

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

**National Register of Historic Places
Continuation Sheet**

Section number _____ Page _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 91000942 Date Listed: 8/5/91

Samuel Bingham House San Diego CA
Property Name County State

Lilian Rice Designed Buildings in Rancho Santa Fe MPS
Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

for *Antonia M. [Signature]*
Signature of the Keeper

8/5/91
Date of Action

=====
Amended Items in Nomination:

Classification: The Category of Property is a building, not a district.

This information was confirmed with Cynthia Howse of the California State Historic Preservation Office.

This will not be counted in an audit.

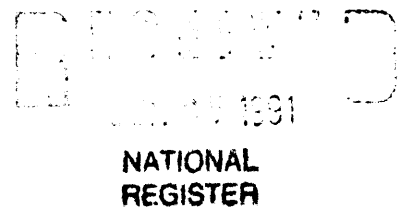
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DISTRIBUTION:

- National Register property file
- Nominating Authority (without nomination attachment)

NPS Form 10-900
(Rev. 8-86)

OMB No. 1024-0018

United States Department of the Interior
National Park Service



NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM

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1. Name of Property

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historic name: Bingham, Samuel, Residence

other name/site number: none

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2. Location

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street & number: 6427 La Plateada

not for publication: NA

city/town: Rancho Santa Fe

vicinity: NA

state: CA county: San Diego

code: 073

zip code: 92067

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3. Classification

=====

Ownership of Property: Private

Category of Property: District

Number of Resources within Property:

Contributing	Noncontributing	
__1__	__0__	buildings
__0__	__0__	sites
__0__	__1__	structures
__0__	__0__	objects
__1__	__1__	Total

Number of contributing resources previously listed in the National Register: __0__

Name of related multiple property listing: Lilian Rice Designed Buildings in Rancho Santa Fe, California

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this XX nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property XX meets does not meet the National Register Criteria. See continuation sheet.

Signature of certifying official: Kathryn Guathrie Date: 6-12-91

California State Historic Preservation Officer

State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Signature of commenting or other official Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby certify that this property is:

- entered in the National Register See continuation sheet.
determined eligible for the National Register See continuation sheet.
determined not eligible for the National Register
removed from the National Register
other (explain):

Signature of Keeper: Antonia Bee Date of Action: 8/5/91

6. Function or Use

Historic: Domestic

Sub: Single Family

Current : Domestic

Sub: Single Family

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7. Description
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Architectural Classification:

Spanish Colonial Revival

Other Description: NA

Materials: foundation: Concrete roof: Tile
 walls: Stucco

Describe present and historic physical appearance. X See continuation sheet.

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8. Statement of Significance
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Certifying official has considered the significance of this property in relation to other properties: at the state level in area of community planning and at local level in area of architecture.

Applicable National Register Criteria: C

Criteria Considerations (Exceptions) : NA

Areas of Significance: Architecture

 Community Planning and Development

Period(s) of Significance: 1930

Significant Dates : 1930

Significant Person(s): NA

Cultural Affiliation: NA

Architect/Builder: Rice, Lilian Jenette

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.
 X See continuation sheet.

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9. Major Bibliographical References
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X See continuation sheet.

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested.
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary Location of Additional Data:

- State historic preservation office
- Other state agency
- Federal agency
- Local government
- University
X Other -- Specify Repository: Rancho Santa Fe Association

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10. Geographical Data
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Acreage of Property: 17.18 acres

UTM References: Zone Easting Northing Zone Easting Northing
A 11 482380 3654000 B 11 482420 3653900
C 11 482320 3653900 D _____

___ See continuation sheet.

Verbal Boundary Description: ___ See continuation sheet.

Assessor's Parcel Number 266-321-19
Rancho Santa Fe, Block 27, Lot 2 (Arb 19)

Boundary Justification: The boundary includes all the land that has historically been associated with the property.

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11. Form Prepared By
=====

Name/Title: Ray Brandes, Ph.D. (Revised by OHP 1/17/91)
Organization: Historian Date: November 6, 1990
Street & Number: 2725 Barnson Place Telephone: (619) 296-8619
City or Town: San Diego State: CA ZIP: 92103

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Bingham Residence

The Bingham residence is a two-story stucco and frame building designed and built in 1930 by Lilian Rice. The home is a massive structure with well over 5,000 square feet of living space. The home is evidence that Rice had the ability to design and provide a large estate with features that made for a very liveable home in the Spanish Colonial Revival style.

The home sits in the middle of orchards, but is related to the area immediately surrounding the home where there are a variety of palms, semi-tropical bushes and trees that in part cover an arbor and the side of the main facade. The second story has a balcony with a wrought iron railing fronting double doors. The added touches are the curved exposed beams overhead and the carved support brackets below.

The home is "U" shaped, with a long wing on the north side, and a very short wing on the south side. The home is in pristine condition and does not appear to have had any alterations since the original date of construction. Among the Rice designed Colonial Revival style estate structures, this one has a different facade with the arcaded walkway along the north side of the house; the brick tiled front porch, and a garage entry beneath an arbor. Windows in the rear patio are small, and barred. The north wing of the home has a por which faces south to the patio area. Clay tile roofing covers the open porch on this wing which is supported by 4 x 4 beams. The rear of the home has been landscaped with a variety of shrubs and flowers and the pool is in this area.

The interior is stucco plastered over lath. Floors are hardwood with some pavers in certain areas, and linoleum in other appropriate areas. Two chimneys seen from the front facade are capped with decorated brick spark arresters. The cap of the chimney in the center of the house is made of red clay tile which forms a peak. The other chimney has a rectangular brick balustrade around the cap of the chimney. The center fireplace can be seen from either the front or the rear facade.

The principle front door appears to be original, of strong dark wood; the doors to the garage, which is attached to the house as a part of the south wing, are also original. Some doors, particularly those leading from the patio into the main house, are of a later vintage. Windows are extremely varied from single to multi-paned; single and double sash, vertical and horizontal and are original wood casement.

While no building or planting record is available, large older trees and shrubs surround the home. A swimming pool was added in 1980 in the southeast parcel.

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Bingham Residence

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The Bingham Residence is significant under Criterion C in the architectural history of Rancho Santa Fe as an excellent example of the domestic architecture designed by Lilian Rice in the Spanish Colonial Revival style and in the community planning and development history of California as a component of a carefully laid out group of buildings over a large planned area. The arched walkways, the tiled covered porch at the rear of the house, the varied and overlapping red tiled roofs, and the varied window treatment exhibit Rice's attention to detail in the idiom of Spanish Colonial Revival. The house is beautifully sited, exhibiting another Rice strength. The building exhibits the major characteristics of its property type, making it eligible for the National Register in the context of The Work of Lilian Jenette Rice in Rancho Santa Fe During the Years 1923-1938.

The house was built for Samuel Bingham, a native of Hartford, Connecticut, who had retired from the manufacturing business. Bingham imported stands of trees and shrubs to give shade and color to the property. Some are Brazilian skyflower and Brazilian pepper trees, which have grown to remarkable size and heights, providing shade and privacy.

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(Property Name) Page #⁷
Samuel Bingham Residence

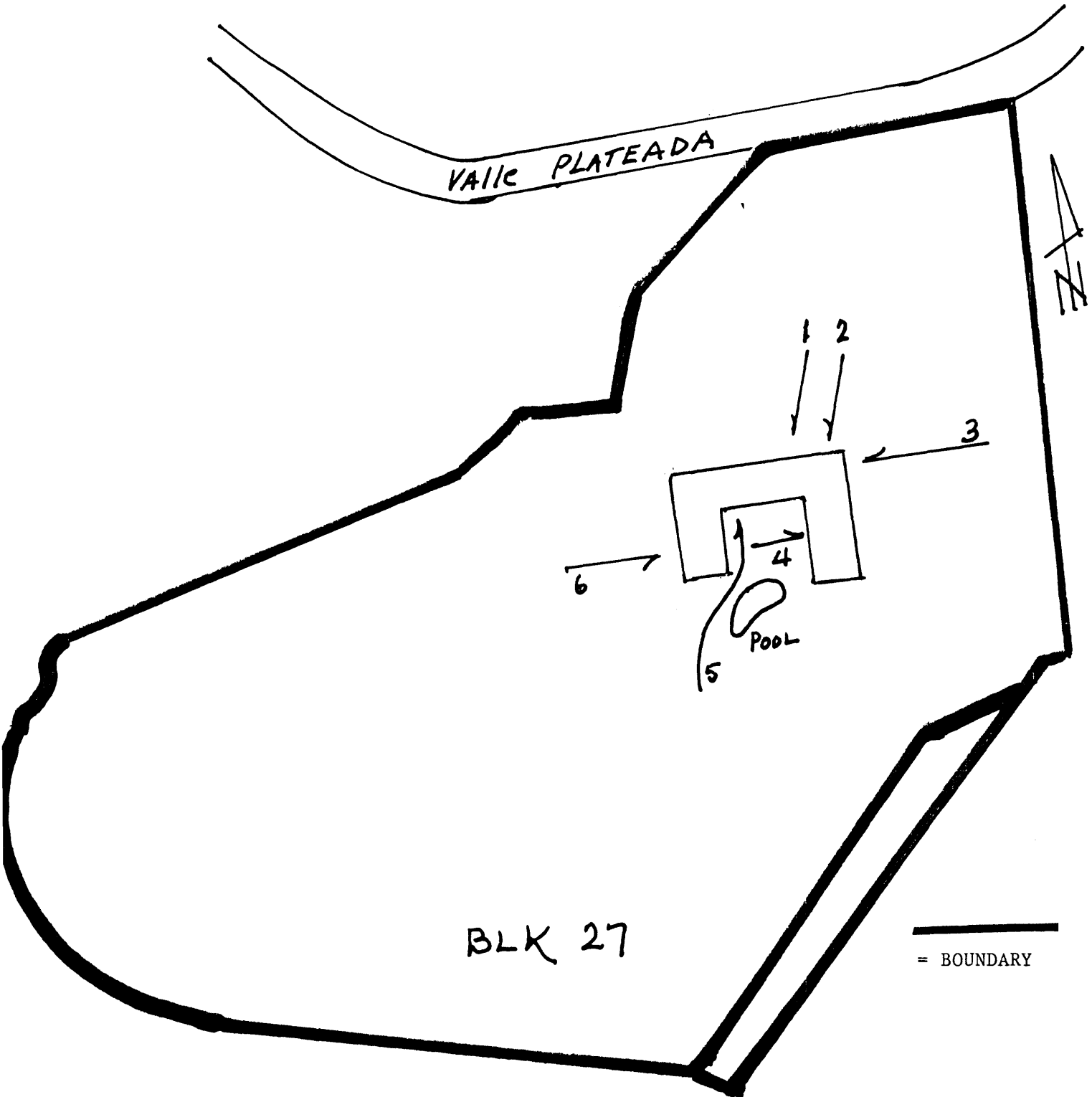
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Rancho Santa Fe Art Jury Minutes, July 24, 1928; April 13, 1929
Notice of Completion, May 29, 1931, Book 102, Lot 4.
Photograph File 129, Rancho Santa Fe Historical Society.

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*Bingham Residence
6427 La Platerada
Rancho Santa Fe, CA
San Diego County*

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National Register of Historic Places Continuation Sheet

Section number _____ Photographs _____ Page 1

Following information is the same for all photographs.

Samuel S. Bingham Residence, 6427 La Plateada, Rancho Santa Fe, CA. 92067

Photographer, negatives on file: Phyllis Paul, Box 2034, Rancho Santa Fe, CA.

Dates if photos: August, September 1990.

1. View of main facade, east to west.
2. Courtyard to the right of main entrance, looking south.
3. View of porch over front entrance on second floor. Note the corbels and beam treatment.
4. Distant view of #3 . Corbels reflect the same treatment in balcony supports. Note the recessed window and the simple yet beautiful railing.
5. Living room wing of home overlooking grassy patio area. A rain gutter is hidden behind the corbels under the eaves. The downspout, a Rice signature in many of her homes is visible to the right. View looking north.
6. Note the variation in roof line, unusual corbels in this view of the second floor of the home on the south wall.
7. A close up of the Rice designed downspout. These had been made of copper and have aged and become a beautiful weathered green color.
8. View facing north to south of living room wing. Note brick treatment of chimney and the roof line of the second floor to add visual interest.
9. Another Rice detail often found in her Rancho Santa Fe designs; a small opening to view the landscape, this time containing a bell.
10. View of the lush plantings surrounding the approach to the front entrance. The house appears to compliment the landscape, never to overwhelm it.