

**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 HOTEL STOCKTON

and/or common Public Assistance Offices, County of San Joaquin

2. Location

133 E. Weber Avenue (Occupies entire block bounded by Weber, Hunter, Bridge,
street & number and El Dorado Streets) not for publication

city, town Stockton vicinity of _____ congressional district 14

state California code 06 county San Joaquin code 077

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 checked="" 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 checked="" type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> government <input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial <input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military <input type="checkbox"/> other:

4. Owner of Property

name County of San Joaquin

street & number 222 E. Weber Street

city, town Stockton vicinity of _____ state California 95202

5. Location of Legal Description

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

street & number 222 E. Weber Avenue (1st Floor)

city, town Stockton state California

6. Representation in Existing Surveys

title SEE CONTINUATION SHEET has this property been determined eligible? yes no

date _____ federal state county local

depository for survey records _____

city, town _____ state _____

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input 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 Hotel Stockton is an outstanding local example of a large-scale commercial application of the Mission Revival **Style**. This large (252 rooms, over 200,000 square feet) edifice occupies the entire "mini-block" bounded by El Dorado Street on the west, Hunter Street on the east, Bridge Street on the north, and Weber Avenue on the south. It is presently the northwest boundary of Hunter Plaza, site of the principal public buildings in San Joaquin County and focal point of the central business core of downtown Stockton.

The forms and masses, in conjunction with the irregular hipped and dormered roofline which is articulated in sheet metal roofing formed to simulate red mission "tile", gives the Hotel Stockton a **striking** and highly visible presence, reinforcing its preeminent position as "flagship" of the Delta and landmark of old downtown Stockton.

The structure, executed in a steel reinforced concrete frame (first known use of such a structural system in the San Joaquin Valley) and supported on 1777 wooden piles over what was once a part of the Stockton Channel, is basically a five-story (with basement) building with a cement plaster envelope. The ground story is of mezzanine height; the succeeding four stories are capped by a **raised central block**. The elements of the building are composed in a complex but symmetrical arrangement of hipped towers, dormers, and verandas.

(SEE CONTINUATION SHEETS)

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RECEIVED	FEB 19 1981
DATE ENTERED	APR 1 1981

CONTINUATION SHEET

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HOTEL STOCKTON

This large, rectangular-shaped structure is bounded by public right-of-way (streets) on all four sides. The south elevation (Weber Avenue) faces an open public space known as Hunter Plaza. This south elevation constitutes the main facade and features a massive *espadaña* of five stories in height that is flanked on both sides by domed towers, and penetrated by a symmetrically placed four-story high compound archway that features a balconet on the 4th floor and a projecting bay on the 2nd and 3rd floors. The curvilinear gable is further decorated with quatrefoil-like niches at the top center and on the flanks on the 2nd and 3rd floors, and is fenestrated by pairs of transomed windows on the 2nd, 3rd, and 4th floors. Visible from all sides is the raised centralblock above the 5th floor which is executed in a large hipped roof covered with sheet metal "red mission tiles," flanked by saucer-domed and compound arched towers and capped by a "lantern" tower of similar design.

The major portion of the structure extends east and west from the central raised centralblock and consists of five-story wings terminated at the corners by tower-like elements capped with pyramid roofs flanked on the corners with the typical domed towers with an ascending order of fenestration treatment consisting of tall paired rectangular windows with multi-paned transoms on the 2nd and 3rd floors. A similar pair of windows with arched transoms occur on the 4th floor and a series (4) of multi-paned windows occur on the 5th floor.

The guest room wing facades are treated in descending order by a 5th floor attic story projecting from the main roof plane and fenestrated by a series of multi-paned windows. The 4th floor features a projecting colonnaded balcony with decorated exposed rafters and girders and a turned post balustrade. The 3rd and 4th floors feature fairly blank walls with only the sequence of paired windows for fenestration and quatrefoil-like niches for decoration.

The ground story, which is of mezzanine height, features a colonnaded portico for the length of the main building. The entrance is defined by a curvilinear portico which serves as the springboard for an altered balustrade that occurs at the arcade roof line. The western portion of the structure is an addition to the main part of the building which was executed two years after the opening to the Hotel Stockton and is basically a continuation of the ground story and the second floor. The second floor is treated in an arcaded balcony defined by three large semi-circular arches. The 3rd floor of the western addition becomes a roof top pavillion accentuated by a colonnaded and trellised veranda of decorated and exposed rafters that terminate at the corners in the typical pergola-like structure with the pyramid roof and domed towers with balustraded balconies projecting on corbelled brackets. The ground story on the east, west, and south elevations are of the usual high and wide commercial storefronts with multi-paned transoms and the alterations are generally of a minor consequence. The east, west, and south ground stories have a ceramic tile wainscot at the sidewalk level.

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HOTEL STOCKTON

The west elevation (El Dorado Street) is primarily a repeat of the western portion of the south elevation with the exception that the second floor facade treatment consists of a single semi-circular arch with balcony centrally located with the fenestration on either side of the arch consisting of a series of paired and single windows of the same type as on the second floor of the main lobby.

The north elevation (Bridge Place) is similar to the south facade with the following exceptions. Since the building is practically at curbside it is the "back of the building" reserved primarily for service and delivery functions. The facade is correspondingly very blank. The large curvilinear gable of the south facade is not repeated, instead, a futile and distorted attempt at a smaller scale curvilinear gable is utilized in conjunction with a large "chimney-like" (mechanical chase) tower. The window treatment is the typical sequence of paired, double hung, tall windows with the multi-paned (sheet metal?) transoms dominating the blank stucco facade. The center portion of the facade is dominated by an early fire escape. The western portion of the north facade is almost identical to the western facade, except that it also is desecrated by a clumsy recently installed exposed steel stairway (fire escape).

The east elevation (Hunter Street) is correspondingly blank compared to the south facade. The window treatment is similar to the north facade, and the one distinguishing feature of this view is the centrally located light and fire escape courtyard that bisects the east facade and extends west to the line of the raised central block. This point of interest is also unfortunately dominated by the recent insensitive installation of exposed (unpainted) steel stairs to serve as fire escapes. The ground story is fairly well blocked off also with the space between the piers, usually occupied by the storefronts, having been infilled with stucco. The final bit of embellishment is a ceramic tile wainscot at the sidewalk level. There is no landscaping at any of the street levels, since the building is built to the property line. The desecration and/or alterations over the years have been of a minor nature and can be mitigated, and generally speaking, the edifice is in remarkable physical condition.

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 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 checked="" type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input checked="" type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates 1910 **Builder/Architect** Edgar B. Brown

Statement of Significance (in one paragraph)

The Hotel Stockton is significant as a well-executed, large-scale application of the Mission Revival Style (Criterion C). It is also significant for its association with events important to the commercial and political development of Stockton, serving both as a prominent downtown hostelry and as a seat of city and county government (Criterion A).

The Hotel Stockton, designed by Stockton architect Edgar B. Brown, is, like the Mission Inn in Riverside and the second Arlington Hotel (now demolished) in Santa Barbara, a large scale Mission Revival hotel built early in the twentieth century, at the peak of popularity of that regional style. The structure is also significant in the local context as the first known structure to be built in the San Joaquin Valley utilizing a steel reinforced concrete frame. The hotel opened in 1910 and the roof garden pavillion was added two years later. The hotel featured fine diningrooms, a spacious lobby with its renowned "Indian motif" fireplace, and a music gallery. The hotel was a popular spot for dining, dancing, and watching the sun set over the Stockton Channel and Mt. Diablo on the western horizon. The hotel was laid out with 252 rooms, 200 of which were equipped with connecting bathrooms. The grand opening was a gala local affair, featuring the Andrew Blossom Orchestra with vocalist Frank Thornton Smith. During its early years, the hotel was a favorite temporary residence for entertainers performing at the nearby Yosemite Theater. Stage luminaries registering here included Lilian Russel, Sarah Bernhardt, John Drew, and David Warfield.

In addition to its long role as a "grand hotel," the Hotel Stockton has since 1912 served as a seat of local government. This exceptional fact owes both to the proximity of the hotel to the government buildings of the City of Stockton and San Joaquin county, as well as the spacious accommodations of the structure. In 1912, the Hotel Stockton served as the Stockton City Hall when city offices were moved from the old courthouse where they shared space with the county. The Council Chambers were located on the second story, and the facility also housed the office of the City Commissioners, City Engineer, Harbor Master, Health Department, Park Department, Building Inspectors, Superintendent of Streets, Tax Collector, and Treasurer. The City Hall offices remained in the Hotel Stockton through 1926, when the present City Hall was completed.

After World War II, the commercial operations of the hotel declined but the governmental functions associated with the structure persisted. The Hotel Stockton closed its operations in November, 1960, but the bar and restaurant continued in operation until June, 1966. During the period, 1960-1964, the hotel served as the temporary courthouse during the demolition of the old County Courthouse and construction of the new County Administration and Court Building. Since 1976, the Hotel Stockton has been owned by the County of San Joaquin and has been utilized to house the myriad offices of the Public Administration Department. The future of the Hotel Stockton holds as much promise as the glories of its past. Downtown Stockton is reemerging as a center for the tourist and convention trade, raising hope that this grand hotel may one again be utilized for its original purpose and again become the great gathering place for the city.

9. Major Bibliographical References

R. Coke Wood and Leonard Covello, Stockton Memories, 1977
 John Blumeson, Identifying American Architecture, 1977
 David Gebhard and Harriette Von Breton, One Hundred Years of Architecture in California, 196
 Historic Building Survey Files, City of Stockton, 1979
 Stockton Historical Landmarks Files, 1976

10. Geographical Data

UTM NOT VERIFIED
 ACREAGE NOT VERIFIED

Acreege of nominated property .67 acres

Quadrangle name Stockton, West

Quadrangle scale 1:24000

UMT References

A

1	0	6	5	0	3	8	0	4	2	6	0	8	9	5
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 Occupies the entire block known as block 63-3/4 east of Center, San Joaquin County Assessors Map; bounded by El Dorado, Bridge, Hunter Streets, and Weber Avenue (See attached map)

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

state code county code

state code county code

11. Form Prepared By

name/title Philip Espalin AIA

organization Lantec-Ttaya-Espalin, AIA

date 10/16/80

street & number 1109 N. Center Street

telephone (209) 466-0344

city or town Stockton

state California 95202

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

K. M. [Signature]

title

date 2/9/81

For HCERS use only

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

Keeper of the National Register

Attest:

Chief of [unclear]

[Signature] 4/1/81

3/30/81

Hotel Stockton Stockton, San Joaquin Co., California

