

**United States Department of the Interior
National Park Service**

For NPS use only

**National Register of Historic Places
Inventory—Nomination Form**

received

SEP 30 1980

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Centrella Hotel

and/or common Centrella Hotel

2. Location

street & number 612 Central Avenue, 150 & 152 16th Street, 145 17th St. Not for publication

city, town Pacific Grove NA vicinity of 16th

state California (93950) code 06 county Monterey code 53

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district building(s)	<input checked="" type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input checked="" type="checkbox"/> agriculture
<input type="checkbox"/> structure	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> site	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> object	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input checked="" type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<input checked="" type="checkbox"/> NA	<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Peninsula Heritage Properties

street & number 1 Wyndemere Way

city, town Monterey NA vicinity of state California 93940

5. Location of Legal Description

courthouse, registry of deeds, etc.

street & number Monterey County Courthouse
240 Church Street

city, town Salinas state California 93901

6. Representation in Existing Surveys

title California Historic Resources Inventory has this property been determined eligible? yes no

date May 1978 federal state county local

depository for survey records California State Historic Preservation Office

city, town PO Box 2390, Sacramento state California 95811

7. Description

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	NA
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

Describe the present and original (if known) physical appearance

The Centrella Hotel complex constitutes a series of three one story and one 2 1/2 story vernacular redwood frame buildings in a small cluster near the center of Pacific Grove.

A variety of horizontal rustic siding with some vertical board and batten has been used throughout the complex. Fenestration is basically 1/1 double hung sash in varying sizes, in some instances paired. One or two fixed and/or case-ment windows appear in the earliest portion of 145 17th Street. All structures are resting on concrete foundations. Roofs are a combination of gable and hip with a variety of composition shingling capping the ensemble.

The oldest structures in the complex are 145 17th Street and the original Centrella Cottage portion of the main hotel (612 Central). The Pacific Grove Review for December 1, 1888, noted that ground had been broken and construction begun on the Centrella Cottage. By May 11, 1889 the Monterey Cypress reported that the new building was receiving "the final touches under the painter's brush." The structure was to be 28' x 45' and contain fifteen rooms "fitted with all the conveniences of a first-class boarding or lodgin house."

This original portion of the larger Centrella Hotel proper is interesting in its attention to decorative detail, especially in the window treatment. Corner blocks and brackets were appended to the window trim surfaces and the sills accentuated by an extended stake point device, below this feature was doubled under some center jambs where paired windows occur. A half-round dowling was incorporated for a delicate drip molding in the form of a label above the windows, and for added accent to highlight the corner blocks employed as decoration in the center of the window trim. The Centrella Cottage was expanded within a short time after its construction; Sanborn maps show the main body of the hotel in place by 1892, in its slightly irregular, but basically rectangular plan. The new wing supported a hipped roof not unlike its predecessor, but pierced at the ridgeline by a series of five dormers: two on either side elevation and one at the facade, centered and facing Central Avenue. This feature was subsequently extended and became the egress to a badly designed spiral metal fire escape, which has been removed to bring the facade back to its original appearance. The dormers have paired 6/1 double sash. The stake point details below the window sills, a variety of coursed shingle types in the vertical extension of flanking angled bays at either side of the facade, capped with bellcast pyramidal witches caps for roofs (shingled originally in a fish scale pattern), and a flat roofed open porch supported by turned and having a pierced, flattened arch spandrel seem to be the only concessions to fashion in this very direct and uncluttered vernacular caravansary.

Four sandstone faced chimneys originally pierced the roofline, two at the front and two towards the rear of the building, which are no longer present. These features are being recreated with wooden mock-ups, again to bring back the appearance of the original hotel. An open, raised, straight approach stairway at the earlier 17th Street entrance is being replaced as well. All doors and hardware on the exterior of the building are stock items that were probably purchased from either Prinz or Lambert, the two leading suppliers of building materials on the Monterey Peninsula at the time of construction.

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

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CONTINUATION SHEET

ITEM NUMBER 7 PAGE 1

Of the three single story cottages within the complex, 145 17th Street is the oldest, having been constructed about the same time as the original Centrella Cottage (1888-89). The remaining original portion is in vertical board and batten, capped with a gable roof and set back from the street somewhat. An addition to the building extended the facade between 1897 and 1905 when this feature appears on the Sanborn maps. The same addition was made on the small cottages at 150 and 152 16th Street; it is believed that this work was completed at the same time to unify the appearance of the hotel complex. The buildings at 150 and 152 16th Street were constructed about 1901 as cottage rentals for the hotel. The additions on all three one story frame cottages are the same width as the originals, but have higher and wider gable roof facing their respective streets, giving a more substantial appearance to these small buildings. These additions also included angled bay windows at their respective facade. The 17th Street cottage bay is capped with a hipped porch roof that protects the open porch entry, while the treatment of the 16th Street buildings have the bay and entrances recessed beneath the new gable extensions. It should be noted that the 16th Street cottages flank each other and are mirror images of one another. Rustic horizontal siding has been employed on all three of these turn-of-the-century additions to the complex.

The Centrella Hotel sits directly across Central Avenue from Chautauqua Hall, (California Historic Landmark No. 839) enhancing the historic setting of this recognized cultural resource. Another nearby neighbor was the old Methodist Assembly Hall, the core of the Pacific Grove Retreat's religious activities, now a vacant lot, having been demolished in 1964 to make way for a development that is yet to appear. The vacant portion of the Centrella Hotel parcel at the corner of 16th Street and Central Avenue has never been developed and is occupied by vegetation. The grounds of the entire Centrella Hotel complex are well planted with a variety of introduced and native trees and plants. Some of them obviously dating to its early period of occupation. No vegetation of import is being removed from its setting. The rehabilitation of the Centrella and its inclusion on the National Register of Historic Places may do much to protect this important focal point of Pacific Grove's early development from a religious campground to the Monterey Peninsula's second city.

The boundaries encompass the entire resource which was Pacific Grove's Centrella Hotel complex as it had evolved by 1905. The boundaries jog around another small cottage at 154 16th Street which was not part of the complex and is not included in the nomination.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1888-89/1892/1905 Builder/Architect Unknown

Statement of Significance (in one paragraph)

The Centrella Hotel is one of the few remaining hotel complexes from the period of Pacific Grove's accelerated transition from a seaside religious campground to that of the second established city on the Monterey Peninsula. The hotel grew from a small single building in 1889 and rapidly expanded into the present main hotel and associated cottages, reflecting the rapid change in Pacific Grove's resort orientation. Located across from the Chautauqua Hall the complex was at the center of local activity. Now restored, it remains an important reminder of the town's early resort history.

With the introduction of the Southern Pacific Railroad to the Peninsula in 1880 and the subsequent construction of the Del Monte Hotel the area entered a new era of rapid growth and expansion as a major visitor and vacation center along the Central California coast. Improvements of every kind began to appear, especially in the establishment and upgrading of all major utility systems from water to electric railways. Pacific Grove's central contribution to this expanded economy was its function as a Methodist religious retreat to the pine forested tent city for their annual three week summer institutes, and after 1879 even larger crowds came to participate in the first Chautauqua in the West with its "moral attractions and the highest grade of concerts and entertainments." Mr. and Mrs. W. H. Beighle came to Pacific Grove about 1886 as professional caterers, establishing themselves in a modest rented building at 143 19th Street offering food and taking in lodgers. When a disastrous fire swept the Del Monte Hotel in 1887, the Pacific Improvement Company immediately constructed the El Carmelo Hotel in Pacific Grove to maintain business levels until the fire damage at the Del Monte could be repaired. This brought an influx of business to the emerging community and introduced even more travellers to the natural beauty and moral benefits of the Grove. The Beighle's whose fame as caterers had spread, soon found themselves crowded with guests beyond the capacity of the quarters they then occupied. In December of 1889 The Beighle's began construction of a new and larger boarding house on 17th Street near the corner of Central Ave., where the new Methodist Assembly Hall was being built across the street from the existing Chautauqua Hall, (California State Historic Landmark No.839). So rapid was the transition from campground to Christian cultural center and community that the Beighle's were forced to expand their new facility to over twice its size in less than two years, and to add several cottages to their property. Originally billed as the Centrella Cottage it soon became the Centrella Hotel, a name which will be continued under the new ownership, Peninsula Heritage Properties, Inc.

9. Major Bibliographical References

Fink, August, Monterey: The Presence of the Past, Chronicle Books, San Francisco, 1972.
 McLane, Lucy N., A Piney Paradise by Monterey Bay: The Story of Pacific Grove, Lawton Kennedy, San Francisco, 1952.
 Pacific Grove: An Early Seaside Retreat Revisited, City of Pacific Grove, 1978.

10. Geographical Data

Acreeage of nominated property .31

Quadrangle name Monterey Quadrangle

Quadrangle scale 1:24,000

UTM References

A

110	596	8610	410	513	31710
Zone	Easting		Northing		

B

Zone	Easting		Northing		

C

Zone	Easting		Northing		

D

Zone	Easting		Northing		

E

Zone	Easting		Northing		

F

Zone	Easting		Northing		

G

Zone	Easting		Northing		

H

Zone	Easting		Northing		

Verbal boundary description and justification Boundaries encompass the limits of the Contrella Hotel complex of 1905. Property is an irregular parcel beginning at the north east corner of 17th Street and Central Avenue, going north along 17th Street for a distance of 120', then east 70', south 15', east 70', south 45', west 70', south 30', east 70', south 30', and west 140' to point of origin.

List all states and counties for properties overlapping state or county boundaries

state n/a code county n/a code

state code county code

11. Form Prepared By

name/title Kent L. Seavey/Historical Consultant

organization n/a date December 1981

street & number 310 Lighthouse Ave. telephone (408) 375-8739

city or town Pacific Grove state California (93950)

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature K. M. Ellon

title State Historic Preservation Officer date 9/29/82

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I hereby certify that this property is included in the National Register

Delores Byers
Keeper of the National Register

Entered in the
National Register

date 10/29/82

Attest: _____ date _____

Chief of Registration

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

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CONTINUATION SHEET

ITEM NUMBER 9

PAGE 2

Monterey Cypress, March 16, 1889

_____, April 6, 1889

_____, April 20, 1889

_____, May 11, 1889

_____, June 1, 1889

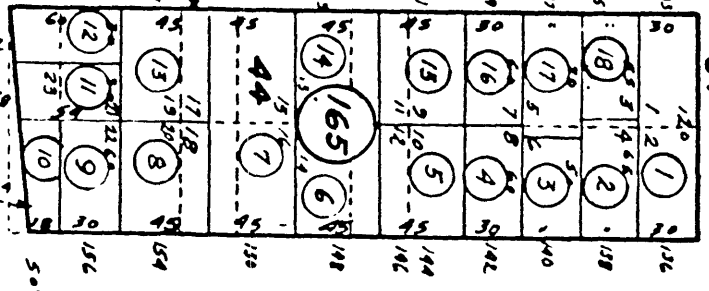
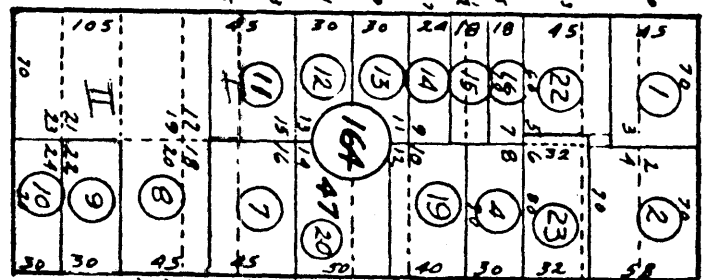
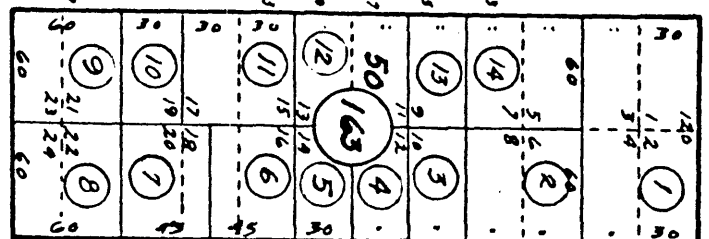
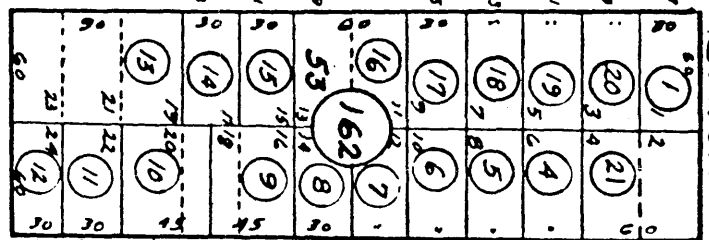
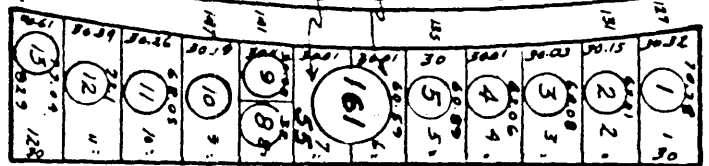
_____, December 14, 1889

Pacific Grove Review, December 1, 1888

Sanborn Maps of Pacific Grove for the years 1888, 1892, 1897 and 1905.

CALEDONIA PARK

CALEDONIA ST

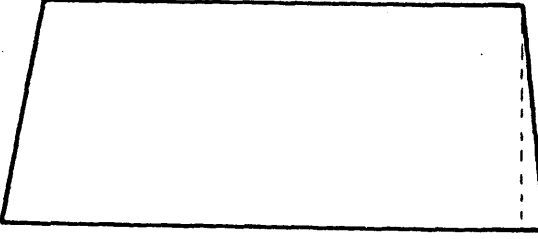
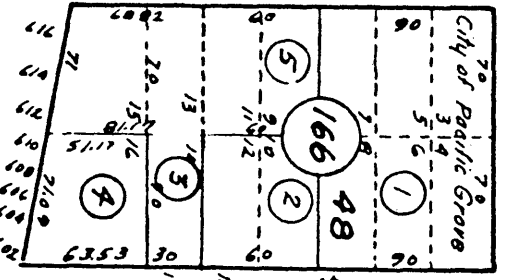
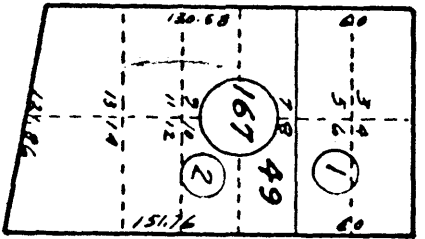
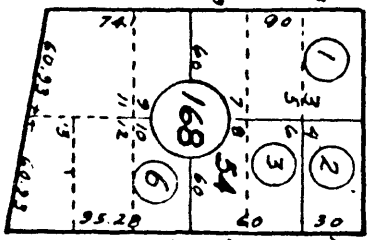
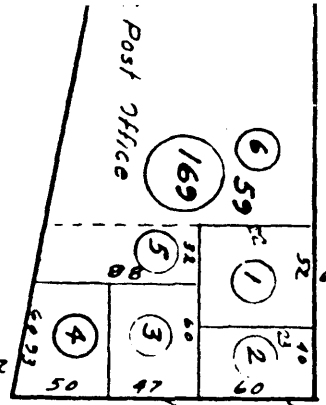


UNION ST
5
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ST
AV

CENTRAL

AVE

CITY OF P.G.



FOREST

LIGHTHOUSE

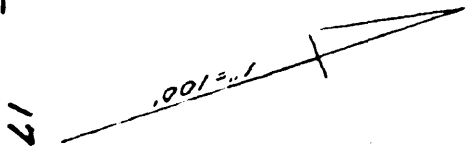
AVE

29

THIS DIAGRAM FOR LOCATION PURPOSES ONLY
COAST COUNTIES LAND TITLE COMPANY

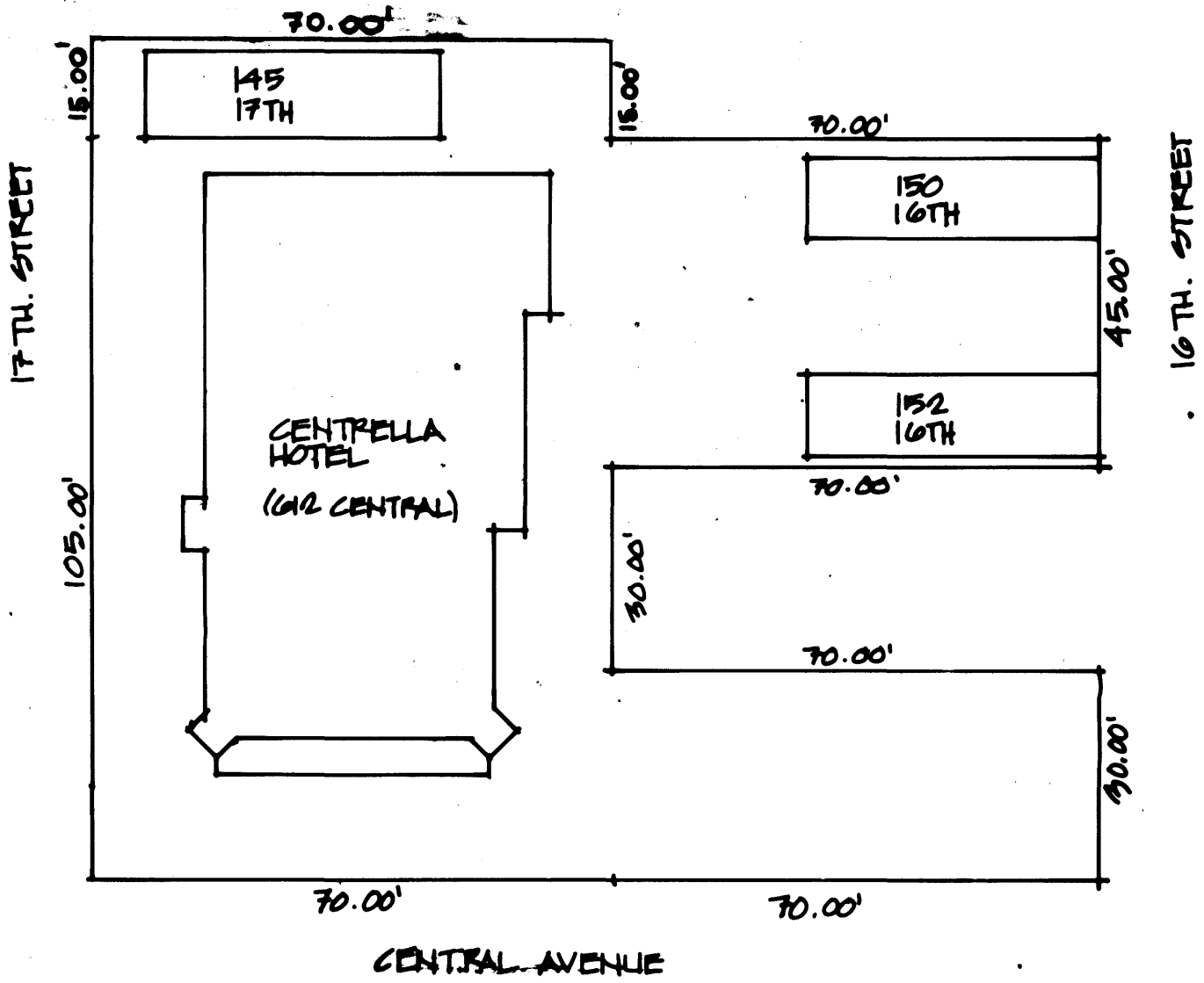
Centrella Hotel
Pacific Grove, Monterey Co.,
California

AP# 006-164-08, 10, 11



17

CENTRELLA
HOTEL
PACIFIC GROVE, CA.



LEGAL DESCRIPTION
 AP # 6-164-8, 10, & 11.
 LOTS 15, 16, 19, 20, 21, 23 & 24
 & THE SOUTHWESTERLY
 1/2 OF LOT 18 IN
 BLK 47 OF PACIFIC GROVE
 RETREAT.
 LAND AREA: 15,750 S.F.
 IMPROVED AREA: 12,110 S.F.