

PRIMARY RECORD

Other Listings

Review Code _____ Reviewer _____ Date _____

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Resource Name or #: 104-118 N EL CAMINO REAL

P1. Other Identifier: Administration Building / Ole Hanson's Office

P2. Location: Not for Publication Unrestricted **a. County** Orange
and (P2b and P2C or P2d. Attach a Location Map as necessary.)

b. USGS 7.5' Quad Date T; R; 1/4 of 1/4 of Sec; **B.M.**

c. Address 104-118 N El Camino Real/110 N El Camino Real **City** San Clemente **Zip** 92672

d. UTM: Zone ; mE/ mN

e. Other Locational Data: Assessor Parcel Number: 058-081-22

P3a. Description:

The property contains a two-story commercial building with a rectangular plan and wood-frame construction. Designed in the Spanish Colonial Revival style, it has multiple roofs - including side-gable, front-gable, and shed portions - clad in clay tile. The exterior walls are clad with smooth stucco. The primary (east) facade is comprised of multiple retail storefronts. Spanish Colonial Revival elements of the building include exposed rafter tails, and covered entry porch with wood porch supports. The central portion of the building was originally an open courtyard which is now enclosed. The southernmost two-story volume was substantially altered, but has recently been restored to its historic appearance. Other alterations include non-original exterior doors. The fenestration consists of original or compatible wood-frame windows throughout the building. The building is in good condition. Its integrity is fair.

P3b. Resources Attributes: 06 Commercial Building, 1-3 stories

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



P5b. Description of Photo:

East elevation, west view. May 2006.

P6. Date Constructed/Sources:

Historic Both
 Prehistoric

1926 (E) Tax Assessor

P7. Owner and Address:

Hioureas, Peter & Hioureas, Krina
32912 Barque Way, Dana Point Ca 92629-1202

P8. Recorded by:

Historic Resources Group, 1728
Whitley Avenue, Hollywood, CA
90028

P9. Date Recorded: 9/18/2006

P10. Survey Type:

City of San Clemente Historic
Resources Survey Update

P11. Report Citation: None.

Attachments: NONE Location Map Sketch Map Continuation Sheet Building, Structure, and Object Record
 Archaeological Record District Record Linear Feature Record Milling Station Record Rock Art Record
 Artifact Record Photograph Record Other:

BUILDING, STRUCTURE, AND OBJECT RECORD

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NRHP Status Code 3B

Resource Name or #: 104-118 N EL CAMINO REAL

B1. Historic Name: Administration Building; Ole Hanson's Office

B2. Common Name: (Unknown)

B3. Original Use: Commercial

B4. Present Use: Commercial

B5. Architectural Style: Spanish Colonial Revival

B6. Construction History:

B7. Moved? No Yes Unknown

Date: Original Location:

B8. Related Features:

B9a. Architect: J. Wilmer Hershey; Richard Sears; W.E. Hill **b. Builder:** (Unknown)

B10. Significance: Theme Ole Hanson/Spanish Village by the Sea **Area** City of San Clemente

Period of Significance 1925-1936 **Property Type** Commercial **Applicable Criteria** A, C

This two-story commercial building was built for Ole Hanson as his administrative offices in 1926, and is believed to be the first building erected in San Clemente. It was designed by architects J. Wilmer Hershey, Richard Sears, and W.E. Hill. This property appears eligible for the National Register individually and as a contributor to a National Register district under Criterion A for its association with the Ole Hanson/Spanish Village by the Sea period of development and under Criterion C for its unique interpretation of the Spanish Colonial Revival style. It also appears eligible at the local level individually and as a contributor to a potential historic district. It is recommended for retention on the Historic Structures List.

B11. Additional Resource Attributes: 06 Commercial Building, 1-3 stories

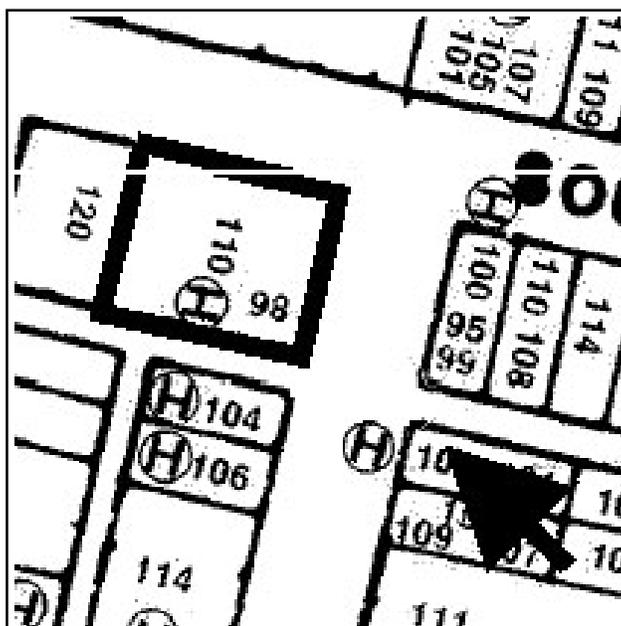
B12. References: Orange County Tax Assessor Records; Historic Resources Survey, Leslie Heumann and Associates, 1995.

B13. Remarks: (none)

B14. Evaluator: Historic Resources Group, Hollywood, CA

Date of Evaluation: 9/18/2006

(This space reserved for official comments.)



CONTINUATION SHEET

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Resource Name or #: 104-118 N EL CAMINO REAL

Recorded by: Historic Resources Group

Date: 9/18/2006

Continuation Update

Photographs of the Subject Property, Continued:

