



May 12, 2022

City of San Diego Historical Resources Board
1222 First Ave, 5th floor
San Diego, CA 92101

Re: The Jonathan and Myrtle Johnson House at 4865 Canterbury Drive

Dear Board Members,

As you consider the nomination of the Jonathan and Myrtle Johnson House at 4865 Canterbury Drive in Kensington at your May 26th meeting, I ask that you acknowledge and reward the current homeowners for taking the initiative to recreate missing wooden windows in keeping with the Secretary of the Interior Standards.

Built in 1932, this L-shaped house, with a lower-level covered porch and upper-level balcony, is an excellent two-story example of the Spanish Revival style. Identified in the 1996 Greater Mid-City Historic Preservation Strategy survey as individually historically significant, the only non-original features are the reproduction windows that were commissioned at some expense to replace non-original vinyl windows. Overall, the house maintains good integrity with quality features, including:

1. The fired red clay mission half barrel tile full roof;
2. The home's asymmetrical façade and varied one- and two-story L-shaped form;
3. The fine sandy stucco wall finishing;
4. The Monterey style second story covered balcony sheltered by the extending hipped roofline;
5. The long side facing covered front porch entryway;
6. The original post and lintel porch and balcony support beams and corbels;
7. The rusticated oversized wooden porch support beams;
8. The wood divided light casement windows of various sizes;
9. The projecting wing wall and solid stucco grille enclosing one side of the covered porch;
10. The large rectangular focal window with bay or boxed window grille utilizing lathe turned spindles;
11. The original sloping stucco end chimney;
12. The upstairs balcony with cut out picket style plank wooden railing;
13. The original raised scored concrete porch and front walkway leading up to the house;
14. The extending upper level with decorative support brackets which support the upper level overhang.

The SOI Standards allow for designing and installing new windows when the historic windows (frames, sash and glazing) are completely missing. “The replacement windows may be an accurate restoration using historical, pictorial, and physical documentation; or be a new design that is compatible with the window openings and the historic character of the building.” In this case, using a combination of example based on original window and French door, and the 1996 historic survey photo provided, the in-kind window replacement allows the excellent architectural design to shine through and to convey its significance. The house remains extremely intact with a significant level of architectural integrity from its 1932 date of construction. The in-kind windows do not convey a false historical appearance, but are reasonably accurate reconstructions based on all available evidence.

Homeowners who conduct restoration work are to be commended and encouraged. They undertook the expense without the benefit of the Mills Act. I urge you to apply the SOI Standards and evaluate this house as it is today – an excellent example of Spanish Revival style architecture that has been well maintained and has excellent integrity.

Respectfully,

Maggie McCann
President
The Heart of Kensington