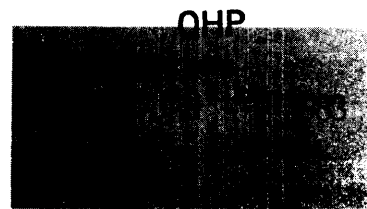


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AUG 27 1982

**United States Department of the Interior
Heritage Conservation and Recreation Service
National Register of Historic Places
Inventory—Nomination Form**



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

1. Name

historic Blue Anchor Building (California Fruit Exchange)

and/or common Same

2. Location

street & number 1400 Tenth Street _____ not for publication

city, town Sacramento N/A vicinity of congressional district 3rd

state California code 06 county Sacramento code 067

3. Classification

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

4. Owner of Property

name State of California, Department of General Services

street & number 915 Capitol Mall

city, town Sacramento N/A vicinity of state California 95814

5. Location of Legal Description

courthouse, registry of deeds, etc. County Recorder's Office

street & number 901 "G" Street

city, town Sacramento state California 95814

6. Representation in Existing Surveys

title City of Sacramento
Historic Resources Inventory has this property been determined eligible? yes no

date 1981 federal state county local

depository for survey records Sacramento City Planning Department, 915 I Street

city, town Sacramento state California 95814

10

7. Description

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

* interior

Describe the present and original (if known) physical appearance

The Blue Anchor Building is an "L" shaped, two story structure constructed of steel and concrete, finished in stucco, and capped by a low-pitched red tile roof. The building is eclectic in style with Spanish Colonial Revival predominating. Its most distinctive architectural feature is a two- and-a-half story tower at the junction of the two wings of the building. The building is located on the southwest corner of Tenth and "N" Streets and has a commanding view of the State Capitol Building.

The longest of the two wings faces on Tenth Street and contains the main entrance. Its facade is interrupted by eight pairs of rectangular, metal-casement windows on both the first and second stories. Simple pilasters with capitals separate the windows in each pair. The main entrance is flanked by large stylized pilasters of Classical derivation. The area above the main entrance and around the window above it is ornamented with cornucopia, scroll work, and other details. The main entrance contains red tile stairs and landings, a multicolored mosaic tile ensignia of the California Fruit Exchange on the first landing, and seven foot metal gates.

The shorter of the two wings facing on "N" Street is stylistically similar to the longer wing. On the first floor there are four pair of rectangular, metal-casement windows. On the second floor there are three pair of rectangular windows and a grouping of three windows over a balconet supported by consoles and ornamented with floral panels and dentil courses. Both wings have a simple cornice with a dentil course.

A two-and-a-half story tower lies at the junction of the two wings. On the first floor there are three rectangular metal-casement windows, and on the second floor five smaller arched windows. The upper and lower banks of windows are separated by a projecting belted course supported by consoles, serving visually as a balcony, and ornamented with panels of floral design. Below the cornice are six quatrefoil shaped vents. The tower is capped by a shallow-coned, red tile roof.

The other sides of the building are relatively plain. A walled, Spanish-style courtyard with a fountain lies at the rear of the building. The building also has a full basement, originally used for record storage.

The only changes to the exterior of the building appear to be painting of the walls and window casements and removal of the Classical urns that originally capped the large pilasters on either side of the main entrance. Originally, there apparently was a free-standing garage at the rear of the building, which has since been demolished. The interior of the building has been modified at several points over the years although many of the original details still remain. The major modification to the interior was the conversion of a large assembly room on the second floor into offices about 1940.

The Blue Anchor Building looks out across the intersection of Tenth and "N" Streets to the State Capitol Building. The block containing the building is bounded on the north by the State Library Building and on the east by a six-story state building. On the south side, the Blue Anchor Building is separated from a five-story state parking garage by an alley. A state parking lot abutts the building on the west side. A high-rise state office building lies across Ninth Street between "N" and "O" Streets. Mature deciduous trees planted in the 1940s line Tenth and "N" Streets in front of the building.

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 checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates 1931

Builder/Architect Starks and Flanders

Statement of Significance (In one paragraph)

The Blue Anchor Building served as home of the California Fruit Exchange during its most rapid period of growth, from 1932 to 1966. With over 1,000 growers representing all major producing areas of the state and gross sales of over \$60 million in 1981, the California Fruit Exchange is the world's largest deciduous fruit marketing cooperative. The building, a notable example of the Spanish Colonial Revival design of the period, was designed by the locally prominent firm of Starks and Flanders, architects of many of Sacramento's civic and commercial buildings.

While the history of deciduous fruit tree cultivation in California dates back to the late eighteenth century, it wasn't until the Gold Rush that commercial production of fruit became profitable. Early production proved so successful that by 1869, about 300 tons of fresh fruit was sent East by the new transcontinental railroad. (A.J. Schoendorf, *History of the California Fruit Exchange*, p. 1.) Despite this early success, growers recognized that profitable development of California's fruit industry was dependent upon favorable freight rates, successful promotion in East Coast markets, and cooperative marketing efforts.

After several short-lived efforts between 1869 and 1901 to establish a cooperative marketing organization for fresh deciduous fruits, growers from throughout California incorporated the California Fresh Fruit Exchange in 1901 as a statewide cooperative to market California fresh fruit throughout the world and to help solve technical and financial problems facing growers in the packing and shipping of fruit. In 1903 the California Fresh Fruit Exchange was reincorporated as the California Fruit Exchange.

Since its incorporation, the Exchange has maintained its headquarters in Sacramento. Until 1913, it was located on Jay Street between Third and Fourth Streets. In 1914, the Exchange moved to the newly constructed California Fruit Building at the corner of Fourth and Jay Streets built by local interests to house several fruit-shipping companies.

Needing more office space, and wanting to take advantage of the low real estate values and reduced building costs prevailing at the time, the board of directors of the Exchange purchased a lot at the corner of Tenth and "N" Streets, diagonally opposite the State Capitol Building for erection of the Exchange's own building. On August 24, 1931, Exchange President James J. Brennan turned the first spadeful of dirt for the new building. The building was completed at an estimated cost of \$115,000 and formally occupied on February 15, 1932.

9. Major Bibliographical References

See Attached

10. Geographical Data

Acreege of nominated property .29 acres

Quadrangle name Sacramento East, California

Quadrangle scale 1:24000

UMT References

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Verbal boundary description and justification Parcel Number 006-211-2 (Sacramento County Assessor). Building occupies an 80' x 160' lot at the southwest corner of Tenth and "N" Streets. Described as Lot 4 in the block bounded by "N" and "O", Ninth and Tenth Streets of the City of Sacramento. Boundaries encompass the existing limits of the historic resource; the

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

state N/A code county N/A

state N/A code county N/A

site of a garage which stood on a portion of an adjacent lot is now occupied by parking and is not included.

11. Form Prepared By

name/title Larry Mintier/Steve Rikala

organization State Office of Planning and Research date 8/25/82

street & number 1400 Tenth Street telephone 916/445-1114

city or town Sacramento state California 95814

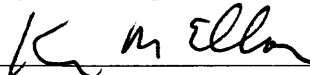
12. State Historic Preservation Officer Certification

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 Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature



title State Historic Preservation Officer

date 12/28/82

For HCERS use only

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

fn 
Keeper of the National Register

date 7-3-83

Attest:

Chief of Records

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

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CONTINUATION SHEET

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8. Significance

The building was designed by Sacramento architects Starks and Flanders. Leonard F. Starks was born in Healdsburg, California in 1891. He studied architecture in San Francisco under a duplicate study system of the Paris Ecole des Beaux Arts. Starks first worked as a designer on the Panama-Pacific International Exposition in San Francisco (1913-1915). After his San Francisco experience, Starks moved east first to Washington D.C., and then to New York City, where he became office manager for Thomas W. Lamb. Over the next three years Starks assisted Lamb in the design of many of New York's most spectacular theatres including the Rivoli and the Capital. In 1921, Lamb sent Starks to Sacramento to design a chain of Pacific Coast theatres for the Famous Players theatre chain. When an antitrust action blocked Famous Players from building a Sacramento theatre, Starks formed his own architectural firm.

Edward Flanders was born in Butte, Montana in 1889. He also studied architecture in San Francisco where he met Starks in 1913. Described in a 1941 obituary as a "protege of Charles Peter Weeks," Flanders spent his early architectural training in San Francisco as head draftsman for Weeks. In 1924 he joined Starks as junior partner in the firm of Starks and Flanders. He died in Sacramento in 1941.

Between 1921 and 1941 Starks, and from 1924 to 1941 Starks and Flanders, designed an impressive array of Sacramento's major civic and commercial buildings including the Fox Senator Theatre, the Alhambra Theatre, the Elks Temple, C.K. McClatchy High School, and the Federal Courthouse and Post Office. They were also involved in the design of numerous commercial buildings and several private residences throughout the Sacramento and San Joaquin Valleys.

The Blue Anchor Building was dedicated to the memory of George H. Cutter, founding member of the Exchange and for 16 years, its president. It was Mr. Cutter who devised the "Blue Anchor" as the insignia of the Exchange.

The California Fruit Exchange continued to occupy the building until 1966, when the State of California purchased it and the Exchange built a new facility in Northeast Sacramento. The building has been occupied since 1966 by several state agencies, including most recently, the Governor's Office of Planning and Research.

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

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CONTINUATION SHEET

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Blue Anchor Building (Calif. Fruit Exch.)
 1400 Tenth Street
 Sacramento, Sacramento County
 California

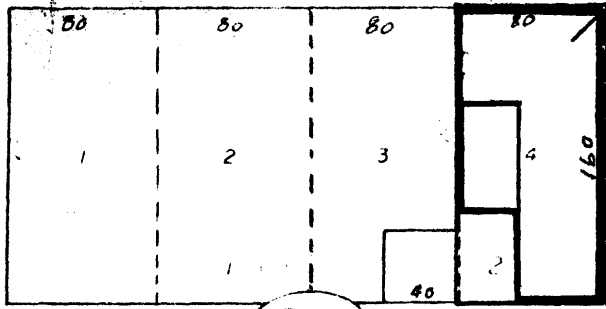
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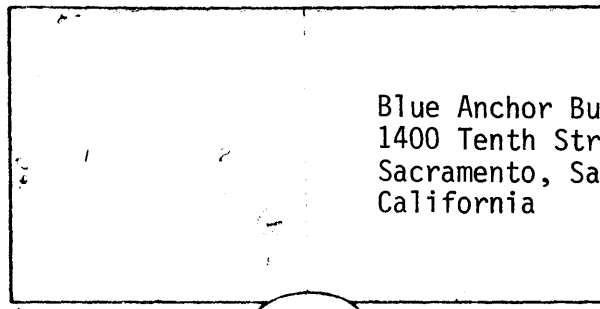
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BLUE ANCHOR BUILDING

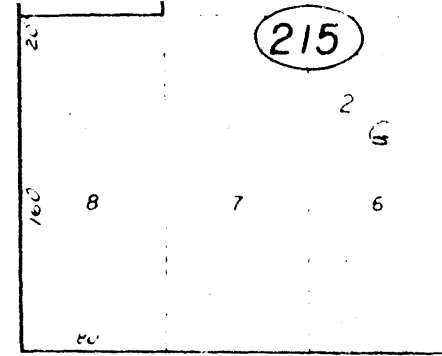
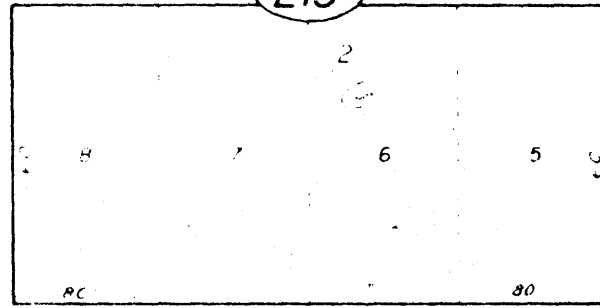
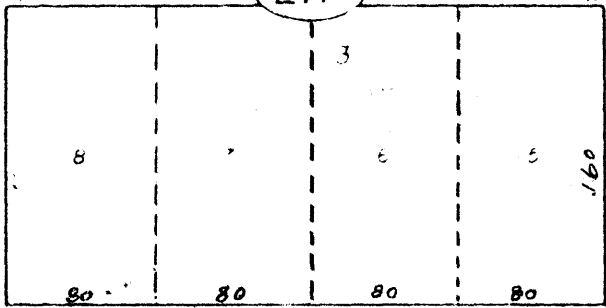


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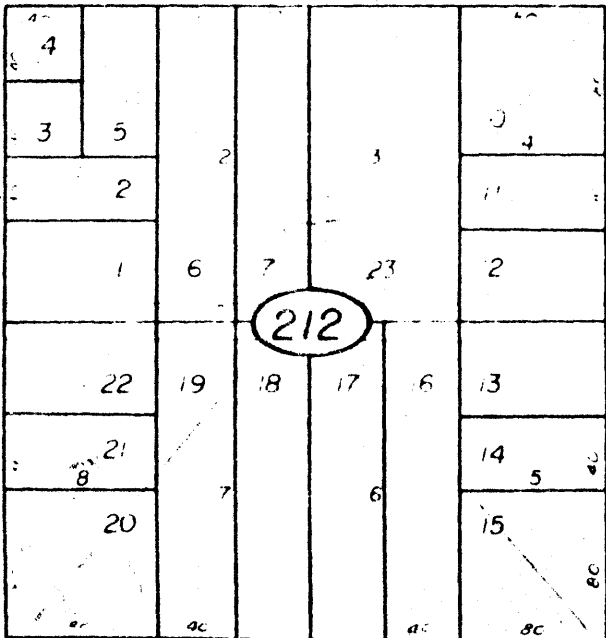


Blue Anchor Building (Calif. Fruit Exch.)
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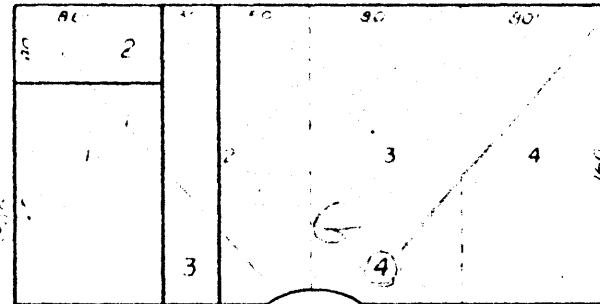
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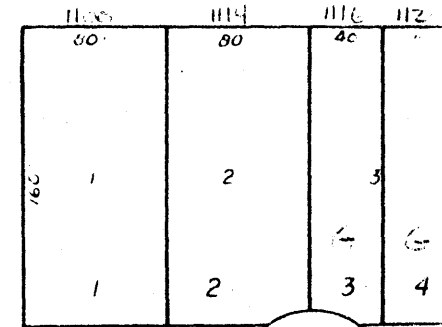
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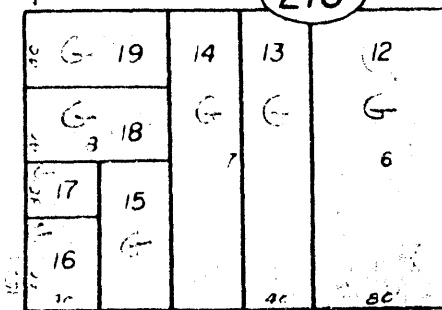
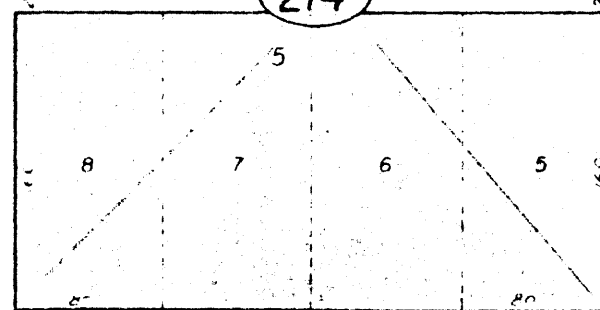
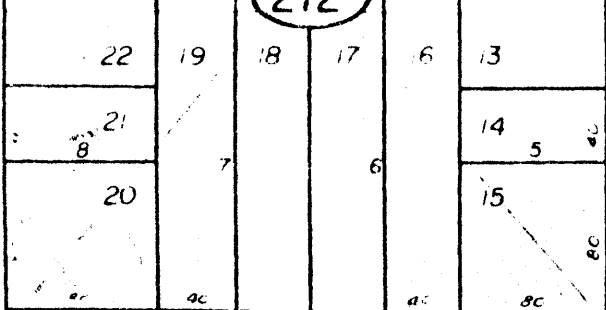


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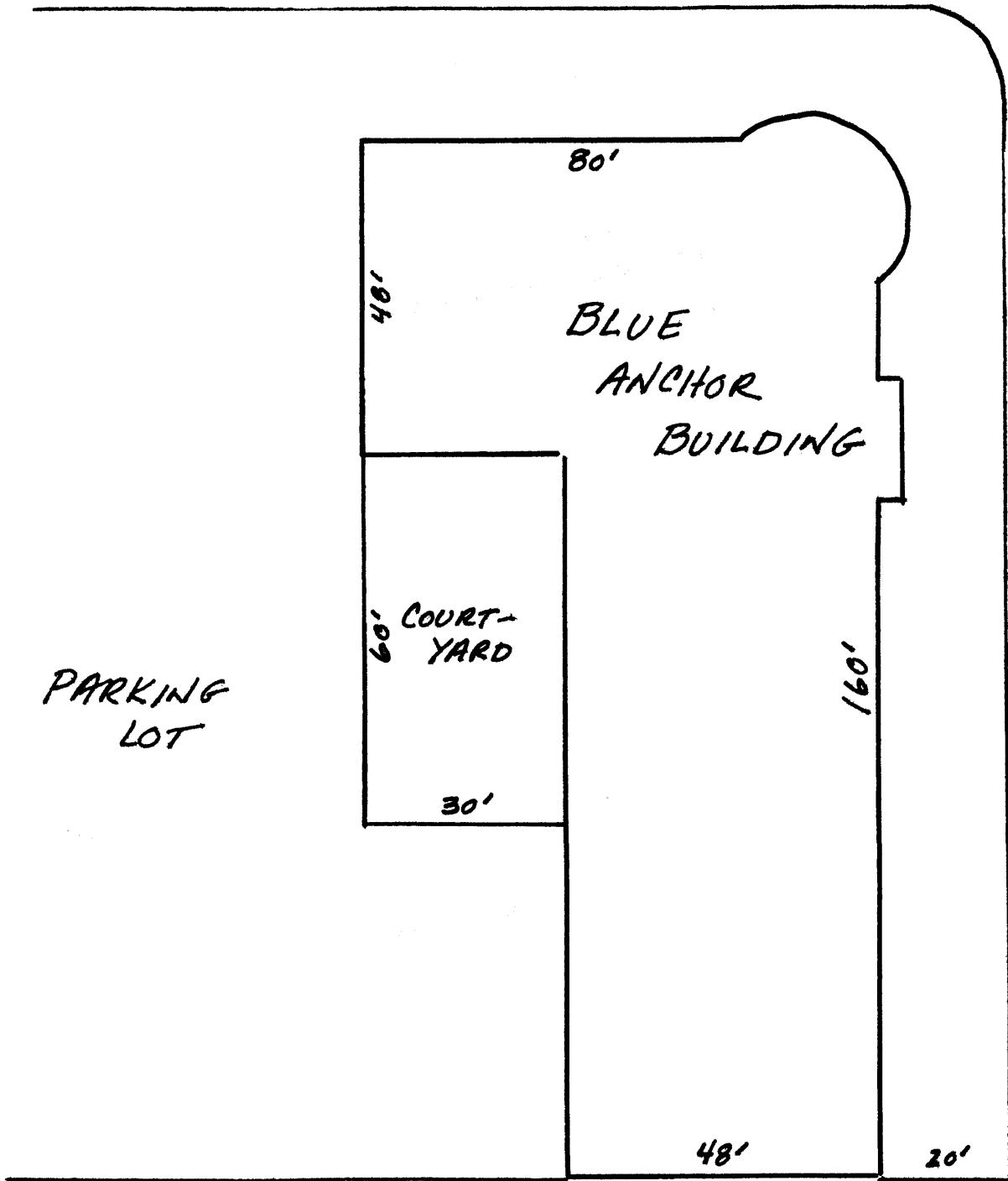
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Blue Anchor Building (Calif. Fruit Exch.)
1400 Tenth Street
Sacramento, Sacramento County
California



N STREET



TENTH STREET

ALLEY