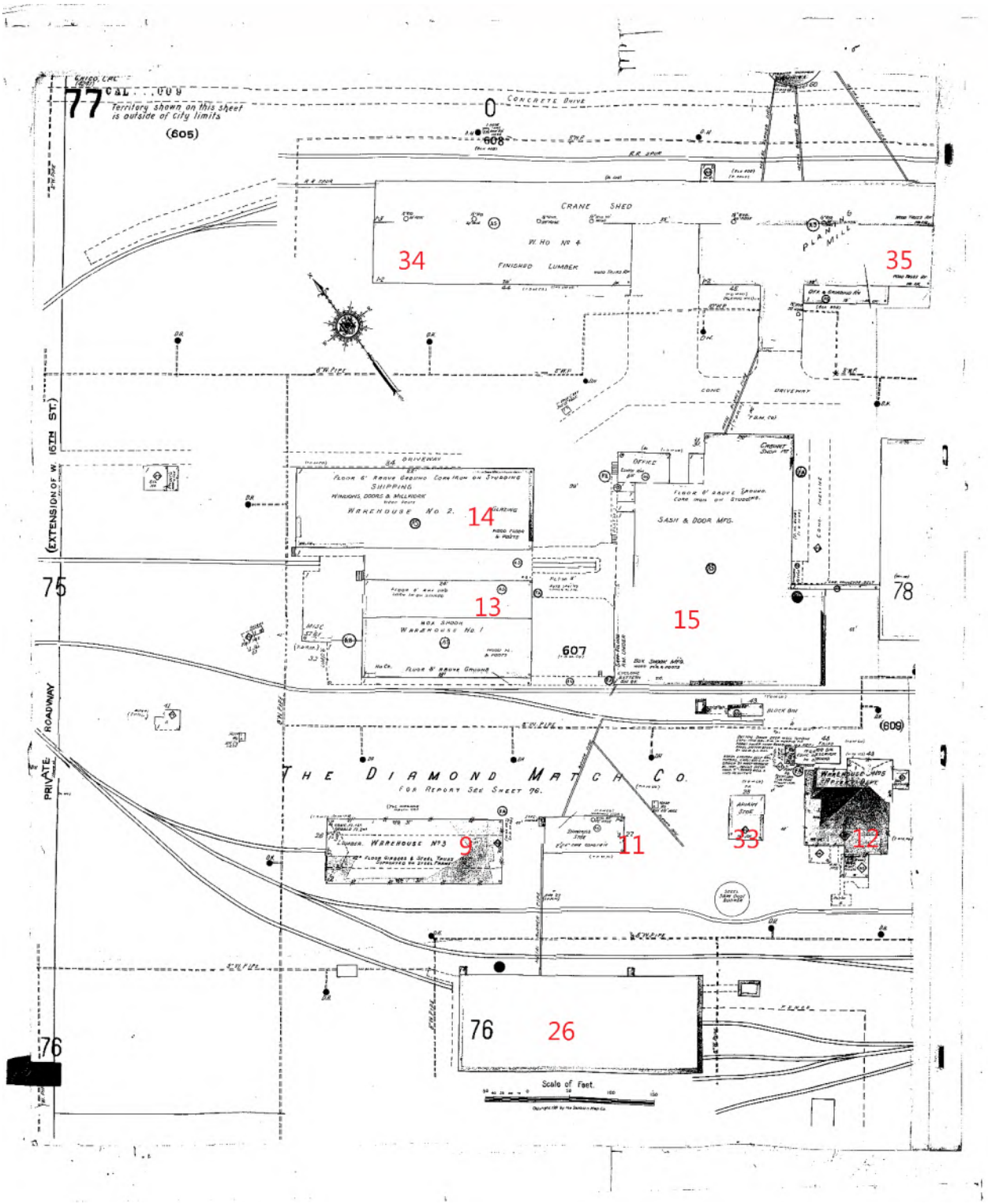
1949 Sanborn Map of north end of site and Match Factory area[107]

[107] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 76, 1949.



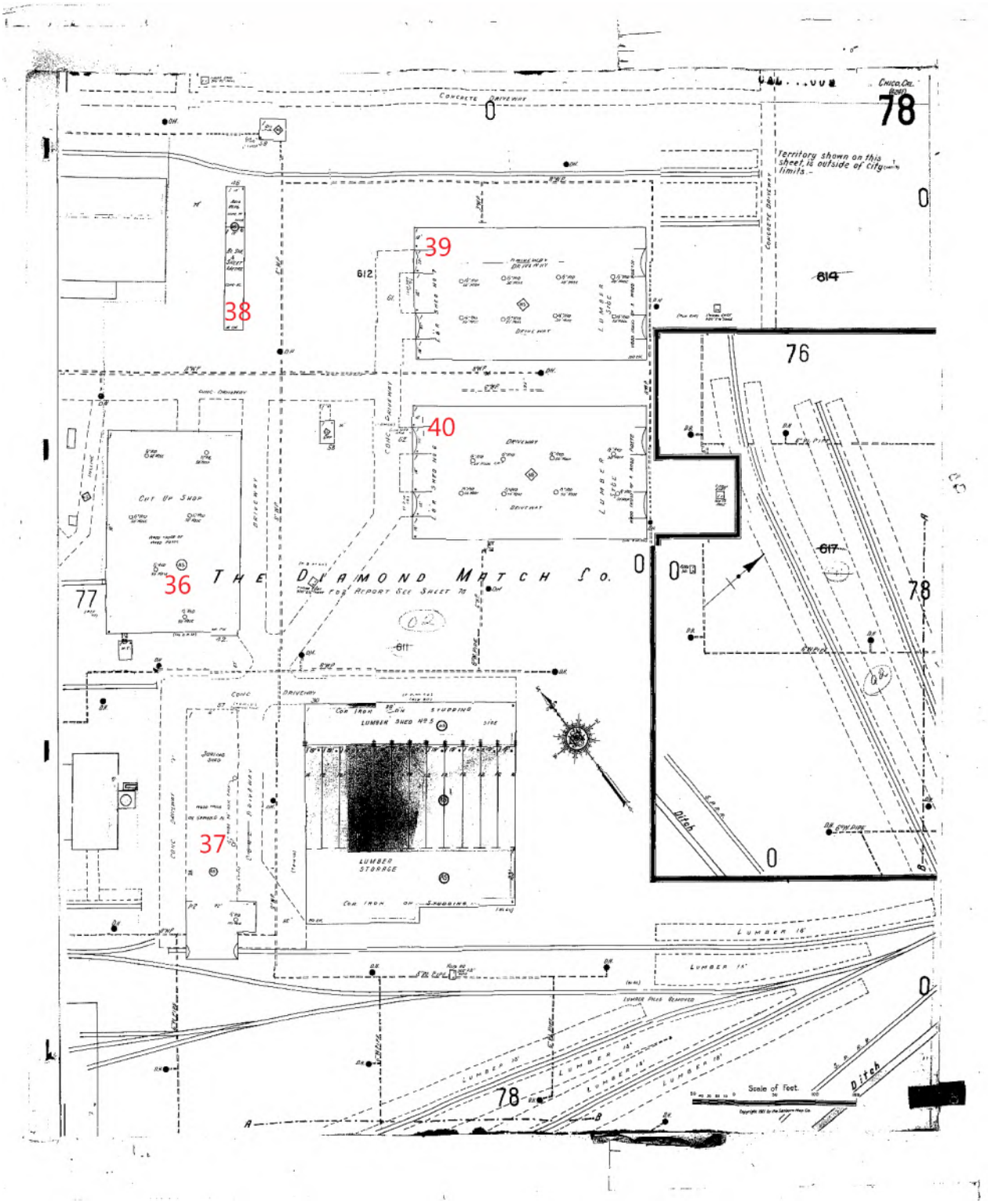
1949 Sanborn north end of site[108]

[108] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 75, 1949.



1949 Sanborn Map of central area of site[109]

[109] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 77, 1949.



1949 Sanborn Map of south end of site[110]

[110] Sanborn Map Company, "Sanborn Fire Insurance Maps: Chico," Chico, CA, Sheet 78, 1949.