

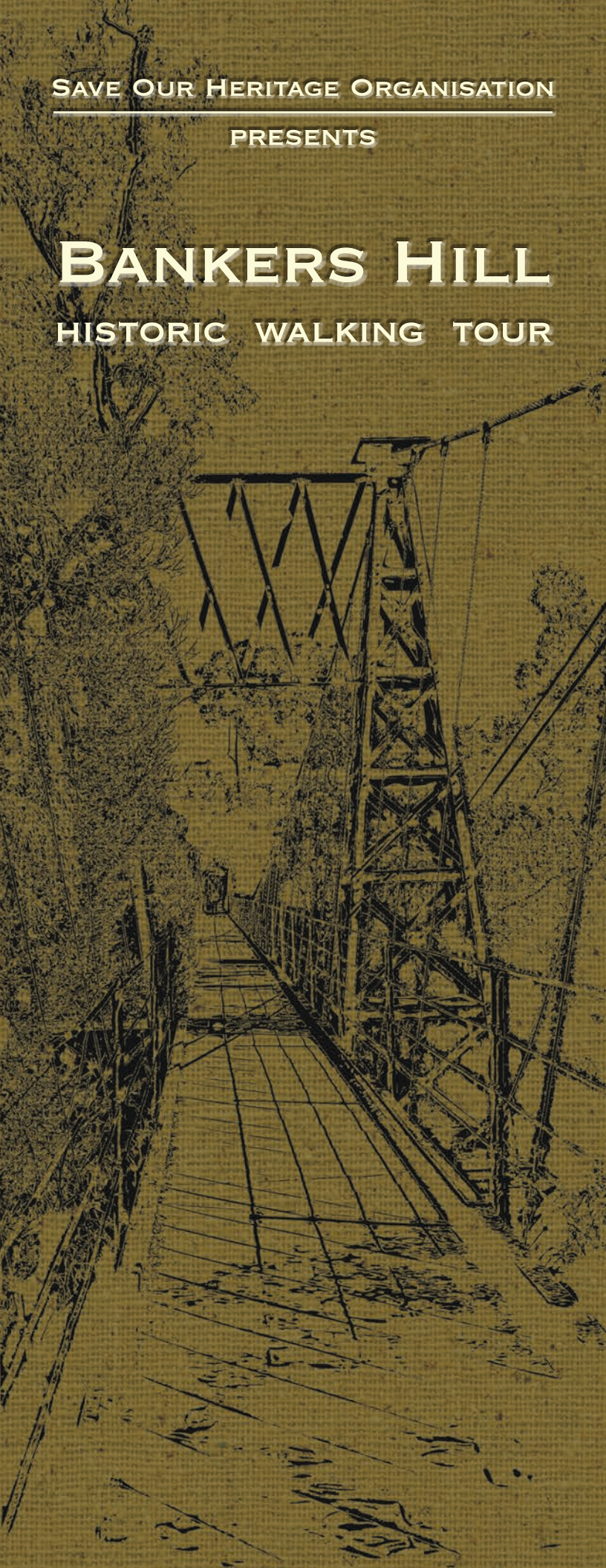
SAVE OUR HERITAGE ORGANISATION

---

PRESENTS

# BANKERS HILL

HISTORIC WALKING TOUR





**SPRUCE STREET SUSPENSION BRIDGE  
OVER KATE SESSIONS CANYON, 1912  
EDWIN CAPPS**

# BANKERS HILL

## INTRODUCTION

This walking tour of Bankers Hill will observe various architectural styles, including Craftsman, classic Gill Modernism, Spanish Revival, Tudor Revival, Colonial Revival, Prairie, and more in one of San Diego's most pedestrian-friendly neighborhoods.

Bankers Hill was first developed in the late Victorian period. A few grand survivors represent some of the finest Victorian homes in California. They are the Timken (1888), Long-Waterman (1889) and the Britt-Scripps (1887), now a high-end bed and breakfast. Many middle class Victorians were also built and can still be found throughout the community, one such, is the Keating House (1887) now a bed and breakfast.

As it grew into the 20th century some of San Diego's first families and community leaders chose to live here. Because of this influx of wealth coinciding with a flourish of master architects working in San Diego at that time, today we have significant works by Irving Gill, William S. Hebbard, Frank Mead, Richard Requa, Emmor Brooke Weaver, Hazel Wood Waterman, the Quayle Brothers, William Templeton Johnson, and many lesser known, but talented builders. With its canyons and steep hillsides, architects found themselves with challenging sites; this was often solved with landscape design by horticulturalists such as the renowned Kate Sessions.

Some of San Diego's most significant architecture was built here. Unfortunately, Bankers Hill has also seen poor leadership and lack of insight by elected officials and because of this, some of the most important works were demolished.

But, this walking tour is about celebrating what we have today and raising awareness of these sites and with that raised awareness, helping to ensure the protection of this uniquely San Diego neighborhood for generations to come. Enjoy your tour and please join SOHO today, together we can protect and preserve San Diego's heritage!



**3506 ALBATROSS STREET**  
**G.W. SIMMONS HOUSE, 1909**  
**IRVING GILL**  
**CUBIST/EARLY MODERN**

Gill had been experimenting with cubism but this was his first and was built a year or more before the earliest cubism showed up in Europe.



**3415 ALBATROSS STREET**  
**KATHERINE TEATS HOUSE #2, 1912-13**  
**IRVING GILL**  
**CUBIST/EARLY MODERN**

The house is composed as a series of squares, cubes and arches. Originally, there were eight proposed houses, of these, only the four on Albatross were built as planned, with another on the east side by Louis Gill in 1924.



**3407 ALBATROSS STREET**  
**KATHERINE TEATS HOUSE #3, 1912-13**  
**IRVING GILL**  
**PRAIRIE**

The Lee-Teats houses were stylistically a melding of the Prairie style houses on Seventh Ave. The women, Alice and Kate, were modernists and progressives and were inspired by Gill's developing architectural styles.



**3367 ALBATROSS STREET**  
**ALICE LEE HOUSE #4, 1912-13**

**IRVING GILL**

**EARLY MODERNIST WITH SPANISH INFLUENCE**

Features balanced asymmetry, a romanticized home that is in concert with its balance with nature. These unique Cubist residences are integrated into the site along the canyon in the Arts & Crafts fashion.



**3353 ALBATROSS STREET**  
**ALICE LEE HOUSE #2, 1912-13**

**IRVING GILL**

**CUBISM**



**3330 ALBATROSS STREET**  
**HARRY & HATTIE STONE HOUSE, 1908**

**UNKNOWN ARCHITECT**

**ECLECTIC CRAFTSMAN**



**3342 ALBATROSS STREET**

**CHARLES CLIFFORD & BEATRICE MAY HOUSE, 1906**

**C.C. MAY**

**CRAFTSMAN**

Cliff May's boyhood home. According to May's 1980s taped memoirs, May played in the Gill homes across the street as they were being constructed, "...you'd jump the window...I just had an awareness of Gill's feeling of arches and yet when I look back, they were typical houses...they were not adobe. They were not on one floor. They did not have patios. They were true boxes, two-story boxes."



**3370 ALBATROSS STREET**

**FRANK B. & MINNIE N. MARSHALL HOUSE, c. 1910**

**UNKNOWN ARCHITECT**

**FOURSQUARE CRAFTSMAN**



**3370 BRANT STREET**

**GUSTAVUS G. HENRY HOUSE, 1912**

**GUSTAVE A. HANSSEN**

**PRAIRIE MODERN**



**3330 BRANT STREET**  
**WILLARD & AGNES WATSON HOUSE, 1950**  
**WILLARD WATSON**  
**MID-CENTURY MODERN**



**335 W. THORN STREET**  
**RIE F. ANDERSON HOUSE, 1922**  
**UNKNOWN ARCHITECT**  
**COLONIAL REVIVAL**



**338 W. THORN STREET**  
**RAYMOND P. & EDITH D. LOW HOUSE, 1920**  
**WILLIAM TEMPLETON JOHNSON**  
**CLASSIC REVIVAL**

Raymond P. Low was a banker at the California Company, selling Municipal and Corporation Bonds. Recessed casement windows give the impression of a thicker wall. Banding midline on the elevation draws the eye to the horizontal lines of the home. Original sleeping porch on second floor makes the house look as though it expanded over time.



**3268 BRANT STREET  
RALPH & NETTIE HURLBURT HOUSE, 1925  
HURLBURT & TIFAL  
TUDOR REVIVAL**

A master designer, Ralph E. Hurlburt built this Tudor Revival home for his own family.



**3248 BRANT STREET  
LUCY KILLEA HOUSE, 1920  
ALEXANDER SCHREIBER  
ITALIAN RENAISSANCE**

Senator Lucy Killea lived here from 1968-1999, she co-authored San Diego's first municipal Historic Preservation code, which led to the Historic Site Board (now Historical Resources Board).

An interior fire in 1977 required a remodel of the home as well as an addition.



**3226 BRANT STREET  
ALEXANDER SCHREIBER SPEC HOUSE, 1920  
ALEXANDER SCHREIBER  
PRAIRIE**



16

**434 W. THORN STREET**  
**HERMAN & MARY ASCHER HOUSE, c. 1919**  
**UNKNOWN ARCHITECT**  
**GEORGIAN REVIVAL**

Ascher co-owned the Aldrich-Ascher Arms Co. during WWI. Wood frame building with brick veneer and classical cornices.



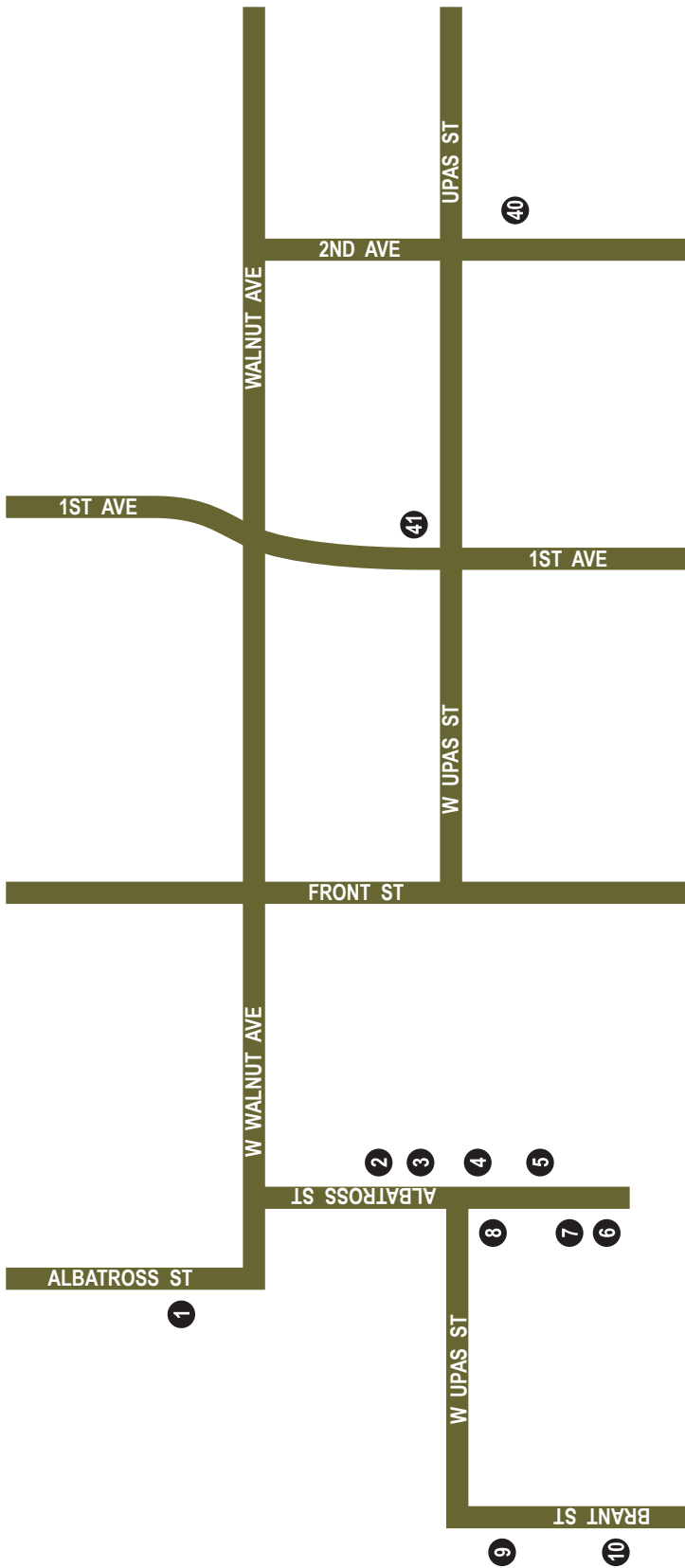
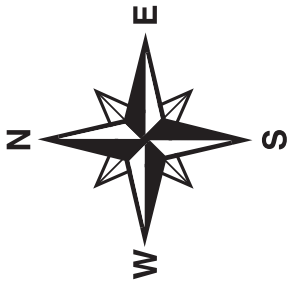
17

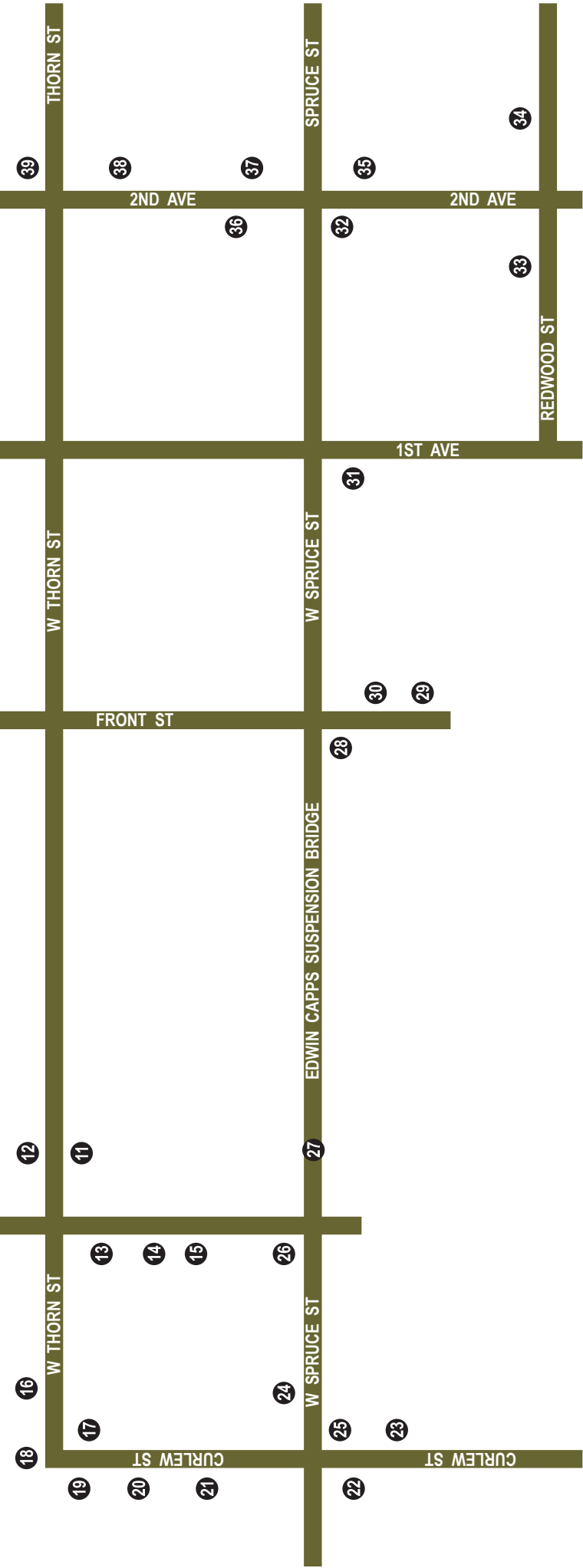
**435 W. THORN STREET**  
**MORRIS & LILLIAN HERRIMAN HOUSE, 1926**  
**UNKNOWN ARCHITECT**  
**NEOCLASSICAL**



18

**502 W. THORN STREET**  
**PHILIP & NORMA FISKE HOUSE, c. 1940**  
**UNKNOWN ARCHITECT**  
**CUSTOM RANCH STYLE**







**3264 CURLEW STREET**

**DR. JAMES & VIRGINIA CHURCHILL HOUSE, 1922**

**WILLIAM TEMPLETON JOHNSON**

**SPANISH REVIVAL**

Asymmetrical design by one of San Diego's greatest architects, William Templeton Johnson – this grand home demonstrates the classical Beaux-Arts training that Johnson had, and that he also favored the popular 1920s Spanish Revival style.



**3240 CURLEW STREET**

**DR. EDWIN FORREST HALLENBECK HOUSE, 1912**

**WILLIAM S. HEBBARD**

**CRAFTSMAN**



**3226 CURLEW STREET**

**EDWARD ALLING HOUSE, 1912**

**WILLIAM S. HEBBARD**

**ITALIAN RENAISSANCE**

22



**3170 CURLEW STREET**

**CAPTAIN ALBERT A. ACKERMAN HOUSE, 1912**

**HAZEL WOOD WATERMAN**

**MEDITERRANEAN REVIVAL**

An asymmetrical façade with classical detailing, which focuses on the balustraded balcony projected on brackets and pilasters above the main entrance. Waterman also designed the large garden to the south of the house – it features numerous terraces, angular dirt paths and concrete stairs.

23



**3141 CURLEW STREET**

**SWEET GUEST HOUSE, 1914-15**

**MEAD & REQUA**

**SPANISH REVIVAL**

24



**430 W. SPRUCE STREET**

**RALPH D. LACOE HOUSE, 1922**

**QUAYLE BROTHERS**

**ITALIAN RENAISSANCE**

The sons of master architect William Quayle, Charles and Edward Quayle relocated to San Diego from Denver shortly after the turn-of-the-century. They produced a vast catalogue of commercial, residential and public buildings of all styles and types throughout San Diego.



**434 W. SPRUCE STREET**  
**ADELBERT “DEL” H. SWEET HOUSE, 1914**  
**MEAD & REQUA**  
**SPANISH REVIVAL**

The Frank Mead and Richard Requa partnership lasted from 1912 to 1920. This house was the firm’s most lavish & finely crafted residence. It was designed so that a series of massive retaining plaster walls would ascend “the sloping lost in fortress-like grandeur”, providing a “sense of drama and privacy” as one approached the grounds and residence through a large arched entrance.



**3212 BRANT STREET**  
**RALPH & NETTIE HURLBURT SPEC HOUSE, 1923**  
**HURLBURT & TIFAL**  
**SPANISH REVIVAL**



**SPRUCE STREET SUSPENSION BRIDGE**  
**OVER KATE SESSIONS CANYON, 1912**  
**EDWIN CAPPS**

At 375 feet long, the bridge was built to connect Bankers Hill residents with the San Diego Electric Railway that had a substation at Spruce and 4th. This is the only suspension model pedestrian bridge in San Diego.

28



**3162 FRONT STREET**  
**CHARLES F. O'NEALL HOUSE, 1912**  
**EMMOR BROOKE WEAVER**  
**CRAFTSMAN**

This is one of Weaver's finest Craftsman homes, and displays his careful attention to detail – the structure of the entrance pergola, designed to filter light on the approach walk, is paralleled in the vent slats of the gable roof.

29



**3133 FRONT STREET**  
**JANE HARRIS HOUSE, c. 1911**  
**ATTRIBUTED TO RICHARD REQUA**  
**CRAFTSMAN**

30



**3147 FRONT STREET**  
**CHARLES A. MARTIN HOUSE, 1912**  
**MEAD & REQUA**  
**CRAFTSMAN**

One of Richard Requa's and Frank Mead's early modern designs, it exhibits the clean lines of Irving Gill. Mead & Requa are protégés of the Hebbard & Gill partnership.



**3130-72 1ST AVENUE**  
**CANYON CRAFTSMAN HOUSES, c. 1916**  
**FRANK P. ALLEN, JR.**  
**CRAFTSMAN**

3130 was built by Frank P. Allen, Jr., for his family. The center house (3138-3146) was originally built as income property. 3172 is the Dr. Oscar J. and Lena Kendall House.



**3162 2ND AVENUE**  
**COULTER HOUSE, 1915**  
**CARLTON MONROE WINSLOW**  
**COLONIAL REVIVAL**

Carlton M. Winslow was mentored by Bertram Goodhue but developed his own eclectic style, mixing modernism massing with historic details such as arches, tile roofs and towers.



**136 REDWOOD STREET**  
**ERNEST W. WHITE HOUSE, 1898**  
**IRVING GILL & WILLIAM S. HEBBARD**  
**TRANSITIONAL CRAFTSMAN**

Designed soon after Gill joined with Hebbard, this is one of the oldest structures still standing from their 11-year partnership.



**202 REDWOOD STREET**  
**GEORGE W. AND ROSE RYAN HOUSE, 1912**  
**UNKNOWN ARCHITECT**  
**COLONIAL REVIVAL**



**3155 2ND AVENUE**  
**CHARLES H. ANTHONY HOUSE, c. 1905**  
**UNKNOWN ARCHITECT**  
**COLONIAL REVIVAL**

Anthony was a teller at Merchants National Bank when he had this house built. His brother Herbert E. Anthony was an assistant cashier at Merchants and built a home at 3554 2nd Avenue. Their father was a mining engineer, assayer and chemist with an office downtown.



**3200 2ND AVENUE**  
**LOUIS M. AREY MANSION HOUSE, c. 1901**  
**HARRISON ALBRIGHT**  
**COLONIAL REVIVAL**



37

**3203 2ND AVENUE**  
**ANDREW J. & LILA BRADLEY HOUSE, c. 1910**  
**DEL HARRIS**  
**PRAIRIE**



38

**3255 2ND AVENUE**  
**HARRISON GRAY OTIS HOUSE, 1911**  
**GUSTAVE A. HANSSEN, ARCHITECT**  
**ARTHUR KEYES, BUILDER**  
**ENGLISH ARTS & CRAFTS**



39

**3303 2ND AVENUE**  
**MERZMANN-WINANS HOUSE, 1908**  
**SCHANIEL BROTHERS**  
**CRAFTSMAN**

From 1968-70, the San Diego Free Press was run from here, famous 1960s radicals such as Angela Davis, Eldridge Cleaver and Herbert Marcuse met here.



**3353 2ND AVENUE**

**GEORGE EASTON HOUSE, 1908**

**IRVING GILL**

**CUBIST WITH PRAIRIE INFLUENCE**

This is one of Irving Gill's first designs after the breakup of the brief partnership of Gill & Mead. Note the flat roof, the boxed entry way with graceful arches and the wide eaves.



**3401 1ST AVENUE**

**ROYAL FOOD MART, c. 1930**

**UNKNOWN ARCHITECT**

**ART DECO**

A great example of the Art Deco style, which once flourished in San Diego. Note the original neon sign outside; be sure to visit the interior – with its original wooden refrigerator unit.

## MONTHLY BANKERS HILL HISTORIC WALKING TOURS

90 minute walking tour

Third Sunday of every month • 10:30am

Or by appointment with  
groups of 10 people or more

\$20 per person

**BEGINNING JUNE 2012**



Through education, advocacy, and stewardship SOHO's mission is to preserve, promote and support preservation of the architectural, cultural and historical links and landmarks that contribute to the community identity, depth and character of our region.

©2012 SOHO. Permission to reproduce any portion of this publication must be obtained from SOHO. To learn more about Save Our Heritage Organisation, visit [www.SOHOSandiego.org](http://www.SOHOSandiego.org)