

1900 – 1917: NON – RESIDENTIAL DEVELOPMENT

The growth of the community through the end of World War I is characterized by brick commercial buildings replacing the initial wood framed structures in the center of town and a steady, if modest, construction of housing within the blocks of the original townsite. The City of Fullerton incorporated in 1904, and while civic pride led to street improvements, no lasting public buildings were constructed in this era. Spadra Road (Harbor Boulevard) and Commonwealth Avenue witnessed the bulk of commercial development.

List of Properties

Dean Block, 1899-1901
Masonic Temple, 1901
Schumacher Building, 1905
Methodist Church, 1909
Crystal Ice House, 1910
Stedman Jewelers' Clock, 1910
Fullerton General Hospital, 1913

This is Fullerton's oldest surviving commercial building block. The structure was erected in three phases: the north half with a basement in 1899, the south half shortly thereafter in 1901, and the back added several years later. The building is known as the Dean Block, because it was erected for E. W. Dean, a prominent merchant in Fullerton's early years. The Dean Hardware Company was a major business in Fullerton in the early 1900s and was recognized during that time as a leading hardware store in Orange County.

The building's complete rehabilitation in 1997 restored the second story's original features: the arched brick openings and wood framed windows, a decorative cornice line, and second story pilasters. Over the years the ground story had been reworked many times. The rehabilitation in 1997 created a new storefront similar with how the building appeared in the 1930s. On the back side, stucco was removed to expose the brick walls. Many of the original features were restored, including the openings for windows and the large delivery door that was used to bring goods to the upper level.

**Dean Block
111 - 113 N. Harbor Boulevard
Brick Commercial
Ca. 1899 - 1901**



Historical Landmark

Constructed in 1901, this two-story building was the original Masonic Temple. The Masons used the second floor for meetings until the organization moved to its larger facility in 1919, at the northwest corner of Harbor Boulevard and Chapman Avenue.

As an example of turn-of-the-century, semi-classical architecture, this building is distinct from others in the downtown area. The most notable architectural features from the original design are the series of east and south facing windows on the second story and a prominent cornice on the sides facing the public streets. The original building was constructed of brick, and the back third was built or rebuilt sometime after the initial construction. In the 1930s, a stucco finish was applied to the exterior, and in the process, the brick walls were heavily damaged. In 1968, the building façade was extensively altered; it remained that way until it was completely rehabilitated in 1991.

The reconstruction of the building after it was partially destroyed by fire in 1991, was not a faithful restoration of the original design. Notwithstanding a number of deliberate compromises in the reconstruction (for example, an exterior stucco finish was reapplied instead of exposing the original brickwork), the building's basic form and key design features are retained.

The structure is now identified as the Parker Building, named for the family that has owned the property for the last 85 years.

Masonic Temple
Parker Building
201 N. Harbor Boulevard
Semi-Classical
1901



Historical Landmark

**Schumacher Building
212 - 216 N. Harbor Boulevard
Masonry Commercial
1905**

This two-story masonry structure, constructed in 1905 in two stages, has ground level commercial storefronts and a second story façade of rough surfaced stone designed with a series of multi-paned windows under projecting lintels. As one of the oldest commercial buildings in Fullerton, it is remarkable for its stone and concrete block construction – a departure from the commonly used unreinforced brick.

The original owner, P. A. Schumacher, designed part of the second story specifically for his residence – a large six-room flat with modern improvements for its time. Over the years the building has been remodeled several times; in 1993, an extensive rehabilitation of the building returned it back to its original mixed-use. Three large residential units now occupy the second story, with their entry taken from the backside.

The building, now in excellent condition after the work in 1993, is considered a successful rehabilitation, but not one fully restored. The storefront on the first story features piers that have been given a new veneer to simulate the original stonework. The decorative mansard at the top of the building was added with a remodel in 1967; the original parapet had an entablature feature, simple in design.



Historical Landmark



Fullerton First Methodist Episcopal Church
First Church of Religious Science
117 North Pomona Avenue
Gothic Revival
1909

**NATIONAL
REGISTER
PROPERTY**



Historical Landmark

An impressive Gothic Revival structure, this masonry building is the oldest remaining church in Fullerton and has served the needs of three different congregations. The Methodists erected the church in 1909, at a cost of approximately \$20,000. When the Methodists built its present church across the street in the late 1920s, it sold this property to the Seventh Day Adventist Church, which occupied the church until 1964. The Methodist Church took ownership a second time, with the intention of demolishing the building to use the property as a parking lot. That endeavor proved too expensive, so the property was again sold, this time to the First Church of Religious Science.

The church exhibits many features reflecting the New England roots and the British heritage of the Methodist minister who commissioned the construction of the building. The church is set close to the street, and a decorated three-story square tower caps its raised corner entry. Other defining features are the pointed arched windows and entryways, engaged buttresses, and the detailing with brickwork.

The reddish-brown brick used in the construction of this structure were handmade by the Simons Brick Company of Los Angeles. These distinctive bricks, each bearing the Simons stamp, are noted for their superior hardness and were used to construct innumerable Los Angeles-area institutional landmarks and residences. This structure is the only building in Fullerton built with bricks from the Simons Brick Company.

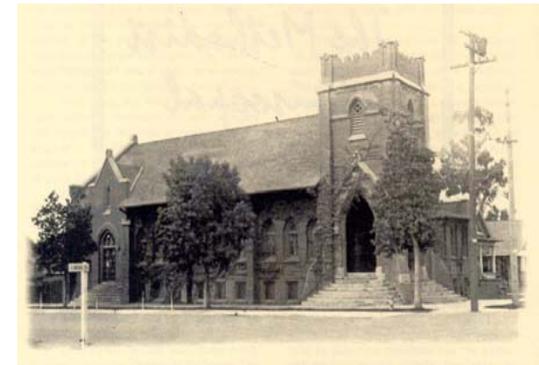
Many of the original Gothic-style appointments and decorative elements of the interior are intact. Among several stain glass windows throughout the church, two feature the use of opalescent glass, noted for its deep, rich

coloring. These are the large 10' x 12' icon on the sanctuary's west side and the north-facing window that is composed of three separate stained glass arches.

The church's interior layout is based upon the auditorium-style Akron Plan. Although the Akron Plan had become the standard for the Methodist and other Christian denominations by the 1890s, this layout was not used in Fullerton until the construction of this church.

This structure was designed by famed Los Angeles architect Albert R. Walker. Walker designed many notable buildings in Los Angeles in the first half of the 20th century. The First Methodist Episcopal Church was one of Walker's first commissions and represents one of only a handful of structures that he designed before forming a series of partnerships with other architects.

Since its acquisition in 1967, the First Church of Religious Science has faithfully restored the building. In 1987, the Whittier Narrows earthquake caused extensive damage. Within three years the church completed the work to retrofit and repair the building at cost of over \$500,000. The Northridge earthquake in 1993, however, again damaged the tall brick chimney on the west side of the building, and the decision was made not to rebuild it.

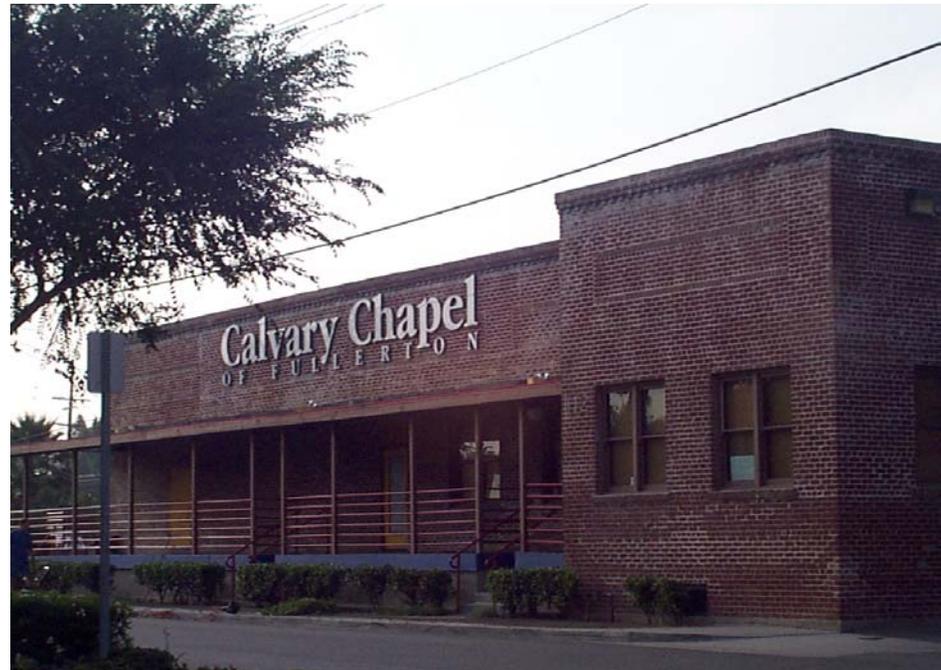


Built by W. R. Davis for \$20,000 in 1910, this building is probably the fourth oldest remaining brick structure in Fullerton today. Known as the Fullerton Ice Company when first started, the business played a major role in the growth of Fullerton as a regional rail center for agricultural products from northern Orange County. The ice plant once provided block ice to keep perishables cool for transport to regional markets as well as serve local residents' needs. With the advent of refrigerator cars and electric refrigerators for the home, the need for this service dwindled after 1945.

The building is a good representative example of the "brick commercial" or "brick vernacular" style of architecture common during the 1880s to late 1920s. Although somewhat nondescript in appearance, the building does have pleasing proportions and reflects authentic turn-of-the-century detailing for the windows, parapet on the north side, and variation of brick courses to achieve decoration, relief or trim. The wood platform and shed roof on the front side is an original feature.

The building was used for ice making until 1986. The last business, the Crystal Ice Company, remained in operation by providing ice deliveries to local restaurants, hospitals and supermarkets. In the late 1980s the building was completely rehabilitated. The brick construction was restored and strengthened to conform to acceptable standards for seismic safety, and the property was improved to accommodate other commercial uses. A church is the current use of this building.

**Crystal Ice House
112 E. Walnut Avenue
Brick Commercial
1910**



Historical Landmark

This unique street clock is one of the few elements of the earlier streetscape still extant on Harbor Boulevard in the downtown area. The clock was not always at its present location. Originally, this street clock was installed on the east side of Harbor Boulevard – at 112 North Spadra Road – around 1910, for Stalmer’s Jewelers. It remained there until 1940, when Billie Stedman, after purchasing Stalmer’s Jewelers in 1928, moved his business across the street to 109 North Spadra Road. Along with the relocation of the business, Mr. Stedman had the street clock moved as well.

When the Stedman family retired from business operations in 1982, after more than 53 years in downtown Fullerton, the street clock became a victim of vandalism and non-maintenance. As part of an effort to restore the clock in 1995, the Stedman family entered into an agreement with the Fullerton Redevelopment Agency. In exchange for gaining its long term possession and use, the lease specified that the Agency would be responsible for the clock’s restoration and maintenance. After more than 18 months of painstaking labor, including reworking the interior dials, the restoration of its neon lighting, and the repainting the 14-foot high base structure, the clock was re-installed and in working order by January, 1997.

The Agency’s interest in preservation efforts and the Stedman family’s desire to share its heritage combined to fully restore this prominent landmark.

Stedman Jewelers’ Clock
102 N. Harbor Boulevard
109 N. Harbor Boulevard
Ca. 1910



Historical Landmark

**Fullerton General Hospital
201 E. Amerige Avenue
Mission Revival
1913**



This unusual combination of Mission Revival and Craftsman bungalow elements was built originally as the Fullerton General Hospital. The plan is essentially that of a bungalow court. Single-story wings extend from a two-story central structure positioned at the rear of the property to create a well-defined entry courtyard. Mission elements are apparent in the cupola that has an arch in each story and a small copper dome. The construction of the wings, with their exposed rafters, low profiles and gentle roof lines, are linked to the Craftsman tradition. The blend of Mission and Craftsman is not exceptional and can be seen elsewhere in Fullerton, but in no other example is the Craftsman element so strong.